

6471

WARRANTY DEED

Zoelma Thomas, a single person, by Janeen R. Bruner, Power of Attorney, Her Agent, Grantor, whether one or more, in consideration of Three Thousand Five Hundred Dollars and no/100ths (\$3,500.00) receipt of which is hereby acknowledged, conveys to Gary L. Nicholson, Grantee, the following described real estate (as defined in Neb. Rev. Stat. §76-201) in Lancaster County, Nebraska:

Lot Twenty-nine (29) Block Eight (8), Lincoln Driving Park Company's First Subdivision, Lincoln, Lancaster County, Nebraska, commonly known as 2226 R Street, Lincoln, Nebraska.

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

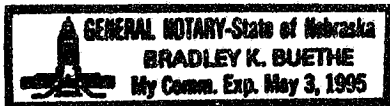
Executed: February 7, 1994.

ZOELMA THOMAS,

By: Janeen R. Bruner  
Janeen R. Bruner, Power of Attorney  
Her Agent

STATE OF NEBRASKA )  
                                  ) ss  
LANCASTER COUNTY )

The foregoing instrument was acknowledged before me on February 7, 1994, by Janeen R. Bruner, Attorney-in-Fact for Zoelma Thomas.



Bradley K. Bueth  
Notary Public

NEBRASKA  
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7<sup>00</sup> BY C

BLOCK  
CODE  
LSDRPA01  
CHECKED  
ENTERED  
EDITED

LANCASTER COUNTY, NEB  
REGISTRAR OF DEEDS  
FEB 8 11 44 AM '94

\$5.50

INST. NO. 94-6471

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ca 5-63963 + ck 6471

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JUN 16 1995

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JOINT TENANCY WARRANTY DEED

OTHA L. WADE AND BEVERLY WADE, HUSBAND AND WIFE, AND OTHA T. WADE AND ROSALINDA WADE, HUSBAND AND WIFE, GRANTORS,

in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, received from

GARY L. NICHELSON, GRANTEE,

conveys to GRANTEE the following-described real estate (as defined in Neb. Rev. State. 76-201):

Lots Thirty (30) and Thirty-One (31), Block Eight (8), Lincoln Driving Park Company's First Subdivision, Lincoln, Lancaster County, Nebraska

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- 1. is lawfully seised of such real estate and that it is free from encumbrances except easements and restrictions of record, if any;
2. has legal power and lawful authority to convey the same;
3. warrants and will defend title to the real estate against the lawful claims of all persons.

Executed this 9 day of June, 1995.

Otha L. Wade signature and name OTHA L. WADE

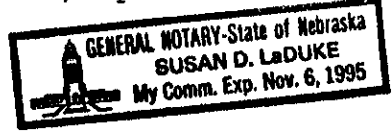
Beverly Wade signature and name BEVERLY WADE

Otha T. Wade signature and name OTHA T. WADE

Rosalinda Wade signature and name ROSALINDA WADE

STATE OF NEBRASKA )
) SS
COUNTY OF LANCASTER )

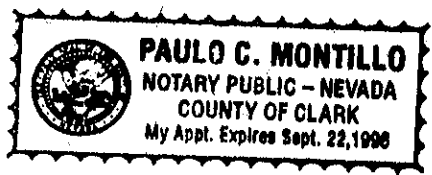
The foregoing instrument was acknowledged before me on the 9 day of June, 1995, by Otha T. Wade and Rosalinda Wade, husband and wife, and by Otha L. Wade, a married person, spouse of Beverly Wade.



Susan D. LaDuke signature and name Notary Public

STATE OF NEVADA )
) SS
COUNTY OF CLARK )

The foregoing instrument was acknowledged before me this 13 day of June, 1995, by Beverly Wade, a married person, spouse of Otha L. Wade.



Paulo C. Montillo signature and name Notary Public

Dan Galter signature and name REGISTER OF DEEDS

BLOCK
CODE LIDRPA01
CHECKED 162
ENTERED
EDITED

JUN 16 1 59 PM '95

INST. NO 95

162726

600

NTC

CORPORATION WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That, CITY OF LINCOLN, NEBRASKA, a municipal corporation, herein called the "Grantor", whether one or more, a corporation organized and existing under and by virtue of the laws of the State of Nebraska, in consideration of ONE THOUSAND FIVE HUNDRED AND NO/100 DOLLARS, (\$1,500.00), received from Grantee, does grant, bargain, sell, convey and confirm unto GARY L. NICHELSON, a single person, herein called the "Grantee", whether one or more, the following described real property in Lancaster County, Nebraska:

Lot 32, Block 8, Lincoln Driving Park Company's 1st Subdivision, Lincoln, Lancaster County, Nebraska, a/k/a 2236 "R" Street, Lincoln, 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 heirs and assigns forever.

And the Grantor for itself and its successors does hereby covenant with the grantee and with Grantee's heirs and assigns that Grantor is lawfully seised of said premises; that they are free from encumbrances, except easements and restrictions 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.

In witness whereof, Grantor has hereunto caused its corporate seal to be affixed and these presents signed by its Mayor.

Dated this 16 day of May, 1995.

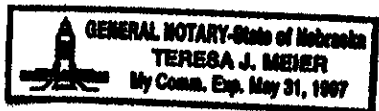
CITY OF LINCOLN, NEBRASKA a municipal corporation

By: [Signature] Mike Johanns, Mayor

STATE OF NEBRASKA ) ) ss: ) COUNTY OF LANCASTER )

On May 16, 1995, before me, the undersigned, a Notary Public duly commissioned for and qualified in said County, personally came Mike Johanns, known to me to be the Mayor of City of Lincoln, Nebraska, a municipal corporation, and identical person who signed the foregoing instrument and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.

Witness my hand and notarial seal the day and year last above written.



[Signature] Teresa J. Meier Notary Public

My Commission Expires: 5/31/97

NEBRASKA DOCUMENTARY STAMP TAX SEP - 1 1995 \$ 12 BY CD BLOCK CODE LIDRPAC01 CHECKED ENTERED EDITED INST. NO 95 27018 LANCASTER COUNTY, NEB Dan Nolta REGISTER OF DEEDS SEP 1 3 38 PM '95 \$5.50

\$ 22.50

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Lincoln  
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Inst # 2006027556 Thu Jun 08 16:02:08 CDT 2006  
Filing Fee: \$22.50 Stamp Tax: \$0.00 Exempt 4 cpoill  
Lancaster County, NE Assessor/Register of Deeds Office WDEED  
Pages 2



**WARRANTY DEED**

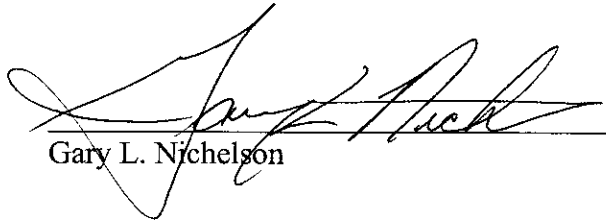
GARY L. NICHELSON, a single person, Grantor, for sufficient consideration, conveys to Grantee, GARY L. NICHELSON, as TRUSTEE of THE GARY L. NICHELSON REVOCABLE TRUST, or any duly qualified successor Trustee thereof, pursuant to a written Trust Agreement dated May 19, 2006, the following described real estate (as defined in Neb. Rev. Stat. § 76-201):

- Tract 1: Lot Fifteen (15), Block Twenty (20), Knob Hill, Lincoln, Lancaster County, Nebraska;
- Tract 2: The South 77 Feet of Lot 9, Block 193, Original Plat, Lincoln, Lancaster County, Nebraska;
- Tract 3: The East 254.2 Feet of the West 354.2 Feet of Lot 1, Union Land Co. Subdivision, Lincoln, Lancaster County, Nebraska;
- Tract 4: Lot 2 except the North 60 Feet of the East 98 Feet and except West part (being 80 Feet on North and 23.4 Feet on South) and except the West part for right-of-way, Union Land Co. Subdivision; all in Lincoln, Lancaster County, Nebraska;
- Tract 5: Lot Twenty-nine (29), Block Eight (8), Lincoln Driving Park Company's First Subdivision, Lincoln, Lancaster County, Nebraska, commonly known as 2226 R Street, Lincoln, Nebraska.
- Tract 6: Lots Thirty (30) and Thirty-one (31), Block Eight (8), Lincoln Driving Park Company's First Subdivision, Lincoln, Lancaster County, Nebraska;
- Tract 7: Lot Thirty-two (32), Block Eight (8), Lincoln Driving Park Company's First Subdivision, Lincoln, Lancaster County, Nebraska a/k/a 2236 R Street, Lincoln, Nebraska;
- Tract 8: Lot Seventeen (17), Block Four (4), South Park Addition to the City of Lincoln, Lancaster County, Nebraska;
- Tract 9: Lot 4, Block 227, Original Plat, Lincoln, Lancaster County, Nebraska a/k/a 319 "C" Street, Lincoln, Nebraska;
- Tract 10: Lot Seven (7), Block Three (3), South Park Addition, Lincoln, Lancaster County, Nebraska;
- Tract 11: Lots 7, 8, 9, 10, 11, 12, 13, 14, 15 and 16, Block 10, Havelock, Lincoln, Lancaster County, Nebraska, and the East Half (1/2) of vacated 60<sup>th</sup> Street adjacent thereto, a/k/a 4512 North 60<sup>th</sup>, Lincoln, Nebraska;
- Tract 12: Lots 3, 4 and 5, Block 21, Bethany Heights, Lincoln, Lancaster County, Nebraska;
- Tract 13: Lot 2, Block 8, Second East Park Addition to Lincoln, Lancaster County, Nebraska;

Grantor covenants (jointly and severally, if more than one) with Grantee that Grantor:

- (1) is lawfully seised of such real estate and that it is free from encumbrances except easements and restrictions of record;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.


Executed: May 19, 2006.

  
\_\_\_\_\_  
Gary L. Nichelson

STATE OF NEBRASKA            )  
  ) ss:  
COUNTY OF LANCASTER        )

The foregoing instrument was acknowledged before me on May 19, 2006 by Gary L. Nichelson, a single person.

(SEAL)

  
\_\_\_\_\_  
Notary Public

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Please record and return to:  
Deborah Reichert, Paralegal  
Rembolt Ludtke LLP  
1201 Lincoln Mall, Ste 102  
Lincoln, NE 68508

