

159-1158

# WARRANTY DEED

**CEDARWOODS, A NEBRASKA PARTNERSHIP**, Grantor, whether one or more,  
 in consideration of **ONE DOLLAR AND OTHER VALUABLE CONSIDERATION (\$1.00)**  
 receipt of which is hereby acknowledged, conveys to

**William L. Olson, a married person, and Harold R. Young, Jr., a married person as tenants in common**, Grantee,  
 the following described real estate (as defined in Neb. Rev. Stat. § 76-201) in

**Sarpy, County, Nebraska:**

A tract of land located in the Southeast Quarter of Section 35, Township 14 North, Range 12, East of the 6th P.M. in Sarpy County, Nebraska, more particularly described as follows: Commencing at the Northwest corner of said Southeast Quarter of Section 35; thence S00°13'07"W (assumed bearing) along the West line of said Southeast Quarter of Section 35, a distance of 118.20 feet to a point on the Southerly right-of-way line of Highway #370, said point also being the point of beginning; thence S74°55'26"E along said Southerly right-of-way line of Highway #370, a distance of 776.80 feet to the point of intersection of the said Southerly right-of-way line of Highway #370 and the Westerly right-of-way line of the C.R.I.&P. Railroad; thence Southwesterly along said Westerly right-of-way line of the C.R.I.&P. Railroad on a curve to the left with a radius of 2914.79 feet, a distance of 1125.02 feet, said curve having a long chord which bears S33°44'09"W, a distance of 1118.05 feet; thence S22°40'43"W along said Westerly right of way line of C.R.I. & P. Railroad, a distance of 349.32 feet to a point on said West line of the Southeast Quarter of Section 35; thence N00°13'07"E, along said West line of the Southeast Quarter of Section 35; a distance of 1,454.15 feet to the point of beginning.

Said tract of land contains an area of 10.745 acres, more or less.

Grantor covenants (jointly and severally, if more than one) with the Grantee that Grantor:

- (1) is lawfully seized of such real estate and that it is free from encumbrances; subject to easements and restrictions, if any, of record.
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend the title to the real estate against the lawful claims of all persons.

Executed: May 11, 1984.

*Kenneth Stahl*  
*Eleanor R. Stahl*

FILED SARPY CO. NE  
 REG. 159  
 PAGE 1158

1984 MAY 11 PM 4:02

*Carl H. Hildner*  
 REGISTER OF DEEDS

NEBRASKA DOCUMENTARY  
 STAMP TAX  
 MAY 11 1984  
 \$ 81.25 BY es.

State of Nebraska

County of Sarpy

The foregoing instrument was acknowledged before me on May 11, 1984

by Kenneth Stahl and Eleanor R. Stahl, A Cedarwoods Partner.

DEBRA L MOHR  
 GENERAL NOTARIAL  
 SEAL  
 STATE OF NEBRASKA  
 Commission Expires  
 June 21, 1984

*Debra L Mohr*  
 04814