

Pages 2 Doc Tax \$ \_\_\_\_\_ EX # 4

Fee Amt \$ 16.00 Ck Pd \$ \_\_\_\_\_

Cash PD \$ \_\_\_\_\_ Refund \$ \_\_\_\_\_

Paid by \_\_\_\_\_ Ck # \_\_\_\_\_

\_\_\_\_\_ Ck # \_\_\_\_\_

CUSTOMER CHG CODE # 117 16.00

RETURN TO # 117 LEPANT LAW OFFICE

119 NO 5TH

BEATRICE NE 68310

State of Nebraska Gage County ss. Entered in  
Numerical Index and filed for record the  
\_\_\_\_\_ 16th day of January, 20 14  
at 9:30 o'clock A. M., and recorded as  
INSTRUMENT NO 2014- 0156

**2014- 0156**

6-6-7

7-6-7

5-6-7

Ruth E. Diemel  
Register of Deeds

By \_\_\_\_\_ Deputy

TRACT INDEX   
COMPUTER   
COMPARED   
PAGED   
M. C. M.

Prepared and submitted by:  
David P. Lepant, #20104  
119 North Fifth Street  
Beatrice, Nebraska 68310  
(402) 223-4071  
lawoffice@leplantlaw.com

**NEBRASKA DOCUMENTARY  
STAMP TAX**  
Date 1-16-2014  
\$ EXEMPT-4 By RS

**QUITCLAIM DEED**

CHARLES E. SCHMIDT AND JANICE P. SCHMIDT, TRUSTEES OF THE CHARLES E. & JANICE P. SCHMIDT REVOCABLE TRUST, GRANTORS, husband and wife, in consideration of MUTUAL COVENANTS received from GRANTEE, CHARLES E. SCHMIDT, TRUSTEE of the CHARLES E. SCHMIDT REVOCABLE TRUST dated January 15, 2014, and successor with the rights and powers set forth in that certain document recorded in the office of the Gage County Register of Deeds, quitclaims to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. § 76-201):

TRACT I: The South Half of the Northwest Quarter (S1/2NW1/4) of Section Six (6), Township (6) North, Range Seven (7) East of the 6<sup>th</sup> P.M., Gage County, Nebraska; and

TRACT II: An undivided one-half interest in the Southeast Quarter (SE1/4) of Section Six (6), Township Six (6) North, Range Seven (7) East of the 6th P.M., Gage County, Nebraska; EXCEPT: A tract of land located in part of the Southeast Quarter of the Southeast Quarter (SE1/4SE1/4) of Section Six (6), Township Six (6) North, Range Seven (7) East of the 6th Principal Meridian, Gage County, Nebraska and more particularly described as follows:

For the purpose of this legal description, the basis of bearings is the South line of the Southeast Quarter (SE1/4) of said Section Six (6), having an assumed reference bearing of S 88°24'58" W.

Beginning at the Southeast corner of said Section Six (6), thence westerly S 88°24'58" W, on the South line of the Southeast Quarter (SE1/4) of Section Six (6), 360.00 feet; thence northerly N 00°00'00" W, 442 feet; thence northeasterly N 46°58'05" E, to a point of intersection with the East line of Southeast Quarter (SE1/4) 492.30 feet; thence Southerly S 00°00'00" E, on the East line of the Southeast Quarter (SE1/4) 768.00 feet, to the true point of beginning; and

TRACT III: An undivided one-half interest in the South Half of the North Half of the Northwest Quarter (S1/2N1/2NW1/4) Section Six (6), Township Six (6) North, Range Seven (7) East of the 6th P.M., Gage County, Nebraska; and

TRACT IV: A tract of land in the South Half of the Northwest Quarter (S1/2NW1/4) of Section Seven (7), Township Six (6) North, Range Seven (7) East of the 6th P.M., Gage County, Nebraska; Referring to the West Quarter (W1/4) Corner of Section Seven (7), Township Six (6) North, Range Seven (7) East, of the 6<sup>th</sup> Principal Meridian, Gage County, Nebraska; Thence East along the South line of the Northwest Quarter (NW1/4) of said Section

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Seven (7) on an assumed bearing of N89°36'31"E a distance of 360.00 feet to the point of beginning; thence on a bearing of N00°00'00"E and parallel to the West line of the Northwest Quarter (NW¼) of said Section Seven (7), a distance of 783.00 feet, thence on a bearing of S89°36'31"W a distance of 360.00 feet to a point on the West line of the Northwest Quarter (NW¼) of said Section Seven (7); thence on a bearing of N00°00'00"E along the West Line of the Northwest Quarter (NW¼) of Section Seven (7) a distance of 537.18 feet, said point being the Northwest (NW) Corner of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7); thence on a bearing of N89°24'22"E along the North Line of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7) a distance of 2391.71 feet, said point being the Northeast (NE) Corner of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7); thence on a bearing of S01°07'13"E along the East Line of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7) a distance of 1328.73 feet, said point being the SE corner of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7); then on a bearing of S89°36'31"W along the South Line of the South Half (S½) of the Northwest Quarter (NW¼) of said Section Seven (7) a distance of 2063.61 feet to the point of beginning; and

TRACT V: The North Half of the Northwest Quarter (N½ NW¼) of Section Five (5), Township Six (6) North, Range Seven (7) East of the 6th P.M., Gage County, Nebraska; and

TRACT VI: The West Half of the Northeast Quarter (W½ NE¼) of Section Seven (7), Township Six (6) North, Range Seven (7) East of the 6th P.M., Gage County, Nebraska, except for approximately 2.44 acres deeded to Gage County, Nebraska, all recorded in Book 189, Page 555, Deed Records, Gage County, Nebraska .

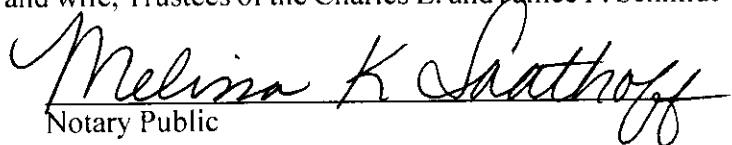
Executed January 15, 2014.

  
Charles E. Schmidt, Trustee

  
Janice P. Schmidt, Trustee

STATE OF NEBRASKA, COUNTY OF GAGE ))) ss.

The foregoing instrument was acknowledged before me on January 15, 2014, by Charles E. Schmidt and Janice P. Schmidt, husband and wife, Trustees of the Charles E. and Janice P. Schmidt Revocable Trust.

  
Notary Public

