

NEBRASKA DOCUMENTARY
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Sep 19, 2018
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FILED
CASS COUNTY, NE.
2018 Sep 19 AM 10:50
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David G. Johnson
REGISTER OF DEEDS
#04283 \$10.00

Pages 1

Please return to: Virginia A. Albers, 2027 Dodge Street, #100, Omaha, Nebraska 68102; (402) 930-1000

QUITCLAIM DEED

Pursuant to this Quitclaim Deed made this 12 day of Sept 2018, BETH A. ROTH, as Grantor, for valuable consideration, the receipt of which is hereby acknowledged, grants, conveys, devises, releases and forever quitclaims to STEVEN G. ROTH, Grantee, and his successors and assigns forever, all right, title and interest which Grantor may have in and to the real property commonly known as: 80 acres, Cass County, Nebraska and legally described as:

The E½ SE¼ of Section 9, Township 12 North, Range 13, East of the 6th P.M., Cass County, Nebraska.

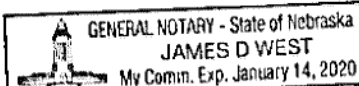
together with all the tenements, hereditaments and appurtenances to the same belonging, and all the estate, title, interest, claim or demand whatsoever of the said Grantor, whether legal or beneficial. Subject to the terms and conditions as set forth in the Decree of Dissolution, entered by the Court in the matter entitled, *BETH A. ROTH, Plaintiff, v. STEVEN G. ROTH, Defendant, Case Number CI 17-758, in the District Court of Sarpy County, Nebraska.*

In witness whereof, the Grantor has caused this deed to be signed the day and year first above written.

Beth A Roth
BETH A. ROTH, Grantor

STATE OF NEBRASKA)
) ss.
COUNTY OF *Sarpy*)

This Quitclaim Deed was acknowledged before me this 12 day of September 2018, by BETH A. ROTH.

401815
 GENERAL NOTARY - State of Nebraska
JAMES D WEST
My Comm. Exp. January 14, 2020

James D West
Notary Public

Real Estate Transfer Statement

• To be filed with the Register of Deeds. • Read Instructions on reverse side.
• If additional space is needed, add an attachment and identify the item.

The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed.

1 County Name		2 County Number		3 Date of Sale/Transfer		4 Date of Deed	
		CASS - 13		Mo. 09 Day 19 Yr. 2018		Mo. 09 Day 12 Yr. 2018	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Beth Roth				Grantee's Name (Buyer) Steven G. Roth			
Street or Other Mailing Address Unknown				Street or Other Mailing Address 1202 Mackensey Drive			
City		State		City		State	
		NE		Papillion		NE	
Zip Code				Zip Code		68046	
Phone Number				Phone Number		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 609(a) foundation?	
						Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Email Address Unknown				Email Address steve_roth@cox.net			

7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home.

(A) Status	(B) Property Type	(C)
<input checked="" type="checkbox"/> Improved	<input type="checkbox"/> Single Family	<input type="checkbox"/> Mobile Home
<input type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	
<input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Agricultural	
	<input type="checkbox"/> Commercial	
	<input type="checkbox"/> Industrial	
	<input type="checkbox"/> Mineral Interests-Nonproducing	
	<input type="checkbox"/> Mineral Interests-Producing	
	<input type="checkbox"/> State Assessed	
	<input type="checkbox"/> Exempt	

8 Type of Deed

<input type="checkbox"/> Conservator	<input type="checkbox"/> Distribution	<input type="checkbox"/> Land Contract/Memo	<input type="checkbox"/> Partition	<input type="checkbox"/> Sheriff	<input type="checkbox"/> Other
<input type="checkbox"/> Bill of Sale	<input type="checkbox"/> Easement	<input type="checkbox"/> Lease	<input type="checkbox"/> Personal Rep.	<input type="checkbox"/> Trust/Trustee	
<input type="checkbox"/> Cemetery	<input type="checkbox"/> Death Certificate - Transfer on Death	<input type="checkbox"/> Executor	<input checked="" type="checkbox"/> Quit Claim	<input type="checkbox"/> Warranty	

9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange)

Yes No

10 Type of Transfer

<input checked="" type="checkbox"/> Court Decree	<input type="checkbox"/> Distribution	<input type="checkbox"/> Foreclosure	<input type="checkbox"/> Irrevocable Trust	<input type="checkbox"/> Revocable Trust	<input type="checkbox"/> Transfer on Death
<input type="checkbox"/> Auction	<input type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input type="checkbox"/> Sale	<input type="checkbox"/> Trustee to Beneficiary
<input type="checkbox"/> Exchange	<input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Partition	<input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Other (Explain)	

11 Was ownership transferred in full? (If No, explain the division.)

Yes No

12 Was real estate purchased for same use? (If No, state the intended use.)

Yes No

13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.)

<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Aunt or Uncle to Niece or Nephew	<input type="checkbox"/> Family Corp., Partnership, or LLC	<input type="checkbox"/> Self	<input type="checkbox"/> Other
		<input type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input checked="" type="checkbox"/> Ex-spouse	<input type="checkbox"/> Parents and Child	<input type="checkbox"/> Step-parent and Step-child	

14 What is the current market value of the real property?

\$495,725

15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)

Yes No \$ _____ %

16 Does this conveyance divide a current parcel of land?

Yes No

17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.)

Yes No

18 Address of Property

17414 24th Street
Plattsmouth, Nebraska

18a No address assigned 18b Vacant land

19 Name and Address of Person to Whom the Tax Statement Should be Sent

Steven G. Roth
1202 Mackensey Drive
Papillion, Nebraska 68046

20 Legal Description

The E1/2 SE 1/4 of Section 9, Township 12 North, Range 13, East of the 6th P.M., Cass County, Nebraska.

21 If agricultural, list total number of acres 40.01-160

22 Total purchase price, including any liabilities assumed	\$ 0.00
23 Was non-real property included in the purchase? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (If Yes, enter dollar amount and attach itemized list.)	\$ 0.00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	\$ 0.00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number _____

Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement.

sign here

Virginia A. Albers (402) 930-1000
Print or Type Name of Grantee or Authorized Representative Phone Number

Virginia Albers Attorney for Grantee
Signature of Grantee or Authorized Representative Title Date

9/19/2018

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Date
Mo. 9 Day 19 Yr. 18	\$ EX12	146-917

Grantee—Retain a copy of this document for your records.