

103-A-WARRANTY DEED

7351

NEBRASKA DOCUMENTARY STAMP TAX OCT 14 1983 \$ 125.40 BY [Signature]

KNOW ALL MEN BY THESE PRESENTS:

THAT I or We, John L. Bilby, Jr. Trustee

, herein called the grantor whether one or more,

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

received from grantee, do hereby grant, bargain, sell, convey and confirm unto S. Kyker Krauss and George Krauss, wife and husband

herein called the grantee whether one or more, the following described real property in

Washington County Nebraska

The West 1/2 of the Northeast 1/4 of Section 17, Township 17, Range 12 East of the 6th P. M., together with the Easement benefiting such real property, recorded in Book 111 at page 860 of the Records of Washington County, Nebraska, as amended in the Amendment to Easement, dated October 7, 1983 between Edward Kock and John L. Bilby, Trustee.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances 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 seised of said premises; that they are free from encumbrance, except encumbrances of record

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.

Dated October 7, 1983

[Signature of John L. Bilby, Jr. Trustee]

FILED 1983 OCT 14 AM 10:49 CHARLES L. PETERSON NEBRASKA DOCUMENTARY STAMP TAX OFFICE

STATE OF Nebraska ss. Washington County

On this 7 day of October, 1983, before me, the undersigned a Notary Public, duly commissioned and qualified for in said county, personally came John L. Bilby, Trustee

(SEAL)

to me known to be the identical person or persons whose name is or names are affixed to the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

Witness my hand and Notarial Seal the day and year last above written.



[Signature of Leigh Malec] Notary Public My Commission expires the 8 day of March, 1986

STATE OF Nebraska } ss. 1908 County Washington }

Entered on numerical index and filed for record in the Register of Deeds Office of said County the 14 day of October, 1983, at 10 o'clock and 49 minutes A.M., and recorded in Book 142 of Records at page 735

Recorded General Numerical Photostat

[Signature of Charlotte L. Peterson] Reg. of Deeds By Deputy

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