

NEBRASKA DOCUMENTARY
STAMP TAX

OCT 18 2002

BY BC

Dan Galt

REGISTER OF DEEDS

2002 OCT 18 P 3:45

LANCASTER COUNTY, NE

C55-QR-408 (1)
Tract No. 7

INST NO 2002

071767

NO FEE

SLICK

CODE

CHECKED

ENTERED

EDITED

WARRANTY DEED

Ivan D. Nisley and Beverly F. Nisley, herein called the Grantor whether one or more, in consideration of One and 00/100 Dollars (\$1.00) and other valuable consideration received from Grantee, does grant, bargain, sell, convey and confirm unto Lancaster County, a governmental subdivision, herein called the Grantee whether one or more, the following legally described real property in Lancaster County, Nebraska:

A part of Lot 2, Irregular Tract in the NE 1/4 of Section 31, Township 9 North, Range 8 East of the 6th Principal Meridian, Lancaster County, Nebraska more particularly described as follows:

Referring to the northeast corner of the said NE 1/4; thence with an assumed bearing of S.1°57'17" W. and with the east line of the said NE 1/4, a distance of 966.96 feet to the point of beginning; thence continuing S.1°57'17" W. with the said east line, a distance of 642.52 feet, more or less to a point 1035.10 feet northerly from the southeast corner of the said NE 1/4; thence S.57°27'17" W. a distance of 90.81 feet to a point of intersection with a curve; thence northwesterly with a curve to the right in which the long chord bears N.1°14'00" W., a chord distance of 447.74 feet, said curve having a radius of 1195.91 feet and subtending a central angle of 21°34'42", an arc distance of 450.40 feet; thence N.9°33'24" E., a distance of 252.49 feet to a point of intersection with a curve; thence northeasterly with a curve to the left in which the long chord bears N.7°05'30" E., a chord distance of 159.93 feet, said curve having a radius of 1859.86 feet and subtending a central angle of 4°55'42", an arc distance of 159.98 feet; thence S.4°42'56" E., a distance of 163.71 feet; thence S.87°56'54" E., a distance of 33.00 feet to the point of beginning.

Containing 1.53 acres, more or less of which 0.50 acre, more or less is existing county road right of way, making a net additional right of way of 1.03 acres, more or less.

TO HAVE AND TO HOLD the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the Grantee and to Grantees successors and assigns forever.

And the Grantor does hereby covenant with the Grantee and with Grantees successors and assigns that Grantor is lawfully seized of said premises; that they are free from encumbrance except for easements and restrictions of record; that Grantor has good right and lawful authority to convey the same; and that Grantor warrants and will defend the title to said premises against the lawful claims of all persons whomsoever.

In witness whereof the Grantor has signed this 27 day of July 2002.

x Ivan D. Nisley

x Beverly F. Nisley

Carol M. Co. Eng

State of Montana, County of Stillwater:

Before me, a Notary Public qualified for said County, personally came

Juan & Beverly Nisley

known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

Witness my hand and notarial seal on July 29th 2002

Notary Public: [Signature]

My commission expires November 1, 2005

State of _____, County of _____:

Before me, a Notary Public qualified for said County, personally came

known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

Witness my hand and notarial seal on _____

Notary Public: _____

My commission expires _____