

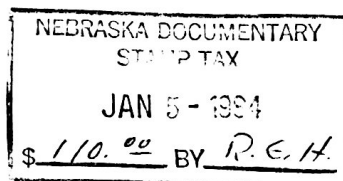
KNOW ALL MEN BY THESE PRESENTS, That Joseph W. Kovarik and Carole J. Kovarik, husband and wife, each in his own right and each as spouse of the other,

in consideration of One Dollar and other valuable consideration -----DOLLARS

in hand paid, do hereby grant, bargain, sell, convey and confirm unto Irvin A. Fritz and Evelyn M. Fritz, husband and wife,

as JOINT TENANTS, and not as tenants in common; the following described real estate, situated in the County of Saline and State of Nebraska , to-wit:

The South Half (S½) of the Southeast Quarter (SE¼) of Section Ten (10), Township Seven (7), North of Range Four (4), East of the 6th P. M., Saline County, Nebraska, except that part conveyed by Warranty Deed recorded in Book 31 at Page 454 and except that portion conveyed to the State of Nebraska by Warranty Deed recorded in Book 82 at Page 212,



together with all the tenements, hereditaments and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said grantor s , of, in or to the same, or any part thereof; subject to easements of record.

IT BEING THE INTENTION OF ALL PARTIES HERETO, THAT IN THE EVENT OF THE DEATH OF EITHER OF SAID GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE DESCRIBED HEREIN SHALL VEST IN THE SURVIVING GRANTEE.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantees as JOINT TENANTS, and not as tenants in common, and to their assigns, or to the heirs and assigns of the survivor of them, forever, and wethe grantor s named herein for ourselves and our heirs, executors, and administrators, do covenant with the grantees named herein and with their assigns and with the heirs and assigns of the survivor of them, that we are lawfully seized of said premises; that they are free from incumbrance except as stated herein, and that we the said grantor s have good right and lawful authority to sell the same, and that we will and our heirs, executors and administrators shall warrant and defend the same unto the grantees named herein and unto their assigns and unto the heirs and assigns of the survivor of them, forever, against the lawful claims of all persons whomsoever, excluding the exceptions named herein.

IN WITNESS WHEREOF we have hereunto set our hands this 5th day of January, 1984.

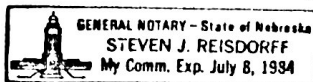
*Joseph W. Kovarik*  
*Carole J. Kovarik*

In presence of

State of ..... Nebraska .....

County of ...Saline.....

The foregoing instrument was acknowledged before me on January 5, 1984.....  
 by Joseph W. Kovarik and Carole J. Kovarik, husband and wife, each in  
 his own right and each as spouse of the other.



NOTARY PUBLIC

State of .....

County of .....

The foregoing instrument was acknowledged before me on .....  
 by .....

State of .....

County of .....

The foregoing instrument was acknowledged before me on .....  
 by .....

6 2 4  
 HAVE THIS DEED RECORDED

File No. ....

**WARRANTY DEED**  
 VESTING ENTIRE TITLE IN SURVIVOR

From .....  
 Joseph W. Kovarik & wf.  
 To Irvin A. Fritz & wf.

STATE OF NEBRASKA } ss.  
 Saline County,

Entered on Numerical Index and filed for  
 Record in the Register of Deeds' office of said  
 County, the 5 day of January  
 19 84, at 4:00 o'clock P. M., and  
 recorded in Book 219 of Deeds, Page  
 187-188.

Register of Deeds

Mail .....  
 Num l ..... Gen'l .....  
 Compared by .....  
 Paged Numerical ..... Paged General .....  
 Time Rec'd ..... Fee .....

From: Federal Land Bank

Chg. & ret. to Saline Co. Abstract Co.  
 Fee: \$ 10.50 chg.  
 Doc. Stamp: \$ 110.00 paid