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SUBMITTED TITLECORE NATIONAL, LLC

NEBRASKA DOCUMENTARY
STAMP TAX
Jun 25, 2018
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FILED SARPY CO. NE.
INSTRUMENT NUMBER
2018-14292
2018 Jun 25 01:14:53 PM
Joseph J. Davidson
REGISTER OF DEEDS


(Space Above this Line for Recording Data)

Prepared by and
after recording return to:
Mark B. Johnson, Esq.
Fullenkamp, Jobeun, Johnson & Beller LLP
Suite C
11440 West Center Road
Omaha, NE 68144

WARRANTY DEED

Giles Road No. 2, LLC, a Nebraska limited liability company (“Grantor”), in consideration of One Dollar and other valuable consideration, received from Grantee (defined below), does hereby grant, bargain, sell, convey and confirm unto Seechol Properties, a Nebraska general partnership, an undivided eighty percent (80%) interest, and Stephen M. Farrell, a Nebraska resident, an undivided twenty percent (20%) interest (together, “Grantee”), the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot 2 and Lot 4, each in Portal Plaza, a subdivision as surveyed,
platted and recorded in Sarpy County, Nebraska.

GRANTOR covenants with GRANTEE that GRANTOR:

- (a) is lawfully seized of such real property and that it is free from encumbrances, subject only to those covenants, restrictions, reservations, limitations, conditions, uses, real estate taxes not yet due or delinquent, agreements, easements and other provisions of record;
- (b) has legal power and lawful authority to convey the same; and
- (c) warrants and will defend the title to the real estate against the lawful claims of all persons.

[Remainder of page intentionally left blank. Signature pages follow.]

2018-14292-18

Executed this ^{As of} 15th day of June, 2018.

GRANTOR:

GILES ROAD NO. 2, LLC,
a Nebraska limited liability company

By: **KVT NO. 2 LIMITED PARTNERSHIP,**
a Nebraska limited partnership,
Its member

By: *George W. Venteicher*
Name: George W. Venteicher
Its: General Partner

STATE OF NEBRASKA)
) ss.
COUNTY OF Douglas)

Before me, the undersigned Notary Public in and for said county and state, appeared George W. Venteicher, the general partner of KVT NO. 2 Limited Partnership, a Nebraska limited partnership, a Member of Giles Road No. 2, LLC, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed on behalf of said limited partnership.

WITNESS my hand and Notarial Seal this 14 day of June, 2018.

State of Nebraska - General Notary
JOHN C. DANIELSON
My Commission Expires
April 24, 2021

John C. Danielson
Notary Public

By: **STEPHEN M. FARRELL**



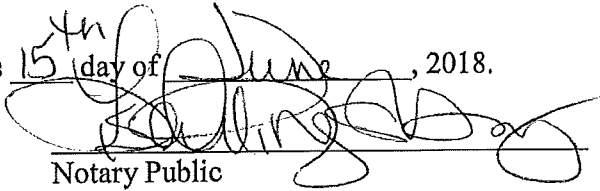
Stephen M. Farrell

STATE OF NEBRASKA)
) ss.
COUNTY OF Douglas)

Before me, the undersigned Notary Public in and for said county and state, appeared Stephen M. Farrell, a Member of Giles Road No. 2, LLC, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed.

WITNESS my hand and Notarial Seal this 15th day of June, 2018.





Notary Public

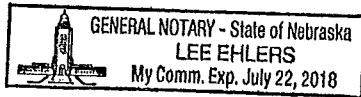
By: **SEECHOL PROPERTIES,**
a Nebraska general partnership

By: *T. L. Nichols*
Name: Thomas L Nichols
Its: Partner

STATE OF NEBRASKA)
) ss.
COUNTY OF Douglas)

Before me, the undersigned Notary Public in and for said county and state, appeared Thomas Nichols, the Partner of Seechol Properties, a Nebraska general partnership, a Member of Giles Road No. 2, LLC, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed on behalf of said general partnership.

WITNESS my hand and Notarial Seal this 14 day of June, 2018.



Lee Ehlers
Notary Public