



DEED 2007035410



MAR 30 2007 13:08 P 2

Nebr Doc  
Stamp Tax

3-30-07

Date

\$1894.50

By LV

Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
3/30/2007 13:08:37.99

2007035410

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, that CS Equities, L.L.C., a Nebraska limited liability company, herein called the GRANTOR, whether one or more, in consideration of One Dollar and other valuable consideration received from GRANTEE, does grant, bargain, sell, convey and confirm unto GRP Realty, L.L.C., a Nebraska limited liability company, herein called the GRANTEE whether one or more, the following described real property in Douglas County, Nebraska:

Lot J in Old Mill Business Center, a Subdivision in the City of Omaha, Douglas County, Nebraska.

Together with

Rights for Parking and Vehicular and Pedestrian ingress and egress as set forth in Declaration of Easements recorded October 30, 1975 in Book 557 at Page 105, as amended by Amendment recorded August 11, 1978 in Book 601 at Page 469, and as set forth in Declaration of Easements recorded August 1, 1977 in Book 584, Page 465, all in the Miscellaneous Records, Douglas County, Nebraska.

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

And GRANTOR does hereby covenant with the GRANTEE and with GRANTEE's successors and assigns that GRANTOR is lawfully seized of said premises; that they are free from encumbrance, except those easements, restrictions and covenants of record.

That GRANTOR has good right and lawful authority to convey the same; and that GRANTOR warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

Date: March 27, 2007

CS Equities, L.L.C., a Nebraska limited liability company

By: MMC Properties, L.L.C., Member

By: Charles R. Clatterbuck

Title: Member

see 10<sup>2</sup>  
59-28387  
KZ

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#173607 Box 15 new

