

WARRANTY DEED (Douglas County Form)

WARRANTY DEED
Christine Petersen & husband
to
J. A. Pound, Sr.
Filed November 7, 1938
at 9:00 o'clock A. M.
Helen K. Bolt, County Clerk.

KNOW ALL MEN BY THESE PRESENTS, That Christine Petersen and Charles H. Petersen (her husband in consideration of One Dollar and other valuable consideration in hand paid, do hereby grant, bargain, sell, convey and confirm unto J. A. Pound, Sr. the following described real estate, situate in the County of Washington and State of Nebraska, to-wit:

The Southwest quarter (SW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), also Lot Seven (7), known as the Southeast quarter (SE $\frac{1}{4}$) of Southwest quarter (SW $\frac{1}{4}$), and accretions thereto in Section 27; also the South half (S $\frac{1}{2}$) of the Southeast quarter (SE $\frac{1}{4}$) of Section Twenty-eight (28), all in Township Seventeen (17), North, Range Thirteen (13) East of the 6th 6th P. M., Washington County, Nebraska.

Subject to mortgage to the Florence Home for the Aged, a Corporation, in the original amount of \$2500.00, on which there is now a balance of approximately \$2400.00; Also subject to the 1937 County taxes, in amount of \$31.00 and interest.

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 Christine Petersen and Charles H. Petersen of, in, or to the same, or any part thereof;

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said J. A. Pound and to his heirs and assigns forever, and they the said Christine Petersen and Charles H. Petersen for themselves and their heirs, executors, and administrators, do covenant with said J. A. Pound and with his heirs and assigns, that he is lawfully seized of said premises, that they are free from encumbrance except as above mentioned 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 unto the said J. A. Pound and his heirs and assigns, forever, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands this 5th day of October A. D. 1938.

In presence of
Cecil F. Shopen

Christine Petersen
Charles H. Petersen

STATE OF NEBRASKA,)
) SS.
County of Douglas,)

On this 5th day of October A. D. 1938, before me, a Notary Public in and for said County, personally came the above named Christine Petersen and Charles H. Petersen, wife and husband who are personally known to me to be the identical persons whose names are affixed to the above instrument as grantors, and they acknowledged said instrument to be their voluntary act and deed.

WITNESS my hand and Notarial Seal the date last aforesaid.

(NOTARIAL SEAL)
(Comm. Expires)
(Jan. 15, 1941)

Cecil F. Shopen Notary Public.

My Commission expires on the 15 day of January A. D. 1941.

\$.50 Cancelled Revenue Stamps.