

DEED 2016002494



JAN 12 2016 11:28 P 2

Nebr Doc Stamp Tax
01-12-2016 Date
\$ Ex002
By BW

Fee amount: 16.00
FB: 20-03700
COMP: BW

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
01/12/2016 11:28:40.00



Warranty Deed

Robert Smolinski and Patricia Smolinski, husband and wife, Grantors, in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, convey to The Board of Regents of the University of Nebraska, a public body corporate of the State of Nebraska and governing body of the University of Nebraska Medical Center, Grantee, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Douglas County, Nebraska:

All of Lots 1, 2, 3 and 4, Billings Subdivision, part of Lots 8 and 9, Billings Subdivision, the included vacated alley, all located in the Southeast ¼ of Section 20, Township 15 North, Range 13 East of the 6th P.M., Douglas County, Nebraska, more particularly described on Exhibit "A" attached hereto and made a part hereof

GRANTORS covenant with GRANTEE that GRANTORS:

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

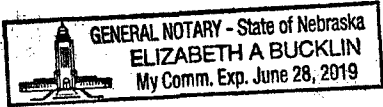
Executed: January 6, 2016

Robert Smolinski

Patricia Smolinski

STATE OF NEBRASKA
COUNTY OF DOUGLAS } ss

The foregoing instrument was acknowledged before me on January 6, 2016 by Robert Smolinski and Patricia Smolinski, Husband and Wife, who both personally appeared before me, a General Notary Public for the State of Nebraska, and who were both either personally known to me or who were identified by me through satisfactory evidence.



Notary Public

W783C-15

EXHIBIT "A"

All of Lots 1, 2, 3 and 4, Billings Subdivision, part of Lots 8 and 9, Billings Subdivision, the included vacated alley, all located in the Southeast 1/4 of Section 20, Township 15 North, Range 13 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Northwest corner of said Lot 4, Billings Subdivision, said point also being on the South right-of-way line of Leavenworth Street; thence N89°53'47"E (assumed bearing), along said South right-of-way line of Leavenworth Street, a distance of 88.04 feet to the Northeast corner of said Lot 1, Billings Subdivision; thence S00°27'50"E, along the East line of said Billings Subdivision, a distance of 187.28 feet to the Southeast corner of said Lot 9, Billings Subdivision; thence S89°53'47" W, along the South line of said Lot 9, Billings Subdivision, a distance of 59.66 feet; thence N00°35'41"W, a distance of 26.04 feet to a point on the South line of said Lot 8, Billings Subdivision, thence S89°53'47"W, along said South line of Lot 8, Billings Subdivision, a distance of 28.11 feet to the point of intersection of said South line of Lot 8, Billings Subdivision and the Southerly extension of the West line of Lot 4, Billings Subdivision; thence N00°32'32"W, along said West line of Lot 4, Billings Subdivision and the Southerly extension thereof, a distance of 161.24 feet to the Point of Beginning.