

No.	Gen.	Num.	Paged	
#4	✓	✓	✓	
dk	Register of Deeds			

From and Return to:  
Home & Country, LLC  
133 Maple Street  
Friend, NE 68359  
Fee: \$ 16.00 paid (check)  
Doc. Stamp: \$4117.50 paid (check)

2013 00766  
STATE OF NEBRASKA } ss  
SALINE COUNTY  
Entered in numerical index and filed on  
record, the 22 day of April  
20 13a@:00 o'clock A.M. and recorded  
in Book 396 of Records Page 839-840  
*David Gustafson*  
County Clerk

## Warranty Deed

Kenneth S. Eng Jr., Trustee of the Eng Family Living Trust dated April 13, 2004, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, conveys to William W. Beckler and Tressa M. Beckler, husband and wife, GRANTEES, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The Southwest One-Quarter (SW1/4) of Section Twenty-Five (25), Township Eight (8) North, Range One (1) East of the 6th P.M., in Saline County, Nebraska, subject to easements and restrictions of record;  
AND,

The North One-Half of the Northwest One-Quarter (N1/2 NW1/4) of Section Thirty-Six (36), Township Eight (8) North, Range One (1) East of the 6th P.M., in Saline County, Nebraska, subject to easements and restrictions of record, and EXCEPT a tract more fully described by metes and bounds as follows:

Beginning at the Northwest Corner of said North One-Half of the Northwest One-Quarter (N1/2NW1/4), thence 89°52'06" (assumed bearing), in an Easterly direction, along the North line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4, a distance of 610.51 Feet to a point on the North line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4), thence 179°45'16", in a Southerly direction, a distance of 1,320.75 Feet to a point on the South line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4), thence 269°46'04", in a Westerly direction along the South line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4), a distance of 608.48 Feet to a point on the West line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4), thence 359°40'00" in a Northerly direction, along the West line of said North One-Half of the Northwest One-Quarter (N1/2 NW1/4), a distance of 1,321.82 Feet to the point of beginning;

AND,

The South one Thousand Two Hundred Fifty-Eight Feet (S 1,258.0') of the West Four Hundred Seventy-Eight Feet (W 478.0') of the Southeast One-Quarter (SE1/4) of Section Twenty-Five (25), Township Eight (8) North, Range One (1) East of the 6th P.M., in Saline County, Nebraska, subject to easements and restrictions of record.

Together with all tenements and appurtenances to the same belonging and subject to all reservations, covenants, restrictions, easements, and rights-of-way now of record.

The Grantor does hereby covenant with the Grantee and with the heirs and assigns of the Grantee:

- (1) is lawfully seized of said premises and that premises are free from any encumbrance except covenants, restrictions, reservations, and easements reserved herein, and any covenants, restrictions, reservations, easements, and rights-of-way which have been previously recorded.
- (2) has legal power and lawful authority to convey the same; and
- (3) warrants and will defend the title to said premises against any acts of the Grantor.

Executed: April 15, 2013

Eng Family Living Trust dated April 13, 2004

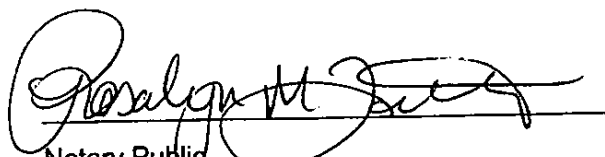
NEBRASKA DOCUMENTARY  
STAMP TAX

Date 4-22-13  
\$ 4117.50 By dk

  
by Kenneth S. Eng Jr., Trustee

State of Texas )  
County of Bexar ) SS.

The foregoing instrument was acknowledged before me on April 15, 2013 by Kenneth S. Eng Jr., Trustee of the Eng Family Living Trust.

  
Notary Public

