

96-06712

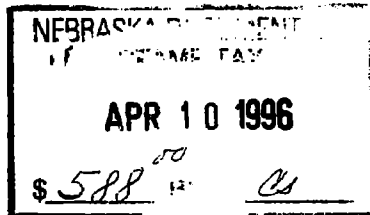
INSTRUMENT NUMBER

96-06712

96 APR 10 AM 8:53



REGISTER OF DEEDS



Counter C
 Verify C
 P.E. ALL
 Proof Y
 Fee \$ 40.50
 Ck ☒
 Cash ☐
 Chg ☐

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT I or WE, Howard G. Schwer, a married person, Donald L. Schwer, a married person, Helen M. Mann, a married person and Phyllis M. Lambert, a married person, herein called the grantor whether one or more, in consideration of One Dollar and other valuable consideration received from grantee, do hereby grant, bargain, sell, convey and confirm unto Hunters Ridge, Inc., a Nebraska Corporation, herein called the grantee whether one or more, the following described real property in Sarpy County, Nebraska:

Tax Lot 1A1A in the Northwest Quarter of the Southwest Quarter of Section 22, Township 14 North, Range 12 East of the 6th P.M., Sarpy County, Nebraska, described as follows: Commencing at the Northwest corner of the Southwest Quarter of said Section 22; Thence South 89°56'08" East (assumed bearings) for 33.00 feet along the North line of said Southwest Quarter to the East right-of-way line of 96th Street and the TRUE POINT OF BEGINNING; Thence South 89°56'08" East for 1275.48 feet along said North line to the Northwest corner of HUNTERS CROSSING 2nd ADDITION, a subdivision as surveyed, plotted and recorded in Sarpy County, Nebraska; Thence South 00°03'47" East for 862.83 feet along the West line of said HUNTERS CROSSING 2nd ADDITION; Thence South 89°54'43" West for 1274.99 feet to the Southwest corner of said Tax Lot 1A1A and the East right-of-way line of 96th Street; Thence North 00°05'43" West for 866.22 feet along said East line to the TRUE POINT OF BEGINNING.

NOW KNOWN AS HUNTERS RIDGE LOTS 1-70 AND OUT LOT I

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 does hereby covenant with the grantee and with grantee's heirs and assigns that grantor is lawfully seized of said premises; that they are free from 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.

Dated: March 28, 1996

Howard G. Schwer
 Howard G. Schwer

Donald L. Schwer
 Donald L. Schwer

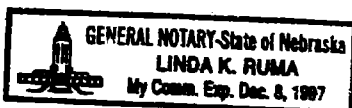
Helen M. Mann
 Helen M. Mann

Phyllis M. Lambert
 Phyllis M. Lambert

STATE OF NEBRASKA
 COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 28 day of March, 1996 by Howard G. Schwer, a married person, Donald L. Schwer, a married person, Helen M. Mann, a married person and Phyllis M. Lambert, a married person.

Linda K. Ruma
 Notary Public



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