

JOINT TENANCY WARRANTY DEED

Jerry J. Maher and Barbara J. Maher, Husband and Wife; GRANTOR, whether one or more,

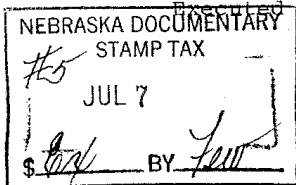
in consideration of One and 00/100 Dollar received from GRANTEES,

conveys an undivided 2/3rds interest to GRANTEES, Jerry J. Maher and Barbara J. Maher, Husband and Wife as joint tenants and not as tenants in common, and conveys an undivided 1/3rd interest to GRANTEES, James A. Maher and Dorothy K. Maher, Husband and Wife as joint tenants and not as tenants in common, in the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot 4, in the Southeast Quarter of the Northeast Quarter of Section 6, Township 11 North, Range 9 East of the 6th P.M.; and, Lot 15, in the Southwest Quarter of the Southeast Quarter, Section 31, Township 12 North, Range 9 East of the 6th P.M.; and, Lot 16, in the Northwest Quarter of the Northeast Quarter of Section 6, Township 11 North, Range 9 East of the 6th P.M., Cass County, Nebraska, described as follows, to wit: all that part of the Northwest Quarter of the Northeast Quarter of Section 6, excepting that part of Lot 15, and that part of the Southeast corner of the Northwest Quarter of the Northeast Quarter of said Section 6, deeded to William Dowd for road purposes, and Lot 1 in the Northeast Quarter of the Northeast corner of Section 6, Township 11 North, Range 9 East of the 6th P.M., Cass County, Nebraska, except those parts deeded to the C.B. & Q. Railroad and the State of Nebraska and that part deeded to William Dowd for road purposes; and, part of Lot 17 in Section 31, Township 12 North, Range 9 East of the 6th P.M., Cass County, Nebraska, described as follows, the west 50 feet in a parallelogram of fractional Lot 17 and a strip of land 13 feet wide and the entire length and adjacent to the South side of the following described land, to wit: commencing at the Southeast corner of the Southwest Quarter of the Southeast Quarter of Section 31, Township 12 North, Range 9, in said Cass County, thence running West 40 rods, thence North 20 rods, thence East 40 rods, thence South 20 rods, to the place of beginning, all in the Southwest Quarter of the Southeast Quarter of Section 31, Township 12 North, Range 9; and, Northeast Quarter of the Northwest Quarter of Section 6, Township 11 North, Range 9 East of the 6th P.M.; all of said described property being in Cass County, Nebraska

GRANTOR covenants (jointly and severally, if more than one) with GRANTEES that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances
- (2) has 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.



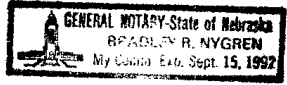
July 7, 1988.

Jerry J. Maher
Jerry J. Maher
Barbara J. Maher
Barbara J. Maher

STATE OF NEBRASKA, County of Saunders: ss.
The foregoing instrument was acknowledged before me on July 7, 1988, by Jerry J. Maher and Barbara J. Maher, Husband and Wife.¹⁹⁸⁷

Bradley R. Nygren
Notary Public

COMPARED



Filed for Record 7-7-89 3:32 P.M.
In Book 146 of Deeds 277
Register of Deeds, Cass Co., NE
Doc # 77 \$6.00