

DEED RECORD No. 488



Charles L. Hicks
Clerk.

State of Nebraska,)
County of Douglas.) ss.

Entered on Numerical index and filed for Record in
the Register of Deeds Office of said county the 1st
day of February, A. D. 1924, at 3:16 o'clock P. M.

Harry Pearce,

Register of Deeds.

Compared by W&P.

27. Warranty Deed)
The Union Land Company)
to)
Rasmus Norgard)

Contract No. 1750

The Union Land Company

Deed No. 1819.

KNOW ALL MEN BY THESE PRESENTS, That The Union Land Company, a

corporation existing under and by virtue of the laws of the State of Nebraska, in consideration of the sum of Eighty eight Hundred and fifty and no/100 (\$8850.00) Dollars, to it paid, the receipt of which is hereby acknowledged, doth hereby grant, bargain, sell and convey unto Rasmus Norgard of the County of Douglas in the State of Nebraska, the following described real estate, situate, lying and being in the County of Douglas and in the State of Nebraska, to-wit:

All that part of the Southeast quarter of the Southeast Quarter (SE $\frac{1}{4}$ of SE $\frac{1}{4}$) of Section No. thirty one (31), in Township No. fifteen (15) North, of Range No. Thirteen (13) East of the Sixth Principal Meridian, lying North of a line which is parallel with and Two hundred (200) feet Northerly from the center line between the two main tracks of the Union Pacific Railroad Company, as they are now located and constructed through, upon, over and across said Section and East of a line which is parallel with and Thirty (30) feet East of West line of said Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ of SE $\frac{1}{4}$) of Said Section, containing an area of Thirteen and thirty two hundredths (13.32) acres, more or less, ALSO,

All that part of the Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ of SE $\frac{1}{4}$) of Section No. thirty one (31), in Township No. Fifteen (15) North, of Range No. Thirteen (13) East of the Sixth Principal Meridian, lying South of a line which is parallel with and two hundred (200) feet Southerly from the center line between the two main tracks of the Union Pacific Railroad Company as they are now located and constructed through, upon, over and across said Section, and East of a line which is parallel with and thirty (30) feet East of West line of said Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ of SE $\frac{1}{4}$) of said Section, containing an area of thirteen and eighty six Hundredths (13.86) acres, more or less, both tracts containing twenty seven and eighteen hundredths (27.18) acres, more or less.

This conveyance is made subject to all county roads, through, upon, over and across the tract or tracts of land hereby conveyed, and to overflow of water and mud upon the lands herein described from any creek, branch, stream or ditch, and to the washing down upon the crops growing thereon, of earth from Union Pacific Railroad Company's right-of-way and embankment, and the said grantee hereby releases The Union Land Company and said Union Pacific Railroad Company from any and all claims for damages of every kind, nature and character whatsoever, on account of such overflow of water and mud, and the washing down of earth upon said land and crops as aforesaid, and this shall be a covenant running with the land.

Excepting and Reserving, The right to Union Pacific Railroad Company to maintain and operate its railroad in its present form of construction, and to make any change in the form of

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202827—OMAHA PRINTING COMPANY, OMAHA

construction or method of operation of said railroad.

TO HAVE AND TO HOLD, subject to the said exceptions, reservations and conditions the said premises, with all the rights and appurtenances thereunto belonging, unto the said Rasmus Norgard, grantee his heirs and assigns forever, and said The Union Land Company doth hereby covenant with the said grantee that at the making of this instrument it is well seized of the said premises as of a good and indefeasible estate in fee, and hath good right to sell and convey the same, and that it will warrant and defend the title to said premises unto the said grantee, his heirs and assigns forever against the lawful claims of all persons whomsoever.

Excepting as against all taxes and assessments levied upon said premises for the year 1918 and subsequent years, and excepting against any rights, liens, or encumbrances created or permitted by any other person than the said grantor, since the First day of May, 1918.

IN WITNESS WHEREOF, the said grantor, The Union Land Company, has caused these presents to be sealed with its corporate seal, and to be signed by its Vice-President, and attested by its Secretary, and countersigned by its Land Commissioner and its Auditor, this 9th day of November, A. D. 1922.

In presence of:

E. M. Kindler

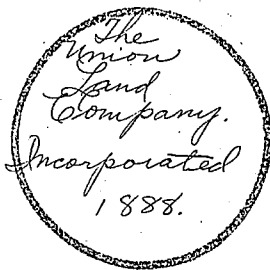
A. C. Sherwood

Attest: Thomas Price, Secretary.

Countersigned:

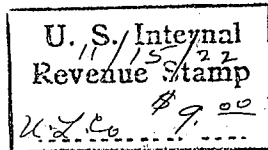
J. A. Griffith, Land Commissioner.

H. A. Toland Auditor.



The Union Land Company

By Henry W. Clark, Vice-President.



Approval No. 216
G. T. S.

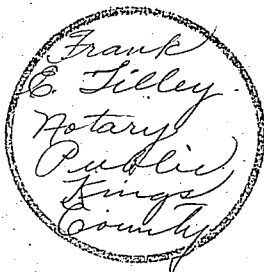
State of New York)
County of New York) ss.

Be it remembered, that on this 15th day of November, A. D. 1922, before me a Notary Public in and for said county, appeared The

Union Land Company by Henry W. Clark, its Vice-President, who is personally known to me to be the identical person whose name is subscribed to the foregoing instrument as said Vice-President and then and there acknowledged the execution and sealing of said instrument to be his voluntary act and deed, and the voluntary act and deed of said Company.

IN WITNESS WHEREOF I have hereunto set my hand and official seal this 15th day of November, A. D. 1922, at the City of New York, in said county and State.

My commission expires March 30, 1923.



Frank E. Tilley, Notary Public
Kings County, No. 61
Cert, filed in N. Y. Co. No. 71.
Commission expires March 30, 1923.

State of Nebraska,)
County of Douglas.) ss.

Entered on Numerical index and filed for Record in the Register of Deeds Office of said county the 1st day of February, A. D. 1924, at 3:25 o'clock P. M.

Harry Pearce,

Register of Deeds.

Compared by W&P.
