



DEED 2017003783



JAN 13 2017 15:07 P 2

Nebr Deed Stamp Tax
1-13-17
Date
\$ 78.25
By <i>CD</i>

deed 2/5

FEE 16.00 FB 07-17560

BKP _____ C/O _____ COMP SW

DEL _____ SCAN _____ FV _____

Received - DIANE L. BATTIATO
 Register of Deeds, Douglas County, NE
 1/13/2017 15:07:01.60

2017003783

AFTER RECORDING RETURN TO:
 Charter Title & Escrow Services, Inc.
 1125 S. 103rd St. #400
 Omaha, NE 68124

WARRANTY DEED

Rollerson Walker, Inc., a Nebraska corporation, R and W Corporation, GRANTOR, in consideration of Two Dollars (\$2.00) and other good and valuable consideration received from GRANTEE convey to GRANTEE

Scyrus Keys, a single person.

the following described real estate (as defined in Neb. Stat. 76-201) in Douglas County, Nebraska: *07-17560*

Parcel A: The North Fifty feet (50') of Lot Two (2), Block Seven (7), Horbachs Second Addition Extension, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska; together with East 1/2 vacated alley adjoining on the West

Parcel B: The South One-half (1/2) of Lot Three (3), Block Seven (7), Horbachs Second Addition Extension, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska; together with the East 1/2 of vacated alley adjoining on the West

Parcel C: The North One-half (1/2) of Lot Three (3), Block Seven (7), Horbachs Second Addition Extension, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska together with the East 1/2 of vacated alley adjoining on the West

Parcel D: Lot Four (4), Block Seven (7), Horbachs Second Addition, an addition to the City of Omaha in Douglas County, Nebraska; together with the East half vacated alley adjoining on the West

Parcel E: South Forty-eight feet (48'), of the East Fifty-nine feet (59') of Lot Five (5), Block Seven (7), Horbachs Second Addition Extension, an addition to the City of Omaha as surveyed, platted and recorded in Douglas County, Nebraska

Parcel F: North 12 feet East 68 feet, South 48 feet West 74 feet, North 12 feet West 65 feet, Lot 5, South 12 feet East 68 feet, South 12 feet West 65 feet Lot 6, all in Block 7, Horbachs Second Addition, extend to the City of Omaha, in Douglas County, Nebraska; together with the East half of vacated alley adjoining on the West

Parcel G: The North Forty-Eight Feet (48') of Lot Six (6), Block Seven (7), in Horbachs Second Addition, an addition to the City of Omaha as surveyed, platted and recorded in Douglas County, Nebraska; together with East 1/2 vacated alley adjoining on the West

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate, that it is free from encumbrances, except easements, restrictions and reservations of records, 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 this 29th day of December, 2016.

Rollerson Walker, Inc., a Nebraska corporation

#3

Margo Rollerson
By: Margo Rollerson
Its: President

R and W Corporation
Margo Rollerson
By Margo Rollerson, President.

STATE OF Nebraska
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 29 day of December, 2016 by
Rollerson Walker, Inc., a Nebraska corporation, R and W Corporation, by Margo Rollerson, President.

Alexandra M. Bartels
Notary Public

