

WARRANTY DEED

THE GRANTOR, Kasl Properties, LLC, a Nebraska Limited Liability Company in consideration of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, hereby conveys to **6135 O Street Car Wash, LLC, a Nebraska Limited Liability Company, GRANTEE**, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Lancaster County, Nebraska:

Lots 2, 3, and the East 5 feet of the North 195 feet of Lot 4, all in Block 4, Eastmont 2nd Addition, Lincoln, Lancaster County, Nebraska.

EXCEPT portions of said Lots 2 and 3, more particularly described as follows:

Beginning at a point on the North line of Lot 4 which lies 5.00 feet West of the Northeast corner of said Lot 4;

Thence East along the North line of said Lots 2, 3, and 4, a distance of 158.23 feet to the Northeast corner of said Lot 2;

Thence South along the East line of said Lot 2, a distance of 8.31 feet;

Thence West along a line which deflects 89 degrees 53 minutes 26 seconds Right from the last described course, a distance of 158.18 feet to a point on a line which lies 5.00 feet West of and parallel to the West line of said Lot 3;

Thence North along said parallel, a distance of 7.68 feet to the Point of Beginning.

TOGETHER WITH an easement for ingress and egress in, to, and over the Easterly 15 feet of premises immediately adjoining the hereinbefore described premises on the West.

THE GRANTOR covenants with 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, and subject to all regular taxes and special assessments;
- (2) Has legal power and lawful authority to convey the same; and
- (3) Warrants and will defend the title to the real estate against the lawful claims of all persons.

(SIGNATURE ON FOLLOWING PAGE)

EASTMONT2

Date: June 11, 2019

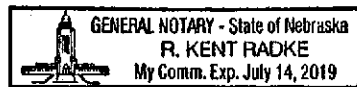
Kasl Properties, LLC, a Nebraska Limited Liability Company

William R Kasl
By William R. Kasl, Manager

STATE OF NEBRASKA)
)SS.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me on this 11 day of June, 2019, by William R. Kasl, Manager, on behalf of Kasl Properties, LLC, a Nebraska Limited Liability Company. William R. Kasl, personally appeared before me, a General Notary Public for the State of Nebraska, and is either personally known to me or was identified by me through satisfactory evidence.

R Kent Radke
Notary Public



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