

2015-01592

STATE OF NEBRASKA } ss  
SALINE COUNTY

Entered in numerical index and filed on  
record, the 28 day of September  
2015 at 9:00 o'clock AM. and recorded  
in Book 413 of Records Page 370

No.	Gen.	Num.	Paged	
#10	✓	✓	✓	
dk				Register of Deeds

Anita K. Meyer  
County Clerk

Fee: \$ 10.00 paid (check)

From and

PLEASE RETURN TO:

Home & Country LLC  
133 Maple Street Friend, NE 68359

NEBRASKA DOCUMENTARY STAMP TAX	
Date	9-28-15
\$ EX (2)	By dk

### Warranty Deed

Bradley A. Drake and Tricia T. Drake, husband and wife, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, conveys to The City of Friend, A Municipal Corporation, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

THAT PORTION OF LOT 3, BULWAN ADDITION, CITY OF FRIEND, SALINE COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SW CORNER OF SAID LOT 3; THENCE N01°11'00"W (PLATTED BEARING) ON THE WEST LINE OF SAID LOT 3, 161.00 FEET; THENCE S89°36'14"E, 62.00 FEET TO THE NW CORNER OF LOT 1, SAID BULWAN ADDITION; THENCE S01°11'00"E ON THE WEST LINE OF LOTS 1 AND 2, SAID BULWAN ADDITION, 161.00 FEET TO THE SW CORNER OF SAID LOT 2; THENCE N89°36'14"W ON THE SOUTH LINE OF SAID LOT 3, 62.00 FEET TO THE POINT OF BEGINNING. CONTAINING 0.23 OF AN ACRE MORE OR LESS.

To have and hold above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the GRANTEE and their assigns.

GRANTOR covenants (jointly and severally if more than one) with GRANTEE and their heirs and assigns that GRANTOR:

1. is lawfully seized of said premises;
2. is free from any encumbrance except covenants, easements and restrictions of record;
3. has legal power and lawful authority to convey the same; and
4. warrants and will defend the title to said premises against the lawful claims of any person.

Executed: May 2, 2015

Bradley A. Drake

Bradley A. Drake

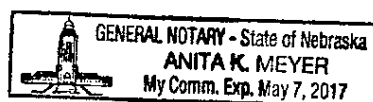
Tricia T. Drake

Tricia T. Drake

STATE OF NEBRASKA )  
COUNTY OF SALINE ) ss.

Before me, a Notary Public, qualified for said county personally came Bradley A. Drake and Tricia T. Drake, the identical persons who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.

Witness my hand and notarial seal this 28th day of May, 2015.



Anita K. Meyer  
NOTARY PUBLIC