

COUNTER PR C.E. PR
 VERIFY PR D.E. PR
 PROOF PR
 FEES \$ 6.00
 CHECK# 1942
 CHG _____ CASH _____
 REFUND _____ CREDIT _____
 SHORT _____ NCR _____

FILED SARPY COUNTY NEBRASKA INSTRUMENT NUMBER 2012-21097 NEBRASKA DOCUMENTARY STAMP TAX \$ 990.00
 07/17/2012 10:55:07 AM
Clay J. Dowling By: pcastle
 REGISTER OF DEEDS
 DEED

Warranty Deed

M & R Investments, a Nebraska Partnership, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, conveys to CLR Development, LLC, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Sarpy County, Nebraska:

That part of Lot 21 and Lot 22, Alpine Village South, an addition to the City of LaVista, Sarpy County, Nebraska, more particularly described as follows:

Beginning at the Northeast corner of Lot 22, Alpine Village South, thence S00°27'59"W along the East line of said Lot 22, a distance of 236.47 feet; thence N30°51'01"W a distance of 202.02 feet to a point on the Northwesterly line of said Lot 22, said point being 122.90 feet Southwesterly from the point of beginning; thence N00°27'50"E on a line parallel to and 105 feet West of the East line of Lot 21, Alpine Village South, a distance of 833.48 feet to the North line of Lot 21, thence N89°59'57"E a distance of 105.00 feet to the Northeast corner of said Lot 21; thence S00°27'50"W along the East line of said Lot 21, a distance of 770.46 feet to the point of beginning, also known as Lots 21A1, 21A2 and 22B.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed June 26, 2012.

M & R Investments, a Nebraska Partnership

By: *Robert V. Dwyer, Jr.*
 Robert V. Dwyer, Jr., Partner

By: *Marcia Dwyer*
 Marcia Dwyer, Partner

STATE OF NEBRASKA }
 COUNTY OF Douglas } ss

The foregoing instrument was acknowledged before me on June 26, 2012 by Robert V. Dwyer, Jr. and Marcia Dwyer, Partners of M & R Investments, a Nebraska partnership, on behalf of the partnership. Robert V. Dwyer, Jr. and Marcia Dwyer personally appeared before me, a General Notary Public for the State of Nebraska, and is either personally known to me or was identified by me through satisfactory evidence.

R+R
 Titlecore
 210 Regency Pkwy
 Ste 10
 Omaha, NE 68114
 12-114749



Elizabeth A. Bucklin
 Notary Public