

## SURVIVORSHIP WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That RICHARD J. STOUT and FRANCES STOUT, husband and wife;  
 CLIFFORD E. STOUT and JULIA STOUT, husband and wife;  
 EDWARD M. STOUT, unmarried;  
 FLORENCE RAFF and RICHARD RAFF, wife and husband;  
 LUELLA STEBBINS and HAROLD STEBBINS, wife and husband;  
 LEONA HASENPFLUG and DONALD HASENPFLUG, wife and husband;  
 EVA BAUER and MICHAEL BAUER, wife and husband;  
 EVERETT STOUT and BONNIE STOUT, husband and wife;  
 MILDRED GATES, unmarried;  
 IRVIN STOUT, unmarried; and  
 IRA G. STOUT and ROSE STOUT, husband and wife;

herein called the Grantor, whether one or more, in consideration of TEN DOLLARS (\$10.00) and other valuable consideration, received from Grantees, does grant, bargain, sell convey and confirm unto GARY H. DREHSEN and CAROLYN M. DREHSEN, husband and wife, as joint tenants with right of survivorship, and not as tenants in common, the following described real property in Douglas County, Nebraska:

That part of Tax Lot 25 lying East of the County Road in the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 10, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska,

and

Beginning at the Southeast corner of the Southwest Quarter of the Southeast Quarter of Section 10, Township 15 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, thence West 3.5 chains, to the center of the county road; thence North 24 degrees 30 minutes West along said center of the county road 8.68 chains, thence East approximately 9.5 chains to the center of the Elkhorn River as at present; thence Southerly following the center line of said Elkhorn River as at presently located to the South line of said Section 10, thence west along the South line of said Section 10 to the place of beginning containing 10 Acres more or less.

AND

Beginning at the center of the county road where it crosses the Section line between Section 10 and Section 15 in Township 15 North, Range 10 East, in Douglas County, Nebraska about 10 rods West of the Northeast corner of the Northwest Quarter of the Northeast Quarter of Section 15, thence South 2 rods, thence East 50 rods, thence North 2 rods, thence West 50 rods to the place of beginning.

Excepting therefrom a tract of one (1) acre, more or less, deeded by Willard F. Stout to Dennis A. Gates, by deed recorded December 12, 1962, in Book 1170 and Page 757 of Deed Records of Douglas County, Nebraska, and Excepting therefrom a tract of 2.7 acres, more or less, acquired by Village of Waterloo, by Report of Appraisers recorded April 28, 1966, in Book 436 and Page 639 of Miscellaneous Records of Douglas County, Nebraska.

Subject to public highways, rights of way, easements of record, if any, existing dike and rights thereto of the City of Waterloo, including rights of ingress and egress held by the City of Waterloo;

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the Grantees and to their assigns, or to the heirs and assigns of the survivor of them forever.

And Grantor does hereby covenant with the Grantees and with their assigns and with the heirs and assigns of the survivor of them that Grantor is lawfully seized of said premises; that they are free from encumbrance, except as aforesaid, with the 1976 real estate taxes, ordinarily payable in 1977, prorated as of date of possession; that Grantor has good 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.

It is the intention of all parties hereto that in the event of the death of either of the Grantees, the entire fee simple title to the real estate shall vest in the surviving Grantee.

DATED December 1976

<u>Richard J. Stout</u>	<u>Donald Hasenpflug</u>
<u>Frances Stout</u>	<u>Eva Bauer</u>
<u>Clifford E. Stout</u>	<u>Michael Bauer</u>
<u>Julia Stout</u>	<u>Evelitt Stout</u>
<u>Edward M. Stout</u>	<u>Bonnie Stout</u>
<u>Florence Raff</u>	<u>Walter Stout</u>
<u>Richard Raff</u>	<u>Henry Stout</u>
<u>Luella Stebbins</u>	<u>Joe H. Stout</u>
<u>Harold Stebbins</u>	<u>Rosa Stout</u>
<u>Leona Hasenpflug</u>	

STATE OF NEBRASKA)  
 )  
 ) SS.  
COUNTY OF DOUGLAS)

Before me, a Notary Public qualified for said County, personally came:

RICHARD J. STOUT and FRANCES STOUT, husband and wife;  
EDWARD M. STOUT, unmarried;  
LEONA HASENPFLUG and DONALD HASENPFLUG, wife and husband;  
IRA STOUT and ROSE STOUT, husband and wife

known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 16<sup>th</sup>, 1976.



DON KASPER  
General Notary-State of Nebr.  
My Commission Expires  
February 3, 1979

Don Kasper  
Notary Public

My Commission expires Febr. 3 1979.

STATE OF NEBRASKA)  
 )  
 ) SS.  
COUNTY OF KNOX )

Before me, a Notary Public qualified for said County, personally came CLIFFORD E. STOUT and JULIA STOUT, husband and wife, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 15<sup>th</sup>, 1976.



GENERAL NOTARY - State of Nebraska  
JOE RADOSTI  
My Comm. Exp. June 9, 1979

Joe Radosti  
Notary Public

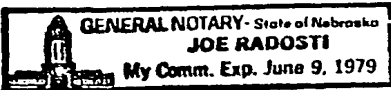
My Commission expires June 9, 1979.

STATE OF NEBRASKA)  
 )  
 ) SS.  
COUNTY OF KNOX )

Before me, a Notary Public qualified for said County, personally came FLORENCE RAFF and RICHARD RAFF, wife and husband, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 15<sup>th</sup>, 1976.

My Commission expires June 9, 1979.



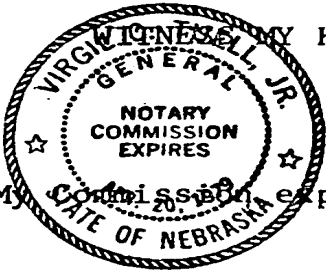
GENERAL NOTARY - State of Nebraska  
JOE RADOSTI  
My Comm. Exp. June 9, 1979

Joe Radosti  
Notary Public

STATE OF NEBRASKA) )  
 ) SS.  
COUNTY OF DOUGLAS )

Before me, a Notary Public qualified for said County, personally came LUELLA STEBBINS and HAROLD STEBBINS, wife and husband, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 17<sup>th</sup>, 1976.



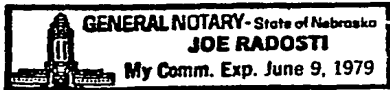
Virgo C. Jones, Jr.  
Notary Public

My Commission expires April 20, 1979.

STATE OF NEBRASKA) )  
 ) SS.  
COUNTY OF KNOX )

Before me, a Notary Public qualified for said County, personally came EVA BAUER and MICHAEL BAUER, wife and husband, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 15<sup>th</sup>, 1976.



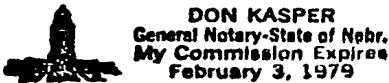
Joe Radosti  
Notary Public

My Commission expires June 9, 1979.

STATE OF NEBRASKA) )  
 ) SS.  
COUNTY OF DOUGLAS )

Before me, a Notary Public qualified for said County, personally came EVERETT STOUT and BONNIE STOUT, husband and wife, known to me to be the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary acts and deeds.

WITNESS MY HAND and Notarial Seal on December 16<sup>th</sup>, 1976.



Don Kasper  
Notary Public

My Commission expires Febr. 3, 1979.

STATE OF NEBRASKA )  
 ) SS.  
COUNTY OF DOUGLAS )

Before me, a Notary Public qualified for said County, personally came MILDRED GATES, unmarried, known to me to be the identical person who signed the foregoing instrument and acknowledged the execution thereof to be her voluntary act and deed.

WITNESS MY HAND and Notarial Seal on December 16<sup>th</sup>, 1976.



DON KASPER  
General Notary - State of Nebr.  
My Commission Expires  
February 3, 1979

*Don Kasper*  
\_\_\_\_\_  
Notary Public

My Commission expires Febr. 3, 1979.

Nebraska  
STATE OF ~~INDIANA~~ )  
 ) SS.  
COUNTY OF DOUGLAS )

Before me, a Notary Public qualified for said County, personally came IRVIN STOUT, unmarried, known to me to be the identical person who signed the foregoing instrument and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS MY HAND and Notarial Seal on December 21, 1976.



RAY O'HALLORAN  
General Notary - State of Nebr.  
My Commission Expires  
March 9, 1980

*Ray O'Halloran*  
\_\_\_\_\_  
Notary Public

My Commission expires March 9, 1980.



RAY O'HALLORAN  
General Notary - State of Nebr.  
My Commission Expires  
March 9, 1980

*43 Deed*

1976 DEC 30 AM 10 59

RECEIVED

C. H. SCHMIDT  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NEBR.

*1560  
202  
Deed*

*15-50  
10-15-10  
15-15-10  
10-15-10*