

\$5.50

BLOCK

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CODE

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NEBRASKA DOCUMENTARY
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INST. NO 96

029272

JUL 18 4 24 PM '96

CORPORATION WARRANTY DEED

JUL 18 1996

\$743⁷⁵ BY *MD*

LINCOLN BRANCH, INC., a Corporation organized and existing
under the laws of the State of Nebraska, GRANTOR, in consideration of
ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION received from
LAS BRISAS LAND DEVELOPMENT, CO., A NEBRASKA CORPORATION, GRANTEE,
conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

LOT THIRTY-THREE (33), IRREGULAR TRACTS IN THE SOUTHEAST QUARTER OF
SECTION 35, TOWNSHIP 9 NORTH, RANGE 6 EAST OF THE 6TH P.M., LANCASTER
COUNTY, NEBRASKA; EXCEPT THAT PORTION THEREOF CONVEYED TO LANCASTER
COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS: REFERRING TO THE SOUTHWEST
CORNER OF THE SAID SE 1/4; THENCE EASTERLY WITH THE SOUTH LINE OF THE
SAID SE 1/4, A DISTANCE OF 982.60 FEET TO A POINT OF INTERSECTION WITH
THE WEST LINE OF SAID LOT 33 IRREGULAR TRACT EXTENDED; THENCE
NORTHERLY WITH THE SAID WEST LINE EXTENDED TO A POINT LOCATED 33.00
FEET DISTANT FROM AND MEASURED PERPENDICULAR TO THE SAID SOUTH LINE,
LAST SAID POINT BEING THE POINT OF BEGINNING; THENCE CONTINUING
NORTHERLY WITH THE WEST LINE OF SAID LOT 33, IRREGULAR TRACT TO A
POINT LOCATED 50.00 FEET DISTANT FROM AND MEASURED PERPENDICULAR TO
THE SAID SOUTH LINE; THENCE EASTERLY PARALLEL WITH THE SAID SOUTH
LINE, A DISTANCE OF 303.87 FEET TO A POINT OF INTERSECTION WITH THE
NORTHWESTERLY RIGHT-OF-WAY LINE OF UNITED STATES HIGHWAY NO. 77;
THENCE SOUTHWESTERLY WITH THE SAID NORTHWESTERLY RIGHT-OF-WAY LINE TO
A POINT LOCATED 33.00 FEET NORTHERLY FROM AND MEASURED PERPENDICULAR
TO THE SAID SOUTH LINE; THENCE WESTERLY PARALLEL WITH THE SAID SOUTH
LINE, A DISTANCE OF 207.62 FEET, MORE OR LESS, TO THE POINT OF
BEGINNING.

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

1. is lawfully seized of such real estate and that it is free from encumbrances,
except easements and restrictions of record, if any;
2. has legal power and lawful authority to convey the same;
3. warrants and will defend title to the real estate against the lawful claims of all persons.

Executed this 16 day of July, 1996.

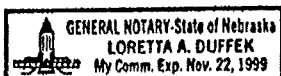
LINCOLN BRANCH, INC., Grantor

BY: *James D. Gerking*
JAMES D. GERKING, President

STATE OF NEBRASKA
COUNTY OF LANCASTER

} ss.
}

The foregoing instrument was acknowledged before me on July 16, 1996
by JAMES D. GERKING, President of LINCOLN BRANCH, INC., a Nebraska
Corporation, on behalf of the Corporation.



Loretta A. Duffek
Notary Public

My Commission Expires:

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