

NEBRASKA DOCUMENTARY
STAMP TAX
Date August 11, 2003
\$ 498.75 By JR

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OTOE COUNTY, NE
FEE \$ 10.50

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Janet Reed

REGISTER OF DEEDS

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INDEXED

JOINT TENANCY WARRANTY DEED

C. KERMIT HOLMES, II and PATRICIA A. HOLMES, husband and wife, GRANTOR, whether one or more, in consideration of TWO HUNDRED EIGHTY-FIVE THOUSAND AND NO/100THS DOLLARS (\$285,000.00), received of GRANTEE, JONATHAN A. STELLING and RENAE R. STELLING, husband and wife, convey to GRANTEES, as joint tenants and not as tenants in common, the following-described real estate (defined in Neb. Rev. Stat. 76-201):

Tract 8A, located in Part of the Southwest ¼ of Section 8, Township 8 North, Range 14 East of the 6th P.M., Otoe County, Nebraska, being more particularly described as follows: Considering the West line of the Southwest ¼ of said Section 8 as bearing N00°00'00"E and with all bearings contained herein relative thereto: Commencing at the Southwest Corner of said Section 8, thence northerly along said West line N00°00'00"E 1,472.39 feet to a point, thence leaving said West line and continuing easterly S88°54'00"E 454.74 feet to a point, said point being the True Point of Beginning; thence northeasterly along the South right-of-way line of Business Highway #2 along a curve to the right on a radius of 1,658.87 feet, and whose long chord bearing is N63°47'22"E 951.38 feet to a point; thence continuing easterly along said right-of-way line S88°17'58"E 330.56 feet to a point; thence Southerly S00°00'00"E 697.83 feet to a point on the North boundary of Wyuka Cemetery; thence westerly along said line N89°26'44"W 441.10 feet to a point; thence continuing southerly along said cemetery boundary S00°02'52"W 136.82 feet to a point; thence westerly S88°42'34"W 366.0 feet to a point; thence continuing Northerly along said boundary line N00°59'26"W 421.20 feet to a point; thence continuing westerly along said cemetery boundary N88°54'00"W 369.66 feet to the True Point of Beginning.

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

- (1) is lawfully seised of such real estate and that it is free from encumbrances subject to easements, reservations, covenants and restrictions 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: 8/1, 2003.

C. Kermit Holmes, II
C. Kermit Holmes, II

Patricia A. Holmes
Patricia A. Holmes

