

NEBRASKA STATE TAX  
FEB 12 2013  
\$ 5 BY 10

SAUNDERS CO. NEBR.  
2013 FEB 12 AM 7:40  
BOOK 433 PAGE 713  
OF GEN INST# 150  
[Signature]

After recording return to:  
Broom, Lindahl, Freeman-Caddy & Lausterer  
P O Box 277  
Wahoo, NE 68066

**SURVIVORSHIP WARRANTY DEED**

Marilyn Louise Nemeec, Trustee of the Julius Adrian Nemeec and Marilyn Louise Nemeec Revocable Trust dated December 9, 2005, Grantor, whether one or more, in consideration of love and affection, receipt of which is hereby acknowledged, conveys to Elizabeth M. McCoy and Randy L. McCoy, wife and husband, Grantee, whether one or more, as joint tenants with rights of survivorship, and not as tenants in common, the following described real estate (as defined in Neb.Rev.Stat. §76-201) Saunders County, Nebraska:

The West Half of the Northwest Quarter of the Southwest Quarter of Section 14, Township 16, Range 5, Saunders County, Nebraska,

AND

The Northeast Quarter of the Southwest Quarter of Section 14, Township 16, Range 5, Saunders County, Nebraska.

Parcel 2

SUBJECT TO THE LIFE USE OF MARILYN L. NEMEC, n/k/a ROSE NEMEC.

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

DATED this 8<sup>th</sup> day of February, 2013.

*Marilyn L. Nemeec*  
Marilyn L. Nemeec, Trustee

STATE OF NEBRASKA )  
COUNTY OF SAUNDERS ) ss.

The foregoing Survivorship Warranty Deed was acknowledged before me on this 8<sup>th</sup> day of February, 2013, by Marilyn L. Nemeec, Trustee of the Julius Adrian Nemeec and Marilyn Louise Nemeec Revocable Trust dated December 9, 2005.

GENERAL NOTARY - State of Nebraska  
LOREN L. LINDAHL  
My Comm. Exp. February 19, 2013

*[Signature]*  
Notary Public

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