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WARRANTY DEED

Pillard Investments, LLC, a Nebraska Limited Liability Company, GRANTOR, whether one or more, in consideration of One Dollar and other good and valuable consideration received from GRANTEE, HSR Investments LLC, a Nebraska limited liability company, conveys to GRANTEE, the following-described real estate (as defined in Neb. Rev. Stat. 76-201).

Lot Two (2), Block Two Hundred Eighteen (218), Original Plat, Lincoln, Lancaster County, Nebraska.

GRANTOR covenants with GRANTEE that GRANTOR:

- (1) is lawfully seised of such real estate and that it is free from encumbrances, **except** for any easements and restrictions now of record;
- (2) has legal power and lawful authority to convey the same; and
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed on this _____ day of February, 2017

Pillard Investments, LLC, a Nebraska Limited Liability Company

Eric Pillard, Manager

Marion Pillard, Manager

State of Nebraska

§

County of Lancaster

The foregoing instrument was acknowledged before me this 22 day of February, 2017, by Eric Pillard, Manager of Pillard Investments, LLC, a Nebraska Limited Liability Company, on behalf of the limited liability company.

Notary Public

GENERAL NOTARY - State of Nebraska SARAH A. WATTS My Comm. Exp. August 12, 2018

State of Nebraska

§

County of Lancaster

The foregoing instrument was acknowledged before me this <u>23</u> day of February, 2017, by Marion Pillard, Manager of Pillard Investments, LLC, a Nebraska Limited Liability Company, on behalf of the limited liability company.

Notary Public

GENERAL NOTARY - State of Nebraska
SARAH A. WATTS
My Comm. Exp. August 12, 2018

Please Return recorded document to: Nebraska Title Company 5601 South 59th Street, Suite C Lincoln, NE 68516