

No.	Gen.	Num.	Paged	
#1	✓	✓	✓	
dk Register of Deeds				

Fee: \$10.00 paid (check)
 Doc. Stamp: \$461.25 paid (check)

2015 00865

STATE OF NEBRASKA } ss
 SALINE COUNTY

Entered in numerical index and filed on record, the 1 day of June 2015 at 8:00 clock P.M. and recorded in Book 411 of Records Page 208

Jinda Kustanek
 County Clerk

NEBRASKA DOCUMENTARY STAMP TAX	
Date	5-29-15
\$ 461.25	By dk

From and Return to:

RETURN TO: City Bank & Trust Co., 1135 Main Ave., Crete, NE 68333

WARRANTY DEED

Matthew R. Fritz and Lindsay N. Fritz, Husband and Wife, GRANTORS, in consideration of One and No/100 Dollars (and other valuable consideration) received from GRANTEE, Dittmer & Dittmer, L.L.C. a Nebraska limited liability company, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land situated in the Northeast Quarter (NE 1/4) of Section Thirty-Three (33), Township Eight (8) North, Range Four (4), East of the 6th P.M., Saline County, Nebraska, more particularly described as follows: Referring to the North Quarter Corner of said Section 33, thence South along the West line of the Northeast Quarter (NE 1/4) of said Section, a distance of 578.20 feet to the point of beginning; thence continuing South along the last described line, a distance of 241.2 feet to a point on the North right-of-way line of State Highway #33, thence Northeasterly along the North right-of-way line of said highway, a distance of 66.70 feet to a point on the West right-of-way line of Burlington Northern Railroad tracks, thence Northeasterly along the right-of-way line of said railroad tracks, a distance of 269.76 feet; thence West on a line perpendicular to the West line of the NE 1/4 of said Section, a distance of 205.7 feet to the point of beginning; EXCEPT that part described as follows: Referring to the intersection of the North right-of-way line of State Highway #33 and the West line of the Northeast Quarter (NE 1/4) of said Section Thirty-Three (33), thence Northeast along said North right-of-way 25.64 feet; thence Northeast 237.20 feet to a point 29.71 feet East and perpendicular to the West line of the Northeast Quarter (NE 1/4) of said Section, thence West 29.71 feet to a point on said West line, thence South along said West line 241.20 feet to the point of beginning.

GRANTORS covenant with GRANTEE that GRANTORS:

- 1) are lawfully seised of such real estate and that it is free from encumbrances;
- 2) have 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 claiming the same or any part thereof through, by or under Grantor.

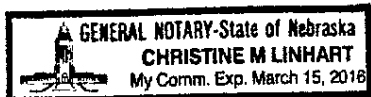
Executed May 29, 2015.

Matthew R. Fritz
 Matthew R. Fritz

Lindsay N. Fritz
 Lindsay N. Fritz

STATE OF NEBRASKA)
) SS.
 COUNTY OF SALINE)

The foregoing instrument was acknowledged before me on the 29th day of May, 2015, by Matthew R. Fritz and Lindsay N. Fritz, Husband and Wife.



Christine M. Linhart
 Notary Public