

Filed for record in the Register of Deeds  
office the 30th day of January, 2018 at 8:46  
o'clock AM recorded in Book 223 Page 839

NEBRASKA DOCUMENTARY  
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Date: 01/30/18  
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Mary L. Eickhoff  
Register of Deeds  
Tim Baum  
2018-00144 Deputy

**SURVIVORSHIP WARRANTY DEED**

Reed A. Olsen and Janet S. Olsen, a married couple, GRANTOR, in consideration of One Dollar and other good and valuable consideration received from Titus L. Schrock and Malinda S. Schrock, a married couple, GRANTEES, hereby conveys to GRANTEES, as joint tenants with right of survivorship and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201)

The Northeast Quarter of the Southwest Quarter (NE1/4 SW1/4) and the Southeast Quarter of the Northwest Quarter (SE1/4 NW1/4) of Section Thirty-two (32), Township Three (3) North, Range Thirteen (13), East of the 6th P.M. Richardson County, Nebraska; EXCEPT a tract of land described by metes and bounds as follows: Commencing at the Northeast corner of the SE1/4 NW1/4 of said Section, thence S00°03'28"W along the North/South Quarter line, a distance of 1,401.16 feet to a point on the North/South Quarter line and 82.57 feet South of the center section; thence N89°42'57"W, parallel with and 82.57 feet southerly of the South line of the SE1/4 NW1/4 a distance of 923.13 feet; thence N71°12'34"W, a distance of 418.20 feet to a point on the West line of said SE1/4 NW1/4; thence N0°01'30"W, along the West line of said SE1/4 NW1/4, a distance of 1,276.36 feet to the NW corner of the SE1/4 NW1/4; thence S88°53'51"E, along the North line of said SE1/4 NW1/4 a distance of 1,321.12 feet to the point of beginning; AND EXCEPT a parcel of land being part of the Northeast Quarter of the Southwest Quarter (NE1/4 SW1/4) of Section Thirty-two (32), Township Three (3) North, Range Thirteen (13) East of the 6th P.M., Richardson County, Nebraska, more particularly described as follows:

Commencing at the center 1/4 corner of said Section 32, Thence S03°35'19"E (Assumed Bearing) on the East line of the SW 1/4 of said Section 32, 82.82 Feet to the North line of a parcel as described in Book 217, Page 521, said point also being the Point of Beginning; Thence continuing S03°35'19"E on said East line, 495.46 Feet; Thence N89°31'26"W, 284.57 Feet; Thence N32°21'59"W, 195.47 Feet; Thence N01°59'44"W, 310.13 Feet to the North line of said Parcel as described in Book 217, Page 521; Thence N87°20'58"E on said North line, 369.38 Feet to the Point of Beginning.

GRANTOR covenant with GRANTEES that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from encumbrances, except encumbrances, liens, easements and restrictions 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.

Dated January 29, 2018

Reed A. Olsen  
REED A. OLSEN

Janet S. Olsen  
JANET S. OLSEN

STATE OF NEBRASKA  
COUNTY OF NEMAHA

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of January, 2018 by Reed A. Olsen and Janet S. Olsen, a married couple.

GENERAL NOTARY - State of Nebraska  
SANDRA BRIXEY  
My Comm. Exp. November 25, 2019

Sandra Brixey  
Notary Public  
AUB0000034

Please Return recorded document to:  
Nebraska Title Company  
602 P Street  
Auburn, NE 68305