



BK 1890 PG 518



DEED 1991 00341

THIS PAGE INCLUDED FOR
INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT

WARRANTY DEED - INDIVIDUAL - PUBLIC PURPOSES

KNOW ALL MEN BY THESE PRESENTS:

THIS DEED, made this 3rd day of December A.D., 1990, between Phillip G. Ruffin, herein known as the Grantor, whether one or more, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, in hand paid, do hereby grant, bargain, sell, convey, and confirm for public purposes unto THE CITY OF OMAHA, a Municipal Corporation organized and existing under and by virtue of the Laws of the State of Nebraska, the following described real estate, situated in the County of Douglas and State of Nebraska, to-wit:

The North 5 feet of the West 5 feet of Lot 1, Block 2, Thornburg Place, an addition to the City of Omaha in Douglas County, Nebraska.

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said Grantor herein, of, in, or to the same, or any part thereof;

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto said THE CITY OF OMAHA and its successors and assigns forever for public purposes, and we, the said parties of the first part, grantors herein, for ourselves and our heirs, executors, and administrators, do covenant with the said CITY OF OMAHA and with its successors and assigns that we are lawfully seized of said premises, that they are free from encumbrance; that we have good right and lawful authority to sell the same, and that we will and our heirs, executors, and administrators shall warrant and defend the same the said THE CITY OF OMAHA and its successors and assigns, forever, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have hereunto set my hand(s) this 3rd day of December A.D., 1990.

In presence of

[Handwritten signature]

NEBRASKA PRELIMINARY STAMP TAX 2.86 Date 1-10-91

KANSAS STATE OF NEBRASKA) Sedgwick) SS COUNTY OF DOUGLAS)

On this 3rd day of December, 1990, before me a Notary Public, in and for said County, personally came the above named: Phil Ruffin who is (are) personally known to me to be the identical person(s) whose name(s) is (are) affixed to the above instrument and acknowledged the instrument to be his, her (their) voluntary act and deed for the purpose therein stated.

WITNESS my hand and Notarial Seal the date aforesaid.

Movita R. Forester NOTARY PUBLIC

My Commission expires March 23, 1991

MOVITA R. FORESTER Notary Public-St. of Kansas My Appt. Exp. 3-23-91

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JAN 10 8 53 AM '91 GEORGE J. ... REGISTER OF DEEDS DOUGLAS COUNTY, NE

1890 PG 518 N 48 283 DEC 11 MC 62 Fee 5.50 20-38400

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