

Warranty Deed

Lord Albers and

W. R. J. and R. W. Co

Know all Men by these Presents: That Lord Albers and Margaret Albers husband and wife of Sage County and State of Nebraska, in consideration of the sum of Nine hundred and 00 Dollars, in hand paid by The Chicago, Rock Island & Pacific Railway Company, a corporation, do hereby sell and convey unto the said Railway Company, its successors and assigns, the following described premises, situated in the County of Sage and State of Nebraska, to-wit:

A strip of land one hundred and fifty feet wide, of which the center line of the route and line of the Chicago, Rock Island & Pacific Railway Company, as the same is now surveyed, staked and located, is the center, being fifty and one hundred feet each side of the center line of said route, over, across and through the following described tracts of land, as said route and line of said railway passes through the same, to-wit:

A strip of land one hundred and fifty (150) feet wide over across and through the South West quarter of Section Seven (7) Township Six (6) North of Range Six (6) East, Sage County Nebraska, said strip of land is fifty (50) feet wide on the West side, and one hundred feet (100 ft) wide on the East side of said center line.

Also a strip of land one hundred and fifty feet (150 ft) in width over across and through the North half of the South East quarter of Section Twelve (12) Township Six (6) North of Range Five (5) East in said Sage County being fifty feet (50 ft) wide on the West side and one hundred feet wide on the East side of said center line, together with all such additional or extra ground out of the lands of the said grantor or grantors, adjoining such strip of land hereby conveyed, as said Company may at any time require, to be paid for by said Company at the price per acre paid for said strip. And said Railway Company may, through its agents, employees, servants, or contractors, encroach upon the adjoining lands outside of the limits above mentioned to which said grantor or grantors have title or possession, for the purpose of building or constructing its road-bed and railroad, and for completing and trimming its cuts and fills, and for all other purposes for the building, constructing or maintaining its road-bed, or of maintaining its railroad. And said Railway Company, its successors or assigns may at any and all times between the first day of November and the fifteenth day of March of each year erect and maintain snow-fences on the lands now owned by said grantor or grantors, not more than two hundred feet north or west of the center line of said railroad, and may remove such snow fences at pleasure, but shall only suffer them to remain on the lands of such grantor or grantors during the time herein limited. And we hereby covenant with said Railway Company that we hold said premises by good and perfect title, that we have good right and lawful authority to sell and convey the same, that they are free and clear of all liens and incumbrances whatsoever, and we covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever. And the said Margaret Albers hereby relinquishes her right of dower in and to the above described premises. Signed, this 28th day of August A. D. 1893.

In Presence of Alfred Hazlett. A. Hardy.

Lord Albers

Margaret Albers

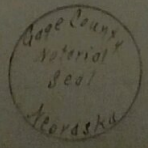
State of Nebraska } ss.

Sage County

On this 28th day of August A. D. 1893, before me Alfred Hazlett a Notary Public within and for said County, personally came Lord Albers and Margaret Albers personally to me known to be the identical persons whose names are affixed to the above instrument as grantors, and severally acknowledged the execution of the same to be their voluntary act and deed, for the purposes therein expressed.

Alfred Hazlett Notary Public

In Witness Whereof I have hereunto subscribed my name and affixed my official seal, at Beatrice Neb. on the date last above written.



Alfred Hazlett Notary Public

Filed for Record Aug 31st 1893 at 9³⁰ A.M. S. B. Hayes Register