

BOOK 1582 PAGE 427
CORPORATION WARRANTY DEED

NEBRASKA DOCUMENTARY STAMP TAX
OCT 26 1977
\$47.⁰⁰ BY *[Signature]*

The grantor SPRING LAKE VILLAGE, INC.,

a corporation organized and existing under and by virtue of the laws of the State of Nebraska,
in consideration of One Dollar (\$1.00) and other valuable consideration-----
received from grantee, does grant, bargain, sell convey and confirm unto RICK ROTOLO and PATRICIA A.

ROTOLO, Husband and Wife, as Joint Tenants and not as Tenants in Common with rights of survivorship,
herein called the grantee whether one or more, the following described real property in Omaha,

Douglas..... County, Nebraska:

Part of Lots 5 and 6, Boulevard Place, and part of Sub Lot 4 of Tax Lot 3, all located in the NE 1/4 of Section 3, Township 14 North, Range 13 East of the 6th P.M., Douglas County, Nebraska, more particularly described as follows:

Beginning at the Southeast Corner of said Lot 5, Boulevard Place; thence N88°21'29"W (assumed bearing), a distance of 150.06 feet; thence N00°00'35"E, a distance of 82.45 feet, to a point on the South line of Rosedale, a subdivision located in said NE 1/4 of Section 3; thence N84°48'22"E, along said South line of Rosedale, a distance of 41.88 feet to the Southeast corner of Lot 3, Rosedale; thence N00°00'35"E, along the East line of said Lot 3, Rosedale, a distance of 3.30 feet; thence S89°33'13"E, a distance of 33.48 feet to a point on the north line of said Lot 6, Boulevard Place; thence N84°48'22"E, along said North line of Lot 6, Boulevard Place, a distance of 52.63 feet; thence N89°54'28"E, a distance of 22.40 feet to a point on the West Right-of-Way line of 13th Street; thence S00°00'35"W, along said West Right-of-Way line of 13th Street, a distance of 98.38 feet to the Point of Beginning.

Said tract of land contains an area of 0.316 acres, more or less.

Grantor herein reserves an Easement across the above property for ingress and egress from & to 13th Street to Grantor's property adjoining on the West of the property herein conveyed, said easement to be a corridor of 25-foot width and to include the right of utility installation for gas, water and sewer services.

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantee and to grantee's heirs and assigns forever.

And the grantor for itself and its successors does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seised of said premises; that they are free from encumbrance except above easements and pro rated current year's taxes and all subsequent regular and special taxes;

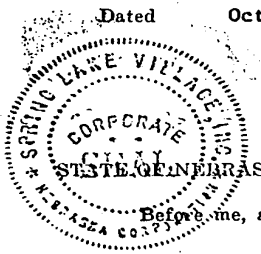
that grantor has good right and lawful authority to convey the same; and that grantor warrants and will defend the title to said premises against the lawful claims of all persons whatsoever.

In witness whereof, grantor has hereunto caused its corporate seal to be affixed and these presents signed by its President.

Dated October 20, 1977.

SPRING LAKE VILLAGE, INC., a Nebraska corporation,

By *[Signature]* President
MILTON B. FAULK



STATE OF NEBRASKA, County of Douglas.....

Before me, a notary public qualified in said county, personally came MILTON B. FAULK,

President of

SPRING LAKE VILLAGE, INC.,

known to me to be the President and identical person who signed the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.

Witness my hand and notarial seal on October 20, 1977.

[Signature] Notary Public.
My commission expires March 8, 1979.



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G. HARRIS MASTER
REGISTER OF DEEDS
DOUGLAS COUNTY, NEBR.

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