

NEBRASKA DOCUMENTARY
STAMP TAX

APR 02 1998

\$ 420⁰⁰ BY DW

REGISTER OF DEEDS

1998 APR -2 P 2:47

INST. NO 98

014971

NO
CODE
CAPL
CHECKED
ENTERED
EDITED

77566 BLOCK

\$16.90

TRUSTEE'S JOINT TENANCY DEED

ROBERT L. WORKMAN AND CAROL M. WORKMAN, TRUSTEES of THE WORKMAN TRUST, GRANTORS,
in consideration of

ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION received from GRANTEEES,

JOHN M. LONG AND MARILYN J. LONG, HUSBAND AND WIFE

conveys to GRANTEEES, as joint tenants and not as tenants in common, the following
described real estate (as defined in Neb. Rev. Stat. 76-201):

PARTS OF LOTS ONE (1) AND TWO (2) AND ALL OF LOT THREE (3), CADWALLADER PLACE,
LINCOLN, LANCASTER COUNTY, NEBRASKA, EXCEPT THAT PART OF LOTS 1 AND 2 DESCRIBED AS
BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, AND PROCEEDING SOUTHERLY, ALONG
THE EAST LINE OF SAID LOT 1, A DISTANCE OF 50.00 FEET; THENCE WESTERLY ALONG THE
SOUTH LINE OF SAID LOT 2, A DISTANCE OF 2.22 FEET; THENCE NORTHERLY, ALONG A LINE
WHICH BEARS RIGHT 89 DEGREES 00 MINUTES FROM SAID SOUTH LINE, A DISTANCE OF 35.58
FEET TO A POINT OF INITIAL TANGENCY WITH A CIRCULAR CURVE; THENCE NORTHWESTERLY,
ALONG THE ARC OF SAID CIRCULAR CURVE BEARING TO THE LEFT, WHOSE RADIUS IS 23.0 FEET
AND WHOSE CENTRAL ANGLE IS 39 DEGREES 10 MINUTES, A DISTANCE OF 15.72 FEET TO THE
INTERSECTION WITH THE NORTH LINE OF SAID LOT 1, THENCE EASTERLY, ALONG THE SAID
NORTH LINE, A DISTANCE OF 8.30 FEET TO THE POINT OF BEGINNING, AND EXCEPT THAT PART
OF LOT 2 DEEDED TO THE CITY OF LINCOLN, NEBRASKA, IN WARRANTY DEED RECORDED IN BOOK
678, PAGE 23, AND IN WARRANTY DEED RECORDED AS INSTRUMENT NUMBER 78-27218

subject to easements and restrictions of record.

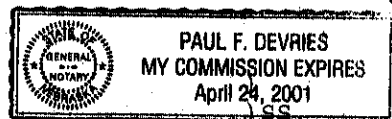
GRANTOR covenants with GRANTEEES that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances except those 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 any acts of the GRANTOR.

Executed March 30, 1998

Robert L. Workman
ROBERT L. WORKMAN, Trustee

Carol M. Workman
CAROL M. WORKMAN, Trustee



STATE OF NEBRASKA

COUNTY OF Lancaster

The foregoing instrument was acknowledged before me on March 30, 1998 by ROBERT L. WORKMAN AND CAROL M. WORKMAN, Trustees.

Paul F. Devries
Notary Public

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