

Inst. 2006 - 4355

RECORDED  
DAWSON COUNTY NE

2006 NOV 20 AM 9:39

*Ruth A. Meyer*  
REGISTER OF DEEDS

NEBRASKA DOCUMENTARY  
STAMP TAX  
Date 11-20-06  
\$ 2.22 By [Signature]

700  
12

WARRANTY DEED

THE COMMUNITY REDEVELOPMENT AUTHORITY OF THE CITY OF  
GOTHENBURG, DAWSON COUNTY, NEBRASKA, a public agency, GRANTOR, in considera-  
tion of ONE DOLLAR (\$1.00) AND SATISFACTION OF LEASE, received from GRANTEE,  
receipt of which is hereby acknowledged, conveys to BALDWIN FILTERS, INC., GRANTEE, the  
following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots One (1), Two (2), Three (3) and Four (4), Gothenburg Improvement Company  
Addition to the City of Gothenburg, Dawson County, Nebraska.

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

- (1) is lawfully seised of such real estate and that it is free from encumbrances; EXCEPT EASEMENTS AND RESTRICTIONS OF RECORD; and real property taxes for 2006
- (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.

EXECUTED: Nov. 8, 2006

Community Redevelopment Authority of the City of  
Gothenburg, Dawson County, Nebraska

*Matthew H. Williams*  
By: Matthew H. Williams, Chairman

ATTEST:

*E. Dean Kugler*  
E. Dean Kugler, Secretary

STATE OF NEBRASKA     )  
  ) SS  
COUNTY OF DAWSON     )

The foregoing instrument was acknowledged before me on November 8<sup>th</sup>, 2006, by Matthew H. Williams, Chairman of the Community Redevelopment Authority of the City of Gothenburg, Dawson County, Nebraska, on behalf of the public agency.

GENERAL NOTARY - State of Nebraska  
RUTH A. FRANZEN  
My Comm. Exp. Jan. 30, 2009

*Ruth A. Franzen*  
Notary Public