



BK 1844 PG 052



DEED 1989 01751

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INDEXING  
PAGE DOWN FOR BALANCE OF INSTRUMENT

BK 1844 N \_\_\_\_\_ C/O \_\_\_\_\_ FEE 7.00  
PG 52 N 10/1 DEL 14 MC We  
OF Deeds COMP \_\_\_\_\_ F/B 03-800 00 W.  
WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS:

That We, Robert L. Cummins and Magda L. Cummins, Husband and Wife, herein called Sellers, in consideration of One Dollar (\$1.00) and other valuable consideration, received from Buyers, do hereby grant, bargain, sell, convey and confirm unto Jack W. Swanson and Jack W. Swanson, Jr., as joint tenants and not as tenants in common, the following described real estate:

Lots 4, 5, 6, <sup>&</sup> 7 in Block "D", Original City of Omaha, Douglas County, Nebraska, and the north 6 feet of vacated Dodge Street, adjoining said Lots 5, 6, and 7 on the south, except the following described tract located in the northeast corner of said lot 7: beginning at the northeast corner of lot 7, of said Block "D" thence westerly on the north line of said lot 7, a distance of 12.16 feet; thence southeasterly a distance of 16.9 feet to a point on the east line of said lot 7; thence northerly on said east line a distance of 11.75 feet to the point of beginning.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the Buyers and to Buyers' heirs and assigns forever.

It is the intention of all parties that in the event of the death of either of the Buyers, the entire Fee Simple Title shall vest in the surviving Buyer.

And the Sellers do hereby covenant with the Buyers/heirs and assigns that Sellers are lawfully seized of said premises; that they are free from encumbrance, and that Sellers have good right and lawful authority to convey the same; and that Sellers warrant and will defend the title to said premises against the lawful claims of all persons whomsoever. & with their

IN WITNESS WHEREOF, we have hereunto set our names this 27 day of January, 1989.

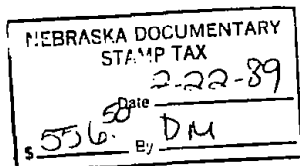
Robert L. Cummins  
Robert L. Cummins  
Magda L. Cummins  
Magda L. Cummins

STATE OF NEBRASKA)  
) ss.  
COUNTY OF DOUGLAS)

Before me a Notary Public, qualified for said county, personally came Robert L. Cummins and Magda L. Cummins, known to me to be 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 27 day of January, 1989.

Rebecca S. Dukat  
Notary Public



225 76 93 86 6814

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Deed