



After recording, please return to:
Christie Schroff
300 N. 44th Street, Ste 116
Lincoln, NE 68503

MBL

SPECIAL WARRANTY DEED

CORMACK REAL ESTATE, INC., a Nebraska corporation, **GRANTOR**, in consideration of One Dollar and other good and valuable consideration received from **THE CORMACK FAMILY LIMITED PARTNERSHIP**, a Nebraska limited partnership, as **GRANTEE**, conveys to **GRANTEE** the real estate (as defined in Neb. Rev. Stat. §76-201) located in Lancaster County, Nebraska described on Exhibit "A" attached hereto, and commonly known as 1400 Pioneers Blvd., Lincoln, Nebraska.

GRANTOR covenants with **GRANTEE** that **GRANTOR**:

- (1) is lawfully seized of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions of record;
- (2) has legal power and lawful authority to convey the same; and
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons claiming the same or any part thereof by, through, or under Grantor, and none other.

Executed on this 23rd day of October, 2017.

Cormack Real Estate, Inc.

By: *Craig Cormack*
Craig Cormack, President


STATE OF NEBRASKA) ss
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me this 23rd day of October, 2017 by Craig Cormack, President of **CORMACK REAL ESTATE, INC.**, a Nebraska corporation, on behalf of the corporation.

Kristie R. Post
Notary Public



Exhibit "A" to Special Warranty Deed
(1400 Pioneers Blvd., Lincoln, Nebraska)



Lot Forty-Eight (48), Irregular Tracts in the Southwest Quarter of Section 1, Township 9 North, Range 6 East of the 6th P.M., Lancaster County, Nebraska; together with all right, title and interest in that certain Reciprocal Access Easement contained in Access Easement dated January 21, 1985, recorded January 23, 1985 as Instrument Number 85-1776, as assigned by Assignment of Access Easement dated July 7, 1986, recorded July 7, 1986 as Instrument Number 86-21462, and Easement dated October 30, 1987, recorded November 4, 1987 as Instrument Number 87-36345; records of Lancaster County, Nebraska.