



DEED 2016000287



JAN 04 2016 14:29 P 2

Nebr Doc
Stamp Tax

01-04-2016

Date

\$ 900.00

By SB

Fee amount: 16.00

FB: 0C-29227

COMP: SB

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
01/04/2016 14:29:09.00

2016000287

240718 AB

After Recording Return To: First American Title, 215 S. State St. Ste 380, Salt Lake City, UT 84111

WARRANTY DEED

ROCKWELL OMAHA, LLC, A Utah Limited Liability Company GRANTOR, in consideration of One Dollar and other valuable consideration received from GRANTEE, The Sherman Dallas Simpson Living Trust, dated July 24, 1984, John G. Simpson and Dorothy S. Durham, trustees, conveys to GRANTEE an undivided 7.31% interest the following described real estate (as defined in Neb. Rev. Stat. §76-201):

Lot 1, Replat 2, in Pacific Springs Vista, A Subdivision, as Surveyed, Platted and Recorded in Douglas County, Nebraska.

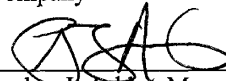
GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

1. is lawfully seized of such real estate and that it is free from encumbrances, except real estate taxes, special assessments, easements, covenants, encumbrances, and other restrictions of record;
2. has legal power and lawful authority to convey the same; and
3. warrants and will defend title to the real estate against the lawful claims of all persons claiming the same or any part thereof by, through, or under Grantor.

Together with an assignment of 7.31% undivided interest in and to that certain lease between Rockwell Omaha, LLC a Utah limited liability company (Landlord) & Noah Operations Omaha, NE, LLC a Utah limited liability company (Tenant), dated June 23, 2015, including any and all addenda thereto.

Dated this 23rd day of December, 2015.

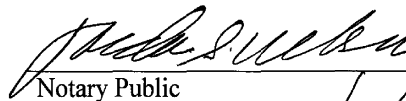
ROCKWELL OMAHA, LLC, A Utah Limited Liability Company



By: Christopher J. Ashby, Manager

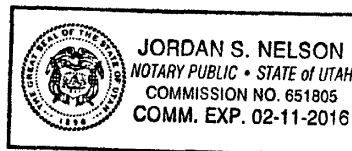
State of Utah)
) ss.
County of Salt Lake)

The foregoing instrument was acknowledged before me on this 23rd day of December, 2015, by Christopher J. Ashby, Manager of ROCKWELL OMAHA, LLC, A Utah Limited Liability Company, as his free and voluntary act and deed for and on behalf of said company.



Notary Public

My commission expires: 2/11/16



AFTER RECORDING RETURN TO:
First American Title
Attn: Aaron Hansen
215 South State Street, Suite 380
Salt Lake City, UT 84111

SEND TAX NOTICES TO:
Sentinel Management Group, LLC
5406 W 11000 North Ste 103-134
Highland, UT 84003