



DEED 2012112109



NOV 02 2012 16:42 P 2

Nebr Doc Stamp Tax
11-02-2012 Date
\$ 798.75
By BW

Fee amount: 11.00
FB: 01-60000
COMP: BW

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
11/02/2012 16:42:15.00



2012112109

WARRANTY DEED

Return to:
Nebraska Land Title & Abstract
16949 Lakeside Hills Plaza, Suite 2
Omaha, NE 68130

Sodusta Investments, LLC, a Nebraska limited liability company ("Grantor"), in consideration of One Dollar and other valuable consideration received from Grantee, do convey unto

Brian F. Vencil and Londa L. Vencil, husband and wife, as joint tenants with rights of survivorship,

("Grantee") the real estate (as defined in Neb. Rev. Stat. 76-201) described as follows:

Lot 3, Legacy Valley, a Subdivision in Douglas County, Nebraska. **v1-22269**

AND **01-60000**

A parcel of land being part of the West Half of the Southwest Quarter of the Southeast Quarter and part of the Southeast Quarter of the Southwest Quarter, all in Section 32, Township 16 North, Range 10 East of the 6th P.M., Douglas County, Nebraska, being described as follows: Commencing at the Southwest corner of the Southeast Quarter of said Section 32; thence N90°00'00"E (assumed bearing) on the South line of said Southeast Quarter, a distance of 156.89 feet to a point on the East Right of Way Line of U.S. Highway No. 275, this being the true point of beginning, thence continuing N90°00'00"E on said South line, a distance of 504.86 feet to the Southeast corner of said West Half Southwest Quarter Southeast Quarter; thence N00°05'30"E on the East line of said West Half, a distance of 1323.31 feet to the Northeast corner of said West half; thence N89°59'05"W on the North line of said West Half, a distance of 661.56 feet to the Northwest corner of said West Half, this also being the Southeast corner of Legacy Valley, a Subdivision platted in the Northeast Quarter of the Southwest Quarter of said Section 32; thence N89°59'07"W on the South line of said Legacy Valley, a distance of 325.05 feet to the Southeast corner of Lot 4 of said Legacy Valley; thence N89°59'43"W continuing on the South line of said Legacy Valley, a distance of 268.33 feet to the Southwest corner of said Legacy Valley, this point being on the East Right of Way Line of U.S. Highway No. 275; thence Southeasterly on said East Right of Way Line as follows: S08°02'12"E 198.03 feet, S25°13'50"E 250.33 feet, S33°44'50"E 822.73 feet, S35°48'22"E 267.52 feet to the true point of beginning.

To have and to hold the Premises, together with all tenements, hereditaments and appurtenances thereto, herein granted unto the Grantee and to Grantee's successors and assigns forever.

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE as follows:

1. Grantor is lawfully seised of said Premises and it is free from encumbrances, subject, however, to any restrictions, reservations, covenants, easements and agreements of record and subject to all regular taxes and special assessments;
2. Grantor has legal power and lawful authority to convey the same; and
3. Grantor warrants and will defend the title to said Premises against the lawful claims of all persons whosever.

IN WITNESS WHEREOF, Grantor has hereunto signed as of the 17th day of October, 2012.

Sodusta Investments, LLC, a Nebraska limited liability company

BY: D. Sodusta manager
Domerlin Sodusta
Manager

State of Nebraska
County of Douglas

The foregoing instrument was acknowledged before me this 17 day of OCTOBER,
2012 by Domerlin Sodusta, Manager of Sodusta Investments, LLC, a Nebraska limited liability
company.

Nancy S. Scott
Notary Public

