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SUBMITTED CLEAR TITLE & ABSTRACT LLC

NEBRASKA DOCUMENTARY
STAMP TAX
Aug 09, 2010
\$ 141.75 By LM

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2010-20289
2010 Aug 09 09:31:26 AM
Gerald J. Douding
REGISTER OF DEEDS


WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT Gerald J. Zadina and Marcella R. Zadina, husband and wife as joint tenants, organized and existing under laws of, herein called the Grantor, whether one or more, in consideration of One Dollar and other valuable consideration received from Grantee, does hereby grant, bargain, sell, convey, and confirm unto John Boudreau and Lori Boudreau, husband and wife as joint tenants, herein called the Grantee, whether one or more, the following described real property:

Lot 946 in LaVista, a Subdivision, as surveyed, platted and recorded, now a part of the Incorporated Municipality of LaVista in Sarpy County, Nebraska.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the Grantee and to Grantee's heirs and assigns forever.

And the Grantor does hereby covenant with the Grantee and with Grantee's heirs and assigns that Grantor is lawfully seized of said premises; that said premises are free from encumbrances except covenants, easements and restrictions of record and all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; that Grantor has right and lawful authority to convey the same; and that Grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

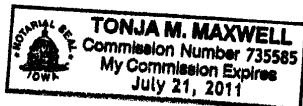
Dated this 5th day of Aug, 2010.

By: *Gerald J. Zadina*
Gerald J. Zadina

By: *Marcella R. Zadina*
Marcella R. Zadina

STATE OF IOWA
COUNTY OF Polk

The foregoing instrument was acknowledged before me on this 5th day of Aug,
2010, by, of Gerald J. Zadina and Marcella R. Zadina, husband and wife as joint tenants.



Tonja Maxwell
Notary Public