



DEED 2015049847



JUN 22 2015 10:26 P 2

Nebr Doc
Stamp Tax

06-22-2015
Date

\$8437.50

By BW

Fee amount: 16.00
FB: 01-60000
COMP: BW

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
06/22/2015 10:26:18.00



2015049847

RETURN TO: TitleCore, LLC 9140 West Dodge Road, Suite 380, Omaha, Nebraska 68114

WARRANTY DEED

KNOW THAT ALL MEN BY THESE PRESENTS THAT I or WE, 1515 Building, LLC, a Nebraska limited liability company, GRANTOR(s) herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantees, do hereby grant, bargain, sell, convey, and confirm unto Cornerstone Printing & Imaging Holdings, LLC, a Nebraska limited liability company, herein called the grantee whether one or more, the following described real property in Douglas County, Nebraska:

SEE ATTACHED EXHIBIT "A"

To have and hold above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantees and their assigns, or to the heirs and assigns of the survivor of them forever.

And the grantor does hereby covenant with the grantees and their assigns and with the heirs and assigns of the survivor of them that grantor is lawfully seized of said premises; that they are free from any encumbrance except covenants, easements and restrictions of record; all regular taxes and special assessments, except those levied or assessed subsequent to date hereof; 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.

Executed: 6/15/15

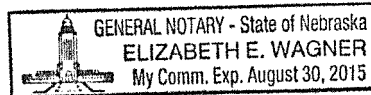
1515 Building, LLC, a Nebraska limited liability company

By: John C. Mitchell, II 6/15/15 MANAGER
John C. Mitchell, II, Its Manager

STATE OF NEBRASKA
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 15 day of June, 2015, by John C. Mitchell, II, Manager of 1515 Building, LLC, a Nebraska limited liability company, for and on behalf of the company

Elizabeth E. Wagner
Notary Public



My Commission Expires: August 30, 2015

TC1285C

EXHIBIT "A"
LEGAL DESCRIPTION

That part of the North Half of the Southeast Quarter of the Northeast Quarter (N½ SE¼ NE¼) of Section 26, Township 15 North, Range 12 East of the 6th P.M., in the City of Omaha, in Douglas County, Nebraska, described as follows:

Commencing at the Southwest corner of said North Half; thence North 00°00'05" East (assuming the North line of said North Half to bear East and West), on the West line of said North Half, 25.00 feet; thence North 89°57'00" East, on a line 25.00 feet North of and parallel to the South line of said North Half, 33.00 feet, to the Point of Beginning, said point being at the intersection of the North line of Hickory Street and the East line of 75th Street; thence continuing North 89°57'00" East, on a line 25.00 feet North of and parallel to the South line of said North Half and on the North line of Hickory Street, 470.83 feet; thence North 12°03'40" West, 649.60 feet, to the North line of said North Half; thence West, on the North line of said North Half, 335.08 feet, to the East line of 75th Street; thence South 00°00'05" West, on a line 33.00 feet East of and parallel to the West line of said North Half and on the East line of 75th Street, 635.58 feet, to the Point of Beginning.