

COUNTER JS C.E. JS
 VERIFY JS P.E. JS
 PROOF JS
 FEES \$ 16.00
 CHECK # 13602
 CHG. _____ CASH _____
 REFUND _____ CREDIT _____
 SHORT _____ NCR _____

FILED SARPY COUNTY NEBRASKA
 INSTRUMENT NUMBER 2013-03165
 01/31/2013 1:43:06 PM
 \$ 166.50
 By: jsatterfie
 REGISTER OF DEEDS
 DEED

IN20130025-CORNECA

JOINT TENANCY WARRANTY DEED

Kathleen Smithberg, a single person, GRANTORS, whether one or more, in consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, conveys to Ronald D. Tex, Sr. and Sharon K. Tex, husband and wife, GRANTEES, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in Sarpy County, Nebraska:

See Attached

Grantor covenants (jointly and severally, if more than one) with the Grantees that Grantor:

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

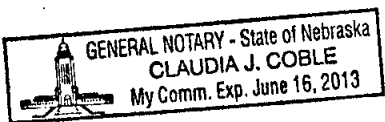
Executed: January 22, 2013

Kathleen Smithberg
 Kathleen Smithberg

STATE OF NEBRASKA)
)SS.
 COUNTY OF Keith)

The foregoing instrument was acknowledged before me on January 22, 2013 by Kathleen Smithberg, a single person.

Claudia J. Coble
 Notary Public



After Recording Return Document To:
 Bankers Title Agency of Nebraska, LLC
 1201 Golden Gate Center
 Papillion, NE 68046

BTAN
 12-4131

16.00 per RAT

TAX LOT B1, IN SECTION 9, TOWNSHIP 13, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, BEING ALL THAT PART OF TAX LOT B (FORMER C.R.I. & P. RAILROAD), LOCATED IN THE SE1/4 OF SECTION 9, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, EXCEPT TAX LOT B2

AND

THAT PART OF TAX LOTS 2 AND "C", IN SECTION 9, TOWNSHIP 13, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA DESCRIBED AS FOLLOWS: COMMENCING AT THE E1/4 CORNER OF SECTION 9; THENCE N89°56'35"W (AN ASSUMED BEARING) ALONG THE SOUTH LINE OF SAID NE1/4 FOR 797.12 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N89°56'35"W ALONG SAID SOUTH LINE FOR 372.17 FEET TO THE NORTHERLY LINE OF TAX LOT "C"; THENCE N49°33'08"E ALONG SAID LINE FOR 437.46 FEET; THENCE S07°52'03"E FOR 286.87 FEET TO THE POINT OF BEGINNING.

AND

PART OF TAX LOT 9 IN SECTION 9, TOWNSHIP 13, RANGE 12, EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: PART OF TAX LOT 9 BEING THAT PART OF THE SE1/4 LYING SOUTH AND EAST OF RAILROAD. RIGHT OF WAY IN SECTION 9, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M.

EXCEPT

THE SOUTH 560.00 FEET OF THE EAST 1575.00 FEET OF THE SE1/4 OF SECTION 9, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SE CORNER OF SAID SECTION 9, THENCE S90°00'00"W (AN ASSUMED BEARING) ALONG THE SOUTH LINE OF SAID SE1/4 FOR 1575 FEET; THENCE N00°27'07"E ON A LINE 1575.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID SE1/4 FOR 460.00 FEET; THENCE N90°00'00"E ON A LINE 560.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SE1/4 FOR 1575.00 FEET TO THE EAST LINE OF SAID SE1/4; THENCE S00°27'07"W ALONG SAID EAST LINE FOR 460.00 FEET TO THE POINT OF BEGINNING, EXCEPT ANY PART THEREOF WHICH MAY BE USED AND/OR CONVEYED AS PUBLIC ROAD

AND EXCEPT

A PART OF THE SE1/4 OF SECTION 9, TOWNSHIP 13 NORTH, RANGE 12 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE E1/4 CORNER OF SAID SECTION 9; THENCE S00°03'11"E (AN ASSUMED BEARING) ALONG THE EAST LINE OF SAID SE1/4 FOR 345.70 FEET; THENCE N40°24'07"W FOR 454.35 FEET TO THE 1/4 SECTION LINE; THENCE S89°56'35"E ALONG SAID 1/4 SECTION LINE FOR 294.16 FEET TO THE POINT OF BEGINNING.