

2740

STATE OF NEBRASKA )  
YORK COUNTY ) SS

This instrument was filed for record on  
**October 24, 2013**  
at **10:15** o'clock **A** M and duly  
recorded in Book **5** of GENERAL  
Page **14** Fee **\$22.00**

*Cynthia A. Hein* County Clerk

Return to: **Larry Schroeder**  
**11727 Beasley Road**  
**Longmont, CO 80504**

### SHERIFF'S DEED

This instrument made this 23rd day of October, 2013, between Dale E. Radcliff, Sheriff of York County, Nebraska, Grantor and Larry and Donna Schroeder, husband and wife, Grantees.

WITNESSETH:

That whereas, on October 22, 2013, at a term of the District Court of the Fifth Judicial District of the State of Nebraska, in and for York County, held at the Courthouse in the City of York, York County, State of Nebraska said Court ordered, adjudged and decreed in the following case pending in said Court:

DONNA SCHROEDER, Plaintiff

-vs-

JAMES TURNER and JULIE TURNER husband and wife, KENNETH TURNER and SANDY TURNER, husband and wife, JOHN C. HAUN, Trustee, JOHN D. ARKLE, AVERY REAL ESTATE, LLC, a Nebraska Limited Liability Company, TODD SCHOCH, US BANK ADAIR MANAGEMENT, LLC, a Nebraska Limited Liability Company, UNITED STATES OF AMERICA, JOHN DOE and JANE DOE, real names and marital status unknown, and all other persons/entities having or claiming any right, title or interest in the North Half of Lot Nine (9) and the West Half of Lot Ten (10) in Block Seventy-Two (72) in the Original Town, City of York, in York County, Nebraska, AND East Half of Lot Ten (10) in Block Seventy-Two (72), in the Original Town, City of York, in York County, Nebraska, Defendants

that the following Real Estate property as described and set forth in said case, be sold by or under the directions of the York County Sheriff at public auction in York County, being as follows:

North Half of Lot Nine (9) and the West Half of Lot Ten (10) in Block Seventy-Two (72) in the Original Town, City of York, in York County, Nebraska;

AND

East Half of Lot Ten (10) in Block Seventy-Two (72), in the Original Town, City of York, in York County, Nebraska

That York County Sheriff, first giving public notice of the time and place of said sale, according to law and the practice of said Court and whereas, the York County Sheriff did sell said real property on September 9, 2013, at public auction at the York County Courthouse, located at 510 N. Lincoln Avenue, City of York, County of York, State of Nebraska, the real estate property herein described, after having first given due legal notice of the time and place of said sale for at least four (4) consecutive weeks prior to the sale in the York News Times, a newspaper printed, published and generally circulated in York County, Nebraska, together with a description of said real estate property as described by the Order for Sale delivered to me by the District Court of York County, Nebraska, at which sale of said property was sold to:

Larry and Donna Schroeder, husband and wife, Grantees, for the sum of Fifty Nine Thousand Dollars (\$59,000.00), that being the highest bid therefore.

That said sale took place on September 9, 2013, and on October 23, 2013, the District Court (Judge Michael J. Owens, District Court Judge) Fifth Judicial District of York County, Nebraska did examine and confirm said sale and directed that upon receipt of all fees and costs the York County Sheriff was then and there ordered and directed by the Court to execute and deliver to said Grantees suitable conveyance of said property so sold as aforesaid.


NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENT, that I, Dale E. Radcliff, duly elected Sheriff of York County, Nebraska, in order to carry into effect the sale, so made as aforesaid, in pursuance of the decree and also by virtue of the statutes in such case(s) made and provided and in consideration of the property and sum of Fifty Nine Thousand Dollars (\$59,000.00), paid by Grantees and under the terms granted and directed by the Order of Confirmation of Sale and providing for distribution of proceeds, the receipt hereof, is acknowledged.

By virtue of the powers vested in me by the law and decree of said Court, do hereby Give, Grant and Convey to said: Larry and Donna Schroeder, husband and wife, their successors and assigns and to it and its proper use and behalf forever, the following described and so stated property, being as follows:

North Half of Lot Nine (9) and the West Half of Lot Ten (10) in Block Seventy-Two (72) in the Original Town, City of York, in York County, Nebraska;  
AND  
East Half of Lot Ten (10) in Block Seventy-Two (72), in the Original Town, City of York, in York County, Nebraska

TO HAVE AND TO HOLD THE SAME unto.

IN TESTIMONY WHEREOF, I HAVE, as such Sheriff, hereunto set my hand this 23rd day of October, 2013

  
Dale E. Radcliff, Sheriff of York County, Nebraska

