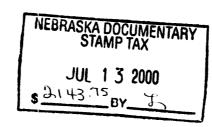
FILED SARPY CO. NE. INSTRUMENT NUMBER 300016859

2000 JL 13 AM 7: 56

REGISTER OF DEEDS



Counter Verify. D.E. Proof Fee \$ Cash 🔲 Chg 🔲

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, FREEMAN CO., INC., a Nebraska corporation, Trustee., herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto GEBO, LLC, herein called the grantee whether one or more, the following described real property in Sarpy County, Nebraska:

Lot 2, in STONYBROOK SOUTH REPLAT II, a Subdivision, as surveyed, platted and recorded, in Sarpy County, Nebraska.

Subject to lease agreement dated March 21, 1996 made between Jeffery Renner (assigned to Grantor) as lessor and Family Med, Inc. (assumed by Alegent Health), as lessee.

To have and to hold the above described premises together with all tenements, hereditaments, appurtenances and

reservations thereto belonging unto the grantee and to grantee's heirs and assigns forever.

And the grantor does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seized of said premises; that they are free from encumbrance except covenants, easements and restrictions of record; all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsever. the lawful claims of all persons whomsoever.

Dated: <u>JUNE 28</u>, <u>2000</u>

(Corporate Seal)

Its:

STATE OF NEBRASKA COUNTY OF Sarpy

The foregoing instrument was acknowledged before me this

R. Joe Dennis, Prosident of F is <u>28</u> FREEMAN day of CO., INC., a Nebraska

Trustee., on behalf of the corporation

sarrette L'Zelen Notary Public

GENERAL NOTARY-State of Nebraska JEANNETTE L. ZELENY My Comm. Exp. Jan. 16, 2002

> GEBO, LLC 7308 So. 142 MStr Omaha NE 68138

> > TA-39843 / TA-39843

2000 16859 A

06/09/00 13:19 FAX 402 397 4853

GAINES MULLEN LAW FIRM

Ø 002

AFFIDAVIT

STATE OF NEBRASKA)
) ss.:
COUNTY OF DOUGLAS)

The undersigned, R. Joe Dennis, being first duly sworn, deposes and says:

- 1. He is R. Joe Dennis of 215 Shadow Road, Bellevue, Nebraska 68005.
- 2. He has, and has been at all times since April 22, 1996, the President of Freeman Co. Inc., a Nebraska corporation.
- 3. In 1996, the property described on Exhibit "A" to this AFFIDAVIT (the "Property") was acquired in the name of Freeman Co. Inc., Trustee.
- 4. There is no trust agreement or other document which sets forth the terms of any trust relating to the Property.

Further the affiant sayeth not.

R. Joe Dennis

Sworn to, subscribed to and acknowledged before me this 19 day of June ...

GENERAL NOTARY-State of Nebraska
JEANNETTE L. ZELENY
My Comin. Exp. Jan 16, 2002

Notary Public

004 P03

2000 16859 B

Exhibit "A"

7308 South 142nd Street, legally described as Lot 2, Stony Brook South Replat II, a subdivision surveyed, platted and recorded in Sarpy County Nebraska.

004 P02