

Warranty Deed, Vesting Entire Title in Survivor

KNOW ALL MEN BY THESE PRESENTS, That.....

Ralph H. Frost and Mary E. Frost, husband and wife; and Essie Frost, widow

in consideration of One Dollar (\$1.00) and other valuable consideration - - - - - DOLLARS

in hand paid, do hereby grant, bargain, sell, convey and confirm unto.....

Ralph H. Frost and Mary E. Frost, husband and wife; and Essie Frost

as JOINT TENANTS, and not as tenants in common; the following described real estate, situate in the County of Douglas and State of Nebraska, to-wit:

The East 27 feet of the South 56 feet of Lot Eight (8), Block One Hundred Eighty Four and one-half (184½), City of Omaha, as surveyed and lithographed, and a strip of ground bounded and described as follows: Beginning at the Southeast corner of Lot 8 Block 184½ City of Omaha, thence West 27 feet, thence South 38 feet, thence East 44 feet, thence North 94 feet, thence West 17 feet, thence South 56 feet to the place of beginning

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. S....., of, in or to the same, or any part thereof; subject to encumbrances of record

IT BEING THE INTENTION OF ALL PARTIES HERETO, THAT IN THE EVENT OF THE DEATH OF EITHER OF SAID GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE DESCRIBED HEREIN SHALL VEST IN THE SURVIVING GRANTEE.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantees as JOINT TENANTS, and not as tenants in common, and to their assigns, or to the heirs and assigns of the survivor of them, forever, and we.....the grantors.....named herein for ourselves.....and our.....heirs, executors, and administrators, do covenant with the grantees named herein and with their assigns and with the heirs and assigns of the survivor of them, that.....we are.....lawfully seized of said premises; that they are free from incumbrance except as stated herein, and that.....we.....the said grantor. S.....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 grantees named herein and unto their assigns and unto the heirs and assigns of the survivor of them, forever, against the lawful claims of all persons whomsoever, excluding, the exceptions named herein.

IN WITNESS WHEREOF we.....have hereto set our hand. S.....this.....4th.....day of

May.....A. D. 1956

In presence of

Virginia L. Hillier

Ralph H. Frost
Mary E. Frost
Essie Frost

STATE OF NEBRASKA,)

ss.

County of Douglas,)

On this.....4th.....day of May

A. D. 1956

, before me, a Notary Public in and for said County, personally came the above named

Ralph H. Frost and Mary E. Frost, husband and wife; and Essie Frost, widow

who are.....personally known to me to be the identical person. S.....whose name. S.....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.

Virginia L. Hillier

Notary Public.

My commission expires on the.....13th.....day of May.....A. D., 1956

