



DEED Inst. # 2017088602, Pg: 1 of 1 Rec Date: 11/02/2017 11:29:09.913
Fee Received: \$10.00 NE Documentary Stamp Tax Fee:\$1,237.50 Electronically Recorded By: CC
Douglas County, NE Assessor/Register of Deeds DIANE L. BATTIATO

WARRANTY DEED

THE GRANTOR, 9010 Fort Street, LLC, a Nebraska limited liability company, in consideration of One Dollar and other valuable consideration, receipt of which is hereby acknowledged, hereby conveys to Gurung Brothers Real Estate, LLC, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201) in Douglas County, Nebraska:

The East 150 feet of the South 200 feet of Lot 72, in Yossem's Paradise Valley, an Addition to the City of Omaha, as surveyed, platted, and recorded in Douglas County, Nebraska.

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.

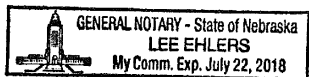
Date: 10-25-17

9010 Fort Street, LLC, a Nebraska limited liability company

By: Theodore E. Vasko
Theodore E. Vasko, Sole Member

STATE OF NEBRASKA)
COUNTY OF Douglas) ss.

The foregoing instrument was acknowledged before me on this 25th day of October, 2017, by Theodore E. Vasko, as Sole Member of 9010 Fort Street, LLC, a Nebraska limited liability company, who 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.



[Signature]
Notary Public

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