

16745

W-590

**SURVIVORSHIP WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:**

THAT **Rudolph J. Schidler and Verneda L. Schidler, husband and wife**, herein called the grantor whether one or more, received from grantees, in consideration of **One Dollar and other valuable consideration** do hereby grant, bargain, sell, convey and confirm unto **Harold A. Joye and Helen Joye, husband and wife** as joint tenants with right of survivorship, and not as tenants in common, the following described real property in **Lancaster County, Nebraska:**

Lot 5, Block 66, Bethany Heights, Lincoln, Lancaster County, Nebraska, except that triangular part of Lot 5 described as beginning at the southwest corner of said Lot 5, thence east along the south line of said lot 1 foot, thence in a straight line in a northwesterly direction to the northwest corner of said Lot 5, thence south along the west lot line of Lot 5 to the point of beginning; and together with that triangular part of Lot 4, Block 66, Bethany Heights, described as beginning at the southwest corner of said Lot 4, thence east along the south lot line of said lot 1 foot, thence on a straight line in a northwesterly direction to the northwest corner of said Lot 4, thence south along the west lot line of said Lot 4 to the point of beginning, all in Lincoln, Lancaster County, Nebraska

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To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and to their assigns, or to the heirs and assigns of the survivor of them forever.

And the grantor does hereby covenant with the grantees and with their assigns and with the heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from encumbrance except covenants, easements and restrictions of record; all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; 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.

It is the intention of all parties hereto that in the event of the death of either of the grantees, the entire fee simple title to the real estate shall vest in the surviving grantee.

Dated: April 13, 1992

Rudolph J. Schidler  
Rudolph J. Schidler

Verneda L. Schidler  
Verneda L. Schidler

STATE OF  
COUNTY OF

The foregoing instrument was acknowledged before me on April 13, 1992 by **Rudolph J. Schidler and Verneda L. Schidler, husband and wife.**

Deborah J. Costello  
NOTARY PUBLIC

My Commission Expires: 1-31-96

Harold & Helen Joye  
7015 Holdrege St  
68505

BLOCK  
BETHANY  
X



LANCASTER COUNTY, NEB  
Dan [Signature]  
REGISTER OF DEEDS

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