

DEED RECORD

MILBURN & SCOTT CO. BEATRICE, NEBR. 10314 - WARRANTY DEED Vesting Entire Title In Survivor

FROM

HEYE J. JOHNSON AND TENA A. JOHNSON, Husband and wife

TO

SEIBEND G. DORN AND LENA DORN, Husband and wife

STATE OF NEBRASKA, }
Gage County. } ss.

COMPARED

and filed for Record in the Register of Deeds office of said County, the 13th day of December 1954, at 3:30 o'clock P.M., and recorded in Book 176 of Deeds, Page 172

Entered on Numerical Index

Donald B. Stanley
By

County Clerk-Register of Deeds Deputy

KNOW ALL MEN BY THESE PRESENTS, That Heye J. Johnson and Tena A. Johnson, husband and wife, in consideration of Twenty-Three Thousand Dollars-----DOLLARS, in hand paid, do hereby grant, bargain, sell, convey and confirm unto Seibend G. Dorn and Lena Dorn, husband and wife----- as JOINT TENANTS, and not as tenants in common; the following described real estate, situated in the County of Gage and State of Nebraska, to-wit:

REVENUE STAMP
\$ 25.30
H. R. R.
12-13-54

"The Northwest Quarter (NW¹/₄) and the Northwest Quarter (NW¹/₄) of the Northeast Quarter (NE¹/₄) of Section Thirty-three (33) Township Six (6) Range Eight (8) Gage County, State of Nebraska."

together with all the tenements, hereditaments and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said grantors, of, in or to the same, or any part thereof; subject to Free and clear of all encumbrances including the 1954 real estate taxes.

IT BEING THE INTENTION OF ALL PARTIES HERETO, THAT IN THE EVENT OF THE DEATH OF EITHER OF SAID GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE DESCRIBED HEREIN SHALL VEST IN THE SURVIVING GRANTEE.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantees as JOINT TENANTS, and not as tenants in common, and to their assigns, or to the heirs and assigns of the survivor of them, forever, and we the grantor's named herein for ourselves and our heirs, executors, and administrators, do covenant with the grantees named herein and with their assigns and with the heirs and assigns of the survivor of them, that we are lawfully seized of said premises; that they are free from incumbrance except as stated herein, and that we the said grantor's have good right and lawful authority to sell the same, and that we will and our heirs, executors and administrators shall warrant and defend the same unto the grantees named herein and unto their assigns and unto the heirs and assigns of the survivor of them, forever, against the lawful claims of all persons whomsoever, excluding the exceptions named herein.

IN WITNESS WHEREOF we have hereunto set our hands this 13th day of December 1954

A. D., 1954

In Presence of

H. R. Ruyle

Heye J. Johnson
Tena A. Johnson

STATE OF Nebraska
County of Gage

ss. On this 13th day of December 1954 A. D., 1954, before me, a Notary Public in and for said County, personally came the above named Heye J. Johnson and Tena A. Johnson, husband and wife who are personally known to me to be the identical person's whose name's are affixed to the above instrument as grantor's, and I have acknowledged said instrument to be their voluntary act and deed.

H. R. RUYLE
GENERAL
NOTARY SEAL
COMMISSION EXPIRES
MAY 4, 1958
STATE OF NEBRASKA

WITNESS my hand and Notarial Seal the date last aforesaid.

H. R. Ruyle

Notary Public.

My Commission expires on the 4th day of May -

A. D., 1958
1958