

29 9714000633  
Verle Peterson  
432 Elm St.  
Elkhorn, Ne 68022



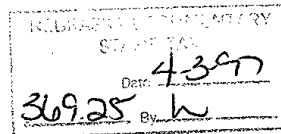
## SURVIVORSHIP WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT DELMA L. HOLLENS, A SINGLE PERSON

herein called the grantor, whether one or more, in consideration of **One Dollar and other valuable consideration** received from grantees, do hereby grant, bargain, sell, convey and confirm unto VERLE G. PETERSON AND DONNA M. PETERSON, HUSBAND AND WIFE

, as joint tenants with rights of survivorship, and not as tenants in common, the following described real property in Douglas County, NEBRASKA  
See Exhibit "A" Legal Description Attached.

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T DEL. C/O y COMP VP  
LEGAL PG SCAN EV



To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and to their assigns, or to the heirs and assigns of the survivor of them forever.

And the grantor does hereby covenant with the grantees and with their assigns and with the heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from encumbrances **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 whomsoever.

It is the intention of all parties hereto that in the event of the death of either of the grantees, the entire fee simple title to the real estate shall vest in the surviving grantee.

Executed: 2/28/97

RECEIVED

APR 3 10 34 AM '97

RICHARD N. TAKECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

X Delma L. Hollens  
DELMA L. HOLLENS

STATE OF NEBRASKA  
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 28th day of February, 1997 by DELMA L. HOLLENS, A SINGLE PERSON



NOTARIAL SEAL AFFIXED  
REGISTER OF DEEDS

Patrick Lutz  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

9714000633-2002

## EXHIBIT A

THAT PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 15 NORTH, RANGE 10 EAST OF THE 6TH P.M. DOUGLAS COUNTY, NEBRASKA AND ALL MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 12; THENCE S79°59'15.8"E ALONG THE SOUTH LINE OF SAID SECTION 12 A DISTANCE OF 740.65 FEET TO THE POINT OF BEGINNING.

THENCE CONTINUING S79°59'15.8"E ALONG SAID SOUTH LINE A DISTANCE OF 436.93 FEET TO AN IRON PIPE AT THE WEST EDGE OF NEBRASKA STATE HIGHWAY, WHICH IRON PIPE ALSO LIES 145.0 FEET WEST OF THE SOUTHEAST CORNER OF SECTION 12.

THENCE N09°35'44.2"E ALONG WEST EDGE OF HIGHWAY RIGHT OF WAY A DISTANCE OF 96.77 FEET.

THENCE N19°17'18"E ALONG THE WEST EDGE OF HIGHWAY RIGHT OF WAY A DISTANCE OF L 139.87 FEET TO A POINT WHICH LIES 122.66 FEET WEST OF THE EAST LINE OF SECTION 12 AND 200.0 FEET SOUTH OF THE SOUTH BOUNDARY OF CHAPPELL ADDITION.

THENCE N79°44'30.3"W ON A LINE PARALLEL TO AND 200 FEET EQUIDISTANT FROM THE SOUTH LINE OF CHAPPELL ADDITION A DISTANCE OF 459.19 FEET TO THE CITY OF ELKHORN CITY LIMIT LINE PER BOOK 707 AT PAGE 328 AND BOOK 514 AT PAGE 487;

THENCE S09°54'43.6"W ALONG SAID CITY LIMIT LINE A DISTANCE OF 236.78 FEET TO THE SOUTH LINE OF THE SE1/4 AND THE POINT OF BEGINNING AND CONTAINING 2.399 ACRES MORE OF LESS; EXCEPT PART TAKEN FOR ELM STREET.