

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-300-301

PAGES _____

GRANTEE MASTER NAME # Nancey Stafford
13184

PARCEL # / FILING NUMBER 001004100/60250 9-1-9

New parcel # 001004102/60251

DOC STAMPS 258.75 tax/lien

SALES FILE # 31 # PAGES _____

NEIGHBORHOOD #

<u>1</u>	100	105	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	2000	<u>4000</u>	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

Ag Res

TAX DISTRICT 5

TOTAL SALE PRICE 115,000

S21 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-1-2018

DEED TYPE WD

SALE QUAL	<u>YES</u>	ADJUSTED	SUBCHNGD	NO	MOBILE
CODE	<u>1</u>	2	3	4	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	<u>RUR</u>
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS split - total Acres 72.70 on Parcel New parcel 22.40 Acres
Survey was done!
50.03 goes to Eric (Stamp)

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.

31

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	
WEBSTER - 91				Mo. <u>02</u> Day <u>01</u> Yr. <u>2018</u>		Mo. <u>12</u> Day <u>29</u> Yr. <u>2017</u>	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Eric C. & Sandee M. Heller				Grantee's Name (Buyer) Nancy B. Stafford			
Street or Other Mailing Address 320 East State St				Street or Other Mailing Address 2145 Rd F			
City Guide Rock		State NE		City Guide Rock		State NE	
Zip Code 68942				Zip Code 68942			
Phone Number				Phone Number		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?	
						Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/>	
Email Address				Email Address			

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 type="checkbox"/> Auction	<input type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input checked="" type="checkbox"/> Sale	<input type="checkbox"/> Transfer on Death
<input type="checkbox"/> Court Decree	<input type="checkbox"/> Exchange	<input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Partition	<input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Trustee to Beneficiary
<input type="checkbox"/> Distribution	<input type="checkbox"/> Foreclosure	<input type="checkbox"/> Irrevocable Trust	<input type="checkbox"/> Revocable Trust	<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 type="checkbox"/> Yes	<input checked="" 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 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?

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

2145 Rd F
Guide Rock, NE 68942

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

same as Grantee

18a No address assigned 18b Vacant land

20 Legal Description

see attached

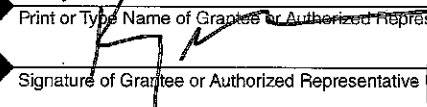
21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	\$ 115,000.00
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)	\$ 115,000.00

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 Kory J. McCracken (402) 746-3613
Print or Type Name of Grantee or Authorized Representative Phone Number

 Attorney Date 2/1/18

Signature of Grantee or Authorized Representative Title

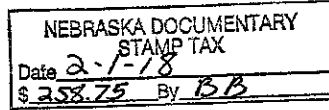
Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data
Mo. <u>2</u> Day <u>1</u> Yr. <u>18</u>	\$ <u>258.75</u>	<u>BK2018, Pg 300-301</u>

A tract of land located in the North Half (N½) of Section Nine (9), Township One (1) North, Range Nine (9) West of the Sixth P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the Northwest corner of the Northwest Quarter of Section Nine (9), Township One (1) North, Range Nine (9) West of the Sixth P.M., Webster County, Nebraska; thence S89°13'56"E (assumed bearing) on the North line of said Northwest Quarter, a distance of 2503.88 feet to the Northeast corner of a tract of land previously described and recorded in Book 2017, page 1209 and the point of beginning; thence continuing S89°13'56"E on said North line, a distance of 150.28 feet to the Northeast corner of said Northwest Quarter; thence S89°14'37"E on the North line of the Northeast Quarter of said Section Nine (9), a distance of 365.02 feet; thence S03°15'06"W, a distance of 1404.67 feet to the North line of the Chicago Burlington and Quincy Railroad right of way and to the beginning of a curve concave to the Northeast having a radius of 5679.58 feet; thence on said curve, the chord of which bears N82°29'12"W, an arc distance of 479.53 feet (479.39 feet chord distance); to the Southeast corner of a tract of land previously described and recorded in Book 29, page 77; thence N39°50'04"W on the easterly line of said tract of land, a distance of 393.02 feet to the Northeast corner of said tract of land; thence N82°51'14"W on the North line of said tract, a distance of 97.85 feet; thence N00°45'02"E, a distance of 687.89 feet to the Southwest corner of a tract of land previously described and recorded in Book 2017, page 1209; thence S89°14'36"E on the South line of said tract of land, a distance of 374.88 feet to the Southeast corner of said tract of land; thence N00°46'07"E, on the East line of said tract of land, a distance of 349.74 feet to the point of beginning, containing 22.40 acres, more or less, including 0.43 acres, more or less, of county road right of way

BK2018, Pg 300

State of Nebraska }
County of Webster } ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 1 day of February A.D., 2018, at 2:25 o'clock P. M. Recorded in Book 2018 on Page 300-301
Deb Klingsbergen County Clerk
16.00 BB Deputy
Ind. Comp. Assessor Carded



WARRANTY DEED

Eric C. Heller and Sandee M. Heller, husband and wife, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to Nancy B. Stafford, a single person, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land located in the North Half (N½) of Section Nine (9), Township One (1) North, Range Nine (9) West of the Sixth P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the Northwest corner of the Northwest Quarter of Section Nine (9), Township One (1) North, Range Nine (9) West of the Sixth P.M., Webster County, Nebraska; thence S89°13'56"E (assumed bearing) on the North line of said Northwest Quarter, a distance of 2503.88 feet to the Northeast corner of a tract of land previously described and recorded in Book 2017, page 1209 and the point of beginning; thence continuing S89°13'56"E on said North line, a distance of 150.28 feet to the Northeast corner of said Northwest Quarter; thence S89°14'37"E on the North line of the Northeast Quarter of said Section Nine (9), a distance of 365.02 feet; thence S03°15'06"W, a distance of 1404.67 feet to the North line of the Chicago Burlington and Quincy Railroad right of way and to the beginning of a curve concave to the Northeast having a radius of 5679.58 feet; thence on said curve, the chord of which bears N82°29'12"W, an arc distance of 479.53 feet (479.39 feet chord distance); to the Southeast corner of a tract of land previously described and recorded in Book 29, page 77; thence N39°50'04"W on the easterly line of said tract of land, a distance of 393.02 feet to the Northeast corner of said tract of land; thence N82°51'14"W on the North line of said tract, a distance of 97.85 feet; thence N00°45'02"E, a distance of 687.89 feet to the Southwest corner of a tract of land previously described and recorded in Book 2017, page 1209; thence S89°14'36"E on the South line of said tract of land, a distance of 374.88 feet to the Southeast corner of said tract of land; thence N00°46'07"E, on the East line of said tract of land, a distance of 349.74 feet to the point of beginning, containing 22.40 acres, more or less, including 0.43 acres, more or less, of county road right of way.

GRANTOR hereby conveys to GRANTEE all rights and liabilities reserved in the Warranty Deed recorded February 13, 2012, in Book 2012, page 309, subject to the terms and conditions contained therein.

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, except roads and highways, easements and restrictions of record;

(2) has legal power and lawful authority to convey the same;

(3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed ~~January~~ ^{December} 29th, 2017, 2018.

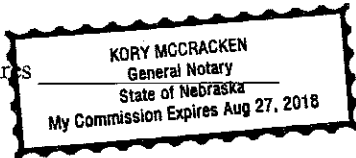
Eric C. Heller
Eric C. Heller

Sandee M. Heller
Sandee M. Heller

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on ~~January~~ ^{December} 29th, 2017, 2018, by Eric C. Heller and Sandee M. Heller, husband and wife.

Comm. expires



Kory McCracken
Notary Public

BOOK-PAGE

EQUIP		CREP		GREENBELT		EQUIP		CREP		GREENBELT	
DRYLAND		DRYLAND		DRYLAND		GRASSLAND		GRASSLAND		GRASSLAND	
ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES
001004100 1D1	001004102 1D1 E	1D1 P	1D1 G	001004100 1G1	001004102 1G1	1G1	1G1	1G1	1G1	1G1	1G1
1D	17.22	1D P	1D G	0.41	.08	1G	1G	1G	1G	1G	1G
2D1	2D1 E	2D1 P	2D1 G	1.34	.70	2G1	2G1	2G1	2G1	2G1	2G1
2D	2D E	2D P	2D G	2G	2G	2G	2G	2G	2G	2G	2G
3D1	3D1 E	3D1 P	3D1 G	3G1	3G1	3G1	3G1	3G1	3G1	3G1	3G1
3D	3D E	3D P	3D G	3G	3G	3G	3G	3G	3G	3G	3G
4D1	4D1 E	4D1 P	4D1 G	4G1	4G1	4G1	4G1	4G1	4G1	4G1	4G1
4D	.02	4D P	4D G	2.15	.03	4G	4G	4G	4G	4G	4G
TOTAL	17.24	TOTAL	TOTAL	TOTAL	3.90	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL

CRP	CANOPY 30% GREATER	CANOPY 2 ENCASED BY DRY OR IRR	AG OTHER	NON-AG ACRES
ACRES	ACRES	ACRES	ACRES	ACRES
1C1	001004100 1T1	001004102 1T1 2	SHELTERBELT	001004100 ROADS
1C	2.63	1T 2	ACCRETION	.39
2C1	3.21	2T1 2	WASTE	001004102 1.34
2C	2T	2T 2	OTHER	FARM SITE
3C1	3T1	3T1 2		HOME SITES
3C	3T	3T 2		1.0
4C1	4T1	4T1 2		OTHER
4C	4T	4T 2		WRP
TOTAL	13.03	TOTAL	TOTAL	RECREATION
	3.72			Bld. 1.0
				TOTAL
				2.39

Total = 20.85

Total 51.84

WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENCE DATA

Date of Print: 03/22/2018

Record: 1 of: 1

Inspected By: SK Inspection Date: 10/11/2016

Parcel ID #: 001004100

Map # : 4487-09-0-0-0-60250

STAFFORD, NANCY B.

Situs :2145 ROAD F

Legal :A TRACT OF LAND LOCATED IN N1/2 9-1-9

2145 RD F

GUIDE ROCK, NE

68942-

PHYSICAL INFORMATION

Type	: 1 - Single Family	Year Built/Age	: 1959 / 59
Quality	: 30 - Average	Effective Age	:
Condition	: 20 - Fair	Remodel Date	:
Arch Type	:	Remodel Type	:
Style	: One-Story 100%		
Exterior Wall	: 100% SIDING		
Floor Area	: 1392		
Basement Area	: 960		
Sub Floor	: WOOD JOIST/WOOD SUBFLOOR		
Bedrooms	:		
Baths	: 2.0		
Heat Type	: 100% BASEBOARD ELEC		
Roof Type	: COMP SHINGLES		
Plumbing Fixt	: 8		

RESIDENCE VALUATION SUMMARY

Improvement Value	\$26,060
Lump Sums	\$1,490 *
Lump Sums Description : AG RESIDENTIAL / FUNC BSMT FAIR +	
FINAL ESTIMATE OF VALUE.....	\$27,550

FARM VALUATION SUMMARY

Residence Value	\$27,550
Outbuilding Value	\$1,805
Agland Value	\$31,025
Total Value	\$60,380

Current Total Assessed Value for Parcel # 001004100	\$60,380
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WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENTIAL DATA SHEET - COST APPROACH DATA

Date of Print: 03/22/2018

Record : 1 of: 1

Parcel ID #: 001004100	Map # : 4487-09-0-0-60250
STAFFORD, NANCY B. 2145 RD F GUIDE ROCK, NE	Situs : 2145 ROAD F Legal : A TRACT OF LAND LOCATED IN N1/2 9-1-9 68942-

COST APPROACH - Values By Marshall & Swift

Appraisal Zone : 1000	Manual Date : 06/13	Cost Factor : 0.95
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	<u>DESCRIPTION</u>			
	<u>Square feet</u>		<u>Base SF Cost</u>	<u>Total Cost</u>
BASIC STRUCTURE COST	1,392	x	80.11	= 111,513
 <u>ADJUSTMENTS</u>				
ROOFING				
SUBFLOOR				
HEATING & COOLING	1,392	(0.39)	(0.39)	(543)
PLUMBING Base is: 9 (under base)	1	1176.67	(0.80)	(1,114)
BASEMENT COST	960	16.86	11.63	16,189
PARTITION FINISH				
RECREATIONAL FINISH				
MINIMUM FINISH	960	6.38	4.40	6,125
ADJUSTED STRUCTURE COST	1392	x	94.95	= 132,170
 <u>IMPROVEMENTS</u>				
ATTACHED GARAGE	576	23.00	0.84	13,250
DET GAR LOW CONC	960	8.63	82%	1,490 *
SOLID WALL PORCH/LOW	160	52.04		8,325
OPEN SLAB/LOW	340	5.70		1,940
SOLID WALL PORCH/LOW	128	55.16		7,060
OPEN SLAB	143	6.01		860

TOTAL REPLACEMENT COST NEW	1392	x	117.53	= 163,605
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Depreciation	: 84% Total	78% Physical	28% Functional	Economic	
				Less Depreciation/Plus Appreciation :	(137,545)

Improvement Value	\$26,060
Lump Sums AG RESIDENTIAL / FUNC BSMT FAIR + PORCHES LOW	1,490 *
Outbuilding Value	\$1,805
Land Value	\$31,025
ESTIMATE OF VALUE (USING THE COST APPROACH)	\$60,380
Value per Acre	\$2,900

WEBSTER COUNTY ASSESSOR'S OFFICE
RURAL OUTBUILDINGS

Date of Run: 03/22/2018

Parcel # : 001004100 Map # : 4487-09-0-0-0-60250
 Current Owner : STAFFORD, NANCY B. Tax District : 5
 Neighborhood : 1
 2145 RD F Legal Description : A TRACT OF LAND LOCATED IN N1/2 9-1-9
 GUIDE ROCK, NE 68942-

Appraisal Zone : 1000 Manual Date : 06/13 COST APPROACH - Values by Marshall & Swift
 Cost Factor : 1

Code	Description	Year	Qual	Condition	Dimensions	Roof	Cover	Wall	Floor	Units	Cost	RCN	Depr	Value
1	3MS 3 SIDED SHED DIR Notes :	10	Poor		30 x 18 x 8	GABL	METAL	METAL	CONC	540	4.95	2,673	82%	480
2	BARN BANK BARN Notes :	20	Poor		42 x 28 x	GABL	METAL	OTHER	CONC	1,176	25.06	29,471	96%	1,325

Total Outbuilding Value : 1,805

WEBSTER COUNTY ASSESSOR'S OFFICE
 AGLAND INVENTORY REPORT
 Date of Print : 03/22/2018

Parcel # : 001004100
 Current Owner : STAFFORD, NANCY B.
 2145 RD F
 GUIDE ROCK, NE 68942-

Map # : 4487-09-0-0-0-60250
 Tax District : 5
 Neighborhood : 1
 Greenbelt Area/Date : NO

Legal Description : A TRACT OF LAND LOCATED IN N1/2 9-1-9

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
BLD1	BUILDING SITE 1ST ACRE	FARM	BLD1	No		1.00 ✓	5,765	5,765	5,765
						Farm Use Totals :		5,765	5,765
2521	COLY-HOBBS SILT LOAMS, 0-30%	GRAS	4G	No		2.15	1,425	3,065	3,065
2669	HOLDREGE SILT LOAM, 1-3% SLPE	GRAS	1G	No		0.17	1,425	240	240
8870	HORD SILT LOAM, 1-3% SLOPES	GRAS	1G	No		1.17	1,425	1,665	1,665
2347	MCCOOK SILT LOAM, RARELY FLOO	GRAS	1G1	No		0.41	1,425	585	585
						Grass Use Totals :		5,555	5,555
8870T	TREE CANOPY 30% OR GREATER OF	GRT1	1T	No		0.97	180	175	175
2521T	TREE CANOPY 30% OR GREATER OF	GRT1	4T	No		10.40	180	1,870	1,870
2347T	TREE CANOPY 30% OR GREATER OF	GRT1	1T	No		1.66	180	300	300
						Grt1 Use Totals :		2,345	2,345
HOM1	HOME SITE 1ST ACRE, AG RELATE	HOME	HOM1	No		1.00 ✓	10,000	10,000	10,000
						Home Use Totals :		10,000	10,000
2521	COLY-HOBBS SILT LOAMS, 0-30%	IRRG	4A	No		0.96	4,740	4,550	4,550
8870	HORD SILT LOAM, 1-3% SLOPES	IRRG	1A	No		0.57	4,930	2,810	2,810
						Irrg Use Totals :		7,360	7,360
ROAD	COUNTY ROAD	ROAD	ROAD	No		0.39 ✓	0	0	0
						Road Use Totals :		0	0
						Parcel Totals :		31,025	31,025

WEBSTER COUNTY ASSESSOR'S OFFICE
 AGLAND INVENTORY REPORT
 Date of Print : 03/22/2018

Parcel # : 001004102
 Current Owner : HELLER, ERIC C & SANDEE M
 320 EAST STATE STREET
 GUIDE ROCK, NE 68942-0000

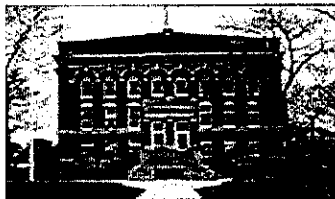
Map # : 4487-09-0-0-60250
 Tax District : 5
 Neighborhood : 1
 Greenbelt Area/Date : NO

Legal Description : PT OF NW1/4NE1/4 & PT OF NE1/4NW1/4 LESS 2 PARCELS IN 9-1-9

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
2667	HOLDREGE SILT LOAM, 0-1% SLOPE DRY		1D	No		6.15	2,705	16,635	16,635
2669	HOLDREGE SILT LOAM, 1-3% SLPE DRY		1D	No		11.07	2,705	29,945	29,945
2521	COLY-HOBBS SILT LOAMS, 0-30% DRY		4D	No		0.02	2,190	45	45
Dry Use Totals :						17.24 ✓		46,625	46,625
8870	HORD SILT LOAM, 1-3% SLOPES	GRAS	1G	No		0.67	1,425	955	955
2347	MCCOOK SILT LOAM, RARELY FLOO	GRAS	1G1	No		0.08	1,425	115	115
2521	COLY-HOBBS SILT LOAMS, 0-30%	GRAS	4G	No		0.03	1,425	45	45
2669	HOLDREGE SILT LOAM, 1-3% SLPE	GRAS	1G	No		0.03	1,425	45	45
Grass Use Totals :						0.81 ✓		1,160	1,160
2521T	TREE CANOPY 30% OR GREATER OF	GRT1	4T	No		0.51	180	90	90
2669T	TREE CANOPY 30% OR GREATER OF	GRT1	1T	No		0.62	180	110	110
8870T	TREE CANOPY 30% OR GREATER OF	GRT1	1T	No		1.38	180	250	250
2347T	TREE CANOPY 30% OR GREATER OF	GRT1	1T	No		1.21	180	220	220
Grt1 Use Totals :						3.72 ✓		670	670
8870	HORD SILT LOAM, 1-3% SLOPES	IRRG	1A	No		14.80	4,930	72,965	72,965
8869	HORD SILT LOAM, 0-1% SLOPES	IRRG	1A	No		13.32	4,930	65,670	65,670
2347	MCCOOK SILT LOAM, RARELY FLOO	IRRG	1A1	No		0.61	4,930	3,005	3,005
Irrg Use Totals :						28.73 ✓		141,640	141,640
ROAD	COUNTY ROAD	ROAD	ROAD	No		1.34	0	0	0
Road Use Totals :						1.34 ✓		0	0
Parcel Totals :						51.84		190,095	190,095

WEBSTER COUNTY ASSESSOR

621 N Cedar St
Red Cloud Ne 68970
Phone & Fax (402)746-2717



Deb Langer, Assessor Clerk
dlwebcoassr@outlook.com

DATE: 03-22-2018

SELLER: ERIC C. & SANDEE M. HELLER
320 EAST STATE STREET
GUIDE ROCK, NE 68942

BUYER: NANCY B. STAFFORD
2145 RD F
GUIDE ROCK, NE 68942

RE: AGRICULTURE/ IMPROVED(BUILDING/HOUSE) PROPERTY SALES VERIFICATION

PARCEL ID: 1004100 BOOK /PAGE: 2018-300-301 DATE OF SALE: 2/1/2018

LEGAL DESCRIPTION

A TRACT OF LAND IN N1/2 9-1-9

In accordance with Nebraska Revised State Statute 77-1327, the Assessor's Office for Webster County is required to furnish sales information to the State of Nebraska Department of Revenue, regarding real estate transactions in Webster County. As a recent seller/buyer, please complete the following questionnaire. The verification of accurate sales data is essential to establish real property valuations in Webster County. Completing this questionnaire will provide a solid base in the determination of the use of this sale. If you have any questions, please contact the Assessor's Office at (402)746-2717. You can mail, email or fax this back to the office. If we do not hear from you within 15 days we will calling for the information. Thank you in advance for you cooperation.

(Please circle the Yes or No answer on the questions where appropriate.)

1 Was the total purchase price? \$ 115,000 Yes / No

If No explain: _____

How much of the selling price is contributable to the house and/or buildings? \$ _____

2 Was any personal property included in the sale price? Yes / No Personal Property was (circle all that apply):

Pivot Irrigation Pipe (Above ground / Buried) Motor Machinery Grain / Crops Furniture Appliances Other (please explain):

3 What is the dollar value of the personal property that was it included in the purchase price? \$ _____

4 If this sale was involved in a 1031 like kind exchange; is it going to a holding company? Yes / No

5 How long was the property on the market? _____

6 How did you learn the property was for sale? Circle one: Advertising Broker/Realtor Family Newspaper Seller

Prior Knowledge Other (please explain): _____

7 How was the sale price set? Circle one:

Appraisal Auction Comparable Neighborhood Sales Mutual Agreement

Set by Seller Other (please explain): _____

CONTINUED ON BACK

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-309

PAGES _____

GRANTEE MASTER NAME # Sarah Reed

PARCEL # / FILING NUMBER 000165100 / 40400

13182

DOC STAMPS Exempt

tax/lien

SALES FILE # 32

PAGES _____

NEIGHBORHOOD #

1	100	105	<u>200</u>	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	2000	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 65

TOTAL SALE PRICE _____

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-1-2018

DEED TYPE WD

SALE QUAL

YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
-----	----------	----------	-----------	--------

CODE

1	2	3	<u>4</u>	5
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Exempt #12 - Court Decree

Real Estate Transfer Statement

32

• 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 Webster	2 County Number Select County & County Number 4591	3 Date of Sale/Transfer Mo. 2 Day 1 Yr. 2018	4 Date of Deed Mo. 2 Day 1 Yr. 2018
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Christopher Kincaid and Sarah Kincaid Street or Other Mailing Address 226 N. Cherry St City Red Cloud State NE Zip Code 68970 Phone Number 970-571-4737 Email Address little.girl.kincaid@gmail.com		6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Sarah Reed Street or Other Mailing Address 418 Michigan Ave. City Inavale State NE Zip Code 68952 Phone Number 970-571-4737 Is the grantee a 501(c)(3) organization? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If Yes, is the grantee a 509(a) foundation? Yes <input type="checkbox"/> No <input type="checkbox"/> Email Address little.girl.kincaid@gmail.com	

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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

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 checked="" type="checkbox"/> No	<input type="checkbox"/> Aunt or Uncle to Niece or Nephew	<input type="checkbox"/> Family Corp., Partnership, or LLC	<input checked="" type="checkbox"/> Self	<input type="checkbox"/> Other
		<input type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input 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?
\$11,605

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
**226 N. Cherry St.
 Red Cloud, NE 68970**

18a No address assigned 18b Vacant land

19 Name and Address of Person to Whom the Tax Statement Should be Sent
**Sarah Reed
 418 Michigan Ave
 Inavale, NE 68952**

20 Legal Description
Lots Seventeen (17), Eighteen (18), Nineteen (19), and Twenty (20), Block Four (4), Platt's First Addition to Red Cloud, Webster County, Nebraska

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$	0
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.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	0.00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number **12**

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

Sarah Kincaid
 Print Name of Grantee or Authorized Representative

Sarah Kincaid
 Signature of Grantee or Authorized Representative

970-571-4737
 Phone Number

2/1/2018
 Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. 02 Day 01 Yr. 2018	27 Value of Stamp or Exempt Number \$ Exempt #12	28 Recording Data BL 2018, Pg 309

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 1st day of Feb A.D., 2018, at 3:27 o'clock P M. Recorded in Book 2018 on Page 309

NEBRASKA DOCUMENTARY STAMP TAX
Date 2/1/2018
\$ exempt By DWA

Debra Klingenberg County Clerk
DWA Deputy

SR

Ind Comp Assessor Carded WARRANTY DEED

Christopher Kincade and Sarah Kincade, Grantors, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantee, Sarah Reed, convey to Grantee the following described real estate, per CI 17-22.

Lots Seventeen (17), Eighteen (18), Nineteen (19), and Twenty (20), Block Four (4),
Platt's First Addition to Red Cloud, Webster County, Nebraska

Grantors covenant, jointly and severally, with Grantee that Grantors:

- (1) Are lawfully seized of such real estate and that it is free from encumbrances;
- (2) Have legal power and lawful authority to convey the same;
- (3) Warrant and will defend to the real estate against the lawful claims of all persons.

Executed 2/1/2018

Sarah Kincade

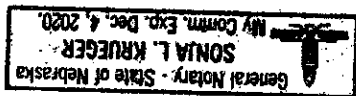
Sarah Kincade

STATE OF NEBRASKA)

) SS.

COUNTY OF WEBSTER)

The forgoing instrument was acknowledged before me on 2-1-2018
by Sarah Kincade.



Sonja L. Krueger

Notary Public

Sarah Reed, 418 Michigan Avenue, Inavale, Nebraska 68952

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-310

PAGES _____

GRANTEE MASTER NAME # Jeffrey +

PARCEL # / FILING NUMBER 001305600/62930

11-4-9

Jennifer Hubel

13181

DOC STAMPS 843.75

tax/lien

SALES FILE # 33

PAGES _____

NEIGHBORHOOD #

<u>1</u>	100	105	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	2000	<u>4000</u>	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

file -> RURAL RESIDENTIAL X
SUBURBAN _____

TAX DISTRICT 150

TOTAL SALE PRICE 375,000

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-1-2018

DEED TYPE JTWD

SALE QUAL

<u>yes</u>	ADJUSTED	SUBCHNGD	NO	MOBILE
<u>01</u>	2	3	4	<u>5</u>
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	<u>RUR</u>
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS 14.09 Acres w/ house + bldings - pd move to get + location.

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.

33

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

1 County Name WEBSTER - 91		2 County Number		3 Date of Sale/Transfer Mo. <u>2</u> Day <u>1</u> Yr. <u>2018</u>		4 Date of Deed Mo. <u>1</u> Day <u>31</u> Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Rick Ronald Ostdiek Street or Other Mailing Address <u>102 W Cage St</u> City <u>Blue Hill</u> State <u>NE</u> Zip Code <u>68930</u> Phone Number (970) 818-6297 Email Address <u>n/a</u>				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Jeffrey J. Hubl and Jennifer M. Hubl Street or Other Mailing Address <u>2363 Road Z</u> City <u>Lawrence</u> State <u>NE</u> Zip Code <u>68957</u> Phone Number (402) 756-3152 Email Address <u>n/a</u>			
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"/> Unimproved <input type="checkbox"/> IOLL		<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational <input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt				<input type="checkbox"/> Mobile Home	
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"/> Corrective <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 type="checkbox"/> Mineral <input type="checkbox"/> Quit Claim <input checked="" type="checkbox"/> Warranty							
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No							
10 Type of Transfer							
<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 checked="" type="checkbox"/> Sale <input type="checkbox"/> Trustee to Beneficiary <input type="checkbox"/> Court Decree <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.) <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				12 Was real estate purchased for same use? (If No, state the intended use.) <input checked="" type="checkbox"/> Yes <input type="checkbox"/> 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 type="checkbox"/> Yes <input checked="" 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 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? \$375,000				15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No \$ _____ %			
16 Does this conveyance divide a current parcel of land? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> 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.) <input checked="" type="checkbox"/> Yes <u>Southern Title, LLC</u> <input type="checkbox"/> No			
18 Address of Property 2363 Road Z Lawrence, NE 68957				19 Name and Address of Person to Whom the Tax Statement Should be Sent Grantees			
18a <input type="checkbox"/> No address assigned 18b <input type="checkbox"/> Vacant land							
20 Legal Description See Attached							
21 If agricultural, list total number of acres _____							

22 Total purchase price, including any liabilities assumed	22	\$	375,000.00
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.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	375,000.00

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 **Jeffrey J. Hubl** (402) 756-3152
 Print or Type Name of Grantee or Authorized Representative Phone Number
 Grantee 2/1/2018
 Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only			For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>1</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>843.75</u>	28 Recording Data <u>BK2018, Pg 310</u>	

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

BK2018, Pg 310

State of Nebraska }
County of Webster } ss.

Entered on the
numerical index and filed for record in the
Clerk's office of said county this 1 day
of February A.D., 2018, at 3:55
o'clock P.M. Recorded in Book 2018
on Page 310
Deb Rlingenberger County Clerk
\$10.00 BB Deputy
Ind. Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-1-18
\$ 843.75 By BB

Return to:
Southern Title, LLC
P O Box 221
Red Cloud, NE 68970

JOINT TENANCY WARRANTY DEED

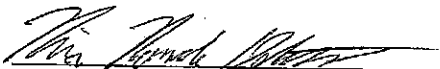
Rick Ronald Ostdiek, a single person, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Jeffrey J. Hubl and Jennifer M. Hubl, husband and wife, conveys to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A parcel of land located in the Northeast Quarter of Section 11, Township 4 North, Range 9 West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Beginning at the Northwest corner of the Northeast Quarter of said Section 11; thence N89°58'38"E (assumed bearing) on the North line of said Northeast Quarter, a distance of 811.00 feet; thence S04°00'57"W, a distance of 459.45 feet; thence N86°59'59"W, a distance of 58.50 feet; thence S01°44'12"W, a distance of 187.50 feet; thence N87°21'13"W, a distance of 145.00 feet; thence S01°14'27"W, a distance of 81.00 feet; thence S81°34'26"W, a distance of 350.00 feet; thence S00°32'02"W, a distance of 250.00 feet; thence S89°58'38"W, parallel with said North line, a distance of 220.00 feet to the West line of said Northeast Quarter; thence N00°01'27"E, a distance of 1018.00 feet to the point of beginning, subject to public road right-of-way on the North.

Grantor covenants, jointly and severally, if more than one, with Grantees that Grantor:

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


Executed January 31, 2018.


Rick Ronald Ostdiek

STATE OF NEBRASKA)
COUNTY OF Webster) ss.

The foregoing instrument was acknowledged before me on January 31, 2018 by Rick Ronald Ostdiek, a single person.

GENERAL NOTARY - State of Nebraska
TERESA L. THEOBALD
My Comm. Exp. August 27, 2021


Notary Public

My commission expires: 8/27/2021

COMMENTS

14.09 Acres w/ Home & Bldgs 225,850 Home & Bld. 149,150

BOOK-PAGE 2018-310

DATE OF SALE 2-1-2018

LEGAL DESCRIPTION A Parcel of Land Located in NE 1/4 11-4-9

LOCATION ID PARCEL(S) 001305600 / 62930

ASSESSOR LOCATION Rural

ADDRESS OF PROPERTY 2363 Rd 2 NE 1/4 11-4-9

YEAR	LAND	IMPROVEMENTS	TOTAL
2015	33010	188120	221130
2016	33010	225850	258860
2017	35470	225850	261320

SELLING PRICE 375,000	521 ADJUSTMENT	ASSESSOR ADJUSTMENT	ADJUSTED SELLING PRICE
-----------------------	----------------	---------------------	------------------------

SCHOOL BASE # 150 65-0005 HOUSE QUALITY 40 HOUSE CONDITION 40 DATE OF CONSTRUCTION 1995

MOBILE HOME NA

BOOK-PAGE

DRYLAND	EQUIP DRYLAND	CREP DRYLAND	GREENBELT DRYLAND	GRASSLAND	EQUIP GRASSLAND	CREP GRASSLAND	GREENBELT GRASSLAND
ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES
1D1	1D1 E	1D1 P	1D1 G	1G1	1G1	1G1	1G1
1D	1D E	1D P	1D G	1G	1G	1G	1G
2D1	2D1 E	2D1 P	2D1 G	2G1	2G1	2G1	2G1
2D	2D E	2D P	2D G	2G	2G	2G	2G
3D1	3D1 E	3D1 P	3D1 G	3G1	3G1	3G1	3G1
3D	3D E	3D P	3D G	3G	3G	3G	3G
4D1	4D1 E	4D1 P	4D1 G	4G1	4G1	4G1	4G1
4D	4D E	4D P	4D G	4G	4G	4G	4G
TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL

CRP	CANOPY 30% GREATER	CANOPY 2 ENCASED BY DRY OR IRR	AG OTHER	NON-AG ACRES
ACRES	ACRES	ACRES	ACRES	ACRES
1C1	1T1	1T1 2	SHELTERBELT	ROADS <u>1.38</u>
1C	1T	1T 2	ACCRETION	FARM SITE <u>1.0</u>
2C1	2T1	2T1 2	WASTE	HOME SITES <u>1.0</u>
2C	2T	2T 2	OTHER	OTHER
3C1	3T1	3T1 2		WRP
3C	3T	3T 2		RECREATION
4C1	4T1	4T1 2		<u>Res site 10.71</u>
4C	4T	4T 2		
TOTAL	TOTAL	TOTAL	TOTAL	TOTAL <u>14.09</u>

WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENCE DATA

Date of Print: 03/23/2018

Record: 1 of: 1

Inspected By: BW Inspection Date: 12/01/1919

Parcel ID #: 001305600

Map # : 4135-11-0-0-0-62930

HUBL, JEFFREY J. & JENNIFER M.

Situs :2363 RD Z

Legal :14.09 AC TR IN NE1/4 11-4-9

2363 ROAD Z
LAWRENCE, NE

68957-

PHYSICAL INFORMATION

Type	: 1 - Single Family	Year Built/Age	: 1995 / 23
Quality	: 40 - Good	Effective Age	:
Condition	: 40 - Good	Remodel Date	:
Arch Type	:	Remodel Type	:
Style	: One-Story 100%		
Exterior Wall	: 100% METAL/STEEL		
Floor Area	: 2146		
Basement Area	: 1948		
Sub Floor	: WOOD JOIST/WOOD SUBFLOOR		
Bedrooms	:		
Baths	: 3.5		
Heat Type	: 100% WARM & COOLED		
Roof Type	: COMP SHINGLES		
Plumbing Fixt	: 14		

RESIDENCE VALUATION SUMMARY

Improvement Value	\$219,985
Lump Sums	
Lump Sums Description : RUR RES	
FINAL ESTIMATE OF VALUE.....	\$219,985

FARM VALUATION SUMMARY

Residence Value	\$219,985
Outbuilding Value	\$5,865
Agland Value	\$35,470
Total Value	\$261,320

Current Total Assessed Value for Parcel # 001305600	\$261,320
---	-----------

WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENTIAL DATA SHEET - COST APPROACH DATA

Date of Print: 03/23/2018

Record : 1 of: 1

Parcel ID #: 001305600

Map # : 4135-11-0-0-0-62930

HUBL, JEFFREY J. & JENNIFER M.

Situs : 2363 RD Z

Legal : 14.09 AC TR IN NE1/4 11-4-9

2363 ROAD Z
LAWRENCE, NE

68957-

COST APPROACH - Values By Marshall & Swift

Appraisal Zone : 1000

Manual Date : 06/13

Cost Factor : 0.95

	<u>DESCRIPTION</u>	<u>Square feet</u>		<u>Base SF Cost</u>	<u>Total Cost</u>
BASIC STRUCTURE COST		2,146	x	96.20	= 206,445
<u>ADJUSTMENTS</u>		<u>Units</u>	<u>Unit Cost</u>	<u>Area Adj</u>	<u>Total Cost</u>
ROOFING		2,146	(1.34)	(1.34)	(2,876)
SUBFLOOR					
HEATING & COOLING		2,146	2.24	2.24	4,807
PLUMBING Base is: 12 (over base)		2	1910	1.69	3,627
BASEMENT COST		1,948	17.50	15.89	34,096
PARTITION FINISH		1,948	23.5	21.33	45,778
RECREATIONAL FINISH					
MINIMUM FINISH					
ADJUSTED STRUCTURE COST		2146	x	136.01	= 291,877
<u>IMPROVEMENTS</u>		<u>Units</u>	<u>Unit Cost</u>	<u>Depr</u>	<u>Total Cost</u>
ATTACHED GARAGE		484	31.77	0.32	15,375
CONCRETE DRIVE		660	4.10		2,705
OPEN SLAB		436	7.46		3,255
SLAB W/ROOF & STEPS		120	33.14		3,975
WOOD DECK		436	14.50		6,320

TOTAL REPLACEMENT COST NEW	2146	x	150.75	= 323,505
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Depreciation	: 32% Total	32% Physical	Functional	Economic	
				Less Depreciation/Plus Appreciation :	(103,520)

Improvement Value	\$219,985
Lump Sums RUR RES	
Outbuilding Value	\$5,865
Land Value	\$35,470
ESTIMATE OF VALUE (USING THE COST APPROACH)	\$261,320
Value per Acre	\$18,550

WEBSTER COUNTY ASSESSOR'S OFFICE
RURAL OUTBUILDINGS

Date of Run: 03/23/2018

Parcel # : 001305600 Map # : 4135-11-0-0-0-62930
 Current Owner : HUBL, JEFFREY J. & JENNIFER M. Tax District : 150
 2363 ROAD Z Neighborhood : 1
 LAWRENCE, NE 68957- Legal Description : 14.09 AC TR IN NE1/4 11-4-9

COST APPROACH - Values by Marshall & Swift

Appraisal Zone : 1000 Manual Date : 06/13 Cost Factor : 1

Code	Description	Year	Qual	Condition	Dimensions	Roof	Cover	Wall	Floor	Units	Cost	RCN	Depr	Value
2	MCH FRAME BARN Notes :	30	Average		54 x 36 x 16	GABL	METAL	METAL	DIRT	1,944	9.57	18,604	83%	3,165
2	DRC CONCRETE DRIVE Notes :	30	Average		36 x 10 x				CONC	360	4.45	1,602	32%	1,090
4	YDS YARD SHED/GREENH Notes :	20	Fair		12 x 10 x	GABL	SHNGL	WOOD	DIRT	120	2.50	300	42%	175
5	SH1 CHICKEN HOUSE Notes :	30	Average		12 x 8 x	GABL	SHNGL	WOOD	WOOD	96	8.58	824	32%	560
6	SH1 SHED Notes :	30	Average		15 x 13 x	GABL	SHNGL	WOOD	DIRT	195	6.60	1,287	32%	875
													Total Outbuilding Value :	5,865

WEBSTER COUNTY ASSESSOR'S OFFICE
 AGLAND INVENTORY REPORT
 Date of Print : 03/23/2018

Parcel # : 001305600
 Current Owner : HUBL, JEFFREY J. & JENNIFER M.
 2363 ROAD Z
 LAWRENCE, NE 68957-

Map # : 4135-11-0-0-0-62930
 Tax District : 150
 Neighborhood : 1
 Greenbelt Area/Date : NO

Legal Description : 14.09 AC TR IN NE1/4 11-4-9

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
HOM1RR	HOME SITE 1ST ACRE - RURAL RE HOME		HOM1RR	No		1.00	10,000	10,000	10,000
					Home Use Totals :	1.00		10,000	10,000
ROAD	COUNTY ROAD	ROAD	ROAD	No		1.38	0	0	0
					Road Use Totals :	1.38		0	0
RES	RURAL RESIDENTIAL - ADDITIONA SITE		RES	No		10.71	1,840	19,705	19,705
BLD1RR	BUILDING SITE 1ST ACRE - RESI SITE		BLD1RR	No		1.00	5,765	5,765	5,765
					Site Use Totals :	11.71		25,470	25,470
					Parcel Totals :	14.09		35,470	35,470

WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENCE DATA

Date of Print: 03/28/2018
Inspected By: BW Inspection Date: 12/01/1919

Record: 1 of: 1

Parcel ID #:	001305600	Map #	: 4135-11-0-0-0-62930
HUBL, JEFFREY J. & JENNIFER M.		Situs	:2363 RD Z
		Legal	:14.09 AC TR IN NE1/4 11-4-9
2363 ROAD Z LAWRENCE, NE	68957-		

PHYSICAL INFORMATION

Type	: 1 - Single Family	Year Built/Age	: 1995 / 23
Quality	: 40 - Good	Effective Age	:
Condition	: 40 - Good	Remodel Date	:
Arch Type	:	Remodel Type	:
Style	: One-Story 100%		
Exterior Wall	: 100% METAL/STEEL		
Floor Area	: 2146		
Basement Area	: 1948		
Sub Floor	: WOOD JOIST/WOOD SUBFLOOR		
Bedrooms	:		
Baths	: 3.5		
Heat Type	: 100% WARM & COOLED		
Roof Type	: COMP SHINGLES		
Plumbing Fixt	: 14		

RESIDENCE VALUATION SUMMARY

Improvement Value	\$219,985
Lump Sums	
Lump Sums Description : RUR RES	
FINAL ESTIMATE OF VALUE.....	\$219,985

FARM VALUATION SUMMARY

Residence Value	\$219,985
Outbuilding Value	\$5,865
Agland Value	\$35,470
Total Value	\$261,320
Current Total Assessed Value for Parcel # 001305600	\$261,320

DATA USED FOR CALCULATIONS SUPPLIED BY MARSHALL & SWIFT which hereby reserves all rights herein.

WEBSTER COUNTY ASSESSOR'S OFFICE
FARM RESIDENTIAL DATA SHEET - COST APPROACH DATA

Date of Print: 03/28/2018

Record : 1 of: 1

Parcel ID #: 001305600	Map #	: 4135-11-0-0-0-62930
HUBL, JEFFREY J. & JENNIFER M.	Situs	:2363 RD Z
2363 ROAD Z	Legal	:14.09 AC TR IN NE1/4 11-4-9
LAWRENCE, NE		68957-

COST APPROACH - Values By Marshall & Swift

Appraisal Zone : 1000	Manual Date : 06/13	Cost Factor :0.95
-----------------------	---------------------	-------------------

DESCRIPTION	Square feet		Base SF Cost	Total Cost
BASIC STRUCTURE COST	2,146	x	96.20	= 206,445
<u>ADJUSTMENTS</u>				
ROOFING	2,146		(1.34)	(2,876)
SUBFLOOR				
HEATING & COOLING	2,146		2.24	4,807
PLUMBING Base is: 12 (over base)	2		1910	3,627
BASEMENT COST	1,948		17.50	34,096
PARTITION FINISH	1,948		23.5	45,778
RECREATIONAL FINISH				
MINIMUM FINISH				
ADJUSTED STRUCTURE COST	2146	x	136.01	= 291,877
<u>IMPROVEMENTS</u>				
ATTACHED GARAGE	484		31.77	15,375
CONCRETE DRIVE	660		4.10	2,705
OPEN SLAB	436		7.46	3,255
SLAB W/ROOF & STEPS	120		33.14	3,975
WOOD DECK	436		14.50	6,320

TOTAL REPLACEMENT COST NEW	2146	x	150.75	= 323,505
----------------------------	------	---	--------	-----------

Depreciation	: 32% Total	32% Physical	Functional	Economic
				Less Depreciation/Plus Appreciation : (103,520)

Improvement Value	\$219,985
Lump Sums RUR RES	
Outbuilding Value	\$5,865
Land Value	\$35,470
ESTIMATE OF VALUE (USING THE COST APPROACH)	\$261,320
Value per Acre	\$18,550

WEBSTER COUNTY ASSESSOR'S OFFICE
RURAL OUTBUILDINGS

Date of Run: 03/28/2018

Parcel # : 001305600
 Current Owner : HUBL, JEFFREY J. & JENNIFER M.
 2363 ROAD Z
 LAWRENCE, NE 68957-

Map # : 4135-11-0-0-0-62930
 Tax District : 150
 Neighborhood : 1
 Legal Description : 14.09 AC TR IN NE1/4 11-4-9

COST APPROACH - Values by Marshall & Swift

Appraisal Zone : 1000 Manual Date : 06/13 Cost Factor : 1

Code	Description	Year	Qual	Condition	Dimensions	Roof	Cover	Wall	Floor	Units	Cost	RCN	Depr	Value
2	MCH FRAME BARN Notes :	30	Average		54 x 36 x 16	GABL	METAL	METAL	DIRT	1,944	9.57	18,604	83%	3,165
2	DRC CONCRETE DRIVE Notes :	30	Average		36 x 10 x				CONC	360	4.45	1,602	32%	1,090
4	YDS YARD SHED/GREENH Notes :	20	Fair		12 x 10 x	GABL	SHNGL	WOOD	DIRT	120	2.50	300	42%	175
5	SH1 CHICKEN HOUSE Notes :	30	Average		12 x 8 x	GABL	SHNGL	WOOD	WOOD	96	8.58	824	32%	560
6	SH1 SHED Notes :	30	Average		15 x 13 x	GABL	SHNGL	WOOD	DIRT	195	6.60	1,287	32%	875
													Total Outbuilding Value :	5,865

WEBSTER COUNTY ASSESSOR'S OFFICE

AGLAND INVENTORY REPORT

Date of Print : 03/28/2018

Parcel # : 001305600
 Current Owner : HUBL, JEFFREY J. & JENNIFER M.
 2363 ROAD Z
 LAWRENCE, NE 68957-

Map # : 4135-11-0-0-0-62930
 Tax District : 150
 Neighborhood : 1
 Greenbelt Area/Date : NO

Legal Description : 14.09 AC TR IN NE1/4 11-4-9

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
HOM1RR	HOME SITE 1ST ACRE - RURAL RE HOME		HOM1RR	No		1.00	10,000	10,000	10,000
						Home Use Totals :		10,000	10,000
ROAD	COUNTY ROAD	ROAD	ROAD	No		1.38	0	0	0
						Road Use Totals :		0	0
RES	RURAL RESIDENTIAL - ADDITIONA SITE		RES	No		10.71	1,840	19,705	19,705
BLD1RR	BUILDING SITE 1ST ACRE - RESI SITE		BLD1RR	No		1.00	5,765	5,765	5,765
						Site Use Totals :		25,470	25,470
						Parcel Totals :		35,470	35,470

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-355

PAGES _____

GRANTEE MASTER NAME # Mary E Scheuneman

PARCEL # / FILING NUMBER 000169200/42230

Revocable Trust

000173100/31725

13183

DOC STAMPS Exempt 5B

tax/lien

SALES FILE # 34

PAGES _____

NEIGHBORHOOD #

1	100	105	<u>200</u>	<u>205</u>	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/ SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/ HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	<u>2000</u>	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 65

TOTAL SALE PRICE

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 11-7-2017

DEED TYPE WD

SALE QUAL

YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
1	2	3	<u>4</u>	5
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Changed to a Trust.
(Individual)

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.

34

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	
WEBSTER - 91				Mo. 11 Day 02 Yr. 2017		Mo. 11 Day 02 Yr. 2017	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Mary E. Scheuneman				Grantee's Name (Buyer) Mary E. Scheuneman Revocable Trust			
Street or Other Mailing Address 725 West 4th Avenue				Street or Other Mailing Address 725 West 4th Avenue			
City Red Cloud		State NE		Zip Code 68970		City Red Cloud	
						State NE	
						Zip Code 68970	
Phone Number (402) 746-2400		Phone Number (402) 746-2400		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?		Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Email Address		Email Address				Yes <input type="checkbox"/> No <input type="checkbox"/>	

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 checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Industrial	<input type="checkbox"/> Mineral Interests-Nonproducing	<input type="checkbox"/> State Assessed
<input type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> Exempt
<input type="checkbox"/> IOLL	<input type="checkbox"/> Commercial	<input type="checkbox"/> Recreational		<input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 type="checkbox"/> Distribution	<input type="checkbox"/> Foreclosure	<input type="checkbox"/> Irrevocable Trust	<input checked="" 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"/> Trustee to Beneficiary
<input type="checkbox"/> Court Decree	<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 checked="" type="checkbox"/> Self	<input type="checkbox"/> Other _____
		<input type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input 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?

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

725 West 4th Ave & 333 N Webster St
Red Cloud, NE 68970

18a No address assigned 18b Vacant land

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

same as Grantee

20 Legal Description

see attached

21 If agricultural, list total number of acres _____.

22 Total purchase price, including any liabilities assumed	22	\$ 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.)	23	\$ 0.00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$ 0.00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number 5b.

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

David B. Garwood (402) 746-3613
Print or Type Name of Grantee or Authorized Representative Phone Number

[Signature] Attorney 2-5-18
Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data
Mo. 02 Day 05 Yr. 2018	\$ exempt 5B	BW2018, Pg 355

Lots Three (3), Four (4), Five (5) and Six (6), Block Twenty-six (26), Original town of Red Cloud, Webster County, Nebraska, AND

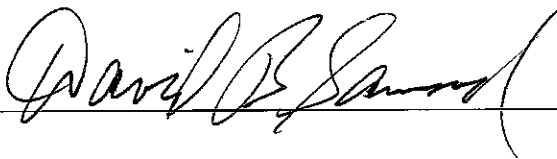
The East Seventy-five feet of the South One Hundred Seventy-eight feet (E75'/S178') of Lot B, Subdivision of Annex Lot Twelve (12), to the City of Red Cloud, Webster County, Nebraska.

CERTIFICATE OF EXEMPTION

The undersigned certifies that the transfer of the property referred to herein is made under such circumstances as to come within Neb. Rev. Stat. 76-902 (19) and that evidence supporting the exemption is maintained by the undersigned and is available for inspection by the Nebraska Department of Revenue.

REASON FOR EXEMPTION: Grantor(s) are Trustee(s) of a revocable trust for benefit of Grantor(s).

Dated this 2nd day of Feb., 2017.



BW2018, Pg 355

State of Nebraska } ss.
County of Webster }

Entered on the
numerical index and filed for record in the
Clerk's office of said county this 5th day
of Feb A.D., 2018, at 10:05
o'clock A.M. Recorded in Book 2017
on Page 355
Debra Klunsgaard County Clerk
D.K.H. Deputy
Ind. Comp. Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2/5/18
\$ 5.8 By D.K.H.

WARRANTY DEED

Mary E. Scheuneman, a single person, GRANTOR, whether one or more, in consideration of ONE AND NO/100 DOLLARS (\$1.00) and other valuable consideration receipt of which is hereby acknowledged, convey to Mary E. Scheuneman, Trustee of the Mary Scheuneman Revocable Trust under agreement dated September 21, 2005, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Three (3), Four (4), Five (5) and Six (6), Block Twenty-six (26), Original town of Red Cloud, Webster County, Nebraska, AND

The East Seventy-five feet of the South One Hundred Seventy-eight feet (E75'/S178') of Lot B, Subdivision of Annex Lot Twelve (12), to the City of Red Cloud, Webster County, Nebraska.

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; except easements and restrictions of record;

(2) has legal power and lawful authority to convey the same;

(3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed February 2, 2018.

Mary E. Scheuneman
Mary E. Scheuneman

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on February 2, 2018, by Mary E. Scheuneman, a single person.

GENERAL NOTARY - State of Nebraska
DAVID B. GARWOOD
My Comm. Exp. October 22, 2018

Comm. expires 10-22-2018

David B. Garwood
Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-364

PAGES _____

GRANTEE MASTER NAME # Candace K. Crockett

PARCEL # / FILING NUMBER 002407100/72665 11-3-12

+ William G. Henkel

002307800/71905 15-2-12

13185

DOC STAMPS Exempt #20 tax/lien

SALES FILE # ~~AD~~-35 # PAGES _____

NEIGHBORHOOD #	<u>10</u>	100	105	200	205	300	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	1000 RESIDENTIAL	2000 COMMERCIAL	<u>4000</u> AGRICULTURAL	9000 EXEMPT	9500 GAME & PARKS			
						RURAL RESIDENTIAL _____		
						SUBURBAN _____		

TAX DISTRICT 110

TOTAL SALE PRICE ~~0~~

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 1-24-2018

DEED TYPE Trustees Deed of Distribution

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	<u>RUR</u>
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS 50% each tenants in common - Deed of Distribution

Real Estate Transfer Statement

35

• 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 WEBSTER	2 County Number - 91	3 Date of Sale/Transfer Mo. 01 Day 24 Yr. 2018	4 Date of Deed Mo. 01 Day 24 Yr. 2018
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) see attachment A Street or Other Mailing Address City State Zip Code Phone Number Email Address		6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) see attachment B Street or Other Mailing Address City State Zip Code Phone Number Is the grantee a 501(c)(3) organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, is the grantee a 509(a) foundation? <input type="checkbox"/> Yes <input type="checkbox"/> No Email Address	

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"/> Unimproved <input type="checkbox"/> IOLL	<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

8 Type of Deed

<input type="checkbox"/> Conservator <input type="checkbox"/> Bill of Sale <input type="checkbox"/> Cemetery	<input type="checkbox"/> Corrective <input type="checkbox"/> Death Certificate - Transfer on Death	<input type="checkbox"/> Distribution <input type="checkbox"/> Easement <input type="checkbox"/> Executor	<input type="checkbox"/> Land Contract/Memo <input type="checkbox"/> Lease <input type="checkbox"/> Mineral	<input type="checkbox"/> Partition <input type="checkbox"/> Sheriff <input type="checkbox"/> Other	<input type="checkbox"/> Personal Rep. <input type="checkbox"/> Quit Claim <input checked="" type="checkbox"/> Trust/Trustee <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"/> Distribution <input type="checkbox"/> Auction <input type="checkbox"/> Court Decree	<input type="checkbox"/> Easement <input type="checkbox"/> Exchange	<input type="checkbox"/> Foreclosure <input type="checkbox"/> Gift <input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Irrevocable Trust <input type="checkbox"/> Life Estate <input type="checkbox"/> Partition	<input type="checkbox"/> Revocable Trust <input type="checkbox"/> Sale <input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Transfer on Death <input type="checkbox"/> Trustee to Beneficiary <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 type="checkbox"/> Ex-spouse	<input checked="" type="checkbox"/> Parents and Child	<input type="checkbox"/> Step-parent and Step-child	

14 What is the current market value of the real property?
\$1,500,000

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

19 Name and Address of Person to Whom the Tax Statement Should be Sent
William Henkel
765 S. Marian Rd.
Hastings, NE 68901

18a No address assigned 18b Vacant land

20 Legal Description
The Northeast Quarter (NE 1/4) and the East Half of the Northwest Quarter (E 1/2 NW 1/4) of Section Eleven (11), Township (3) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska, except cemetery plot; AND The Northeast Quarter (NE 1/4) of Section Fifteen (15), Township Two (2) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska.

21 If agricultural, list total number of acres 400+/-

22 Total purchase price, including any liabilities assumed	\$	0.00
23 Was non-real property included in the purchase? <input type="checkbox"/> Yes <input 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 20

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

Print or Type Name of Grantee or Authorized Representative: Randall Alexander

Signature of Grantee or Authorized Representative: *[Handwritten Signature]*

Attorney at Law

Title

Phone Number: (308) 236-7979

Date: 11/31/18

Register of Deed's Use Only

26 Date Deed Recorded: Mo. 2 Day 6 Yr. 18

27 Value of Stamp or Exempt Number: \$ Exempt # 20

28 Recording Data: BK 2018, Pg 364

For Dept. Use Only

Attachment A

Candace K. Crockett and William G. Henkel, as Successor Co-Trustees of The Henkel Family Trust U/A dated September 11, 1991

610 H. Street

Bellevue, KS 66935

402-461-6624

785-527-8234

Attachment B

Candace K. Crockett and William G. Henkel

610 H. Street

Bellevue, KS 66935

402-461-6624

785-527-8234

BK2018, Pg 364

State of Nebraska }
County of Webster } ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 6 day of February A.D., 2018, at 8:33 o'clock A.M. Recorded in Book 2018 on Page 364
Deb Kligenberger County Clerk
310.00 BB Deputy
Ind ___ Comp ___ Assessor ___ Carded ___

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-6-18
\$rempt By BB

TRUSTEE'S DEED OF DISTRIBUTION

Return to:
Downing and Alexander
PO Box 185
Superior, NE 68848

Candace K. Crockett and William G. Henkel, as Successor Co-Trustees of The Henkel Family Trust U/A dated September 11, 1991 (collectively, "Grantor"), do hereby convey to each Candace K. Crockett and William G. Henkel, personally, as tenants in common (collectively, the "Grantee"), all of Grantor's right, title and interest in and to the following described real estate (as defined in Neb. Rev. Stat. § 76-201), together with all improvements thereupon, if any, lying, being, and situate in the County of Webster and State of Nebraska (the "Property"):

AN UNDIVIDED 1/2 INTEREST IN The Northeast Quarter (NE¼) and the East Half of the Northwest Quarter (E1/2NW1/4) of Section Eleven (11), Township (3) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska, except cemetery plot; AND

AN UNDIVIDED 1/2 INTEREST IN The Northeast Quarter (NE1/4) of Section Fifteen (15), Township Two (2) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska.

Grantor has determined that Grantee is the person entitled to distribution of the real estate from said trust. Grantor covenants with Grantee that Grantor has legal power and lawful authority to convey and release the same.

This transaction is exempt from documentary stamp tax pursuant to Neb Rev Stat §76-902(20).

Executed this 24th day of January, 2018.

Candace K. Crockett
Candace K. Crockett, as Successor Co-Trustee of the Henkel Family Trust U/A dated September 11, 1991

William G. Henkel
William G. Henkel, as Successor Co-Trustee of the Henkel Family Trust U/A dated September 11, 1991

STATE OF Nebraska)
COUNTY OF Nebraska) SS.

The foregoing instrument was acknowledged before me this 24 day of January, 2018, by Candace K. Crockett, as Successor Co-Trustee of the Henkel Family Trust U/A dated September 11, 1991, Grantor.

GENERAL NOTARY - State of Nebraska
RANDALL L. ALEXANDER
My Comm. Exp. August 18, 2021

[Signature]
Notary Public

STATE OF Nebraska)
COUNTY OF Nebraska) SS.

The foregoing instrument was acknowledged before me this 24 day of January, 2018, by William G. Henkel, as Successor Co-Trustee of the Henkel Family Trust U/A dated September 11, 1991, Grantor.

GENERAL NOTARY - State of Nebraska
RANDALL L. ALEXANDER
My Comm. Exp. August 18, 2021

[Signature]
Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-368

PAGES _____

GRANTEE MASTER NAME # Keith A. +

PARCEL # / FILING NUMBER 000315200/7510

Kathrine A.

DOC STAMPS Exempt #4

tax/lien _____

Schmidt, CoTrustees

SALES FILE # 36

PAGES _____

#13186

NEIGHBORHOOD #

1	100	105	200	205	300	<u>305</u>	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSCMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	<u>2000</u>	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____
SUBURBAN _____

TAX DISTRICT 195

437 W Coage St.

TOTAL SALE PRICE 0

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 1-8-2018

DEED TYPE WD

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

<u>BH</u> BLUE HILL	BLA BLADEN	COW COWLES	GR GUIDEROCK	INA INAVALE	RC RED CLOUD	ROS ROSEMONT	RUR RURAL
------------------------	---------------	---------------	-----------------	----------------	-----------------	-----------------	--------------

COMMENTS Edgar + Mabel Schmidt LE to Keith A. Schmidt + Kathrine

Real Estate Transfer Statement

36

• 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
	WEBSTER - 91	Mo. <u>1</u> Day <u>8</u> Yr. <u>18</u>	Mo. <u>1</u> Day <u>8</u> Yr. <u>18</u>

5 Grantor's Name, Address, and Telephone (Please Print)		6 Grantee's Name, Address, and Telephone (Please Print)	
Grantor's Name (Seller) Keith A. Schmidt and Katherine A. Schmidt, h and w		Grantee's Name (Buyer) Keith A. Schmidt and Katherine A. Schmidt, Co-Trustees	
Street or Other Mailing Address 4375 West Powerline Road		Street or Other Mailing Address 4375 West Powerline Road	
City Ayr	State NE	City Ayr	State NE
Zip Code 68925		Zip Code 68925	
Phone Number (402) 756-2470		Phone Number (402) 756-2470	Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?
			<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Email Address kathy_davis59@hotmail.com		Email Address kathy_davis59@hotmail.com	

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"/> Unimproved <input type="checkbox"/> IOLL	<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

8 Type of Deed

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

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 type="checkbox"/> Auction <input type="checkbox"/> Court Decree	<input type="checkbox"/> Distribution <input type="checkbox"/> Easement <input type="checkbox"/> Exchange	<input type="checkbox"/> Foreclosure <input type="checkbox"/> Gift <input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Irrevocable Trust <input type="checkbox"/> Life Estate <input type="checkbox"/> Partition	<input checked="" type="checkbox"/> Revocable Trust <input type="checkbox"/> Sale <input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Transfer on Death <input type="checkbox"/> Trustee to Beneficiary <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 checked="" type="checkbox"/> Self	<input type="checkbox"/> Other _____
		<input type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input 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?

\$50,350

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

Webster, County

18a No address assigned 18b Vacant land

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

Keith A. and Katherine A. Schmidt
4375 West Powerline Road
Ayr, NE 68925

20 Legal Description

Lot Ten (10), Block Six (6), Rohers Addition to the City of Blue Hill, Webster County, Nebraska

21 If agricultural, list total number of acres n/a.

22 Total purchase price, including any liabilities assumed	22	\$	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.)	23	\$	0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	0,00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number 4.

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

Robert D. Stowell
Print or Type Name of Grantee or Authorized Representative

Robert D. Stowell
Signature of Grantee or Authorized Representative

Attorney

(308) 728-3246
Phone Number

2-1-18
Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data
Mo. <u>2</u> Day <u>6</u> Yr. <u>18</u>	\$ Exempt # <u>4</u>	BK2018, Pg 368

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

BK2018, Pg 368

State of Nebraska }
County of Webster } ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 6 day of February A.D., 2018, at 8:47 o'clock A M. Recorded in Book 2018 on Page 368
Deb Kligenberger County Clerk
10.00 Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-6-18
\$ Exempt By BB

Return To: Stowell & Geweke, P.C., L.L.O.
P.O. Box 40
Ord, NE 68862

WARRANTY DEED

Keith A. Schmidt and Katherine A. Schmidt, husband and wife, GRANTORS, in consideration of ONE DOLLAR AND BETTER ESTATE PLANNING, received from GRANTEES, **Keith A. Schmidt and Katherine A. Schmidt**, Co-Trustees of the **Keith A. & Katherine A. Schmidt Trust**, convey to GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot Ten (10), Block Six (6), Robers Addition to the City of Blue Hill, Webster County, Nebraska

GRANTORS covenant with GRANTEES that GRANTORS:

- (1) are lawfully seised of such real estate and that it is free from encumbrances,
- (2) have legal power and lawful authority to convey the same,
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.

Executed this 8th day of Jan, 2018.

Keith A. Schmidt
Keith A. Schmidt, Grantor

Katherine A. Schmidt
Katherine A. Schmidt, Grantor

STATE OF NEBRASKA)
) ss:
COUNTY OF HALL)

The foregoing instrument was acknowledged before me on the 8th day of January, 2018, by **KEITH A. SCHMIDT** and **KATHERINE A. SCHMIDT**, husband and wife, Grantors.

GENERAL NOTARY - State of Nebraska
TORRIE WISEMAN
My Comm. Exp. May 26, 2019

Torrie Wiseman
Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-379

PAGES _____

GRANTEE MASTER NAME # Crooked Creek

PARCEL # / FILING NUMBER 000134300 / 36,670

Lodging +

Vineyard, LLC

#12892

DOC STAMPS 9.00

tax/lien _____

SALES FILE # 37

PAGES _____

NEIGHBORHOOD #	<u>1</u>	100	105	200	205	300	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	1000	2000	<u>4000</u>	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
							RURAL RESIDENTIAL _____	
							SUBURBAN _____	

TAX DISTRICT 65

TOTAL SALE PRICE 3,500

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 1-25-2018

DEED TYPE PR Deed

SALE QUAL	<u>YES</u>	ADJUSTED	SUBCHNGD	NO	MOBILE			
CODE	<u>1</u>	2	3	4	5			
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT			
LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	<u>RUR</u>
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Empty lot - Greenbelt - Waste In City Limits

Real Estate Transfer Statement

37

• 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
	WEBSTER - 91	Mo. 01 Day 25 Yr. 2018	Mo. 01 Day 25 Yr. 201

5 Grantor's Name, Address, and Telephone (Please Print)		6 Grantee's Name, Address, and Telephone (Please Print)	
Grantor's Name (Seller) Hayes J. McDole, PR		Grantee's Name (Buyer) Crooked Creek Lodging & Vineyard, LLC	
Street or Other Mailing Address 23 N. Webster Street		Street or Other Mailing Address 341 W. 10th Ave	
City Red Cloud	State NE	City Red Cloud	State NE
Zip Code 68970		Zip Code 68970	
Phone Number (402) 746-3828		Phone Number	Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?
Email Address n/a		Email Address n/a	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

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 type="checkbox"/> Improved	<input type="checkbox"/> Single Family	<input type="checkbox"/> Mobile Home
<input checked="" 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"/> Recreational	
	<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 checked="" type="checkbox"/> Personal Rep.	<input type="checkbox"/> Trust/Trustee	
<input type="checkbox"/> Cemetery	<input type="checkbox"/> Executor	<input type="checkbox"/> Mineral	<input 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 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 checked="" type="checkbox"/> Sale	<input type="checkbox"/> Trustee to Beneficiary
<input type="checkbox"/> Court Decree	<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 type="checkbox"/> Yes	<input checked="" 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 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?

\$3,500

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

Webster County

18a No address assigned 18b Vacant land

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

Crooked Creek Lodging & Vineyard, L.L.C.
341 W. 10th Ave
Red Cloud, NE 68970

20 Legal Description

Part of Block 23, Smith & Moore's Addition to Red Cloud, Webster County, Nebraska, described as follows: Commencing at a point 421 feet East of the Northwest corner of Block 23, Smith & Moore's Addition, thence East 328.7 feet; thence South 622 feet; thence West 328.7 feet; thence North 622 feet to the place of beginning.

21 If agricultural, list total number of acres _____.

22 Total purchase price, including any liabilities assumed	22	\$	3,500.00
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.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	3,500.00

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

Mark A. Beck (402) 463-4500
Print or Type Name of Grantee or Authorized Representative Phone Number

Melanie Hoffman - Title Agent Attorney
Signature of Grantee or Authorized Representative Date 1/25/2018

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data
Mo. 2 Day 8 Yr. 18	\$ 9.00	BK2018, Pg 379

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

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 8 day of February A.D., 2018, at 9:30 o'clock A. M. Recorded in Book 2018 on Page 379
Deb Klingenberg County Clerk
10.00 Deputy
Ind. Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-8-18
\$ 7.00 By BB

Return to:
Charter Title & Escrow
747 N. Burlington, Ste G208
Hastings, NE 68901

PERSONAL REPRESENTATIVE'S DEED

HAYES J. McDOLE, Successor Personal Representative of the Estate of Jessie E. McDole, Deceased, GRANTOR, in consideration of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION received from GRANTEE, CROOKED CREEK LODGING & VINEYARD, L.L.C., a Nebraska Limited Liability Company, conveys to GRANTEE the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Part of Block 23, Smith & Moore's Addition to Red Cloud, Webster County, Nebraska, described as follows: Commencing at a point 421 feet East of the Northwest corner of Block 23, Smith & Moore's Addition, thence East 328.7 feet; thence South 622 feet; thence West 328.7 feet; thence North 622 feet to the place of beginning.

subject to easements, reservations, covenants and restrictions of record.

GRANTOR covenants with GRANTEE that GRANTOR has legal power and lawful authority to convey the same.

Executed as of the 25 day of January, 2018.

Hayes J. McDole
Hayes J. McDole, Successor
Personal Representative

STATE OF NEBRASKA)
) ss.
COUNTY OF ADAMS)

The foregoing instrument was acknowledged before me on this 25 day of January, 2018, by Hayes J. McDole, Successor Personal Representative of the Estate of Jessie E. McDole, Deceased.

GENERAL NOTARY - State of Nebraska
MARK A BECK
My Comm. Exp. Jan. 6, 2021

Mark A Beck
Notary Public

WEBSTER COUNTY ASSESSOR'S OFFICE
 AGLAND INVENTORY REPORT
 Date of Print : 03/29/2018

Parcel # : 000134300
 Current Owner : CROOKED CREEK LODGING AND VINEYARD, ~LLC
 341 W 10TH AVENUE
 RED CLOUD, NE 68970-

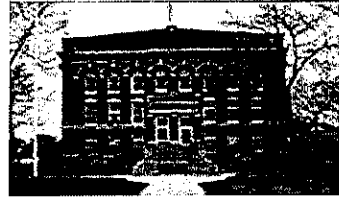
Map # : 4373-00-0-10020-023-0000
 Tax District : 65
 Neighborhood : 1
 Greenbelt Area/Date : YES 06/20/2001

Legal Description : 328.7' X 622' BLOCK 23 SMITH & MOORE'S ADDITION RED CLOUD

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
WASGB	GREENBELTS, WASTE	WASTE	WASTE	No		4.69	180	1,150	845
Waste Use Totals :						4.69		1,150	845
Parcel Totals :						4.69		1,150	845

WEBSTER COUNTY ASSESSOR

621 N Cedar St
Red Cloud Ne 68970
Phone & Fax (402)746-2717



Deb Langer, Assessor Clerk
dlwebcoassr@outlook.com

DATE: 3/30/2018

SELLER: HAYES J. MCDOLE, PR
23 N WEBSTER ST
RED CLOUD, NE 68970
BUYER: CROOKED CREEK LODGING & VINEYARD, LLC
341 W. 10TH ST
RED CLOUD, NE 68970

RE: AGRICULTURE PROPERTY SALES VERIFICATION

PARCEL ID: 134300 BOOK /PAGE: 2018-379 DATE OF SALE: 1/25/2018
LEGAL DESCRIPTION: PART OF BLOCK 23 SMITH AND MOORES ADDITON TO RED CLOUD 328.7X6222

In accordance with Nebraska Revised State Statute 77-1327, the Assessor's Office for Webster County is required to furnish sales information to the State of Nebraska Department of Revenue, regarding real estate transactions in Webster County. As a recent seller/buyer, please complete the following questionnaire. The verification of accurate sales data is essential to establish real property valuations in Webster County. Completing this questionnaire will provide a solid base in the determination of the use of this sale. If you have any questions, please contact the Assessor's Office at (402)746-2717. You can mail, email or fax this back to the office.

If we do not hear from you within 15 days, we will be

calling for the information. Thank you in advance for you cooperation.
(Please circle the Yes or No answer on the questions where appropriate.)

What Was the total purchase
1 price? \$ 3,500 Yes / No

If No explain: _____

2 Was any personal property included in the sale price? Yes / No Personal Property was (circle all that apply):

Pivot Irrigation Pipe (Above ground / Buried) Motor Machinery Grain / Crops Other (please explain):

3 What is the dollar value of the personal property that was it included in the purchase price? \$ _____

4 If this sale was involved in a 1031 like kind exchange; is it going to a holding company? Yes / No

5 How long was the property on the market? _____

How did you learn that the property was for sale? Circle

6 one: Advertising Broker/Realtor Family Newspaper Seller

Prior Knowledge Other (please explain): _____

7 How was the sale price set? Circle one: Appraisal Auction Comparable Neighborhood Sales Mutual Agreement

Set by Seller Other (please explain):

CONTNUED ON BACK

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-402-403

PAGES _____

GRANTEE MASTER NO:

Verlin + Mildred
Jane Rose, LE
#13190

PARCEL # / FILING NUMBER 001705901 / 66416

DOC STAMPS Exempt 5A

tax/lien _____

SALES FILE # 38

PAGES _____

NEIGHBORHOOD #

<u>1</u>	100	105	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	2000	<u>4000</u>	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT

185

TOTAL SALE PRICE

1.00

S21 ADJUSTMENTS \$

ASSESSOR ADJUSTMENTS \$

REVIEW CODE

NO

SALES DATE

2-7-2018

DEED TYPE

WD

SALE QUAL

YES ADJUSTED SUBCHNGD NO MOBILE

CODE

1 2 3 4 5
USABILITY AS ADJUSTED SUBCHANGED SALE NOT TO BE USED ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS

Verlin + Mildred Rose LE to Ron + Nan Ellen Rose
David + Teresa Miller, Dan + Lara Rose + Chad + Alesha Johnson



Real Estate Transfer Statement

38

FORM 521

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 WEBSTER - 91		3 Date of Sale/Transfer Mo. <u>2</u> Day <u>7</u> Yr. <u>2018</u>		4 Date of Deed Mo. <u>2</u> Day <u>7</u> Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Verlin D. Rose & Mildred Jane Rose, Husband and Wife Street or Other Mailing Address 812 Madden Road City Hastings State NE Zip Code 68901 Telephone Number (402) 984-7358 Email Address verjane73@gmail.com				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) See attached Street or Other Mailing Address City State Zip Code Telephone Number Is the grantee a 501(c)(3) organization? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If Yes, is the grantee a 509(a) foundation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Email Address			

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 type="checkbox"/> Improved <input checked="" type="checkbox"/> Unimproved <input type="checkbox"/> IOLL	<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

8 Type of Deed

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

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 type="checkbox"/> Auction <input type="checkbox"/> Court Decree	<input type="checkbox"/> Distribution <input type="checkbox"/> Easement <input type="checkbox"/> Exchange	<input type="checkbox"/> Foreclosure <input type="checkbox"/> Gift <input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Irrevocable Trust <input checked="" type="checkbox"/> Life Estate <input type="checkbox"/> Partition	<input type="checkbox"/> Revocable Trust <input type="checkbox"/> Sale <input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Transfer on Death <input type="checkbox"/> Trustee to Beneficiary <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 type="checkbox"/> Ex-spouse	<input checked="" type="checkbox"/> Parents and Child	<input type="checkbox"/> Step-parent and Step-child	

14 What is the current market value of the real property?
\$0

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

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

18a No address assigned 18b Vacant land

20 Legal Description
See attached.

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	\$	1,00
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.)	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	\$	1,00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number NRS § 76-901(5)(a)

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

Print or Type Name of Grantee or Authorized Representative: Scott D. Pauley (402) 462-5187
Phone Number

Signature of Grantee or Authorized Representative: [Signature] Attorney Title: _____ Date: 2/18/18

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>14</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>Exempt #5a</u>	28 Recording Data <u>BK2018, Pg 402-403</u>

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

6. & 19. Ron Rose and NanEllen Rose
1405 7th St.
Aurora, NE 68818

David Miller and Teresa Miller
1304 Madden Rd
Hastings, NE 68901

Dan Rose and Lara Rose
7602 FM 3358
Gilmer, TX 75645

Chad Johnson and Alesa Johnson
1845 Craig Re
Aurora, NE 68818

20. A parcel of land located in the Southeast Quarter of Section 9, Township 4 North, Range 10 West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the Southeast Corner of Section 9, Township 4 North, Range 10 West, Thence S89°58'07"W (assumed bearing) along the South Line of said Section 9, a distance of 72.90 feet to the West right of way of U.S. Highway 281 as recorded in Deed Book 33, Page 251, and also being the point of beginning, thence S89°58'07"W continuing on said South Line of Section 9 a distance of 337.10 feet, thence N00°08'00"W a distance of 629.81 feet, thence N72°32'45"E a distance of 94.15 feet, thence N01°39'29"E a distance of 235.22 feet, thence N 14°08'32"E a distance of 482.47 feet, thence N00°01'29"W a distance of 250.59 feet to the Southwest Corner of Deed Book 97, Page 239, thence N89°08'53"E along the South Line of said Deed Book 97, Page 239 a distance of 159.49 feet, to said West right of way of U.S. Highway 281, thence S00°34'15"W along said West right of way a distance of 1310.07 feet, thence S04°11'16"W a distance of 304.60 feet to the point of beginning, containing 10.02 acres more or less, and is subject to any existing easements or right of way by record.

BK 2018, Pg 402

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 14 day of February A.D., 2018, at 11:15 o'clock A M. Recorded in Book 2018 on Page 402-403
Deb R. Ringenberger County Clerk
\$16.00 BB Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-14-18
\$ Exempt 15a By BB

Return to:
Conway, Pauley & Johnson, P. C.
P. O. Box 315
Hastings, NE 68902-0315

WARRANTY DEED

VERLIN D. ROSE AND MILDRED JANE ROSE, husband and wife, GRANTORS, in consideration of One Dollar (\$1.00) and other valuable consideration, received from GRANTEES, Ronald V. Rose, a married person; Teresa J. Miller, a married person; Daniel L. Rose, a married person; and Alesa J. Johnson, a married person, convey to GRANTEES as tenants in common, the following described real estate (as defined in Neb. Rev. Stat., Section 76-201):

A parcel of land located in the Southeast Quarter of Section 9, Township 4 North, Range 10 West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the Southeast Corner of Section 9, Township 4 North, Range 10 West, Thence S89°58'07"W (assumed bearing) along the South Line of said Section 9, a distance of 72.90 feet to the West right of way of U.S. Highway 281 as recorded in Deed Book 33, Page 251, and also being the point of beginning, thence S89°58'07"W continuing on said South Line of Section 9 a distance of 337.10 feet, thence N00°08'00"W a distance of 629.81 feet, thence N72°32'45"E a distance of 94.15 feet, thence N01°39'29"E a distance of 235.22 feet, thence N 14°08'32"E a distance of 482.47 feet, thence N00°01'29"W a distance of 250.59 feet to the

Southwest Corner of Deed Book 97, Page 239, thence N89°08'53"E along the South Line of said Deed Book 97, Page 239 a distance of 159.49 feet, to said West right of way of U.S. Highway 281, thence S00°34'15"W along said West right of way a distance of 1310.07 feet, thence S04°11'16"W a distance of 304.60 feet to the point of beginning, containing 10.02 acres more or less, and is subject to any existing easements or right of way by record.

Subject to a joint life estate to Verlin D. Rose and Mildred Jane Rose for the full use, control, income and possession of the described property for and during the natural lives of Verlin D. Rose and Mildred Jane Rose.

GRANTORS covenant (jointly and severally, if more than one) with GRANTEES that GRANTORS:

- (1) are lawfully seized of such real estate and that it is free from encumbrances;
- (2) have legal power and lawful authority to convey the same;
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.

EXECUTED February 7, 2018.

Verlin D. Rose

Verlin D. Rose

Mildred Jane Rose
Mildred Jane Rose

STATE OF NEBRASKA)
) ss.
COUNTY OF ADAMS)

The foregoing instrument was acknowledged before me on the 7th day of February, 2018, by Verlin D. Rose and Mildred Jane Rose, husband and wife.



Linda S. Koepke
Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-404

PAGES _____

GRANTEE MASTER NAME # John + Dawn

PARCEL # / FILING NUMBER 000610000 / 17030

Walz

13188

DOC STAMPS 4.50

tax/lien _____

SALES FILE # 39

PAGES _____

NEIGHBORHOOD #

1	100	<u>105</u>	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	<u>2000</u>	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 25

TOTAL SALE PRICE \$ 1.00

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-15-2018

DEED TYPE WD

SALE QUAL

YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
-----	----------	----------	-----------	--------

CODE

1	2	3	4	<u>5</u>
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

DH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Sold for \$1.00 - Doc stamp 4.50 -

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.

39

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

1 County Name WEBSTER - 91	2 County Number 91	3 Date of Sale/Transfer Mo. 10 Day 15 Yr. 2018	4 Date of Deed Mo. 2 Day 15 Yr. 2018
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Dale E. & Mary E. Kimminau Street or Other Mailing Address 2603 Road TU City Lawrence State NE Zip Code 68957		6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) John & Dawn Walz Street or Other Mailing Address 2925 N. Baltimore Ave City Hastings State NE Zip Code 68901	
Phone Number		Phone Number (303) 242-9547	Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Email Address n/a		Email Address	

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"/> Industrial	<input type="checkbox"/> Mineral Interests-Nonproducing	<input type="checkbox"/> State Assessed
<input type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> Exempt
<input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Commercial	<input type="checkbox"/> Recreational		<input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 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 checked="" type="checkbox"/> Sale
<input type="checkbox"/> Court Decree	<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 type="checkbox"/> Yes	<input checked="" 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 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?
\$1,580

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
**345 University St.
Guide Rock, NE 68942**

18a No address assigned 18b Vacant land

19 Name and Address of Person to Whom the Tax Statement Should be Sent
Grantee (#6)

20 Legal Description
S1' Lot 3 & all Lots 4, 5 & 6, Block 8, Vance's Add, Guide Rock, Webster Co, NE

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$ 1,00
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.)	23	\$
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$ 1,00

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.

John Walz (303) 242-9547
Print or Type Name of Grantee or Authorized Representative Phone Number

John Walz Buyer
Signature of Grantee or Authorized Representative Title Date **2-15-18**

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. 2 Day 15 Yr. 18	27 Value of Stamp or Exempt Number \$ 4.50	28 Recording Data BR 2018, Pg 404

BR2018, Pg 404

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 15 day of February A.D., 2018, at 1:10 o'clock P. M. Recorded in Book 2018 on Page 404
Deb Klingsberger County Clerk
310.00 BB Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-15-18
\$ 4.50 By BB

Return To: Adams Land Title Company, P.O. Box 1347, Hastings, NE 68902

Warranty Deed

The Grantors, **DALE E. KIMMINAU AND MARY E. KIMMINAU, HUSBAND AND WIFE**, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and convey to **JOHN WALZ AND DAWN WALZ, HUSBAND AND WIFE**, as joint tenants not as tenants in common, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Webster County, Nebraska:

The South One (1) Foot of Lot Three (3) and all of Lots Four (4), Five (5) and Six (6), Block Eight (8), Vance's Addition to Guide Rock, Webster County, Nebraska, according to the recorded plat thereof.

GRANTORS covenant with GRANTEES that GRANTORS:

- (1) are lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) have legal power and lawful authority to convey the same;
- (3) warrant and will defend title to the real estate against the lawful claims of all persons.


Executed 2-15, 2018

Dale E. Kimminau
Dale E. Kimminau

Mary E. Kimminau
Mary E. Kimminau

STATE OF NEBRASKA }
COUNTY OF Nuckolls } ss.

On this 15th day of February, 2018, before me personally appeared **Dale E. Kimminau and Mary E. Kimminau, husband and wife.**

 Carla M Kohmetscher
Notary Public
My Commission Expires: April 23, 2021

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-405

PAGES _____

GRANTEE MASTER NAME # Mark D. Kunke

PARCEL # / FILING NUMBER 000344300 / 104600 Blue Hill

11848

DOC STAMPS 144

tax/lien _____

SALES FILE # 40

PAGES _____

NEIGHBORHOOD #

1	100	105	200	205	<u>300</u>	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	2000	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 195

TOTAL SALE PRICE -0-

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-16-2018

DEED TYPE QCD

SALE QUAL

YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
1	2	3	<u>4</u>	5
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Sister to Brother

Real Estate Transfer Statement

40

• 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 <u>WEBSTER - 91</u>		2 County Number <u>91</u>		3 Date of Sale/Transfer Mo. <u>2</u> Day _____ Yr. <u>2018</u>		4 Date of Deed Mo. <u>2</u> Day _____ Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) <u>Janet L. Lonowski</u> Street or Other Mailing Address <u>4810 W Prairie Lake Rd</u> City <u>Hastings</u> State <u>NE</u> Zip Code <u>68901</u> Phone Number <u>402-469-2246</u> Email Address _____				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) <u>Mark D. Kumke</u> Street or Other Mailing Address <u>602 W Maple st</u> City <u>Blue Hill</u> State <u>NE</u> Zip Code <u>68930</u> Phone Number <u>(269) 804-7644</u> Is the grantee a 501(c)(3) organization? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If Yes, is the grantee a 509(a) foundation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Email Address _____			

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational <input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<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"/> 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"/> Court Decree	<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 checked="" type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input 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?
\$63,345

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
416 NW Railway St

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

18a No address assigned 18b Vacant land

20 Legal Description
Lot 7 Buss Subdivision City of Blue Hill

21 If agricultural, list total number of acres _____

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.)	\$ _____
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 Mark D. Kumke
 Print or Type Name of Grantee or Authorized Representative

[Signature]
 Signature of Grantee or Authorized Representative

(269) 804-7644
 Phone Number

2-19-18
 Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>20</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>144.00</u>	28 Recording Data <u>BK2018, Pg 405</u>

BK2018, Pg 405

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 20 day of February A.D., 2018 at 3:45 o'clock P. M. Recorded in Book 2018 on Page 405
Dea. Klingenberg County Clerk
310.00 BB Deputy
Ind. Comp. Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-20-18
\$ 144.00 By BB

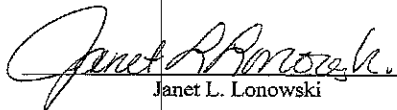
QUIT CLAIM DEED

JANET L. LONOWSKI, a married person, herein called Grantor, in consideration of love and affection, quitclaims to MARK D. KUMKE, a married person, herein called the Grantee whether one or more, the following described real estate in Webster County, Nebraska:

LOT SEVEN (7) BUSS SUBDIVISION TO THE CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA

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 grantors do hereby covenant with the grantee and with the grantee's heirs and assigns that grantors are lawfully seized of said premises; that they are free from encumbrances that grantors have good right and lawful authority to convey the same; and that the grantors warrant will defend the title to said premises against the lawful claims if all person whomsoever.

Executed: 2-16-18, 2018


Janet L. Lonowski

STATE OF NEBRASKA)
) ss.
COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me this 16th day of February, 2018 by Janet L. Lonowski.


Notary Public

GENERAL NOTARY - State of Nebraska
KATHRYN L. ANDERSON
My Comm. Exp. October 13, 2021

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-406

PAGES _____

GRANTEE MASTER NAME # Mark D +

PARCEL # / FILING NUMBER 000344300/10460

Karen M. Kunke

11848

DOC STAMPS Exempt SA

tax/lien _____

SALES FILE # 41

PAGES _____

NEIGHBORHOOD #

1	100	105	200	205	<u>300</u>	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	2000	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 195

TOTAL SALE PRICE 0

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-20-2018

DEED TYPE JTWD

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Husband to Husband + Wife

Real Estate Transfer Statement

FORM
521

• 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.

41

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	
		WEBSTER - 91		Mo. <u>2</u> Day ____ Yr. <u>2018</u>		Mo. <u>2</u> Day ____ Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Mark D. Kumke				Grantee's Name (Buyer) Mark D. & Karen M. Kumke			
Street or Other Mailing Address 602 W Maple St				Street or Other Mailing Address 602 W Maple st			
City Blue Hill		State NE		Zip Code 68930		City Blue Hill	
						State NE	
						Zip Code 68930	
Phone Number (269) 804-7644				Phone Number (269) 804-7644		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?	
						Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Email Address				Email Address			

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 checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Industrial	<input type="checkbox"/> Mobile Home
<input type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input type="checkbox"/> Agricultural	<input type="checkbox"/> State Assessed
<input type="checkbox"/> IOLL	<input type="checkbox"/> Commercial	<input type="checkbox"/> Recreational	<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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 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 checked="" type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input type="checkbox"/> Sale
<input type="checkbox"/> Court Decree	<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 checked="" type="checkbox"/> Spouse	
		<input 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?

\$63,345

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

416 NW Railway St

18a No address assigned 18b Vacant land

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

Grantee

20 Legal Description

Lot 7 Buss Subdivision City of Blue Hill

21 If agricultural, list total number of acres _____

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.)	\$	
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.

Mark D. Kumke & Karen M. Kumke (269) 804-7644

Print or Type Name of Grantor or Authorized Representative Phone Number

Mark D. Kumke Karen M. Kumke Grantee 2-20-2018

Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data
Mo. <u>2</u> Day <u>20</u> Yr. <u>18</u>	\$ Exempt #5a	BK2018, Pg 406

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

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-407

PAGES _____

GRANTEE MASTER NAME # Brock Kumke

PARCEL # / FILING NUMBER 000344300/104160

13189

DOC STAMPS Exempt 5A

tax/lien _____

SALES FILE # 42

PAGES _____

NEIGHBORHOOD #

1	100	105	200	205	<u>300</u>	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/ SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/ HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	2000	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 195

TOTAL SALE PRICE _____

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-20-2018

DEED TYPE WD

SALE QUAL

YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
1	2	3	<u>4</u>	5
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Parents to child

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.

412

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	
WEBSTER - 91				Mo. <u>2</u> Day ____ Yr. <u>2018</u>		Mo. <u>2</u> Day ____ Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Mark D. & Karen M. Kumke				Grantee's Name (Buyer) Brock Kumke			
Street or Other Mailing Address 602 W Maple St				Street or Other Mailing Address PO Box 313			
City Blue Hill		State NE		City Blue Hill		State NE	
Zip Code 68930				Zip Code 68930			
Phone Number (269) 804-7644				Phone Number		is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?	
Email Address						Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 type="checkbox"/> Auction	<input type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Irrevocable Trust	<input type="checkbox"/> Revocable Trust	<input type="checkbox"/> Transfer on Death
<input type="checkbox"/> Court Decree	<input type="checkbox"/> Exchange	<input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Partition	<input type="checkbox"/> Sale	<input type="checkbox"/> Trustee to Beneficiary
			<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 type="checkbox"/> Ex-spouse	<input checked="" type="checkbox"/> Parents and Child	<input type="checkbox"/> Step-parent and Step-child	

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

\$63,345

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

416 NW Railway St

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

Grantor

18a No address assigned 18b Vacant land

20 Legal Description

Lot 7 Buss Subdivision City of Blue Hill

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$	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.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	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

Brock Kumke
Print or Type Name of Grantee or Authorized Representative

BK
Signature of Grantee or Authorized Representative

Grantee

Title

Phone Number
2-15-18

Date

Register of Deed's Use Only			For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>20</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ Exempt # <u>5a</u>	28 Recording Data <u>BK2018, Pg 407</u>	

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

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-410

PAGES _____

GRANTEE MASTER NAME # Jocelyne Heil

PARCEL # / FILING NUMBER 001316700 / 63565 36-4-9

#13198

DOC STAMPS Exempt 15

tax/lien

SALES FILE # 43

PAGES _____

NEIGHBORHOOD #	<u>1</u>	100	105	200	205	300	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
PROPERTY CLASS	1000 RESIDENTIAL	2000 COMMERCIAL	<u>4000</u> AGRICULTURAL	9000 EXEMPT	9500 GAME & PARKS			
						RURAL RESIDENTIAL _____		
						SUBURBAN _____		

TAX DISTRICT 150

TOTAL SALE PRICE _____

S21 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-9-2018

DEED TYPE PR Deed

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Distribution - P.R.

Real Estate Transfer Statement

43

• 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 WEBSTER - 91		3 Date of Sale/Transfer Mo. <u>02</u> Day <u>09</u> Yr. <u>2018</u>		4 Date of Deed Mo. <u>02</u> Day <u>09</u> Yr. <u>18</u>	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Jocelyne Heil, PR of the Estate of William Heil Street or Other Mailing Address 614 S. Cedar Ave. City Hastings State NE Zip Code 68901 Phone Number (402) 705-0630 Email Address				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Jocelyne Heil Street or Other Mailing Address 614 S. Cedar Ave. City Hastings State NE Zip Code 68901 Phone Number (402) 705-0630 Is the grantee a 501(c)(3) organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, is the grantee a 509(a) foundation? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Email Address			

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 type="checkbox"/> Improved	<input type="checkbox"/> Single Family	<input type="checkbox"/> Industrial	<input type="checkbox"/> Mineral Interests-Nonproducing	<input type="checkbox"/> State Assessed
<input checked="" type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input checked="" type="checkbox"/> Agricultural	<input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> Exempt
<input type="checkbox"/> IOLL	<input type="checkbox"/> Commercial	<input type="checkbox"/> Recreational		<input type="checkbox"/> Mobile Home

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"/> Corrective	<input type="checkbox"/> Easement	<input type="checkbox"/> Lease	<input checked="" 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 type="checkbox"/> Mineral	<input 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"/> 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"/> Court Decree	<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 checked="" type="checkbox"/> Other Personal Rep.
		<input type="checkbox"/> Brothers and Sisters	<input type="checkbox"/> Grandparents and Grandchild	<input type="checkbox"/> Spouse	
		<input 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?
\$355,380

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
Rural Webster County

19 Name and Address of Person to Whom the Tax Statement Should be Sent
**Jocelyne Heil
614 S. Cedar Ave.
Hastings, NE 68901**

18a No address assigned 18b Vacant land

20 Legal Description
25.7143% interest in the NE 1/4 Section 36-T4N-R9W of the 6th P.M., Webster County, Nebraska, according to the recorded plat thereof.

21 If agricultural, list total number of acres 159.90

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.)	\$
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 15

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.

Michelle J. Oldham (402) 462-0300
Print or Type Name of Grantee or Authorized Representative Phone Number

Michelle J. Oldham Attorney 2-15-18
Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>21</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ Exempt # 15	28 Recording Data BK2018, Pg 470

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

State of Nebraska }
County of Webster } ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 21 day of February A.D., 2018, at 8:50 o'clock A M. Recorded in Book 2018 on Page 410
Deb Klingsberger County Clerk
\$10.00 BB Deputy
Ind ___ Comp ___ Assessor ___ Carded ___

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-21-18
\$ Exempt #15 By BB

Return Address: Sullivan Shoemaker P.C., L.L.O.; attn: Michelle J. Oldham; PO Box 309, Hastings, NE 68902-0309

PERSONAL REPRESENTATIVE'S DEED

Jocelyne Heil, Personal Representative of the Estate of William Heil, Deceased, GRANTOR, pursuant to Nebraska Probate Code Section 30-2476 (23), in consideration of One Dollar and other valuable consideration received from GRANTEE, Jocelyne Heil, conveys to said GRANTEE, a single person, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

25.7143% interest in the NE ¼ Section 36-T4N-R9W of the 6th P.M., Webster County, Nebraska according to the recorded plat thereof,

subject to easements, reservations, covenants and restrictions of record.

GRANTOR covenants with GRANTEES that GRANTOR has legal power and lawful authority to convey the same.

Executed February 9, 2018.

Jocelyne Heil
Jocelyne Heil, Personal Representative,
Estate of William Heil, Deceased

STATE OF NEBRASKA)
) SS.
COUNTY OF Adams)

The foregoing instrument was acknowledged before me on 2/9/18, 2018 by Jocelyne Heil, Personal Representative, Estate of William Heil, Deceased.

GENERAL NOTARY - State of Nebraska
MICHELLE J. OLDHAM
My Comm. Exp. January 6, 2021 mm

Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-411

PAGES _____

GRANTEE MASTER NAME # City of Blue Hill

PARCEL # / FILING NUMBER 000318800/17910

DOC STAMPS Exempt #23

tax/lien

SALES FILE # 44

PAGES _____

NEIGHBORHOOD #

1	100	105	200	205	<u>300</u>	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS					RURAL RESIDENTIAL _____		
<u>1000</u>	2000	4000	9000	9500	SUBURBAN _____		
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			

TAX DISTRICT 195

TOTAL SALE PRICE 10

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-14-2018

DEED TYPE Right-of-Way Easements

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Easement - Row

Real Estate Transfer Statement

44

FORM
521

• 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	
WEBSTER - 91				Mo. 2 Day 14 Yr. 2018		Mo. 2 Day 14 Yr. 2018	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Brenda Trumble				Grantee's Name (Buyer) City of Blue Hill			
Street or Other Mailing Address 305 S Liberty St, PO Box 213				Street or Other Mailing Address 517 W Gage St, PO Box 277			
City Blue Hill		State NE		City Blue Hill		State NE	
Zip Code 68930				Zip Code 68930			
Phone Number (402) 984-0242		Phone Number (402) 756-2056		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?		Yes No Yes No	
Email Address				Email Address cityofbluehill@gtmc.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 type="checkbox"/> Improved	<input checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Industrial	<input type="checkbox"/> Mineral Interests-Nonproducing	<input type="checkbox"/> State Assessed	<input type="checkbox"/> Mobile Home	
<input checked="" type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> Exempt		
<input type="checkbox"/> IOLL	<input type="checkbox"/> Commercial	<input type="checkbox"/> Recreational				

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"/> Corrective	<input checked="" 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 type="checkbox"/> Mineral	<input 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 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 checked="" type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input type="checkbox"/> Sale
<input type="checkbox"/> Court Decree	<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 type="checkbox"/> Yes	<input checked="" 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 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?

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

305 S Liberty St

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

Grantor

18a No address assigned 18b Vacant land

20 Legal Description

The S10' of the 132' x 135' Tract in the NW corner of Outlot 11 Rohrs Addition Blue Hill

21 If agricultural, list total number of acres _____

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.)	\$	
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 23

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.

Tricia Allen (402) 756-2056
Print or Type Name of Grantee or Authorized Representative Phone Number

Tricia Allen City Clerk/Treasurer
Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only			For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. 2 Day 21 Yr. 18	\$ Exempt #23	BK2018, Pg 411	

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

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-447

PAGES _____

GRANTEE MASTER NAME # Mary K. Schlessinger
12945

PARCEL # / FILING NUMBER 000307800/16700 BH

DOC STAMPS Exempt 5A tax/lien

SALES FILE # 46 # PAGES _____

NEIGHBORHOOD #	1	100	105	200	205	<u>300</u>	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	<u>1000</u>	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
							RURAL RESIDENTIAL _____	
							SUBURBAN _____	

TAX DISTRICT 195

TOTAL SALE PRICE 0

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-15-2018

DEED TYPE WD

SALE QUAL	YES	ADJUSTED	SUBCHNGD	NO	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	<u>BH</u>	BLA	COW	GR	INA	RC	RDS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Gift Parent to child

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	
WEBSTER - 91				Mo. <u>02</u> Day <u>15</u> Yr. <u>2018</u>		Mo. <u>02</u> Day <u>15</u> Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print)				6 Grantee's Name, Address, and Telephone (Please Print)			
Grantor's Name (Seller) Mackenzie M. Schlesinger				Grantee's Name (Buyer) Mary K. Schlesinger			
Street or Other Mailing Address 291 SW Railway				Street or Other Mailing Address PO Box 103			
City Blue Hill		State NE		Zip Code 68930		City Blue Hill	
						State NE	
						Zip Code 68930	
Phone Number (269) 953-3418		Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?		Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Email Address NA				Email Address NA			

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 checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Industrial	<input type="checkbox"/> Mineral Interests-Nonproducing	<input type="checkbox"/> State Assessed
<input type="checkbox"/> Unimproved	<input type="checkbox"/> Multi-Family	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> Exempt
<input type="checkbox"/> IOLL	<input type="checkbox"/> Commercial	<input type="checkbox"/> Recreational		<input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<input type="checkbox"/> Quit Claim	<input checked="" 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 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 checked="" type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input type="checkbox"/> Sale
<input type="checkbox"/> Court Decree	<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 type="checkbox"/> Ex-spouse	<input checked="" type="checkbox"/> Parents and Child	<input type="checkbox"/> Step-parent and Step-child	

14 What is the current market value of the real property?
\$45,930

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
201 SW Railway, Blue Hill, NE 68930

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

16a No address assigned 16b Vacant land

20 Legal Description **4**
Lots 1,2,3 and 4, Block 17, Original Town of Blue Hill, Webster County, Nebraska

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$	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.)	23	\$	|
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	0.00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number **5a**

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

Mary K. Schlesinger
Print or Type Name of Grantee or Authorized Representative

Mary K. Sch
Signature of Grantee or Authorized Representative

Grantee
Title

269 953-3418
Phone Number

2/26/18
Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>02</u> Day <u>26</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>Exempt # 5a</u>	28 Recording Data <u>BK 2018, Pg 447</u>

BOOK 2018, Pg 447

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 26th day of February A.D., 20 18, at 1:10 o'clock P. M. Recorded in Book 2018 on Page 447
Deb Klingenberg County Clerk
10.00 Liz Deputy
Ind. Comp. Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-26-18
\$ EXEMPT BY LIZ

Prepared by:
Theobald Law Office
P O Box 423
Red Cloud, NE 68970

WARRANTY DEED

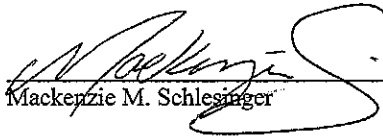
Mackenzie M. Schlesinger, a single person, Grantor, in consideration of love and affection and other valuable consideration received from Grantee, Mary K. Schlesinger, conveys to Grantee the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots 1, 2, 3 and 4, Block 17, Original Town of Blue Hill, Webster County, Nebraska

Grantor covenants, jointly and severally, with Grantee that Grantor:

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


Executed 2/15/18, 2018.


Mackenzie M. Schlesinger

STATE OF Washington)
) ss.
COUNTY OF King)

The foregoing instrument was acknowledged before me on February 15th, 2018 by Mackenzie M. Schlesinger, a single person.

NICOLE MCELWAIN
Notary Public
State of Washington
My Appointment Expires
Apr 28, 2021


Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-463

PAGES _____

GRANTEE MASTER NAME # Lorraine Young

PARCEL # / FILING NUMBER 000614300/17470

000612400/17260

000613700/17400

13192

DOC STAMPS Exempt # 17

tax/lien

SALES FILE # 47

PAGES _____

NEIGHBORHOOD #

1	<u>100</u>	<u>105</u>	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	<u>2000</u>	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 25

TOTAL SALE PRICE 0

S21 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 12-10-2017

DEED TYPE Death Certificate

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	<u>GR</u>	INA	RC	ROS	RUR
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Transfer on Death - Death Certificate to: Lorraine (wife)

1. *Lots, 1, 2 and 3, Block 12, in Vance's Addition to Guide Rock, Webster County, Nebraska*
a/k/a 255 John Street, Guide Rock, NE 68942
value - \$20345-
2. *All that part of Lot 1, lying south of Minnie Creek, and Lot 2, Vance's Second Addition to Village of Guide Rock, Webster County, Nebraska*
a/k/a 230 A Street, Guide Rock, NE 68942
value - \$17380-
3. *Lot Fourteen (14) and the North 10 feet of Lot Fifteen (15), Block One (1), Vance's Second Addition to Guide Rock, Webster County, Nebraska, except the West 70 feet thereof.*
a/k/a 145 S. Nebraska St., Guide Rock, NE 68942
value - \$10410-

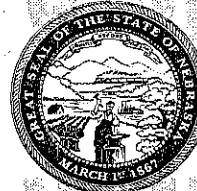
STATE OF NEBRASKA

BK 2018, Pg 967

WHEN THIS COPY CARRIES THE RAISED SEAL OF THE STATE OF NEBRASKA, IT CERTIFIES THE DOCUMENT BELOW TO BE A TRUE COPY OF THE ORIGINAL RECORD ON FILE WITH THE NEBRASKA DEPARTMENT OF HEALTH AND HUMAN SERVICES, VITAL RECORDS OFFICE, WHICH IS THE LEGAL DEPOSITORY FOR VITAL RECORDS

DATE OF ISSUANCE
12/28/2017
LINCOLN, NEBRASKA

Stanley D. Cooper
STANLEY D. COOPER
ASSISTANT STATE REGISTRAR
DEPARTMENT HEALTH AND
HUMAN SERVICES



STATE OF NEBRASKA - DEPARTMENT OF HEALTH AND HUMAN SERVICES

17-16406

CERTIFICATE OF DEATH

1. DECEDENT'S NAME (First, Middle, Last, Suffix) Jack Clarence Young			2. SEX Male		3. DATE OF DEATH (Mo., Day, Yr.) December 10, 2017		
4. CITY AND STATE OR TERRITORY, OR FOREIGN COUNTRY OF BIRTH Scribner, Nebraska			5a. AGE - Last Birthday (Yrs.) 82		5b. UNDER 1 YEAR MOS. DAYS		
5c. UNDER 1 DAY HOURS MINS.			6. DATE OF BIRTH (Mo., Day, Yr.) July 23, 1935				
7. SOCIAL SECURITY NUMBER t			8a. PLACE OF DEATH HOSPITAL <input checked="" type="checkbox"/> Inpatient OTHER <input type="checkbox"/> Nursing Home/LTC <input type="checkbox"/> Hospice Facility				
8b. FACILITY NAME (If not institution, give street and number) CHI Health Good Samaritan			8c. ER/Outpatient <input type="checkbox"/> Decedent's Home <input type="checkbox"/> DCA <input type="checkbox"/> Other (Specify)				
9c. CITY OR TOWN OF DEATH (Include Zip Code) Kearney 68848			8d. COUNTY OF DEATH Buffalo				
9a. RESIDENCE STATE Nebraska		9b. COUNTY Nuckolls		9c. CITY OR TOWN Guide Rock			
9d. STREET AND NUMBER 145 South Nebraska Street			9e. APT. NO.		9f. ZIP CODE 68942		
9g. INSIDE CITY LIMITS <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO							
10a. MARITAL STATUS AT TIME OF DEATH <input checked="" type="checkbox"/> Married <input type="checkbox"/> Never Married <input type="checkbox"/> Widowed <input type="checkbox"/> Divorced <input type="checkbox"/> Unknown			10b. NAME OF SPOUSE (First, Middle, Last, Suffix) If wife, give maiden name Lorraine Prentice				
11. FATHER'S NAME (First, Middle, Last, Suffix) Clarence Chudomeika			12. MOTHER'S NAME (First, Middle, Maiden Surname) Vergie Young				
13. EVER IN U.S. ARMED FORCES? Give dates of service if Yes. (Yes, No, or unk.) Yes Dates Unknown			14a. INFORMANT NAME Lorraine Young		14b. RELATIONSHIP TO DECEDENT Wife		
15. METHOD OF DISPOSITION <input type="checkbox"/> Burial <input type="checkbox"/> Donation <input checked="" type="checkbox"/> Cremation <input type="checkbox"/> Entombment <input type="checkbox"/> Removal <input type="checkbox"/> Other (Specify)		16a. EMBALMER SIGNATURE Not Embalmed		16b. LICENSE NO.		16c. DATE (Mo., Day, Yr.) December 12, 2017	
16d. CEMETERY, CREMATORY OR OTHER LOCATION Central Nebraska Cremation Services			CITY / TOWN Gibbon		STATE Nebraska		
17a. FUNERAL HOME NAME AND MAILING ADDRESS (Street, City or Town, State) Mearue-Price Funeral Home, Inc., 750 N. Commercial Ave., PO Box 282, Superior, Nebraska					17b. Zip Code 68978		
CAUSE OF DEATH (See instructions and examples)							
16. PART I. Enter the chain of events—diseases, injuries, or complications—that directly caused the death. DO NOT enter terminal events such as cardiac arrest, respiratory arrest, or ventricular fibrillation without showing the etiology. DO NOT ABBREVIATE. Enter only one cause on a line. Add additional lines if necessary.			IMMEDIATE CAUSE: a) Cardiac Arrest Secondary To Septic Shock		APPROXIMATE INTERVAL onset to death Less Than 24 Hrs		
IMMEDIATE CAUSE (Final disease or condition resulting in death)			DUE TO, OR AS A CONSEQUENCE OF: b) Septic Shock		onset to death Less Than 24 Hrs		
Sequentially list conditions, if any, leading to the cause listed on line 6.			DUE TO, OR AS A CONSEQUENCE OF: c) Acute Hypoxic Respiratory Failure		onset to death Less Than 24 Hrs		
Enter the UNDERLYING CAUSE (disease or injury that initiated the events resulting in death). LAST			DUE TO, OR AS A CONSEQUENCE OF: d) Multi Organ Failure		onset to death Less Than 24 Hrs		
18. PART II. OTHER SIGNIFICANT CONDITIONS—Conditions contributing to the death but not resulting in the underlying cause given in PART I. Multi Organ Failure					19. WAS MEDICAL EXAMINER OR CORONER CONTACTED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		
20. IF FEMALE: <input type="checkbox"/> Not pregnant within past year <input type="checkbox"/> Pregnant at time of death <input type="checkbox"/> Not pregnant, but pregnant within 42 days of death <input type="checkbox"/> Not pregnant, but pregnant 43 days to 1 year before death <input type="checkbox"/> Unknown if pregnant within the past year		21a. MANNER OF DEATH <input checked="" type="checkbox"/> Natural <input type="checkbox"/> Homicide <input type="checkbox"/> Accident <input type="checkbox"/> Pending Investigation <input type="checkbox"/> Suicide <input type="checkbox"/> Could not be determined		21b. IF TRANSPORTATION INJURY <input type="checkbox"/> Driver/Operator <input type="checkbox"/> Passenger <input type="checkbox"/> Pedestrian <input type="checkbox"/> Other (Specify)		21c. WAS AN AUTOPSY PERFORMED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
						21d. WERE AUTOPSY FINDINGS AVAILABLE TO COMPLETE CAUSE OF DEATH? <input type="checkbox"/> YES <input type="checkbox"/> NO	
22a. DATE OF INJURY (Mo., Day, Yr.)		22b. TIME OF INJURY		22c. PLACE OF INJURY—At home, farm, street, factory, office building, construction site, etc. (Specify)			
22d. INJURY AT WORK? <input type="checkbox"/> YES <input type="checkbox"/> NO		22e. DESCRIBE HOW INJURY OCCURRED					
22f. LOCATION OF INJURY - STREET & NUMBER, APT. NO.			CITY/TOWN		STATE		
					ZIP CODE		
23a. DATE OF DEATH (Mo., Day, Yr.) December 10, 2017			24a. DATE SIGNED (Mo., Day, Yr.)		24b. TIME OF DEATH		
23b. DATE SIGNED (Mo., Day, Yr.) December 11, 2017			23c. TIME OF DEATH 12:34 AM		24c. TIME PRONOUNCED DEAD		
23d. To the best of my knowledge, death occurred at the time, date and place and due to the cause(s) stated. (Signature and Title) Barkot H Gebremichael, MD			24d. On the basis of examination and/or investigation, in my opinion death occurred at the time, date and place and due to the cause(s) stated. (Signature and Title)				
25. DID TOBACCO USE CONTRIBUTE TO THE DEATH? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> PROBABLY <input type="checkbox"/> UNKNOWN		25a. HAS ORGAN OR TISSUE DONATION BEEN CONSIDERED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		25b. WAS CONSENT GRANTED? Not Applicable if 25a is NO <input type="checkbox"/> YES <input type="checkbox"/> NO			
27. NAME, TITLE AND ADDRESS OF CERTIFIER (Type or Print) Barkot H Gebremichael, MD, 10 E 31st Street, Kearney, Nebraska, 68847							
28a. REGISTRAR'S SIGNATURE <i>Stanley D. Cooper</i>				28b. DATE FILED BY REGISTRAR (Mo., Day, Yr.) December 28, 2017			

To be completed/verified by: FUNERAL DIRECTOR

To be completed by: CERTIFIER

To be completed by: MEDICAL CERTIFIER ONLY

To be completed by: CORONER'S PHYSICIAN OR COUNTY ATTORNEY ONLY

0247022

VOID VOID VOID VOID VOID VOID

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-467

PAGES _____

GRANTEE MASTER NAME # Mary Ann Toepler
Co Tonna Leibert

PARCEL # / FILING NUMBER 000317400 / 1770

DOC STAMPS Exempt SA

tax/lien _____

SALES FILE # 48

PAGES _____

NEIGHBORHOOD #	1	100	105	200	205	<u>300</u>	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	<u>1000</u>	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
							RURAL RESIDENTIAL _____	
							SUBURBAN _____	

TAX DISTRICT 195

TOTAL SALE PRICE 0

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 1-9-2018

DEED TYPE WD

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	<u>BH</u>	BLA	COW	GR	INA	RC	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Mary Ann Toepler (LE) Co Tonna Leibert

Real Estate Transfer Statement

48

FORM 521

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, 5 Grantor's Name, Address, and Telephone, 6 Grantee's Name, Address, and Telephone

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

8 Type of Deed, 9 Was the property purchased as part of an IRS like-kind exchange?

10 Type of Transfer, 11 Was ownership transferred in full?, 12 Was real estate purchased for same use?

13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives?

14 What is the current market value of the real property?, 15 Was the mortgage assumed?, 16 Does this conveyance divide a current parcel of land?, 17 Was transfer through a real estate agent or a title company?

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

20 Legal Description, 21 If agricultural, list total number of acres

22 Total purchase price, including any liabilities assumed, 23 Was non-real property included in the purchase?, 24 Adjusted purchase price paid for real estate

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. JENNIFER FLEISCHER, ATTORNEY

Register of Deed's Use Only, 26 Date Deed Recorded, 27 Value of Stamp or Exempt Number, 28 Recording Data

State of Nebraska }
County of Webster } ss.

BK2018, Pg 467

Entered on the
numerical index and filed for record in the
Clerk's office of said county this 27 day
of February A.D., 2018, at 10:00
o'clock A M. Recorded in Book 2018
on Page 467
Deb Klingenberg County Clerk
\$10.00 BB Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-27-18
\$ Exempt # 5a By BB

WARRANTY DEED

Return to: Baird & Griess, Attorneys, PO Box 121, Clay Center, NE 68933

MARY ANN TOEPFER, a single person, herein called Grantor, in consideration of one dollar and other valuable consideration, received from grantee, do grant, bargain, sell, convey and confirm unto TONNA GILBERT, a married person, and reserving full life use and benefit otherwise known as a LIFE ESTATE TO MARY ANN TOEPFER, a single person, herein called the grantee whether one or more, the following described real estate in Webster County, Nebraska:

THE NORTH ONE HUNDRED THREE AND EIGHT TENTHS FEET (103.8') OF THE EAST ONE HUNDRED THIRTY-TWO FEET (132') OF OUTLOT TWO (2), ROHRER'S ADDITION, CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA

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 grantors do hereby covenant with the grantee and with the grantee's heirs and assigns that grantors are lawfully seized of said premises; that they are free from encumbrances that grantors have good right and lawful authority to convey the same; and that the grantor warrant will defend the title to said premises against the lawful claims of all person whomsoever.

Executed: Jan. 9 2018

Mary Ann Toepfer
MARY ANN TOEPFER, Grantor

STATE OF NEBRASKA)
)SS.
COUNTY OF Webster)

Before me, a notary public qualified for said county, personally came MARY ANN TOEPFER, a single person, known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her, or their voluntary act and deed.

Witness my hand and notarial seal on Jan. 9 2018

Emily M Harrifeld
Notary Public

GENERAL NOTARY - State of Nebraska
EMILY M. HARRIFELD
My Comm. Exp. September 27, 2020

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-468

PAGES _____

GRANTEE MASTER NAME # Ricky J. Hitchler
#13194

PARCEL # / FILING NUMBER 000145800 / 38350 RC

DOC STAMPS 20.25 tax/lien

SALES FILE # 49 # PAGES _____

NEIGHBORHOOD #	1	100	105	<u>200</u>	205	300	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/ SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	<u>1000</u>	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
						RURAL RESIDENTIAL		
						SUBURBAN		

TAX DISTRICT 65

TOTAL SALE PRICE 9,000

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-16-2018

DEED TYPE QCD

SALE QUAL	<u>YES</u>	ADJUSTED	SUBCHNGD	NO	MOBILE
CODE	<u>1</u>	2	3	4	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	<u>RC</u>	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS _____

Real Estate Transfer Statement

49

• 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 WEBSTER - 91	3 Date of Sale/Transfer Mo. <u>2</u> Day <u>16</u> Yr. <u>2018</u>	4 Date of Deed Mo. <u>2</u> Day <u>16</u> Yr. <u>2018</u>
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Gehrt L. and Paula C. Dickman Street or Other Mailing Address 1372 W. Barrows Road City Hasings State NE Zip Code 68901		6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Ricky J. Hitchler Street or Other Mailing Address 1802 W. 38th Street, Apt. 7 City Kearney State NE Zip Code 68845	
Phone Number (402) 746-4126		Phone Number 702-236-3250	Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation?
Email Address NA		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<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 type="checkbox"/> Auction	<input type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Irrevocable Trust	<input type="checkbox"/> Revocable Trust	<input type="checkbox"/> Transfer on Death
<input type="checkbox"/> Court Decree	<input type="checkbox"/> Exchange	<input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Partition	<input checked="" type="checkbox"/> Sale	<input type="checkbox"/> Trustee to Beneficiary
				<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 type="checkbox"/> Yes	<input checked="" 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 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?
\$8,595

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
33 North Webster Street, Red Cloud, NE 68970

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

18a No address assigned 18b Vacant land

20 Legal Description
The South Nine (9) Feet of Lot Eight (8), and all of Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Block Seven (7), Garber's Addition to the City of Red Cloud, Webster County, Nebraska

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$	9,000.00
23 Was non-real property included in the purchase? <input type="checkbox"/> Yes <input type="checkbox"/> No (If Yes, enter dollar amount and attach itemized list.)	23	\$	|
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	9,000.00

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.

Ricky J. Hitchler
Print or Type Name of Grantee or Authorized Representative

RJH
Signature of Grantee or Authorized Representative

Grantee

702-236-3250
Phone Number

2-16-18
Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>02</u> Day <u>27</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>20.25</u>	28 Recording Data BK 2018, Pg 468

State of Nebraska }
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 27th day of February A.D., 2018, at 2:07 o'clock P. M. Recorded in Book 2018 on Page 468
Deb Klungenberger County Clerk
\$ 10.00 liz Deputy
Ind Comp Assessor Carded

Book 2018, Pg 468

Return to: Theobald Law Office
PO Box 423
Red Cloud, NE 68970

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-27-18
\$ 20.25 By liz

QUITCLAIM DEED

Gehrt L. Dickman and Paula C. Dickman, husband and wife, Grantors, for \$1.00 and other valuable consideration, convey to Grantee, Ricky J. Hitchler, a single person, the following described real estate (as defined in Neb. Rev. Stat. 76-201:

The South Nine (9) Feet of Lot Eight (8), and all of Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Block Seven (7), Garber's Addition to the City of Red Cloud, Webster County, Nebraska

Executed February 16, 2018.

[Signature]
Gehrt L. Dickman

[Signature]
Paula C. Dickman

STATE OF NEBRASKA)
) ss.
COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me on February 16, 2018 by Gehrt L. Dickman and Paula C. Dickman, husband and wife.

GENERAL NOTARY - State of Nebraska
DON E. THEOBALD
My Comm. Exp. October 28, 2020

[Signature]
Notary Public

WEBSTER COUNTY ASSESSOR'S OFFICE
RESIDENTIAL DATA SHEET

Date of Print: 04/03/2018
Inspected By: CJ Inspection Date: 12/05/2017

Record : 1 of: 1

Parcel ID #: 000145800	Map #	: 4491-00-0-10030-007-0000
HITCHLER, RICKY J.	Situs	:33 N WEBSTER ST
1802 W. 38TH STREET, APT 7	Legal	:SOUTH 9' LOT 8 & ALL LOTS 9-12 BLOCK 7
KEARNEY, NE		GARBER'S ADDITION RED CLOUD
68845-		

LOT INFORMATION

Neighborhood :	200 RED CLOUD		
Lot Width :	109	Value Method:	SF
Lot Depth :	142	# of Units :	15478
Topography :	Amenities	Unit Value :	0.09
Street Access :		Adjustments :	
Utilities :		Lot Value :	1,365

PHYSICAL INFORMATION

Type	: 1 - Single Family	Year Built/Age	: 1966/52
Quality	: 20 - Fair	Effective Age	:
Condition	: 20 - Fair	Remodel Date	:
Arch Type	:	Remodel Type	:
Style	: One-Story 100%		
Exterior Wall	: 100% SIDING		
Floor Area	: 1,836		
Basement Area	: 0		
Sub Floor	: WOOD JOIST/WOOD SUBFLOOR		
Bedrooms	: 3		
Baths	: 2.0		
Heat Type	: 100% WARM & COOLED		
Roof Type	: COMP SHINGLES		
Plumbing Fixt	: 8		

VALUATION SUMMARY

Estimate of Value (Using Cost Approach)	\$8,595
Estimate of Value (Using Market Approach)	
Estimate of Value (Using Model)	
Model # and Description	
Calculations	0 x 0

FINAL ESTIMATE

Improvement Value	\$7,230
Land Value	\$1,365
FINAL ESTIMATE OF VALUE	\$8,595
Value per Square Foot	4
Current Total Assessed Value for Parcel # 000145800	\$8,595

DATA USED FOR CALCULATIONS SUPPLIED BY MARSHALL & SWIFT which hereby reserves all rights herein.

RESIDENTIAL SALES FILE

PAGE 1	BOOK - PAGE 2018-468	SALE DATE 2-16-2018	LOCATION ID 000145800
ASSESSOR LOCATION Red Cloud	MOBILE HOME	ADDRESS OF PROPERTY 33 N Webster St.	
COMMENTS			SCHOOL # 65

YEAR	LAND	HOUSE	BUILDINGS	TOTAL
2016	1365	700	6530	8595
2017	1365	700	6530	8595
2018	1365	700	6530	8595

SELLING PRICE 9,000	521 ADJUSTMENT	ASSESSOR ADJUSTMENT	ADJUSTED SELLING PRICE
LOT WIDTH 109	LOT DEPTH 142	LOT UNITS 15478	CONDITION 20
HOUSE TYPE Single fam. 4 one-story	MH WIDTH	MH LENGTH	
QUALITY 20	EXTER1 TYPE / %	EXTER2 TYPE / %	BASE AREA
STYLE 1 / % 1-story	STYLE 2 / % crawl	ROOFING Comp	HVAC 1 / % 15
HVAC 2 / %	SLAB 1836	BASEMENT AREA —	MIN FINISH
REC FINISH	PART FINISH		
FIXTURES 8	BEDROOMS 3	BATHROOMS 2	GARAGE TYPE NA
GARAGE AREA	FIREPLACE	SWIMMING POOL	
BUILDINGS Detached Garage			
YEAR BUILT 1966	RCN 131, 465	LUMP DESCRP 7230	

WEBSTER COUNTY ASSESSOR'S OFFICE
RESIDENTIAL DATA SHEET - COST APPROACH DATA

Date of Print: 04/03/2018

Record : 1 of: 1

Parcel ID #: 000145800	Map #	: 4491-00-0-10030-007-0000
HITCHLER, RICKY J.	Situs	:33 N WEBSTER ST
1802 W. 38TH STREET, APT 7	Legal	:SOUTH 9' LOT 8 & ALL LOTS 9-12 BLOCK 7
KEARNEY, NE		GARBER'S ADDITION RED CLOUD
68845-		

COST APPROACH - Values By Marshall & Swift

Appraisal Zone : 1000	Manual Date : 06/13	Cost Factor :0.95
-----------------------	---------------------	-------------------

DESCRIPTION

	<u>Square feet</u>		<u>Base SF Cost</u>	<u>Total Cost</u>
BASIC STRUCTURE COST	1,836	x	64.74	= 118,863

ADJUSTMENTS

	<u>Units</u>	<u>Unit Cost</u>	<u>Area Adj</u>	<u>Total Cost</u>
ROOFING				
SUBFLOOR				
HEATING & COOLING	1,836	1.90	1.90	3,488
PLUMBING Base is: 7 (over base)	1	922.14	0.48	881
BASEMENT COST			0.00	
PARTITION FINISH				
RECREATIONAL FINISH				
MINIMUM FINISH				

ADJUSTED STRUCTURE COST	1836	x	67.12	= 123,232
-------------------------	------	---	-------	-----------

IMPROVEMENTS

	<u>Units</u>	<u>Unit Cost</u>	<u>Depr</u>	<u>Total Cost</u>
NO GARAGE				
CONCRETE DRIVE/LOW	1757	3.66	52%	3,085 *
DET GAR LOW COND	832	8.63	52%	3,445 *
BRICK VENEER/EXTRA	240	4.04		970
SLAB W/ROOF & STEPS	130	21.41		2,785
OPEN PORCH W/ROOF	72	17.01		1,225
WOOD DECK	344	9.46		3,255
RED CLOUD SALV HOUSE	1836	0.38	0%	700 *

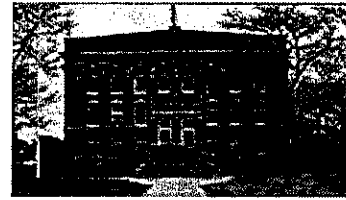
TOTAL REPLACEMENT COST NEW	1836	x	71.60	= 131,465
----------------------------	------	---	-------	-----------

Depreciation	: 100% Total	100% Physical	Functional	Economic
				Less Depreciation/Plus Appreciation : (131,465)

Improvement Value	\$0
Land Value	\$1,365
Lump Sums	7,230 *
ESTIMATE OF VALUE (USING THE COST APPROACH)	\$8,595
Value per Square Foot	\$4.00

WEBSTER COUNTY ASSESSOR

621 N Cedar St
Red Cloud Ne 68970
Phone & Fax (402)746-2717



Deb Langer, Assessor Clerk
dlwebcoassr@outlook.com

DATE:
4/3/2018

SELLER: GEHRT L. AND PAULA C. DICKMAN
1372 W. BARROWS ROAD
HASTINGS, NE 68901

BUYER: RICKY J. HITCHLER
1802 w. 38TH STREET, APT 7
KEARNEY, NE 68845

RE: RESIDENTIAL PROPERTY SALES VERIFICATION

PARCEL ID: 145800 BOOK/PAGE: 2018-468 DATE OF SALE: 2/16/2018
LEGAL DESCRIPTION: THE SOUTH 9 FEET OF LOT 8, AND ALL OF LOTS 9, 10, 11, AND 12, BLOCK 7, GARBER'S
ADDITION TO THE CITY OF RED CLOUD, WEBSTER COUNTY, NE

In accordance with Nebraska Revised State Statute 77-1327, the Assessor's Office for Webster County is required to furnish sales information to the State of Nebraska Department of Revenue, regarding real estate transactions in Webster County. As a recent seller/buyer, please complete the following questionnaire. The verification of accurate sales data is essential to establish real property valuations in Webster County. Completing this questionnaire will provide a solid base in the determination of the use of this sale. If you have any questions, please contact the Assessor's Office at (402)746-2717. You can mail, email or fax this back to the office. *If we do not hear from you within 15 days we will calling for the information. Thank you in advance for you cooperation.

(Please circle the Yes or No answer on the questions where appropriate.)

- 1 What was the total purchase price? \$ 9,000.00 Yes / No
- If No explain: _____
- 2 Was any personal property included in the sale price? Yes / No Personal Property was (circle all that apply):
Appliances Furniture Other (please explain):
- 3 What is the dollar value of the personal property that was included in the purchase price? \$ _____
If the property is a rental property and produces income, what rent has been charged for it in each of the past five years? \$ _____
- 4 *What expenses have been incurred in each of the past five years?* \$ _____
- 6 How long was the property on the market? _____
- 7 Were any changes made to the property either before or after the sale? Yes / No
(Example: Remodeling Renovations Additions Repairs Demolition)
If Yes explain: _____

CONTINUED ON BACK

8107

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-470

PAGES _____

GRANTEE MASTER NAME # Genereaux

PARCEL # / FILING NUMBER 002514200/73865

31-4-12

Heritage Farms LLC an NE LLC

DOC STAMPS 337.50

tax/lien

13195

SALES FILE # 50

PAGES _____

NEIGHBORHOOD #

<u>1</u>	300	105	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	500	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

1000	2000	<u>4000</u>	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 125

TOTAL SALE PRICE 150,000

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-21-2018

DEED TYPE QED

SALE QUAL

<u>YES</u>	ADJUSTED	SUBCHNGD	NO	MOBILE
<u>1</u>	2	3	4	5
USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE

BH	BLA	COW	GR	INA	RC	ROS	<u>RUR</u>
BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS _____

Real Estate Transfer Statement

50

• 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 WEBSTER - 91		3 Date of Sale/Transfer Mo. <u>2</u> Day <u>10</u> Yr. <u>2018</u>		4 Date of Deed Mo. <u>2</u> Day <u>23</u> Yr. <u>2018</u>	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Irma Joyce Ostdiek a/k/a Joyce I. Ostdiek + husband Leland Street or Other Mailing Address P. O. Box 336 City Blue Hill State NE Zip Code 68930 Phone Number Email Address				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Genereux Heritage Farms, L.L.C., an NE LLC Street or Other Mailing Address 2049 Rd 200 City Campbell State NE Zip Code 68932 Phone Number (402) 746-4798 Is the grantee a 501(c)(3) organization? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, is the grantee a 509(a) foundation? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Email Address			

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 type="checkbox"/> Improved <input checked="" type="checkbox"/> Unimproved <input type="checkbox"/> IOLL	<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<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 type="checkbox"/> Auction	<input type="checkbox"/> Easement	<input type="checkbox"/> Gift	<input type="checkbox"/> Life Estate	<input checked="" type="checkbox"/> Sale	<input type="checkbox"/> Transfer on Death
<input type="checkbox"/> Court Decree	<input type="checkbox"/> Exchange	<input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Partition	<input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Trustee to Beneficiary
				<input type="checkbox"/> Irrevocable Trust	<input type="checkbox"/> Revocable Trust
<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 checked="" type="checkbox"/> No	<input checked="" 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 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?
\$150,000

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

19 Name and Address of Person to Whom the Tax Statement Should be Sent
Genereux Heritage Farms, L.L.C.
2049 Rd 200
Campbell, NE 68932

18a No address assigned **18b** Vacant land

20 Legal Description
S½SE¼ 31-4-12, Webster County, Nebraska

21 If agricultural, list total number of acres 80

22 Total purchase price, including any liabilities assumed	22	\$ 150,000.00
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.)	23	\$
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$ 150,000.00

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 **Henry C. Schenker** (308) 425-6273
 Print or Type Name of Grantee or Authorized Representative Phone Number

Henry C. Schenker Attorney 2/23/2018
 Signature of Grantee or Authorized Representative Title Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. <u>2</u> Day <u>28</u> Yr. <u>18</u>	27 Value of Stamp or Exempt Number \$ <u>337.50</u>	28 Recording Data <u>BK2018, Pg 470</u>

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 28 day of February A.D., 2018, at 1:10 o'clock P. M. Recorded in Book 2018 on Page 470
Deb Klingenberg County Clerk
\$10.00 BB Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-28-18
\$ 337.50 By BB

When recording is completed, please return to:
DUNCAN, WALKER, SCHENKER & DAAKE, P.C., L.L.O.
P. O. Box 207
Franklin, NE 68939

QUITCLAIM DEED

IRMA JOYCE OSTDIEK, also known as Joyce I. Ostdiek, and husband, Leland Ostdiek, Grantor, whether one or more,

in consideration of One Hundred Fifty Thousand and no/100 --- (\$150,000.00)--- Dollars, receipt of which is hereby acknowledged, quitclaims and conveys to

GENEREUX HERITAGE FARMS, L.L.C., a Nebraska Limited Liability Company, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201) in Franklin County, Nebraska:

The South Half of the Southeast Quarter (S½SE¼) of Section Thirty-one (31), Township Four (4), North, Range Twelve (12), West of the 6th P.M. in Webster County, Nebraska.

Executed: February 23, 2018.

Irma Joyce Ostdiek
Irma Joyce Ostdiek, a/k/a Joyce I. Ostdiek.

Leland Ostdiek
Leland Ostdiek.

STATE OF NEBRASKA)
) ss.
FRANKLIN COUNTY)

The foregoing instrument was acknowledged before me by Irma Joyce Ostdiek, also known as Joyce I. Ostdiek and husband, Leland Ostdiek, on February 23, 2018.

GENERAL NOTARY - State of Nebraska
HENRY C. SCHENKER
My Comm. Exp. June 16, 2018

Henry C. Schenker
Notary Public.

BOOK-PAGE 2018-470

DATE OF SALE 2-21-2018

LEGAL DESCRIPTION 5 1/2 SE 1/4 31-4-12

LOCATION ID PARCEL(S) 0025142

ASSESSOR LOCATION Rural

ADDRESS OF PROPERTY Rural

YEAR	LAND	IMPROVEMENTS	TOTAL
2015	181090		181090
2016	164465		164465
2017	166985		166985

SELLING PRICE <u>150,000</u>	521 ADJUSTMENT	ASSESSOR ADJUSTMENT	ADJUSTED SELLING PRICE
------------------------------	-------------------	------------------------	---------------------------

SCHOOL BASE # 01-0123 HOUSE QUALITY NA HOUSE CONDITION NA DATE OF CONSTRUCTION NA

MOBILE HOME NA

BOOK-PAGE

DRYLAND	EQUIP DRYLAND	CREP DRYLAND	GREENBELT DRYLAND	GRASSLAND	EQUIP GRASSLAND	CREP GRASSLAND	GREENBELT GRASSLAND
ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES	ACRES
1D1	1D1 E	1D1 P	1D1 G	1G1	1G1	1G1	1G1
1D 28.0	1D E	1D P	1D G	1G	1G	1G	1G
2D1	2D1 E	2D1 P	2D1 G	2G1	2G1	2G1	2G1
2D	2D E	2D P	2D G	2G	2G	2G	2G
3D1	3D1 E	3D1 P	3D1 G	3G1	3G1	3G1	3G1
3D	3D E	3D P	3D G	3G	3G	3G	3G
4D1 17.0	4D1 E	4D1 P	4D1 G	4G1 2.0	4G1	4G1	4G1
4D 11.0	4D E	4D P	4D G	4G 19.0	4G	4G	4G
TOTAL 56.00	TOTAL	TOTAL	TOTAL	TOTAL 21.0	TOTAL	TOTAL	TOTAL

CRP	CANOPY 30% GREATER	CANOPY 2 ENCASED BY DRY OR IRR	AG OTHER	NON-AG ACRES
ACRES	ACRES	ACRES	ACRES	ACRES
1C1	1T1	1T1 2	SHELTERBELT	ROADS 3.0
1C	1T	1T 2	ACCRETION	FARM SITE
2C1	2T1	2T1 2	WASTE	HOME SITES
2C	2T	2T 2	OTHER	OTHER
3C1	3T1	3T1 2		WRP
3C	3T	3T 2		RECREATION
4C1	4T1	4T1 2		
4C	4T	4T 2		
TOTAL	TOTAL	TOTAL	TOTAL	TOTAL 3.0 TOTAL 80

WEBSTER COUNTY ASSESSOR'S OFFICE
 AGLAND INVENTORY REPORT
 Date of Print : 04/03/2018

Parcel # : 002514200
 Current Owner : GENEREUX HERITAGE FARMS, LLC
 2049 RD 200
 CAMPBELL, NE 68932-

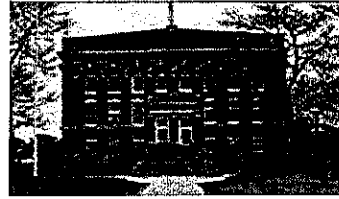
Map # : 4129-31-4-0-0-73865
 Tax District : 125
 Neighborhood : 1
 Greenbelt Area/Date : NO

Legal Description : S1/2SE1/4 31-4-12

Soil Symbol	Soil Name	Land Use	LVG Code	Adjust	Spot LVG	# Acres	Ag/Acre	Mkt Value	Assessed Value
8869	HORD SILT LOAM, 0-1% SLOPES	DRY	1D			15.00	2,705	40,575	40,575
2668	HOLDREGE SILT LOAM, 1-3% SLOP	DRY	1D			9.00	2,705	24,345	24,345
2669	HOLDREGE SILT LOAM, 1-3% SLPE	DRY	1D			4.00	2,705	10,820	10,820
4148	HOLDREGE SOILS, 7-11% SLOPES,	DRY	4D1			17.00	2,190	37,230	37,230
2521	COLY-HOBBS SILT LOAMS, 0-30%	DRY	4D			11.00	2,190	24,090	24,090
Dry Use Totals :						56.00		137,060	137,060
4148	HOLDREGE SOILS, 7-11% SLOPES,	GRAS	4G1	No		2.00	1,425	2,850	2,850
2521	COLY-HOBBS SILT LOAMS, 0-30%	GRAS	4G	No		19.00	1,425	27,075	27,075
Grass Use Totals :						21.00		29,925	29,925
ROAD	COUNTY ROAD	ROAD	ROAD	No		3.00	0	0	0
Road Use Totals :						3.00		0	0
Parcel Totals :						80.00		166,985	166,985

WEBSTER COUNTY ASSESSOR

621 N Cedar St
Red Cloud Ne 68970
Phone & Fax (402)746-2717



Deb Langer, Assessor Clerk
dlwebcoassr@outlook.com

DATE: 4/3/2018

SELLER: JOYCE I. AND LELAND OSTDIEK
PO BOX 336
BLUE HILL, NE 68930
BUYER: GENEREUX HERITAGE FARMS, LLC
2049 RD 200
CAMPBELL, NE 68932

RE: AGRICULTURE PROPERTY SALES VERIFICATION

PARCEL ID: 2514200 BOOK /PAGE: 2018-470 DATE OF SALE: 2/21/2018
LEGAL DESCRIPTION: S1/2SE1/4 31.4-12, WEBSTER COUNTY, NE

In accordance with Nebraska Revised State Statute 77-1327, the Assessor's Office for Webster County is required to furnish sales information to the State of Nebraska Department of Revenue, regarding real estate transactions in Webster County. As a recent seller/buyer, please complete the following questionnaire. The verification of accurate sales data is essential to establish real property valuations in Webster County. Completing this questionnaire will provide a solid base in the determination of the use of this sale. If you have any questions, please contact the Assessor's Office at (402)746-2717. You can mail, email or fax this back to the office.

If we do not hear from you within 15 days, we will be

calling for the information. Thank you in advance for you cooperation.

(Please circle the Yes or No answer on the questions where appropriate.)

What Was the total purchase
1 price? \$ 150,000 Yes / No

If No explain: _____

2 Was any personal property included in the sale price? Yes / No Personal Property was (circle all that apply):

Pivot Irrigation Pipe (Above ground / Buried) Motor Machinery Grain / Crops Other (please explain):

3 What is the dollar value of the personal property that was it included in the purchase price? \$ _____

4 If this sale was involved in a 1031 like kind exchange; is it going to a holding company? Yes / No

5 How long was the property on the market? _____

How did you learn that the property was for sale? Circle

6 one: Advertising Broker/Realtor Family Newspaper Seller

Prior Knowledge Other (please explain): _____

7 How was the sale price set? Circle one: Appraisal Auction Comparable Neighborhood Sales Mutual Agreement

Set by Seller Other (please explain):

CONTNUED ON BACK

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-471

PAGES _____

GRANTEE MASTER NAME # Vaden Lane,

PARCEL # / FILING NUMBER 000335400/9630

Mary Ann Lane

+ Kristi Lane

DOC STAMPS Exempt SA

tax/lien _____

Burrell
13196

SALES FILE # 51

PAGES _____

NEIGHBORHOOD #	1	100	105	200	205	<u>300</u>	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/ HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/ SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/ HOME SITE	INAVALE / NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE / NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	<u>1000</u>	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
							RURAL RESIDENTIAL _____	
							SUBURBAN _____	

TAX DISTRICT 195

TOTAL SALE PRICE 0

S21 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-28-2018

DEED TYPE QCD

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	<u>RC</u>	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS _____



Real Estate Transfer Statement

51

FORM 521

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 WEBSTER - 91		2 County Number		3 Date of Sale/Transfer Mo. ___ Day ___ Yr. ___		4 Date of Deed Mo. ___ Day ___ Yr. ___	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Vaden Lane and Mary Ann Lane Street or Other Mailing Address P.O. Box 56 City Blue Hill State NE Zip Code 68930 Phone Number (402) 756-3116 Email Address				6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) See attached Street or Other Mailing Address City State Zip Code Phone Number Is the grantee a 501(c)(3) organization? <input type="checkbox"/> Yes <input type="checkbox"/> No If Yes, is the grantee a 509(a) foundation? <input type="checkbox"/> Yes <input type="checkbox"/> No Email Address			

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational <input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing	<input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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

9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	10 Type of Transfer <input type="checkbox"/> Auction <input type="checkbox"/> Court Decree <input type="checkbox"/> Exchange	<input type="checkbox"/> Distribution <input type="checkbox"/> Foreclosure <input type="checkbox"/> Grantor Trust	<input type="checkbox"/> Irrevocable Trust <input type="checkbox"/> Life Estate <input type="checkbox"/> Partition	<input type="checkbox"/> Revocable Trust <input type="checkbox"/> Sale <input type="checkbox"/> Satisfaction of Contract	<input type="checkbox"/> Transfer on Death <input type="checkbox"/> Trustee to Beneficiary <input type="checkbox"/> Other (Explain) _____
--	---	---	--	--	---

11 Was ownership transferred in full? (If No, explain the division.) <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	12 Was real estate purchased for same use? (If No, state the intended use.) <input checked="" type="checkbox"/> Yes <input type="checkbox"/> 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"/> Brothers and Sisters <input type="checkbox"/> Ex-spouse	<input type="checkbox"/> Family Corp., Partnership, or LLC <input type="checkbox"/> Grandparents and Grandchild <input checked="" type="checkbox"/> Parents and Child	<input type="checkbox"/> Self <input type="checkbox"/> Spouse <input type="checkbox"/> Step-parent and Step-child	<input type="checkbox"/> Other _____
---	--	---	---	--------------------------------------

14 What is the current market value of the real property? \$102,610	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No \$ _____ %
---	--

16 Does this conveyance divide a current parcel of land? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> 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.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
---	---

18 Address of Property 1101 W. Saline St. Blue Hill, NE 68930	19 Name and Address of Person to Whom the Tax Statement Should be Sent Vaden and Mary Ann Lane P.O. Box 56 Blue Hill, NE 68930
18a <input type="checkbox"/> No address assigned	18b <input type="checkbox"/> Vacant land

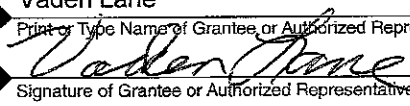
20 Legal Description
See attached

21 If agricultural, list total number of acres _____

22 Total purchase price, including any liabilities assumed	22	\$	
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.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	0.00

25 If this transfer is exempt from the documentary stamp tax, list the exemption number **5(a)**

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  **Vaden Lane** Grantee
 Print or Type Name of Grantee or Authorized Representative
 Signature of Grantee or Authorized Representative Title
 (402) 756-3116 Phone Number
2-28-2018 Date

Register of Deed's Use Only		For Dept. Use Only
26 Date Deed Recorded Mo. 3 Day 1 Yr. 18	27 Value of Stamp or Exempt Number \$ Exempt #5a	28 Recording Data BK2018, Pg 471

Attachment to Real Estate Transfer Statement

6. Grantees' Names, Addresses, and Telephone Numbers

Vaden Lane
P.O. Box 56
Blue Hill, NE 68930
(402) 756-3116

Mary Ann Lane
P.O. Box 56
Blue Hill, NE 68930
(402) 756-3116

Kristi Lane Burrell
1101 W. Saline St.
Blue Hill, NE 68930
(402) 705-3838

20. Legal Description

Lots One (1), Two (2), Three (3), Ten (10), Eleven (11) and Twelve (12), Block Nine (9), Hoover's Addition to the Village of Blue Hill, Webster County, Nebraska, according to the recorded plat thereof.

BK2018, Pg 471

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 1 day of March A.D., 2018, at 11:25 o'clock A. M. Recorded in Book 2018 on Page 471
Deb Klingenberg County Clerk
\$10.00 BB Deputy
Ind. Comp. Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 3-1-18
\$ Exempt By BB

Return to:
Kevin A. Brostrom
P.O. Box 400
Grand Island, NE 68802-0400
Quitclaim Deed

QUITCLAIM DEED

VADEN LANE and MARY ANN LANE, husband and wife, GRANTORS, in consideration of love and affection, do hereby quitclaim, grant, bargain, sell and confirm unto VADEN LANE, a married person; MARY ANN LANE, a married person; and KRISTI LANE BURRELL, a married person, all as Joint Tenants with Rights of Survivorship, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201) in Webster County, Nebraska:

Lots One (1), Two (2), Three (3), Ten (10), Eleven (11) and Twelve (12), Block Nine (9), Hoover's Addition to the Village of Blue Hill, Webster County, Nebraska, according to the recorded plat thereof.

DATED this 28 day of February, 2018.

Vaden Lane
Vaden Lane

Mary Ann Lane
Mary Ann Lane

STATE OF NEBRASKA)
) ss.
COUNTY OF Webster)

The foregoing instrument was acknowledged before me on this 28th day of February, 2018, by Vaden Lane and Mary Ann Lane, husband and wife.

Jamie L. Kosse
Notary Public

GENERAL NOTARY - State of Nebraska
JAMIE L. KOSSE
My Comm. Exp. February 1, 2022

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-479

PAGES _____

GRANTEE MASTER NAME # Paul & Amber
Stoner

PARCEL # / FILING NUMBER 000803600/15250

11489

DOC STAMPS 6-75

tax/lien _____

SALES FILE # 52

PAGES _____

NEIGHBORHOOD #

1	100	105	200	205	300	305	400
AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
405	<u>500</u>	505	510	515	600	605	610
BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
615	700	705	710	800	805	1000	1005
ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
1010	1015	1020					
GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					

PROPERTY CLASS

<u>1000</u>	2000	4000	9000	9500
RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS

RURAL RESIDENTIAL _____

SUBURBAN _____

TAX DISTRICT 70

TOTAL SALE PRICE 3,000

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-27-2018

DEED TYPE QCD

SALE QUAL	<u>YES</u>	ADJUSTED	SUBCHNGD	NO	MOBILE
CODE	<u>1</u>	2	3	4	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS _____

Real Estate Transfer Statement

52

FORM
521

• 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 WEBSTER - 91	3 Date of Sale/Transfer Mo. 2 Day 27 Yr. 2018	4 Date of Deed Mo. 2 Day 27 Yr. 2018
---------------	---------------------------------	--	---

5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Melody L. Brown and John A. Brown Street or Other Mailing Address 610 W. Seward City Blue Hill State NE Zip Code 68930 Phone Number (402) 469-4449 Email Address NA		6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Paul A. Stoner and Amber Stoner Street or Other Mailing Address 1372 Road R City Red Cloud State NE Zip Code 68970 Phone Number (402) 460-1731 Email Address NA	
--	--	---	--

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"/> Unimproved <input type="checkbox"/> IOLL	<input checked="" type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural <input type="checkbox"/> Recreational	<input type="checkbox"/> Mineral Interests-Nonproducing <input type="checkbox"/> Mineral Interests-Producing <input type="checkbox"/> State Assessed <input type="checkbox"/> Exempt <input type="checkbox"/> Mobile Home

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"/> Corrective	<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 type="checkbox"/> Mineral	<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 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"/> Trustee to Beneficiary
<input type="checkbox"/> Court Decree	<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 type="checkbox"/> Yes	<input checked="" 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 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?
\$4,905

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
199 Franklin, Blue Hill, NE 68930

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

18a No address assigned 18b Vacant land

20 Legal Description
Lots 1-12, Block 14, Original Town of Cowles, Webster County, Nebraska

21 If agricultural, list total number of acres _____.

22 Total purchase price, including any liabilities assumed	22	\$	3,000.00
23 Was non-real property included in the purchase? <input type="checkbox"/> Yes <input type="checkbox"/> No (If Yes, enter dollar amount and attach itemized list.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$	3,000.00

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

Paul A. Stoner Amber Stoner
 Print or Type Name of Grantee or Authorized Representative
 Paul A. Stoner Amber Stoner
 Signature of Grantee or Authorized Representative
 Title Grantee
 Phone Number
 Date

Register of Deed's Use Only			For Dept. Use Only
26 Date Deed Recorded Mo. 03 Day 02 Yr. 18	27 Value of Stamp or Exempt Number \$ 6.75	28 Recording Data BK 2018, Pg 479	

RESIDENTIAL SALES FILE

PAGE 1	BOOK - PAGE 2018-479	SALE DATE 2-27-2018	LOCATION ID 000803600
ASSESSOR LOCATION Cowles	MOBILE HOME NA	ADDRESS OF PROPERTY 199 Franklin St - BH	
COMMENTS			SCHOOL # 91-0002

YEAR	LAND	HOUSE	BUILDINGS	TOTAL
2016	1220	3240	445	4905
2017	1220	3240	445	4905

SELLING PRICE 3,000	521 ADJUSTMENT	ASSESSOR ADJUSTMENT	ADJUSTED SELLING PRICE
LOT WIDTH	LOT DEPTH	LOT UNITS 89131	CONDITION 10
HOUSE TYPE Single Family	MH WIDTH -	MH LENGTH -	
QUALITY 30	EXTER1 TYPE / % Siding	EXTER2 TYPE / %	BASE AREA 754
TOTAL FLOOR AREA 946			
STYLE 1 / %	STYLE 2 / %	ROOFING Comp	HVAC 1 / % Stove Heat
HVAC 2 / %	SLAB	BASEMENT AREA	MIN FINISH
REC FINISH	PART FINISH		
FIXTURES 5	BEDROOMS	BATHROOMS 1.0	GARAGE TYPE NA
GARAGE AREA	FIREPLACE	SWIMMING POOL	
BUILDINGS shed, Garage - 2 - Salvage Bld			
YEAR BUILT 1900	RCN 81,045	LUMP DESCRP 445	

WEBSTER COUNTY ASSESSOR'S OFFICE
RESIDENTIAL DATA SHEET

Date of Print: 04/04/2018

Record : 1 of: 1

Inspected By: TS Inspection Date: 10/28/2014

Parcel ID #: 000803600 Map # : 4373-00-0-50005-014-0000

STONER, PAUL & AMBER Situs :199 FRANKLIN ST
1372 RD R Legal :LOTS 1 - 12 BLOCK 14 ORIGINAL VILLAGE
RED CLOUD, NE 68970-0000 COWLES

LOT INFORMATION

Neighborhood	: 500 COWLES/HOME SITE	Value Method:	SF
Lot Width	: 1	# of Units	: 89131
Lot Depth	: 89131	Unit Value	: 0.01
Topography	: LEVEL Amenities	Adjustments	:
Street Access	: GRAVEL	Lot Value	: 1,220
Utilities	: ELEC,WELL,NAT GAS		

PHYSICAL INFORMATION

Type	: 1 - Single Family	Year Built/Age	: 1900/117
Quality	: 30 - Average	Effective Age	:
Condition	: 10 - Poor	Remodel Date	:
Arch Type	:	Remodel Type	:
Style	: One-Story 39% 1-1/2-St-Fin 61%		
Exterior Wall	: 100% SIDING		
Floor Area	: 946		
Basement Area	: 0		
Sub Floor	: WOOD JOIST/WOOD SUBFLOOR		
Bedrooms	:		
Baths	: 1.0		
Heat Type	: 100% STOVE HEAT		
Roof Type	: COMP SHINGLES		
Plumbing Fixt	: 5		

VALUATION SUMMARY

Estimate of Value (Using Cost Approach)	.....	\$4,905
Estimate of Value (Using Market Approach)	.....
Estimate of Value (Using Model)	.....
Model # and Description		
Calculations	0 x 0	

FINAL ESTIMATE

Improvement Value	.....	\$3,685
Land Value	.....	\$1,220
FINAL ESTIMATE OF VALUE	.....	\$4,905
Value per Square Foot	.....	4

Current Total Assessed Value for Parcel # 000803600 \$4,905

DATA USED FOR CALCULATIONS SUPPLIED BY MARSHALL & SWIFT which hereby reserves all rights herein.

WEBSTER COUNTY ASSESSOR'S OFFICE
RESIDENTIAL DATA SHEET - COST APPROACH DATA

Date of Print: 04/04/2018

Record : 1 of: 1

Parcel ID #: 000803600

Map # : 4373-00-0-50005-014-0000

STONER, PAUL & AMBER
1372 RD R
RED CLOUD, NE

Situs :199 FRANKLIN ST
Legal :LOTS 1 - 12 BLOCK 14 ORIGINAL VILLAGE
COWLES

68970-0000

COST APPROACH - Values By Marshall & Swift

Appraisal Zone : 1000

Manual Date : 06/13

Cost Factor :0.95

DESCRIPTION

	<u>Square feet</u>	x	<u>Base SF Cost</u>	=	<u>Total Cost</u>
BASIC STRUCTURE COST	946		81.53		77,127

ADJUSTMENTS

ROOFING

SUBFLOOR

HEATING & COOLING

PLUMBING Base is: 9 (under base)

BASEMENT COST

PARTITION FINISH

RECREATIONAL FINISH

MINIMUM FINISH

	<u>Units</u>	<u>Unit Cost</u>	<u>Area Adj</u>	<u>Total Cost</u>
HEATING & COOLING	946	(3.69)	(3.69)	(3,491)
PLUMBING Base is: 9 (under base)	4	1176.67	(4.73)	(4,475)
BASEMENT COST			0.00	

ADJUSTED STRUCTURE COST

	946	x	73.11	=	69,162
--	-----	---	-------	---	--------

IMPROVEMENTS

NO GARAGE

SHED, GARAGE/LOW

KNEE WALL/GLASS

SOLID WALL PORCH

SALVAGE BLDG

SALVAGE BLDG

	<u>Units</u>	<u>Unit Cost</u>	<u>Depr</u>	<u>Total Cost</u>
SHED, GARAGE/LOW	216	6.27	82%	245 *
KNEE WALL/GLASS	95	57.26		5,440
SOLID WALL PORCH	114	56.52		6,445
SALVAGE BLDG	1	100.00	0%	100 *
SALVAGE BLDG	1	100.00	0%	100 *

TOTAL REPLACEMENT COST NEW

	946	x	85.67	=	81,045
--	-----	---	-------	---	--------

Depreciation	:	96% Total	96% Physical	Functional	Economic	
			Less Depreciation/Plus	Appreciation	:	(77,805)

Improvement Value	\$3,240
Land Value	\$1,220
Lump Sums	445 *
ESTIMATE OF VALUE (USING THE COST APPROACH)	\$4,905
Value per Square Foot	\$4.00

DATA USED FOR CALCULATIONS SUPPLIED BY MARSHALL & SWIFT which hereby reserves all rights herein.

WEBSTER COUNTY ASSESSOR

621 N Cedar St
Red Cloud Ne 68970
Phone & Fax (402)746-2717



Deb Langer, Assessor Clerk
dlwebcoassr@outlook.com

DATE: 4/4/2018

SELLER: JOHN A. & MELODY L. SCHRINER BROWN
610 W. SEWARD
BLUE HILL, NE 68930

BUYER: PAUL AND AMBER STONER
1372 RD R
RED CLOUD, NE 68970

RE: RESIDENTIAL PROPERTY SALES VERIFICATION

PARCEL ID: 803600 BOOK/PAGE: 2018-479 DATE OF SALE: 2/27/2018
LEGAL DESCRIPTION: LOTS 1-12, BLOCK 14 ORIGINAL TOWN OF COWLES, WEBSTER CO, NE

In accordance with Nebraska Revised State Statute 77-1327, the Assessor's Office for Webster County is required to furnish sales information to the State of Nebraska Department of Revenue, regarding real estate transactions in Webster County. As a recent seller/buyer, please complete the following questionnaire. The verification of accurate sales data is essential to establish real property valuations in Webster County. Completing this questionnaire will provide a solid base in the determination of the use of this sale. If you have any questions, please contact the Assessor's Office at (402)746-2717. You can mail, email or fax this back to the office. ***If we do not hear from you within 15 days we will calling for the information.** Thank you in advance for you cooperation.

(Please circle the Yes or No answer on the questions where appropriate.)

1 What was the total purchase price? \$ 3,000.00 Yes / No

If No explain: _____

2 Was any personal property included in the sale price? Yes / No Personal Property was (circle all that apply):

Appliances Furniture Other (please explain):

3 What is the dollar value of the personal property that was included in the purchase price? \$ _____

If the property is a rental property and produces income, what rent has been charged for it in each of the past five years? \$ _____

5 What expenses have been incurred in each of the past five years? \$ _____

6 How long was the property on the market? _____

7 Were any changes made to the property either before or after the sale? Yes / No

(Example: Remodeling Renovations Additions Repairs Demolition)

If Yes explain: _____

CONTINUED ON BACK

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-385

PAGES _____

GRANTEE MASTER NAME # moreen P. Meers

PARCEL # / FILING NUMBER 060618300/18510

525 Pleasant St
#13197

DOC STAMPS ~~0~~

tax/lien _____

SALES FILE # ~~0~~

PAGES _____

NEIGHBORHOOD #	1	100	105	200	205	300	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	1000	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
						RURAL RESIDENTIAL		
						SUBURBAN		

TAX DISTRICT _____

TOTAL SALE PRICE _____

521 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE _____

DEED TYPE Affidavit

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Affidavit - Verifying Name

BK2018, Pg 385

State of Nebraska } ss.
County of Webster }

Entered on the numerical index and filed for record in the Clerk's office of said county this 13 day of February A.D., 2018, at 11:20 o'clock A M. Recorded in Book 2018 on Page 385-386
Deb Klengenberger County Clerk
16.00 BB Deputy
Ind Comp Assessor Carded

AFFIDAVIT

The undersigned affiant, being first duly sworn and upon, deposes and states as follows:

- 1. THAT Kathleen P. Fuller, the grantor in the Quitclaim Deed recorded October 17, 2013 in Book 2013, Page 2676 in the records of Webster County, is one and the same person and was formerly known as Kathleen Evans, the Grantee in the Quitclaim Deeds recorded October 5, 2008 in Book 2008, Page 1983 and April 8, 2010 in Book 2010, Page 462 in the records of Webster County, Nebraska, notwithstanding the discrepancy in names.

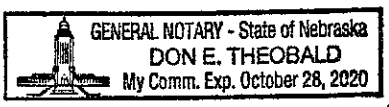
Further affiant saith not.

Executed the 13 day of February, 2018.

Moreen P. Meers
Moreen P. Meers

STATE OF NEBRASKA)
) ss.
COUNTY OF WEBSTER)

Subscribed, sworn to and acknowledged before me this 13 day of February, 2018 by Moreen P. Meers.



My Commission Expires: 10/28/2020

Don E. Theobald
Notary Public

COVER PAGE PROPERTY TRANSFER

BOOK & PAGE 2018-465

PAGES _____

GRANTEE MASTER NAME # Mary Ann

PARCEL # / FILING NUMBER 000317400/7770

Toepfer
13193

DOC STAMPS _____

tax/lien

SALES FILE # _____

PAGES _____

NEIGHBORHOOD #	1	100	105	200	205	<u>300</u>	305	400
	AGRICULTURAL	GUIDE ROCK RESIDENTIAL	GUIDE ROCK COMMERCIAL	RED CLOUD RESIDENTIAL	RED CLOUD COMMERCIAL	BLUE HILL RESIDENTIAL	BLUE HILL COMMERCIAL	BLADEN RESIDENTIAL
	405	500	505	510	515	600	605	610
	BLADEN COMMERCIAL	COWLES W/ HOME SITE	COWLES NO HOME SITE	COWLES COMMERCIAL W/ SITE	COWLES COMMERCIAL / NO SITE	ROSEMONT W/HOME SITE	ROSEMONT / NO HOME-SITE	ROSEMONT COMMERCIAL W/SITE
	615	700	705	710	800	805	1000	1005
	ROSEMONT COMMERCIAL / NO SITE	INAVALE W/HOME SITE	INAVALE/ NO HOME SITE	INAVALE COMMERCIAL	AMBOY VILLAGE W/ HOME SITE	AMBOY VILLAGE/ NO HOME SITE	RURAL COMMERCIAL	RURAL COMMERCIAL
	1010	1015	1020					
	GRASS GREEN / GOLF COURSE	SAND GREEN / GOLF COURSE	RURAL ANIMAL CONFINEMENT					
PROPERTY CLASS	<u>1000</u>	2000	4000	9000	9500			
	RESIDENTIAL	COMMERCIAL	AGRICULTURAL	EXEMPT	GAME & PARKS			
							RURAL RESIDENTIAL	
							SUBURBAN	

TAX DISTRICT 195

TOTAL SALE PRICE 0

S21 ADJUSTMENTS \$ _____

ASSESSOR ADJUSTMENTS \$ _____

REVIEW CODE NO

SALES DATE 2-27-2018

DEED TYPE Death Certificate

SALE QUAL	YES	ADJUSTED	SUBCHNGD	<u>NO</u>	MOBILE
CODE	1	2	3	<u>4</u>	5
	USABILITY	AS ADJUSTED	SUBCHANGED	SALE NOT TO BE USED	ARMS LENGTH / NOT VALID FOR MEASUREMENT

LOCATION CODE	BH	BLA	COW	GR	INA	RC	ROS	RUR
	BLUE HILL	BLADEN	COWLES	GUIDE ROCK	INAVALE	RED CLOUD	ROSEMONT	RURAL

COMMENTS Death Certificate for Frank - to: Mary Ann

BK2018, Pg 465

State of Nebraska }
County of Webster }ss.

Entered on the
numerical index and filed for record in the
Clerk's office of said county this 27 day
of February A.D., 2018 at 9:55
o'clock A M. Recorded in Book 2018
on Page 465-466
Deb Klingenberg County Clerk
\$16.00 BB Deputy
Ind Comp Assessor Carded

Return to: Baird & Griess, Attorneys PO Box 121, Clay Center, NE 68933

LEGAL DESCRIPTION:

THE NORTH ONE HUNDRED THREE AND EIGHT TENTH FEET (103.8') OF THE EAST ONE HUNDRED THIRTY-TWO FEET (132') OF OUTLOT TWO (2), ROHRER'S ADDITION, CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA.

WHEN THIS COPY CARRIES THE RAISED SEAL OF THE NEBRASKA HEALTH AND HUMAN SERVICES SYSTEM, IT CERTIFIES THE BELOW TO BE A TRUE COPY OF THE ORIGINAL RECORD ON FILE WITH THE NEBRASKA HEALTH AND HUMAN SERVICES SYSTEM, VITAL STATISTICS SECTION, WHICH IS THE LEGAL DEPOSITORY FOR VITAL RECORDS.

DATE OF ISSUANCE
9/15/2004
LINCOLN, NEBRASKA

Stanley S. Cooper
STANLEY S. COOPER
ASSISTANT STATE REGISTRAR
HEALTH AND HUMAN SERVICES SYSTEM

STATE OF NEBRASKA- DEPARTMENT OF HEALTH AND HUMAN SERVICES FINANCE AND SUPPORT
VITAL STATISTICS
CERTIFICATE OF DEATH

04 09896

1. DECEDENT - NAME FIRST MIDDLE LAST Frank Arthur Toepfer, Jr.			2. SEX Male	3. DATE OF DEATH (Month Day, Year) September 4, 2004	
4. CITY AND STATE OF BIRTH (If not in U.S.A., name country) Webster County, Nebraska		5a. AGE - Last Birthday (Yrs.) 87	5b. UNDER 1 YEAR Mo. Wks. Days	5c. UNDER 1 DAY Hrs. Mins.	6. DATE OF BIRTH (Month Day, Year) June 23, 1917
7. SOCIAL SECURITY NUMBER		8a. PLACE OF DEATH HOSPITAL <input type="checkbox"/> Inpatient <input type="checkbox"/> ER Outpatient <input type="checkbox"/> DDA <input type="checkbox"/> OTHER <input checked="" type="checkbox"/> Nursing Home <input type="checkbox"/> Residence <input type="checkbox"/> Other (Specify):			
8b. FACILITY - Name (If not institution, give street and number) Blue Hill Care Center		9c. INSIDE CITY LIMITS Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>			
9c. CITY, TOWN OR LOCATION OF DEATH Blue Hill		9e. COUNTY OF DEATH Webster			
9a. RESIDENCE - STATE Nebraska	9d. COUNTY Webster	9c. CITY, TOWN OR LOCATION Blue Hill	9d. STREET AND NUMBER (Including Zip Code) N/A, 68930		9e. INSIDE CITY LIMITS Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
10. RACE (e.g., White, Black, American Indian, etc.) (Specify) White	11. ANCESTRY (e.g., Italian, Mexican, German, etc.) (Specify) German	12. <input checked="" type="checkbox"/> MARRIED <input type="checkbox"/> WIDOWED <input type="checkbox"/> NEVER MARRIED <input type="checkbox"/> DIVORCED	13. NAME OF SPOUSE (If wife give maiden name) Mary Ann Arterburn		
14a. USUAL OCCUPATION (Give kind of work done during most of working life, even if retired) Farmer	14b. KIND OF BUSINESS INDUSTRY Agricultural	15. EDUCATION (Specify only highest grade completed) Elementary or Secondary (0-12) 12th College (1-4 or 5-)			
16. FATHER - NAME FIRST MIDDLE LAST Frank Toepfer		17. MOTHER - FIRST MIDDLE MAIDEN SURNAME Sarah Brandies			
18. WAS DECEASED EVER IN U.S. ARMED FORCES? (Yes, no, or unk.) (If yes, give war and dates of service) Yes WWII, 10-19-1942 to		19a. INFORMANT - NAME Mary Ann Toepfer			
19b. INFORMANT MAILING ADDRESS P.O. Box 447, Blue Hill, Nebraska 68930		19c. STREET OR R.F.D. NO., CITY OR TOWN, STATE, ZIP			
20. EMBALMER - SIGNATURE & LICENSE NO. <i>J.H. Kelly 1034</i>		21a. METHOD OF DISPOSITION <input checked="" type="checkbox"/> Burial <input type="checkbox"/> Removal <input type="checkbox"/> Cremation <input type="checkbox"/> Donation	21b. DATE Sept. 7, 2004	21c. CEMETERY OR CREMATORY NAME Blue Hill Cemetery	
21d. FUNERAL HOME - NAME Merten-Butler Mortuary		21e. CEMETERY OR CREMATORY LOCATION CITY OR TOWN STATE Blue Hill, Nebraska			
22. FUNERAL HOME ADDRESS (STREET OR R.F.D. NO., CITY OR TOWN, STATE, ZIP) P.O. Box 185, Blue Hill, Nebraska 68930					
23. IMMEDIATE CAUSE (PART I) Cardiovascular collapse		24. INTERVAL BETWEEN ONSET AND DEATH 48 hrs.			
23. IMMEDIATE CAUSE (PART II) ASAD		24. INTERVAL BETWEEN ONSET AND DEATH			
23. IMMEDIATE CAUSE (PART III) Recent Head Injury, COP Dementia		24. INTERVAL BETWEEN ONSET AND DEATH			
25a. OTHER SIGNIFICANT CONDITIONS - Conditions contributing to the death (Do not release) Recent Head Injury, COP Dementia		25b. PART III - FEMALE - WAS THERE A PREGNANCY IN THE PAST 3 MONTHS? (Ages 12-54) Yes <input type="checkbox"/> No <input type="checkbox"/>		25c. AUTOPSY Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
25d. WAS CASE REFERRED TO MEDICAL EXAMINER OR CORONER? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>					
26a. DATE OF INJURY (Mo., Day, Yr.)		26b. HOUR OF INJURY		26c. DESCRIBE HOW INJURY OCCURRED	
26d. INJURY AT WORK Yes <input type="checkbox"/> No <input type="checkbox"/>		26e. PLACE OF INJURY - At home, farm, street, factory, office building, etc. (Specify)		26f. LOCATION STREET OR R.F.D. NO. CITY OR TOWN STATE	
27a. DATE OF DEATH (Mo., Day, Yr.) September 4, 2004		27b. DATE SIGNED (Mo., Day, Yr.) 9-7-04		27c. TIME OF DEATH 12:48 A. M.	
27d. To the best of my knowledge, death occurred at the time, date and place and due to the cause(s) stated. (Signature and Title) <i>Daniel Mazour</i>		27e. On the basis of examination and/or investigation, in my opinion death occurred at the time, date and place and due to the cause(s) stated. (Signature and Title)			
28. DID TOBACCO USE CONTRIBUTE TO THE DEATH? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNKNOWN		29. HAS ORGAN OR TISSUE DONATION BEEN CONSIDERED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		30. WAS CONSENT GRANTED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
31. NAME AND ADDRESS OF CERTIFIER (PHYSICIAN, CORONER'S PHYSICIAN OR COUNTY ATTORNEY) (Type or Print) Dr. Daniel Mazour, C/O Blue Hill Medical Clinic, P.O. Box 547, Blue Hill, Nebraska 68930					
32a. REGISTRAR <i>Stanley S. Cooper</i>				32b. DATE FILED BY REGISTRAR (Mo., Day, Yr.) SEP 13 2004	