



DEED Inst. # 2017076937, Pages: 1 of 3 Rec Date: 09/26/2017 10:49:26.290

**Fee Received: \$22.00 NE Documentary Stamp Tax Fee:\$3,791.25 Electronically Recorded By: CC
Douglas County, NE Assessor/Register of Deeds DIANE L. BATTIATO**

After Recorded Return To:
Nebraska Title Company
Attrn: Tom Webster
14680 West Dodge Road, Suite 1
Omaha, Nebraska 68154

SPECIAL WARRANTY DEED

415 LEAVENWORTH STREET LIMITED LIABILITY COMPANY, a Nebraska limited liability company ("Grantor"), in consideration of Ten Dollars (\$10.00) and other good and valuable consideration received from THE BREAKERS APARTMENTS, LLC, a Nebraska limited liability company ("Grantee"), conveys to Grantee that certain real estate located in Douglas County, Nebraska and legally described as follows:

Lot 1, Power Station Replat 2, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska.

Grantor covenants with Grantee that Grantor:

1. Is lawfully seized of such real estate and that it is free from encumbrances, except encumbrances of record;
2. Has legal power and lawful authority to convey the same; and
3. Warrants and will defend title to the real estate against the lawful claims of all persons claiming by, through or under Grantor.

[SIGNATURE PAGE TO FOLLOW]

EXECUTED: Sept. 22nd 2017.

GRANTOR:


415 LEAVENWORTH STREET LIMITED LIABILITY COMPANY, a Nebraska limited liability company

By: Heistand Holdings Limited Liability Company, a Nebraska limited liability company, Manager

By: 
Todd Heistand, Manager

STATE OF Nebraska)
) ss.
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me on September, 22nd, 2017, by Todd Heistand, as Manager of Heistand Holdings Limited Liability Company, a Nebraska limited liability company, as Manager of 415 Leavenworth Street Limited Liability Company, a Nebraska limited liability company, on behalf of the company.


NOTARY PUBLIC

