Agricultural Land Sales Worksheet

Cnty No.	Boo	ok	Page	Sale I	Date	School District Code									
91	20:	19	5	12/20/	/2018	Base: 0	1-01	23	Aff	iliated:		Unit	ied:		
Location II	D	Sale	Number	Useability &	t Code#					Parcel l	Number				
00251120	0		3	1	•	GeoCde	Twn	Rng	Se	ect Qrt	Subdiv	Area	Blk	Pa	arcel
	Da	ate of S	ale Assessed	Value		4129	4	12	1	9 2	00000	1	000	35	595
Land		Imp	rovements	Tota	al		D	ate of	Sale	Propert	Classific	ification Code			
131,3	320			13	31,320	Status	Pro	perty Ty	pe	Zoning	Location	Cit	y Size	Parc	el Size
		Irrigat	ion Type:			A) 2	B)	05		c) 5	D) 3	E)	0	F)	9
LCG		Ŀ	CRES:	VALU	E:		LCG			ACF	ES:		VALI	J E :	··········
IRRIGATED	1A1					GR	ASSLA	ND 10	31						
	1A		9.790	4	8,265		_	1	.G		5.400			7,	695
	2A1							20	31						
	2A							2	:G						
	3A1							30	3 1						
	3A			·				3	G		2.470			3,	520
	4A1		2.470	1	1,710			40	31		1.280			1,8	825
	4A		0.540		2,560			4	G		7.700			10,	975
DRYLAND	1DI					S	helterbe	lt/Timb	er						
 -	1D		10.690	2	8,915			Accretic	n		4.590				
·-·	2D1				- 			Was	te	3	1.330			5,6	640
	2D							Oth	_					,	
	3D1					AG L	AND 1	OTA	L		0.860		1:	31,3	320
	3D		1.870		4,235			Road			1.830		·	•	
	4D1				İ		F	arm Site	es						
	4D		2.730		5,980		-	me Site							
							R	ecreatio	n						
	ellings							Oth		* 11					
Outbuil	ldings					Non	-AG T	OTA	L		1.830				

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
JTWD	
Comments from	Comments:
*	
	(Continue on back)

Good Life. Great Service.

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 statem	ent 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	The state of the s	y <u>19</u> Yr. <u>2018</u>
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print)	
JZ Farms, L.L.C.	Grantee's Name (Buyer) Heath Zuellner and Terra Zuellner	
Street or Other Mailing Address 1638 Road 2600	Street or Other Mailing Address 2180 43 1/2 Road	
City State Zip Code Lawrence NE 6895		Zip Code 68932
Phone Number (402) 469-6395	Phone Number Is the grantee a 501(c)(3) organic (402) 984-9094 If Yes, is the grantee a 509(a) fou	zation? Yes ✓ No ndation? Yes ✓ No
Email Address N/A	Email Address	
7 Property Classification Number. Check one box in categories A and B. Check	N/A	
(4) 6:	B) Property Type	(C)
Improved Single Family Industrial	Mineral Interests-Nonproducing State Assessed	
✓ Unimproved Multi-Family ✓ Agricultural	Mineral Interests-Producing Exempt	
IOLL		
	_and Contract/Memo Partition Sheriff _ease Personal Rep. Trust/Trustee	Other
	Mineral Quit Claim ✓ Warranty	
part of an IRS like-kind exchange?		ansfer on Death
(I.R.C. § 1031 Exchange)		ustee to Beneficiary
Yes V No Court Decree Exchange Gra	ntor Trust Partition Satisfaction of Contract O 12 Was real estate purchased for same use? (If	ther (Explain)
✓ Yes No		
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary r	elatives? (If Yes, check the appropriate box.)	
	, Partnership, or LLC Self Oth	er
	s and Grandchild Spouse	
Ex-spouse Parents and 14 What is the current market value of the real property?	Child Step-parent and Step-child 15 Was the mortgage assumed? (If Yes, state the amount and	
\$154.200	Yes V No \$	o/
16 Does this conveyance divide a current parcel of land?	17 Was transfer through a real estate agent or a title company	(If Yes, include the name
Yes V No	of the agent or title company contact.) Yes Miller Abs	tract & Title No
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement S	hould be Sent
	Same as #6	
18a ✓ No address assigned 18b Vacant land		
20 Legal Description		
See Exhibit A		
	8	
21 If agricultural, list total number of acres 81, 76		
	\$	
22 Total purchase price, including any liabilities assumed		154,200,00
	enter dollar amount and attach itemized list.) 23 \$	154,200,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	1000 CONTROL AND SECURE OF CONTROL CON	134,200,00
25 If this transfer is exempt from the documentary stamp tax, list the exemptic Under penalties of law, I declare that I have examined this staten		mplete and
correct, and that I am duly authorized to sign this statement.	on and that it is, to the best of my knowledge and belief, true, co	implete, and
Heath Zuellner or Terra Zuellner		(402) 984-9094
Print or Type Name of Grantge or Authorized Representative	Grantee	Phone Number
here Signature of Grantee of Authorized Representative	Title	_ 12/20/2018 Date
	tu h.	
Register of Deed's Use 0 26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	For Dept. Use Only
Mo. 1 Day 2 Yr. 2019 \$ 348.75	BK2019, Pg 5-6	
Nebraska Department of Revenue		ev. Stat. §§ 76-214, 77-1327(2)

File No.: M10410

EXHIBIT A

LEGAL DESCRIPTION

A tract of land located in the Northwest Quarter (NW1/4) of Section Nineteen (19). Township Four (4) North, of Range Twelve (12) West of the 6th P.M., Webster County, Nebraska: more particularly described as follows and assuming the East line of said NW1/4 bears S 00°07'42" W or N 00°07'42" E. Beginning at the N 1/4 Corner of said Section 19; thence S 00°07'42" W 1242.39 feet on the 1/4 Section line to a point 275.00 feet north of the intersection of the North R.O.W. line of the Burlington Northern Railroad, now vacated; thence S 81°06'55" W 150.00 feet to the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 72, page 815; thence S 87°23'02" W 1160.00 feet on the North line of said deeded land to the NW Corner of said tract; thence S 01°22'20" W 410.00 feet on the West line of said deeded land to the SW Corner of said tract, point also being on the North R.O.W. line of the Burlington Northern Railroad, now vacated; thence S 77°10'30" W 765.35 feet on said R.O.W. line to a point; thence N 00°10'09" W 586.43 feet on the East line of a deeded tract of land recorded at the Webster County Clerk's Office in Book 92, Page 366, point also being the NE Corner of said deeded tract: thence S 89°25'01" W 367.25 feet on the North line of said deeded land to the NW Corner of the S 1/2 of the NW 1/4 of said Section 19; thence N 00°10'09" W 1320.33 feet on the West line of said Section 19 to the NW Comer of said Section 19; thence S 89°53'19" E 2438.73 feet on the Section line to the Point of Beginning.

AND

A tract of land located in the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Four (4) North, of Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; more particularly described as follows and assuming the East line of said NW 1/4 bears S 00°07'42" W or N 00°07'42" E. Commencing at a point on the North R.O.W. line of the Burlington Northern Railroad, now vacated and the East Line of said NW 1/4; thence N 00°07'42" E 175.00 feet on the 1/4 Section line to the True Point of Beginning, point also being the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 88, Page 1138; thence S 81°06'55" W 150.00 feet to a point on the East line of a tract deeded to the Village of Campbell in Book 72, Page 815; thence N 00°07'42" E 100.00 feet on said East line to the NE Corner of said deeded land; thence N 81°06'55" E 150.00 feet to a point on the 1/4 Section line; thence S 00°07'42" W 100.00 feet on the 1/4 Section line to the True Point of Beginning. Said tract containing 0.34 +/-acres. Subject to any R.O.W. and easements of record.

BK2019, Pg 5

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 day of January A.D., 20/7, at 1:35 o'clock P.M. Recorded in Book 20/9 on Page 5 + 6

Deb Klingenberger County Clerk 3/6.02

Ind__Comp__Assessor_Carded

NEBRASKA DOCUMENTARY STAMP TAX Date 1-2-20/9 \$348.芝 By BB

Return to: Miller Abstract & Title Company, PO Box 107, Minden, NE 68959

JOINT TENANCY WARRANTY DEED

JZ Farms, L.L.C., a Nebraska Limited Liability Company, herein called the GRANTOR, whether one or more, in consideration of One Dollar (\$1.00) and other valuable consideration received from GRANTEE, do hereby grant, bargain, sell, convey and confirm unto Heath Zuellner and Terra Zuellner, a married couple, as joint tenants and not as tenants in common, herein called the GRANTEE, whether one or more, the following described real estate in Webster County, Nebraska (as defined in Neb. Rev. Stat. 76-201):

SEE EXHIBIT A ATTACHED

And the GRANTOR does hereby covenant (jointly and severally, if more than one) with the GRANTEE that GRANTOR is lawfully seized of such real estate and that it is free from encumbrance except covenants, easements and restrictions of record; that GRANTOR has legal power and lawful authority to convey the same; and that GRANTOR warrants and will defend the title to the real estate against the lawful claims of all persons whomsoever.

Judith L. Menke, Manager of JZ Farms, L.L.C.

STATE OF NEBRASKA)
COUNTY OF FRANKLIN

The foregoing instrument was acknowledged before me on this <u>If</u> day of <u>DECEMBER</u>, 2018 by <u>Judith</u> <u>L. Menke, Manager of JZ Farms</u>, L.L.C.

NOTARY PUBLIC

My Commission Expires:

GENERAL NOTARY - State of Nebraska KEVIN W. DAVIS My Comm. Exp. Nov. 3, 2019

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EXHIBIT A

File No.: M10410

LEGAL DESCRIPTION

A tract of land located in the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Four (4) North, of Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; more particularly described as follows and assuming the East line of said NW1/4 bears S 00°07'42" W or N 00°07'42" E. Beginning at the N 1/4 Corner of said Section 19; thence S 00°07'42" W 1242.39 feet on the 1/4 Section line to a point 275.00 feet north of the intersection of the North R.O.W. line of the Burlington Northern Railroad, now vacated; thence S 81°06'55" W 150.00 feet to the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 72, page 815; thence S 87°23'02" W 1160.00 feet on the North line of said deeded land to the NW Corner of said tract; thence S 01°22'20" W 410.00 feet on the West line of said deeded land to the SW Corner of said tract, point also being on the North R.O.W. line of the Burlington Northern Railroad, now vacated; thence S 77°10'30" W 765.35 feet on said R.O.W. line to a point; thence N 00°10'09" W 586.43 feet on the East line of a deeded tract of land recorded at the Webster County Clerk's Office in Book 92, Page 366, point also being the NE Corner of said deeded tract; thence S 89°25'01" W 367.25 feet on the North line of said deeded land to the NW Corner of the .S 1/2 of the NW 1/4 of said Section 19; thence N 00°10'09" W 1320.33 feet on the West line of said Section 19 to the NW Corner of said Section 19; thence S 89°53'19" E 2438.73 feet on the Section line to the Point of Beginning.

AND

A tract of land located in the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Four (4) North, of Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; more particularly described as follows and assuming the East line of said NW 1/4 bears S 00°07'42" W or N 00°07'42" E. Commencing at a point on the North R.O.W. line of the Burlington Northern Railroad, now vacated and the East Line of said NW 1/4; thence N 00°07'42" E 175.00 feet on the 1/4 Section line to the True Point of Beginning, point also being the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 88, Page 1138; thence S 81°06'55" W 150.00 feet to a point on the East line of a tract deeded to the Village of Campbell in Book 72, Page 815; thence N 00°07'42" E 100.00 feet on said East line to the NE Corner of said deeded land; thence N 81°06'55" E 150.00 feet to a point on the 1/4 Section line; thence S 00°07'42" W 100.00 feet on the 1/4 Section line to the True Point of Beginning. Said tract containing 0.34 +/-acres. Subject to any R.O.W. and easements of record.

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page			Sale	Date	School District Code										
91	20	19	7		12	/20	/2018	Base:	01	-0:	123	Aff	iliated:			Unit	fied:	• •
Location	D	Sale	Number	U	seabi	ility (& Code#	Parcel Number										
0025112	203		4		4		03	GeoCde	,	Twn	Rng	Se	ct Qrt		Subdiv	Area	Bik	Parcel
	D	ate of Sa	ile Assessed	Val	ue	. :7:		0000				0	0 0	0	0000		000	0000
Land	7	Imp	rovements			To	tal	Date of Sale Property Classification Code										
				T				Statu	3	Pro	operty Ty	ре	Zoning	3	Location	Cit	y Size	Parcel Size
Assessor Lo	cation:	RURA	L (RUR)					A) 2		B)	03		c) 3		D) 3	E)	8	F) 3
						.]	Residentia	i i						C	ommer	cial		
	Mult	tiple Imp	rovements:	Multi	iple. In	nprove	ments.:				Multiple.	Impr	ovements.	:				·
		Constru	iction Date:	Cons	tructio	n Date	;	•			Construct				- • •			
			Floor:	Floor	Sq. Ft	t :					Floor Sq.	Ft.:						
		Building	g Cost New:	Cost	:				***		Cost:							
Single Family	Style:	1		Resi	dentia	al Co	ıdition:				Comme	rcial	Оссира	ncy (Code:			
(100) □ Mol	bile Hom	ne		(10)		Wot	n Out				Primary:		(Other	r1:	(Other2:	
(101) 🗆 One	Story			(20)		Bad	ly Worn	_		. 1	Comme	rcial	Constru	ıctioı	n Class:			
(102) □ Two	Story			(30)		Ave	rage				(1)	Fit	eproof S	tructi	ural Steel	Frame		
(103) 🗆 Spli	t Level			(40)		Goo	d				(2)	Re	inforced	Con	crete Fran	ne		
(104) □ I I/	2 Story			(50)		Very	Good				(3) 🗆	Ma	asonry Be	earing	g Walls			
(111) 🗆 Bi-L				(60)		Exc	ellent				(4)	W	ood or St	eel F	ramed Ex	kt. Wall	ls	· · · · · · · · · · · · · · · · · · ·
(106) □ Oth						4 1 21		1 2 1	1		(5) 🗆	М	etal Fram	e and	l Walls			
Townhouse or		Style:		Resi	dentia	al Qu	ality:				(6)	Po	le Frame					····
(301) □ One				(10)		Low					Cost Rai	ak:	<u> </u>		C	onditio	n:	
(302) 🗆 Two				(20)		Fair					(10)	_Lo	w		(1	0) 🏻	Wom (Dut
(307) 🗆 1 1/2				(30)		Ave							erage		(2	0) 🗆	Badly '	Wom
	t Level			(40)		Goo				─ ┣			ove Aver	age	(3	0) 🗆	Averag	e
(309) 🗆 2 1/2				(50)			Good	<u>.</u>			(40) □	Hig	gh		(4		Good	
(304) □ One	·			(60)		Exce	llent				<u> </u>				(5	0) 🗆	Very C	ood
(305) Two	Story D	uplex			. ",										(6	0) 🏻	Excelle	nt
Assessor's					<u> </u>													
Assessor Cor			_															-
QCD - A	DJACE	ENT PE	ROPERTY	TO	ZUE	LLN	ER'S											
 .														_				
-		<u>-</u>																
	_	,			_													
Comments fr	om								Con	nme	nts:		<u> </u>					
	- 			-						C			<u>-</u>					
		~													*			
							VIII.											
																	(Contin	ue on back)

DEPARTMENT OF REVENUE

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 c	leed will not be recorded	unless this stateme	nt is signed and items 1-25 are accurately	y completed.	, , , , , , , , , , , , , , , , , , , ,
1 County Name	2 County Number			Date of Deed	
	EBSTER - 91			Mo. 12 Day	20 Yr. 2018
5 Grantor's Name, Address, and	Telephone (Please Print)		6 Grantee's Name, Address, and Telephone	(Please Print)	
Grantor's Name (Seller) Heath Zuellner & Terra	Zuellner		Grantee's Name (Buyer) Village of Campbell, Nebraska		
Street or Other Mailing Address 2180 43 1/2 Road			Street or Other Mailing Address 721 Broad Street		· ·
City Franklin	State NE	Zip Code 68932	City Campbell	State NE	Zip Code 68932
Phone Number (402) 984–9094		•	(402) 756-8121 If Yes, is the grant	601 (c)(3) organizati tee a 509(a) found	
Email Address N/A			Email Address N/A		
7 Property Classification Number	per. Check one box in categor	ies A and B. Check C	if property is also a mobile home.		
(A) Status		(B) Property Type		(C)
✓ Unimproved	gle Family Indu Itti-Family Agric	-		State Assessed Exempt	Mobile Home
8 Type of Deed Conserv			nd Contract/Memo Partition She		
Bill of Sale Correctiv		Easement Le	ase Personal Rep. Trus	erimC st/Trustee rranty	Other
Was the property purchased a part of an IRS like-kind exchar	ide?	: =	iosure Irrevocable Trust Revocable Trust		sfer on Death
(LR.C. § 1031 Exchange) ☐ Yes	Auction	Easement Gift	Life Estate Sale	=	ee to Beneficiary
11 Was ownership transferred in fu	Court Decree II? (If No, explain the division.)	Exchange Grant	or Trust Partition Satisfaction of C 12 Was real estate purchased for V Yes No		r (Explain) Clear title state the intended use.)
	ves or if to a trustee, are the tru	etor and beneficiary rela	atives? (If Yes, check the appropriate box.)		
	Aunt or Uncle to Niece or Neph			Other	
	Brothers and Sisters	_	and Grandchild Spouse		
	Ex-spouse	Parents and C	hild Step-parent and Step	-child	
14 What is the current market value	e of the real property?		15 Was the mortgage assumed? (If Yes, state ti	he amount and inte	erest rate.)
\$0			Yes V No \$		%
16 Does this conveyance divide a d ☐ Yes ✓ No	current parcel of land?		17 Was transfer through a real estate agent or a of the agent or title company contact.)	a title company? (I Yes <u>Miller Abstra</u>	Yes, include the name
18 Address of Property			19 Name and Address of Person to Whom the T		
			Same as #6		
18a 🗸 No address assigned	106 1/2				
20 Legal Description	18b Vacant land				
See exhibit A					
		4			
21 If agricultural, list total number o	f acres34	.•			
22 Total purchase price, include	ing any liabilities assumed			22 \$	0,00
23 Was non-real property inclu	ided in the purchase? 🔲 ነ	es 🕡 No (If Yes, er	í l	23	
24 Adjusted purchase price pa	id for real estate (line 22 mi	nus line 23)		24 5	0100
25 If this transfer is exempt fro		· · · · · · · · · · · · · · · · · · ·			
Under penalti correct, and that I an Kevin W. Dav	n duly authorized to sign this str	examined this statement tement.	nt and that it is, to the best of my knowledge and	d belief, true, ∞mp	lete, and (308) 832-0969
Print or Type Name	of Grantee or Authorized Repre	sentative			Phone Number
sign			Escrow Closer		12/26/18
here Signature of Grante	or Authorized Representative		Title		Date
00 D-1- D(D		er of Deed's Use On	T		For Dept. Use Only
26 Date Deed Recorded	27 Value of Stamp or Ex	empt Number	28 Recording Data		
Mo DayYr	1 \$Exempt #	<u>م</u>	DK2014 1 9 /		N-1 50 70 011 101

File No.: M10410

EXHIBIT A

LEGAL DESCRIPTION

A tract of land located in the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Four (4) North, of Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; more particularly described as follows and assuming the East line of said NW 1/4 bears S 00°07'42" W or N 00°07'42" E. Commencing at a point on the North R.O.W. line of the Burlington Northern Railroad, now vacated and the East Line of said NW 1/4; thence N 00°07'42" E 175.00 feet on the 1/4 Section line to the True Point of Beginning, point also being the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 88, Page 1138; thence S 81°06'55" W 150.00 feet to a point on the East line of a tract deeded to the Village of Campbell in Book 72, Page 815; thence N 00°07'42" E 100.00 feet on said East line to the NE Corner of said deeded land; thence N 81°06'55" E 150.00 feet to a point on the 1/4 Section line; thence S 00°07'42" W 100.00 feet on the 1/4 Section line to the True Point of Beginning. Said tract containing 0.34 +/-acres. Subject to any R.O.W. and easements of record.

State of Nebraska County of Webster ss.

2019, Pg

Entered on the numerical index and filed for record in the Clerk's office of said county this a day of Sanuary A.D., 20 19, at 1:55 o'clock_ M. Recorded in Book 2019 2_Deputy .Comp __ Assessor. Carded

> NEBRASKA DOCUMENTARY STAMP TAX

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

QUITCLAIM DEED

HEATH ZUELLNER and TERRA ZUELLNER, husband and wife, Grantor, whether one or more,

in consideration of One and no/100 -- (\$1.00)-- Dollar and Other Valuable Consideration, receipt of which is hereby acknowledged, quitclaims and conveys to

VILLAGE OF CAMPBELL, NEBRASKA, a Municipal Corporation, Grantee,

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

A tract of land located in the NW 1/4 of Section 19-T4N-R12 West of the 6th P.M., Webster County, Nebraska; more particularly described as follows and assuming the East line of said NW $\frac{1}{4}$ bears S $00^{\circ}07^{\circ}42^{\circ}$ W or N $00^{\circ}07^{\circ}42^{\circ}$ E. Commencing at a point on the North R.O.W. line of the Burlington Northern Railroad, now vacated and the East Line of said NW 1/4; thence N 00°07'42" E 175.00 feet on the 1/4 Section line to the True Point of Beginning, point also being the NE Corner of a deeded tract of land recorded at the Webster County Clerk's Office in Book 88, page 1138; thence S 81°06'55" W 150.00 feet to a point on the east line of a tract deeded to the Village of Campbell in Book 72 page 815; thence N 00°07'42" E 100.00 feet on said East line to the NE Corner of said deeded land; thence N 81°06'55" E 150.00 feet to a point on the ¼ Section line; thence S 00°07'42" W 100.00 feet on the 1/2 Section line to the True Point of Reginning

containing 0.34 +/-	acres. Subject to any	R.O.W. and easements of r	ecord.	
Executed: December 201	, 2018.	/	Λ.	
Heath Zueliner		Terra Zuellner.	a Julline	
STATE OF NEBRASKA)			
KEARNEY COUNTY) ss.)			
The foregoing instru	ment was acknowled	lged before me by Heath Zu	ellner and Terra Zuellner,	

and and wife, on December 203 2018.

GENERAL NOTARY - State of Nebraska KEVIN W. DAVIS My Comm. Exp. Nov. 3, 2019

Agricultural Land Sales Worksheet

Cnty No.	Book	Page	Lett. file disposition	e Date				. <u>688</u>	chool D i iliated:	strict Cod	e			
91	2019	190	2/1	/2019	Base:	91-00		Unified:						
Location ID	s	ale Number	Useability	% Code #					Parcel	Number				
002304200		35	4	05	GeoCde	Twn	Rng	Se	ct Qrt	Subdiv	Area	Blk	Pa	rcel
	Date o	f Sale Assessed	Value		4369	2	12	3	1 1	00000	00 1 000 :			90
Land]	mprovements	T	otal		D	Date of Sale Property Classification			ation (Code		def.	
1,757,26	55	192,990	1,	950,255	Status	Pro	perty Ty	тре	Zoning	Locatio	ı Ci	y Size	Parce	l Siz
	Irri	gation Type:			A) 2	B)	05	,	c) 5	D) 3	E)	0	F)	9
LCG		ACRES:	VA	LUE:		LCG			ÁC	RES:		VAL	me.	
	IA1	,		W 4 PT Com Contractor	GR	ASSLA		GI					· · · ·	
	1A	196.290	,	697,500				1G		27.050			38,5	10
	2A1						20	GI						
	2A						2	2G						
	3AI	63.610	:	171,685			30	G1		1.030			1	.85
	3A						3	3G						
	4A1	53.740		214,890			40	3 1		58.860			83,6	
	4A	87.180		319,545				1G		32.320		1	13,4	10
DRYLAND	IDI _					helterbe	lt/Timb	er						
	1D	19.650		53,155			Accretic	on						
	2D1						Was	te			•			
	2D	0.450					Oth							
	DI DI	3.450		7,815	AG L	AND T		-	6:	1.960	ar sa sa	1,7	41,5	00
	3D			10 400			Road		 - <u></u>	7.720				
	ID1	5.700 13.080		12,480 28,645			arm Sit	\dashv		1.000	<u> </u>		5,7	
	4D	13.080	5 7 5 5	28,645			me Sit	-		1.000			10,0	<u> </u>
A. M.				L38,270		R	ecreatio	_		0.030				
Dwellin Outbuildin				54,720	Nor	-AG T	Oth			9.750			15,7	6 E
	~			34,720	1101	TANG I	VIA			9.750			.u,/	55

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD LIFE ESTATE		
Comments from	Comments:	
		(Continue on back)

NEBRASKA Good Life. Great Service.

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.

35

	The deed will not be re	corded unless this stat	temen	t is signed and i	tems 1-25 are accura	tely completed	•
1 County Name	2 County No	mber		3 Date of Sale/Tra		4 Date of Deed	1 2010
	WEBSTER - 91			Mo. 02 Da	yYr. 2019	Mo. 02 Da	ay / Yr. 2019
	ddress, and Telephone (Please	Print)			, Address, and Telepho	ne (Please Print)	
Grantor's Name (Selle Randv G. Kneh	er) nans and Janet K. Kneh	ans		Grantee's Name (E Chelsea J. K	guyer) Inehans and Chey	enne N. Kne	hans
Street or Other Mailin 762 Road 100	g Address			Street or Other Ma 762 Road 10	illing Address		
City Riverton	State NE	Zip Cod 68 !	de 972	City Riverton		State NE	Zip Code 68972
Phone Number				Phone Number	Is the grantee	a 501(c)(3) organi rantee a 509(a) foi	ization? Yes ✓ No undation? Yes ✓ No
Email Address NA				Email Address NA	100		27ddd-17
7 Property Classific	ation Number. Check one box in	categories A and B. Che	eck C if	property is also a	mobile home.		
(A) Status			(B)	Property Type			(C)
☐ Improved ☐ Unimproved ☐ IOLL	Single Family Multi-Family Commercial	Industrial Agricultural Recreational		Mineral Interests Mineral Interests	. •	State Assessed Exempt	d
8 Type of Deed	Conservator	Distribution	Піап	d Contract/Memo	Partition :	Sheriff [Other
Bill of Sale	Corrective Death Certificate – Transfer on	Easement	Lea Min	se	Personal Rep.	Trust/Trustee Warranty	
9 Was the property part of an IRS like-	ourchased as 10 Type of Tra		Foreclo				ransfer on Death
(I.R.C. § 1031 Excl	hange) Auction		Gift Granto	☐ Life Esta r Trust ☐ Partition	te Sale	=	rustee to Beneficiary Other (Explain)
11 Was ownership tran	nsferred in full? (If No, explain the No Grantor retained life es	division.)	Giana	12 V			No, state the intended use.)
	tween relatives, or if to a trustee,		arv relat	1 .			
,,	No Aunt or Uncle to Niece	_		artnership, or LLC	Self	☐ Oth	ner
	Brothers and Sisters	Grandpa	irents a	nd Grandchild	Spouse	-	
	Ex-spouse	✓ Parents	and Ch	ild	Step-parent and S	Step-child	
_	market value of the real property?			•	ige assumed? (If Yes, sta	te the amount and	interest rate.)
\$1,950,255	ce divide a current parcel of land?				✓ No \$		%
Yes V	•			of the agent or t		or a title company	? (If Yes, include the name
18 Address of Property	, ,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	1-4114		19 Name and Addr	ess of Person to Whom t		
Ag land				Grantors			
18a 🗸 No address as	ssigned 18b Vacant land	t					
20 Legal Description							
See attached	4						
	(2)	7)					
21 If agricultural, list tot	al number of acres 601.	<u>//</u>			·		
22 Total purchase pr	rice, including any liabilities as	sumed			•••••	. 22 \$	0,00
23 Was non-real pro	perty included in the purchas	e? Yes No (If Y	'es, ent	er dollar amount a	and attach itemized list	.) 23 \$	
24 Adjusted purchas	se price paid for real estate (lir	ne 22 minus line 23)				. 24	00,00
25 If this transfer is	exempt from the documentary	stamp tax, list the exem	ption r	_{number} 5(a)			
correct, a	der penalties of law, I declare the and that I am duly authorized to sign. Knehans	at I have examined this stagn this statement.	atement	t and that it is, to the	e best of my knowledge	and belief, true, co	402
Print or	Type Name of Grantee or Authoriz	ed Representative					74(-3754 Phone Number
sign	met K Knah	nantative		isla	Grantor		Feb 1 2019
nere : augum	e of Grantee or Authorized Repres	semanve		itle			Date
26 Data Daced Description	I AZ V-L CO	Register of Deed's Us		•			For Dept. Use Only
26 Date Deed Recorded Mo. 2 Day 1	Yr. 19 \$ OX PY	mp or Exempt Number	2	28 Recording Data	~ 77 WA		
Nebraska Department of Rev	renue	- W. = x		DU SOI	<u>7, 79 MU</u>	Authorized by Neb. F	lev. Stat. §§ 76-214, 77-1327(2)
Form No. 96-269-2008 9-201	7 Bey, Supersedes 96-269-2008 Rev. 2-	2016			<i>-</i>	•	

The Northwest Quarter (NW1/4) of Section Thirty-one (31), Township Two (2), North, Range Twelve (12) West of the 6th P.M. in Webster County, Nebraska; AND

The Southwest Quarter (SW1/4) of Section Thirty (30), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; AND

The East Half (E1/2) of Section Thirty-one (31), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska;

State of Nebraska 3ss. County of Webster Entered on the numerical index and filed for record in the Clerk's office of said county this 15th day of February A.D., 20 19, at 11:57 NEBRASKA DOCUMENTARY o'clock R.M. Recorded in Book 2019 STAMP TAX on Page 190 County Clerk \$ exercit Deputy \$10.00 Assessor Carded_ Comp Prepared by: Theobald Law Office P O Box 423 Red Cloud, NE 68970 WARRANTY DEED Randy G. Knehans and Janet K. Knehans, husband and wife, Grantors, in consideration of love and affection received from Grantees, Chelsea J. Knehans and Cheyenne N. Knehans, convey to Grantees, the following described real estate (as defined in Neb. Rev. Stat. 76-201): The Northwest Quarter (NW1/4) of Section Thirty-one (31), Township Two (2), North, Range Twelve (12) West of the 6th P.M. in Webster County, Nebraska; AND The Southwest Ouarter (SW1/4) of Section Thirty (30), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; AND The East Half (E1/2) of Section Thirty-one (31), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; AND The West Half (W1/2) of Section Thirty-six (36), Township One (1) North, Range Thirteen (13) West of the 6th P.M., Franklin County, Nebraska; ** Reserving full life use and benefit otherwise known as a Life Estate to Randy G. Knehans and Janet K. Knehans, husband and wife, as joint tenants. Grantors covenant, jointly and severally, with Grantees that Grantors: (1) are lawfully seised of such real estate and that it is free from encumbrances; 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 STATE OF NEBRASKA) ss. COUNTY OF WEBSTER The foregoing instrument was acknowledged before me on February Randy G. Knehans and Janet K. Knehans, husband and wife

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

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Bo	ok .	Page		Sale Date						Sc	hool D	istri	ct Code	2		
91	20	19	191	2	2/1/2019	9	Base: 9	1-	007	4	Affil	iated:			Un	ified:	
Location	D	Sale Num	ber	Useab	ility & Coo	de#						Parcel	Nu	mber			
0003393	300	36		4	0.5	5	GeoCde	Ιv	vn -	Rng	Sect	Qrt		Subdiv	Area	ı Blk	Parcel
	D:	ate of Sale A	ssessed V	alue	o on various no v Parateiro de la		4133		-		00	0	2	0060	0,	001	0000
Land		Improve	ments		Total			3.7	Dat	e of S	sale I	roper	ty C	lassific	ation	Code	
2	,355	1:	8,100	45 - L. St.,	20,4	155	Status		Prope	rty Ty	pė	Zoning		Location	C	ity Size	Parcel Size
Assessor Lo	cation:	BLUE HI	LL (BH)			A) 1	I	3)	01		ට) 1		D) 1	E)	6	F) 1
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	Muli	tiple Improve	ments: Mi	ıltiple. I	mprovements.	<u> </u>	<u> </u>		Mu	ltiple	Improv	ements.	<u>্নিৰ্</u>	3 (1) The Paris	<u> </u>	<u> </u>	<u> Daris arut di timbali.</u>
		Construction	11 1, 12	-	on Date :	19	30			nstruct			·				
		The state of the s	- 22 75 75 75	or Sq. I		6	74		\neg	or Sq.		,					
		Building Cost	10 For 1975	st:		0,6	00		Cos			-					
Single Family		2.77		sident	ial Condition	ı: 20)	2 j. A			rcial (Occupa	ncv (Code:			
(100) Mol				0) 🗆	Worn Out		<u> </u>		\neg	mary:			Other			Other2:	<u> </u>
(101) 🗷 One	Story	•	(2	0) 🗷	Badly Wor	m			41,000	trail.		77 7 W.S.	a 1 - 71 0	ı Class:			
(102) 🗆 Two	Story		(3	0) 🏻	Average				(1		. , ,. ,.			ıral Steel	Fran	ıe	
(103) □ Spli	t Level		(4	0) 🗆	Good				(2)					rete Fra			
(104) 🗆 11/2	2 Story	· ·	(5	0) 🗆	Very Good	i			(3)	•	Mas	onry Be	earing	walls			
(111) 🗆 Bi-L	evel		(6	0) 🗆	Excellent				(4)					ramed E	xt. Wa	alls	
(106) 🗆 Oth	er			a Salasa Lii Ag					(5)) [Meta	al Frame	e and	l Walls			
Townhouse or	Duplex	Style:	Re	sidenti	al Quality:	30		4	(6)) [Pole	Frame					
(301) 🗆 One	Story		(10	0) 🗆	Low				Cos	st Rar	ık:			C	ondit	ion:	
(302) 🗆 Two	Story		(2)	0) 🗆	Fair				(10)) 🗆	Low			(1	.0) E	Worn	
(307) 🗆 1 1/2	2 Story_		(36	0) 🗷	Average				(20) 🗆	Ave	age		(2	20) E	Badly	Worn
(308) 🗆 Split	t Level		(40	0) 🗆	Good				(30) 🗀	Abo	ve Aver	age	(3	i0) [Avera	ge
(309) 🗆 2 1/2	2 Story		(50) 🗆	Very Good	l			(40) 🗆	High	L		(4	IO) [] Good	
(304) 🗆 One	Story Di	uplex	(60)) 🛘	Excellent									(5	(0) E	l Very	Good
(305) □ Two	Story D	uplex												(6	io) 🗆	Excell	ent
Assessor's																	
Assessor Cor				stmen	<u>t:</u>												
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Comments fr	'Om								nents	N.						· · · · · · · · · · · · · · · · · · ·	
Comments II	 						U	JIII I	Hellis	».							~ - · · ·
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<u>. </u>				=					_				_			(Conti	nue on back)

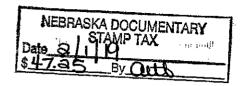
Good Life. Great Service. DEPARTMENT OF REVENUE

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 star	tement is signed and items 1-25 are accurately complete	
1 County Name	2 County Number	3 Date of Sale/Transfer 4 Date of Deed	2018
	WEBSTER - 91	Mo. 2 Day 1 Yr. 2019 Mo. 12	Day 18 Yr. 2019
	ess, and Telephone (Please Print)	o diantee 3 Hame, Address, and Telephone (Flease Fill)	t)
Grantor's Name (Seller) V.J. Torske		Grantee's Name (Buyer) Robert M. Torske	
Street or Other Mailing Ad		Street or Other_Mailing Address	
City City	State Zip Coo	de City, State	
Bangor	M.E. 0440		Zip Code
Phone Number		Phone Number (402) 937-7059 Is the grantee a 501(c)(3) organized If Yes, is the grantee a 509(a)	
Email Address		Email Address	foundation? Yes No
n/a		n/a	·
	n Number. Check one box in categories A and B. Che		
(A) Status	Single Family Industrial	(B) Property Type	(C)
Unimproved	✓ Single Family Industrial Multi-Family Agricultural	Mineral Interests-Nonproducing	sed Mobile Home
☐ IOLL	Commercial Recreational	Mineral Interests-Producing Exempt	
	Conservator Distribution	Land Contract/Memo Partition Sheriff	Other
	Corrective Easement	Lease Personal Rep. Trust/Trustee	
Cemetery D	Death Certificate – Transfer on Death Executor	Mineral ✓ Quit Claim Warranty	
9 Was the property purch	nased as 10 Type of Transfer Distribution	Foreclosure Irrevocable Trust Revocable Trust	Transfer on Death
part of an IRS like-kind (I.R.C. § 1031 Exchang		Gift Life Estate Sale	Trustee to Beneficiary
Yes No	Court Decree Exchange	Grantor Trust Partition Satisfaction of Contract	Other (Explain)
11 Was ownership transfer	red in full? (If No, explain the division.)	12 Was real estate purchased for same use?	(If No, state the intended use.)
Yes No	en relatives, or if to a trustee, are the trustor and benefician Aunt or Uncle to Niece or Nephew Family C		Other
[arents and Grandchild Spouse	ouler
		and Child Step-parent and Step-child	
14 What is the current mark	ket value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount at	nd interest rate)
\$20,455		☐Yes ✓ No \$	%
	ivide a current parcel of land?	17 Was transfer through a real estate agent or a title compa	ny? (If Yes, include the name
Yes No		of the agent or title company contact.) Yes	No
18 Address of Property 109 W Gage St		19 Name and Address of Person to Whom the Tax Statemen	nt Should be Sent
Blue Hill, NE 6893	30	Grantee	
18a No address assign			
20 Legal Description	ed 166		
	of Lot Five (5) and all of Lot Six (6). Bloc	ck One (1), Tyler's Addition to the City of Blue Hil	I Wohatar County
Nebraska.	in Each ive (a) and all of Eac aix (a), bloc	one (1), Tyler's Addition to the City of Blue Hill	i, websier County,
21 If agricultural, list total nu	imber of acres		
	*		
22 Total purchase price,	including any liabilities assumed		0.00
22 Mas see veel sees		\$	
23 was non-real proper	ty included in the purchase? Yes No (If Y	es, enter dollar amount and attach itemized list.)	
24 Adjusted purchase pr	rice paid for real estate (line 22 minus line 23)		0100
25 If this transfer is even	npt from the documentary stamp tax, list the exem	antion number	
Under	penalties of law, I declare that I have examined this sta	atement and that it is, to the best of my knowledge and belief, true,	complete, and
correct, and t	hat I am duly authorized to sign this statement.	, , , , , , , , , , , , , , , , , , , ,	1 1 2 2 1
Robert IV	Name of Grantee or Authorized Representative		(402) 937-7059
sign	A 40	Grantee	Phone Number
- Correct	Grantee or Authorized Representative	Title	2/1/2019 Date
here Signature of	Topioodimine (Date
G Data David David I	Register of Deed's Us		For Dept. Use Only
6 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. Day ebraska Department of Revenue	11.62	BK2019, 19191	
	v. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb	. Rev. Stat. §§ 76-214, 77-1327(2)

State of Nebraska Ss. County of Webster
County of Webster
Entered on the
numerical index and filed for record in the
Clerk's office of said county this day
of February A.D., 20 19, at 2:00
o'clock P'M. Recorded in Book 2019
on Page 191-193
On Page 1-15-15-15
Lausa Petsch County Clerk
\$22.00 (114) Deputy
IndCompAssessorCarded



Leave Space Above Blank for Recording Data

Quitclaim Deed

WITNESSETH, that Valerie J. Torske, not married, of 23 Elizabeth Ave, Bangor, ME, 04401, (the "Grantor"), in consideration of \$10.00, the receipt and sufficiency of which is hereby acknowledged, remises, conveys, and releases, as well as quitclaim, unto Robert M. Torske, married, of 5842 Cleveland Ave, Lincoln, NE, 68507, (the "Grantee"), the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201) in webster County, Nebraska:

west 40 feet of lot 5, and all of lot 6, block one, Tyler's subdivision of Rohrer's addition to Blue Hill, webster counyt, nebraska.

The Grantor covenants jointly and severally with the Grantee that the Grantor:

- (1) is lawfully seized of such real estate; and
- (2) has legal power and authority to convey the same.

Executed this \sqrt{g} day of December, 2018.

IN WITNESS WHEREOF the Grantor has signed and sealed this Quitclaim Deed the day and year first above written.

Signed in the presence of:

Signature

TIFFANI MARIE HATCH Notary Public, Maine My Commission Expires September 9, 2020

Name

Valerie torsk

Valerie J. Torske

Grantor Acknowledgement

STATE OF MAINE
COUNTY OF Penabsust
On this day of December, 2018, before me, Hatha notary public in and for the State of Maine, Valerie J. Torske, known to me or proven on the basis of satisfactory evidence to be the Grantor, acknowledged this Quitclaim Deed to be a free and voluntary act of the Grantor with all requisite lawful authority.
Witness my hand and official seal.
Notary Public for the State of Maine (SEAL)
County of Renobscot
My commission expires: Notary Public, Maine Notary Public, Maine Notary Public, Maine Notary Public, Maine

NEBRASKA Good Life, Great Service.

DEPARTMENT OF REVENUE

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 re	ecorded unless this statemer	nt is signed and items 1-25 are accurately complete	d.
1 County Name	2 County N	umber	3 Date of Sale/Transfer 4 Date of Deed	
	WEBSTER - 91	~	Mo. 2 Day 1 Yr. 2019 Mo. 2	Day Yr. 2019
	ess, and Telephone (Please	Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) Robert M. Torske Street or Other Mailing Ad	and Cathy Torske		Kenneth T and Sheri A. Lukasiew	vicz
5842 0	leveland A	ve	Street or Other Mailing Address	Rd
City Lincoln	State NE	68507	Blue Hill AYR State NE	Zip Code 68930
Phone Number (402) 937-7059			Phone Number Is the grantee a 501(c)(3) orgal If Yes, is the grantee a 509(a) for the second	nization? Yes V No
Email Address n/a			Email Address n/a	
7 Property Classification	n Number. Check one box	in categories A and B. Check C i	if property is also a mobile home.	
(A) Status) Property Type	(C)
Improved	✓ Single Family✓ Multi-Family✓ Commercial	Industrial Agricultural Recreational	Mineral Interests-Nonproducing State Assess Mineral Interests-Producing Exempt	ed Mobile Home
Bill of Sale	Conservator Corrective Death Certificate — Transfer o	Easement Le	nd Contract/Memo Partition Sheriff ase Personal Rep. Trust/Trustee neral Quit Claim Warranty	Other
	exchange?	Easement Gift Decree Exchange Grant	Life Estate Sale	Transfer on Death Trustee to Beneficiary Other (Explain) If No, state the intended use.)
Yes No			Yes	
			atives? (If Yes, check the appropriate box.)	w. x
∐ Yes ✓ No	Aunt or Uncle to Niec	. =		ther
	Brothers and Sisters Ex-spouse	Parents and Cl	and Grandchild Spouse	
14 What is the current mark	ket value of the real property			J:-11-X
\$20.455	et value of the real property	f	15 Was the mortgage assumed? (If Yes, state the amount an Yes No \$	d interest rate.)
	ivide a current parcel of land	?	17 Was transfer through a real estate agent or a title compar	v? (If Yes, include the name
Yes No			of the agent or title company contact.) Yes Gary tho	ompson Agency No
18 Address of Property 109 W Gage St Blue Hill, NE 6893	30		19 Name and Address of Person to Whom the Tax Statement Grantee	Should be Sent
18a No address assign		nd		
20 Legal Description The West 40 feet of Nebraska.	of Lot Five (5) and a	ll of Lot Six (6), Block Or	ne (1),Tyler's Addition to the City of Blue Hill	, Webster County,
21 If agricultural, list total nu	imber of acres	•		
22 Total purchase price,	including any liabilities a	ssumed		23,000,00
23 Was non-real proper	ty included in the purchas	se? 🗌 Yes 🕟 No (If Yes, er	nter dollar amount and attach itemized list.)	
24 Adjusted purchase pr	rice paid for real estate (I	ine 22 minus line 23)	24 \$	23,000 00
		y stamp tax, list the exemption		
correct, and t	penalties of law, I declare that I am duly authorized to s	that I have examined this statement ign this statement.	nt and that it is, to the best of my knowledge and belief, true,	complete, and
sign Print or Type	Name of Grantee or Authori	zed Representative	<u> </u>	Phone Number
- Order	Grantee or Authorized Repre	esentative	Grantee	2/1/2019
HCIC .				2000
6 Date Deed Recorded	27 Value of St	Register of Deed's Use On amp or Exempt Number	28 Recording Data	For Dept. Use Only
Mo Day	Yr. 19 \$ 51	1.75	BK 2019 Pg 194	
ebraska Department of Revenue orm No. 96-269-2008 9-2017 Rev	v. Supersedes 96-269-2008 Rev. 2			Rev. Stat. §§ 76-214, 77-1327(2)
	Gra	antee—Retain a copy of thi	is document for your records.	

State of Nebraska Ss. County of Webster Entered on the numerical index and filed for record in the	
of Tehwon, A.D., 20 19 at 2:05 o'clock P. M. Recorded in Book 2019	NEBRASKA DOCUMENTARY Date 2/1/19 \$51.75 By Otto
Louise Dotsch County Clerk SID. O OLD Deputy Ind Comp Assessor Carded	

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

WARRANTY DEED

Robert M. Torske and Cathy Torske, husband and wife, Grantors, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Kenneth T. Lukasiewicz and Sheri A. Lukasiewicz, husband and wife, convey to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The West 40 feet of Lot Five (5) and all of Lot Six (6), Block One (1), Tyler's Addition to the City of Blue Hill, Webster County, Nebraska.

Grantors covenant, jointly and severally, if more than one, 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 February 1,2019

Clut in Youk
Robert M. Torske

STATE OF NEBRASKA
) ss.

COUNTY OF ADAMS
)

The foregoing instrument was acknowledged before me on February $^\prime$, 2019 by Robert M. Torske and Cathy Torske, husband and wife.

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

Susa J Duobald

8/27/2021

My commission expires:

NEBRASKA Good Life. Great Service.

DEPARTMENT OF REVENUE

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	nt is signed and items 1-25 are accurately completed.									
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed 3									
Select County & County Number	Mo. 1 Day 31 Yr. 19 Mo. 1 Day 31 Yr. 19									
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)									
Street or Other Mailing Address Street or Other Mailing Address 126	Grantee's Name (Buyer) MAJON ANDITIONS LLC Street or Other Mailing Address									
1.0. Box 126	P. 0 B 0 4 4 3									
City Bladen State 68928	City Bladen State 68828									
Phone Number 407 - 746 - 4363 Email Address	Phone Number 402 - 756 - 1276 Is the grantee a 501(c)(3) organization? Yes No No Email Address									
7 Property Classification Number. Check one box in categories A and B. Check C										
	Property Type (C)									
Improved	Mineral Interests-Producing State Assessed Mobile Home Exempt									
8 Type of Deed Conservator Distribution La	and Contract/Memo Partition Sheriff Other									
	pase Personal Rep. Trust/Trustee ineral Quit Claim Warranty									
part of an IRS like-kind exchange?	closure									
(initial graph of Library)	Life Estate Sale Trustee to Beneficiary tor Trust Partition Satisfaction of Contract Other (Explain)									
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If No, state the intended use.)									
Yes No	Yes No									
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel	atives? (If Yes, check the appropriate box.)									
	Partnership, or LLC Self Other									
	and Grandchild Spouse									
Ex-spouse Parents and C										
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)									
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									
Yes No	of the agent or title company contact.)									
18 Address of Property Rail road St.	19 Name and Address of Person to Whom the Tax Statement Should be Sent Marion Ambitions LLC									
BLAden, NE 68928	P. A Boy 43									
18a No address assigned 18b Vacant land	P.O Boy 43 Bladen NE 68928									
20 Legal Description										
Lots One (1) + Two (2)	Block Eleven, original									
	bster County, NebrASICA									
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? Yes No (If Yes, e	\$									
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24 75,000 0,00									
25 If this transfer is exempt from the documentary stamp tax, list the exemption										
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement.	ent and that it is, to the best of my knowledge and belief, true, complete, and $402-462-9989$									
Print or Type Name of Grantee or Authorized Representative	Phone Number									
here Signature of Grantee or Authorized Representative	Title Date									
Register of Deed's Use O	nly For Dept. Use Only									
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data									
Mo. 2 Day 1 Yr. 2019 \$ 54.25	BX 19, PB 208-209									
Alabraska Danastmant of Bayanus										

State of Nebraska Ss. County of Webster	
County of Webster Entered or	. +bo
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numerical index and filed for record in	i the
Clark's office of said county this	_day
of Fob A.D., 20 19, at 3	<u> </u>
o'clock P M. Recorded in Book_	19
O CLOCK_P_IN. RECOVERED III	
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NERRASKA DOCUMENTADA
NEBRASKA DOCUMENTARY
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Date
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14-36.83 BY 10

LIMITED LIABILITY COMPANY WARRANTY DEED

KNOCKOUT RANCH, LLC, a Nebraska limited liability company, Grantor, in consideration of the sum of Twenty-Five Thousand and No/100s Dollars (\$25,000.00) receipt of which is hereby acknowledged from Grantee does hereby convey to Grantee MAJOR AMBITIONS, LLC, a Nebraska limited liability company the following legally described real property (as defined in Neb. Rev. Stat. §76-201):

Lots One (1) and Two (2), Block Eleven (11), Original town of Bladen,

Webster County, Nebraska, according to the recorded plat thereof.

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

- (1) is lawfully seised of the aforementioned and legally described real estate and that it is free from encumbrances except those easements, reservations, covenants and restrictions already of record;
- (2) has legal power and lawful authority to convey and transfer the aforementioned and legally described real estate:
- (3) will warrant title and will defend the title to the aforementioned and legally described real estate against the lawful claims of all persons, corporations or other entities whatsoever.

Jamie L. Kosse - Member Do of Knockout Ranch, LLC of

Donald S. Kosse- Member of Knockout Ranch, LLC

STATE OF NEBRASKA COUNTY OF Adams

Before me, a notary of public qualified for said county, the foregoing instrument was signed by Donald S. Kosse and Jamie L. Kosse, who identified themselves as the only members of Knockout Ranch, LLC, a Nebraska Limited Liability Company; and who indicated that they have authority as said members to sign the foregoing instrument; and who is known to me to be the identical persons who signed the foregoing instrument and acknowledged their execution thereof to be their free and voluntary act and deed.

WITNESS my hand and seal on 31 day of ganuay, 20 19.

GENERAL NOTARY - State of Nebraska
RICHARD L. ALEXANDER
My Comm. Exp. July 12, 2022

Residential & Commercial Sales Worksheet

Cnty No.	В	ook	Page			Sal	e Date			:-! *****			S	chool Di	strict C	ode					
91	20	19	208		1/	/31	/2019	Ba	ise: ()1-	0123	3	Affi	liated:			Unif	ied:	•		
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	D	ate of S	ale Assesse	l Va	lue	: ,		4:	131				00	0 0	3000)5		011	0450		
Land		Imp	rovements			T	otal				Date	of S	Sale	Propert	y Class	ifica	tion (Code	· · · · · · · · · · · · · · · · · · ·		
_	240		53,89	5			54,135	5 5	Status	J	Propert	у Ту	ре	Zoning	Loca	ıtion	Cit	y Size	Parcel Size		
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					Resident	ial							Comi	nerc	ial						
	Mul	ltiple Im _l	provements:	Mult	tiple. In	ргоч	rements.:				Mult	iple.	Impro	ovements.:	3	}					
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			Floor:	Floor	r Sq. Ft	::					Floor	r Sq.	Ft.:		720)					
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Single Family	Style:			Res	identia	al Co	ondition:				Con	ımeı	rcial	Occupan	cy Code	:	- 1.				
(100) 🗆 Mol	bile Hon	ne		(10)) 🗆	W	om Out				Prim	ary:	30) 0 O	ther1:		(Other2:			
(101) 🗆 One	Story			(20)		Ba	dly Wom				Com	ımeı	rcial	Construc	tion Cla	ss:	3				
(102) 🗆 Two	Story			(30)) 🗆 _	Av	erage				(1) ☐ Fireproof Structural Steel Frame										
(103) □ Spli	t Level		_	(40)) 🗆	Go	od				(2)		Rei	inforced C	oncrete	Fran	ne				
(104) 🔲 1 1/2	2 Story			(50)		Ve	ry Good				(3)	*	Ma	sonry Bea	ring Wa	lls			1		
(111) □ Bi-L	evel			(60)		Exc	cellent				(4)		Wo	od or Ste	el Frame	d Ex	t. Wall	s			
(106) 🗆 Oth	er					:					(5)	· · · · · · · · · · · · · · · · · · ·									
Townhouse or	Duplex	Style:		Resi	identia	ıl Qı	uality:				(6)										
(301) One				(10)		Lov	<i>x</i>				Cost	Rai	ık:	20		Co	onditio	n: 20			
(302) 🗆 Two				(20)		Fair	r				(10)						Out				
(307) 🗆 1 1/2			-	(30)			erage				(20)	*	Ave	erage		(20	0) 🗷	Badly '	Worn		
(308) □ Split				(40)		Go					(30)		Abo	ove Avera	ge	(30	0) 🗆	Averag	ge		
(309) 🗆 2 1/2				(50)			y Good				(40)		Hig	h		(40	0) 🗆	Good			
(304) 🗆 One				(60)		Exc	ellent							: .		(50		Very C			
(305) □ Two	Story D	Juplex		1 1 1				1,1		•				<u> </u>		(60	D) [Excelle	ent		
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Good Life. Great Service.

Real Estate Transfer Statement

• To be filed with the Register of Deeds. • Read instructions on reverse side.

• If additional space is peeded add on attachment and identify the size.

SCHARIFICATION REVENUE			an attachment and identity the item.	ــــــــــــــــــــــــــــــــــــــ
1 County Name	2 County Nu		ent is signed and items 1-25 are accurately co	
. Journy Marine	Select County & Co		2 1 20/0	of Deed 3 19
5 Grantor's Name Addres	s, and Telephone (Please I		Mo DayYr Mo. 6 Grantee's Name, Address, and Telephone (Ple	
Grantor's Name (Seller)	s, and relephone (Flease I	riiit)	Grantee's Name (Buyer)	ase Print)
5HE/LA U	Dest		Doug Revce	
Street or Other Mailing Addr	GFRER 1	L	Street or Other Mailing Address	
City ZRANK 1	State // State	Zip Code	City Chee NS	ite Zip Code
Phone Number 308 962 Email Address	2-0180		Phone Number Is the grantee a 501(c) 201-57 Pres, is the grantee a Email Address	
7 Property Classification	Number. Check one box ir	n categories A and B. Check	C if property is also a mobile home.	
(A) Status			B) Property Type	(C)
Improved .	Single Family	Industrial		te Assessed Mobile Home
Unimproved	Multi-Family Commercial	Agricultural Recreational	Mineral Interests-Producing Exe	
Bill of Sale Co	nservator rrective	Easement	and Contract/Memo Partition Sheriff ease Personal Rep. Trust/Trust	Other
	ath Certificate – Transfer on	Death Executor	Mineral Quit Claim Warrant	У
	exchange?	Easement Gift	closure Irrevocable Trust Revocable Trust Life Estate Sale ntor Trust Partition Satisfaction of Contr	
Yes No _			Yes	
			elatives? (If Yes, check the appropriate box.)	
✓ Yes No	Aunt or Uncle to Niece		, Partnership, or LLC Self	Other
	Brothers and Sisters	= '	s and Grandchild Spouse	
What is the surrent words	Ex-spouse	Parents and		656
what is the current marke	t value of the real property?		15 Was the mortgage assumed? (If Yes, state the a	CONTROL OF CHARLES OF CONTROL OF STATE
Does this conveyance divi	ide a current parcel of land?		Yes No \$ No a transfer through a real estate agent or a title	%
Yes No	de a current parcer or land:		of the agent or title company contact.)	e company? (If Yes, include the name
Address of Property			19 Name and Address of Person to Whom the Tax S	10000
250 U	STATE	StReet	Doug Pierce	statement Should be Sent
a No address assigned	d 18b Vacant land	t e	brieghis NEG	-8966
20/001/0	of Lot	seven(7) and Block Thr	ee (3)
ullbots H	Add 1 + 10 H	to Sund-	e Rock, web steel	COUNTY
If agricultural, list total num	lber of acres	Nebr	USKA	I.O.
		ssumed		\$
			enter dollar amount and attach itemized list.)	
Adjusted purchase price	e paid for real estate (lin	ne 22 minus line 23)	24	0100
		stamp tax, list the exemption		
Under pe	enalties of law, I declare that I am duly authorized to sig	at I have examined this statem in this statement.	ent and that it is, to the best of my knowledge and bel	lief, true, complete, and
Print or Type N	ame of Grantes of Authorize	ed Representative	A	Phone-Number
sign	eer fleel	contativo	DUN ell	7-1-20
o in anomalous of the	rantee or Authorized Repres			
iere Signature of G	rantee br Authorized Repres	W PRODUCT CONTRACTOR CO.		Date
icic		Register of Deed's Use C	•	For Dept. Use Only
Date Deed Recorded Mo. 2 Day 1		W PRODUCT CONTRACTOR CO.	nly 28 Recording Data PK 2019 Pa 215	For Dept. Use Only

State of Nebraski	a }ss.	
State of Nebraski County of Webste	er』) En	tered on the
numerical index	and filled for	record in the
Clerk's office of s	raid county I	nis <u> </u>
o'clock_POM.	Recorded in	Book 2012
on Page 215-	<u> </u>	
Jame Ka	はつり	County Cleri
IndComp_	Assessor	Carded

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NEBRASKA DOCUMENTARY
STAMP TAX
Date 1 2 19
\$\$\text{QKOWH} \square By \O H\rights

Prepared By: Patterson Law Office, P.O. Box 513, Cambridge, NE 69022

QUIT CLAIM DEED

THIS DEED, made and entered into on this 3 day of 2019, by and between: Sheila West, a single person, do hereby bargain, deed and convey to Doug Pierce a single person the following described land in Webster County, Nebraska;

WITNESSETH: that the said Parties for and in consideration of the sum of One Dollar and other valuable consideration paid by the said Parties, the receipt of which is hereby acknowledged, do by these presents, REMISE, RELEASE AND FOREVER QUIT CLAIM unto the said Parties, the following described Real Estate, situated in the County of Webster and State of Nebraska, to wit:

West Fifty Feet (50') of Lot Seven (7) and Block Three (3), Talbots Addition to Guide Rock, Webster County, Nebraska;

TO HAVE AND TO HOLD, the same, together with all rights and appurtenances to the same belonging, unto the said Parties, and to their successors in Trust and assigns forever. So that neither the said Parties, nor their successors, nor any other person or persons for them or in their names or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises, or any part thereof, but they and every one of them shall, by these presents, be excluded and forever barred.

IN WITNESS WHEREOF, the said Parties have executed these presents the day and year first above written.

Sheila West

heila West

STATE OF NEBRASKA)
) ss
COUNTY OF FURNAS)

WITNESS my hand and official seal.

GENERAL NOTARY - State of Nebraska

Jennifer Raburn

My Comm. Exp. June 28, 2022

Residential & Commercial Sales Worksheet

Cnty No.	Book	Page			Sale Date				School District Code													
91	2019	217		2/	1/2019	Base: (55-	001	1	Affi	liated:	Uni	Unified:									
Location	ID	Sale Number	Us	eabil	ity & Code #						Parce	ΙN	umber									
0006165	00	40		1		GeoCde	Τv	vn I	Rng	Sec	t Qr	t	Subdiv	Area	Blk	Parcel						
	Date	of Sale Assessed	Valu	ue .		4487				00	0		40020		003	0000						
Land		Improvements	3 3 5		Total		raini. Sepa	Date	e of S	ale.	Prope	ty	Classific	ation (Code							
	75	7,02	5		7,100	Status		Proper	ty Ty	pe	Zonin	g	Location	Cit	y Size	Parcel Size						
Assessor Loc	cation: G	UIDE ROCK	(GR)			A) 1	I	3)	01		C) 1		D) 1	E)	7	F) 1						
	4 4 5 4 5				Residential								Commer	cial								
	Multiple	e Improvements:	Multi	ole. Imp	provements.:	<u> </u>		Mul	ltiple.	Impro	vements	. :										
	Co	onstruction Date:	Const	ruction	Date: 19:	10		Con	structi	on Da	ate:											
		Floor:	Floor	Sq. Ft.	: 1,3	92		Floo	or Sq. 1	Ft. :												
***************************************	Bu	ilding Cost New:	Cost :		131,0	10		Cos	st:													
Single Family	Style: 10	1	Resi	dentia	Condition: 20)	i Salit	Cor	ттег	cial	Occupa	ıncy	Code:									
(100) 🗆 Mob	oile Home		(10)		Wom Out			Prin	nary:			Oth	erl:	(Other2:							
(101) 🗷 One	Story		(20)	æ	Badly Wom			Cor	mmer	cial (Constr	ucti	on Class:									
(102) 🗆 Two	Story		(30)		Average			(1)) 🗆	Fire	proof S	struc	ctural Stee	l Frame								
(103) □ Split	t Level		(40)		Good			(2)	(2) Reinforced Concrete Frame													
(104) 🗆 1 1/2	2 Story		(50)		Very Good			(3)) [Mas	sonry B	еаті	ng Walls									
(111) 🗆 Bi-L	evel		(60)		Excellent			(4)) 🗆	Wo	od or S	teel	Framed E	xt. Wal	ls							
(106) 🗆 Othe	ET						. 4	(5)	(5)													
Townhouse or	Duplex Sty	le:	Resid	lential	Quality: 40		ķ,	(6)		Pole	e Frame											
(301) 🗆 One	Story		(10)		Low			Cos	t Ran	ık:			(onditio	O03 0000 tion Code City Size Parcel Size E) 7 F) 1 ial Other2: Frame t. Walls wdition:)							
(302) 🗆 Two	Story		(20)		Fair			(10)) 🗆	Lov	V		(10) 🗆	Wom	Out						
(307) 🛘 1 1/2	Story		(30)		Average			(20)) 🛮	Ave	rage		(2	20) 🗆	Badly '	Worn						
(308) □ Split	Level		(40)	X	Good			(30)) 🏻	Abo	ve Ave	rage	e (:	30) 🗆	Averag	ge						
(309) 🗆 2 1/2			(50)		Very Good			(40)) 🗆	Higl	h		(4	\$ 0) 🗆	Good							
(304) □ One			(60)		Excellent		- 1.1, -			100.1	<u> </u>		(50) 🗆	Very C	J ood						
(305) 🗆 Two	Story Duple	ex										<u> </u>	(50) 🗆	Excelle	ent						
		ent to Sale Pr			-):			1														
Assessor Con	nments an	d Reason for Ac	ljusti	ment:																		
WD																						
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NEBRASKA Good Life, Great Service. DEPARTMENT OF REVENUE

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 stateme	nt is signed and items 1-25 are accurately completed.	
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed	111 15.
Select County & County Number		y 4 Yr. 19
5 Grantor's Name, Address, and Telephone (Please Print) Granter's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print)	
Dogg. Pierce	Grantee's Name (Buyer)) Sepeda
Street or Other Mailing Address	Street or Other Mailing Address	•
City R 1-Pa 1/9 NE (8-Tip Code	City Oakley K State	6774 Zip Code
Phone Number	Phone Number Is the grantee a 501(c)(3) organiz	zation? Yes
Email Address 195 to 1000 LOW	If Yes, is the grantee a 509(a) fou Email Address	Indation? Yes 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	3) Property Type	(C)
✓ Improved ✓ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ☐ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing Mineral Interests-Producing Exempt	Mobile Home
Bill of Sale Corrective Easement Le	and Contract/Memo Partition Sheriff pase Personal Rep. Trust/Trustee ineral Quit Claim	Other
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer Distribution Forect Auction Easement Gift	closure Irrevocable Trust Revocable Trust Tr	ransfer on Death rustee to Beneficiary ther (Explain)
11 Was ownership transferred in full? (If No, explain the division.) Yes No	12 Was real estate purchased for same use? (If I	NAME OF TAXABLE PARTY O
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	atives? (If Yes, check the appropriate box.)	
	Partnership, or LLC Self Oth and Grandchild Spouse hild Step-parent and Step-child	er
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and	interest rate.)
16 Does this conveyance divide a current parcel of land? Yes No	Yes 1 No \$? (If Yes, include the name
18 Address of Property 15+ Gt At-e STREET	19 Name and Address of Person to Whom the Tax Statement S 503 COYNELL AVE Oakley IKS 67748	should be Sent
18a No address assigned 18b Vacant land	Lorvaine Howell	
20 Legal Description West FIFTX (60) OF LOT SEVEN (741) bots Add It ON to Guide	7) and Block Three Rock, Webster Cou	e(3)
NebRMSKM 21 If agricultural, list total number of acres		
22 Total purchase price, including any liabilities assumed		7000 OC
23 Was non-real property included in the purchase? Yes No (If Yes, er	nter dollar amount and attach itemized list.)	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	\$	700 0,000
25 If this transfer is exempt from the documentary stamp tax, list the exemption		•
Under penalties of law, I declare that I have examined this statement correct, and that I am duly-authorized to sign this statement.	nt and that it is, to the best of my knowledge and belief, true, co	emplete, and
Sign Print or Type Name of Grantee or Authorized Representative	amus P	Phone Number
here Signature of Grantee or Authorized Representative	Title	Date
Register of Deed's Use On	ily	For Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. 2 Day 1 Yr. 19 \$ 15.75 Nebraska Department of Revenue	BK2019, Pg 217	01-1 00 70 011 77 102
- co. ac. a copartment of nevertee	Authorized by Neb. R	ev. Stat. §§ 76-214, 77-1327(2)

WARRANTY DEED

For good consideration, I Doug Pierce (Grantor) hereby bargain, deed and convey to Lorraine Powell and Matthew Sepeda (Grantees), the following described land in Webster County, Nebraska, free and clear with WARRANTY COVENANTS; to wit:

West Fifty Feet (50') of Lot Seven (7) and Block Three (3), Talbots Addition to Guide Rock, Webster County, Nebraska;

Grantor, for itself and its heirs, hereby covenant with Grantee, its heirs, and assigns, that Grantor are lawfully seized in fee simple of the above-described premises;

that it has a good right to convey; that the premises are free from all encumbrances;

WITNESS the hands and seal of said Grantors this / day of

that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantees, or its heirs or assigns, and at the expense of Grantees, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required;

and that the Grantor and its heirs will warrant and defend all of the property so granted to Grantees, its heirs, against every person lawfully claiming the same or any part thereof.

Doug Pierce

STATE OF NEBRASKA
)
Ss.

COUNTY OF WAS

On the day of 2019, before me, a Notary Public, appeared Doug Pierce personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in his authorized capacity, and that such was his free and voluntary act.

WITNESS my hand and official seal.

GENERAL NOTARY - State of Nebraska

Jennifer Raburn

My Comm. Exp. June 28, 2022

(Seal)

State of Nebraska ss. County of Webster

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2 1 1 19
\$ 15 75 By Q 15

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok -	Page			Sale	Date		37/5 21/1		School District Code									
91	20	19	219		2	/1/	2019	Base:	91	-00,	O74 Affiliated: Unified:									
Location	ID	Sale	Number	U	seab	ility	& Code#						Parcel	Nu	mber					
0003037	700		41		4		05	GeoCde	ī	wn	Rng	Se	ct Qrt		Subdiv	Area	Blk	Parcel		
	D:	ite of S	ale Assessed	Val	ue			4133			1811-1914	00	0 0	2	0005	ageors, and s	012	6280		
Land	provements			To	tal			Da	te of	Sale	Propert	y C	lassific:	tion (Code					
1,273	13,360)		1,2	87,000	Status		Prop	ert y Ty	pe	Zoning		Location	Ci	y Size	Parcel Size				
Assessor Lo	HILL (E	BH)		•		A) 1		B)	03		C) 3		D) 1	E)	6	F) 1				
				7.0800.00	N. y	Î	Residentia			Cay Cay				C	ommer	ial				
	Muli	iple Im	provements:	Multi	ple. Ir	nprove	ments :			М	lultiple.	Impro	overnents.		127 T. J. 15 T. 15 T. 15			<u> </u>		
		Constr	uction Date:	Cons	tructio	n Date	: :				Construction Date: 1900									
			Floor:	Floor	Sq. F	t. :				Fl	Floor Sq. Ft. : 1,940									
		Buildin	g Cost New:	Cost						C	ost:		34	4,	777					
Single Family	Style:			Resi	denti	al Co	ndition:	108.0	1900	C	omme	rcial	Occupar	icy (Code:					
(100) □ Mol	bile Hom	e		(10)		Wo	m Out			Pı	imary:	35	50 C	ther	r1:	(Other2:			
(101) 🗆 One	Story			(20)		Bad	ly Worn			C	omme	rcial	Constru	ction	n Class:	3		15 4 1		
(102) 🗆 Two	Story			(30)		Ave	rage				1) 🗆	Fir	eproof St	ruct	ural Steel	Frame				
(103) 🗆 Spli	t Level			(40)		Goo	od			(2) 🗆	Re	inforced (Cone	crete Frai	ne				
(104) 🗆 1 1/2	2 Story			(50)		Ver	y Good			(3) 🖼	Ma	вопгу Ве	arin	g Walls					
(111) 🗆 Bi-L	evel.			(60)		Exc	ellent			((4) U Wood or Steel Framed Ext. Walls									
(106) 🗆 Othe	er					1.275 1.584				((5) ☐ Metal Frame and Walls									
Townhouse or	Duplex	Style:		Resi	denti	al Qu	ality:			(6) 🗆	Pol	le Frame							
(301) 🗆 One	Story			(10)		Low	ī			C	ost Rai	nk:	20		C	onditio	n; 30			
(302) 🗆 Two	Story			(20)		Fair				(1	(10) □ Low (10) □ Worn Out									
(307) 🔲 1 1/2				(30)		Ave	rage			(2	20) 🗷	Av	erage		(2	0) 🗆	Badly	Worn		
(308) 🗆 Split	Level			(40)		Goo				(3	30) 🗆	Ab	ove Avera	age	(3	0) 🗷	Averag	ge		
(309) 🗆 2 1/2				(50)		Ver	/ Good			(4	10) 🗆	Hig	ÿh		(4	0) 🗆	Good			
(304) 🗆 One				(60)		Exc	ellent	-							(5	0) 🗆	Very (lood		
(305) 🗆 Two	Story D	uplex					1 w 1 / 1		4 E .						(6	0) 🗆	Excelle	ent		
Assessor's	Adjus	tment	to Sale Pr	ice	(+ o	r -):														
Assessor Cor	nments	and R	eason for Ac	ljust	men	t:				'										
HUSBAND	_ & W	FE R	EV. TRUS	T																
Comments fr	come								١		4	_								
Comments II	OIII								JUM)	men	LS:									
			·				- ***													
		- · · ·						_												
	_																			
																	(Contin	ue on back)		

Nebraska Department of REVENUE

Real Estate Transfer Statement • To be filed with the Register of Deeds. • Read instructions on reverse side.

41

FORM **521**

· 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 Mo. 02 WEBSTER - 91 02 2019 Dav Mo 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) James V. Meyer & Danece J. Meyer, Trustees Grantor's Name (Seller) James V. & Danece J. Meyer Street or Other Mailing Address 17040 S Showboat Blvd Street or Other Mailing Address 17040 S Showboat Blvd City Blue Hill State Zip Code 68930 City Blue Hill State Zip Code 68930 Phone Number (402) 756-3191 Phone Number (402) 756-3191 Is the grantee a 501 (c)(3) organization? If Yes, is the grantee a 509(a) foundation? Fmail 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) √ Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved Multi-Family MAgricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Fasement Lease Personal Rep Trust/Trustee Death Certificate - Transfer on Death Cemetery Executor Mineral Quit Claim **✓** Warranty Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust part of an IRS like-kind exchange (I.R.C. § 1031 Exchange) Transfer on Death Auction Fasement Gift Life Estate Trustee to Beneficiary Yes V No Court Decree Exchange **Grantor Trust** Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use. √ Yes ☐ No √ 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.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC ✓ Self Other Brothers and Sisters Grandparents and Grandchild 1 Spouse Ex-spouse Parents and Child 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.) V No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes_ Yes V No √ No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Multiple Properties same as Grantee Webster County, NE 18a No address assigned 18b Vacant land 20 Legal Description see attached 21 If agricultural, list total number of acres 0.00 22 23 Was non-real property included in the purchase? Tyes Ves, enter dollar amount and attach itemized list.) 0,00 0100 24 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. David B. Garwood (402) 746-3613 Phone Number Attorney nature of Grantee or Authorized Representative Title Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded Value of Stamp or Exempt Number 28 Recording Data Day BK 2019 Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014

BK 2019, Pg 219

State of Nebraska Ss.
County of Webster Ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this day of A.D., 20 19, at 10:51 o'clock A.M. Recorded in Book 2019 on Page 219

Assessor

County Clerk

Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-4-14
\$ exempt 5D by ab

WARRANTY DEED

James V. Meyer and Danece J. Meyer, husband and wife, GRANTORS, whether one or more, in consideration of ONE AND NO/100 DOLLARS (\$1.00), severance of joint tenancy, and transfer to a trust for the benefit of a grantor, hereby convey to James V. Meyer, Trustee of the James V. Meyer Revocable Trust under agreement dated February _______, 2019, an undivided one-half (½) interest; and to Danece J. Meyer, Trustee of the Danece J. Meyer Revocable Trust under agreement dated February _______, 2019, an undivided one-half (½) interest; GRANTEES as tenants in common, in the following described real estate (as defined in Neb. Rev. Stat. §76-201):

Lot Twenty-nine (29), Block Nine (9), Original Town of Blue Hill, Webster County, Nebraska; AND

The Northeast Quarter (NE½) of Section Thirty (30), Township Three (3) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska; AND

The Southwest Quarter (SW½) of Section Twenty-four (24), Township Three (3) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; AND

GRANTORS covenant with the GRANTEES that GRANTORS:

- (1) are lawfully seized of such real estate and that it is free from encumbrances; except liens, easements and restrictions of record:
- (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 _____/ , 2019.

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

DESCRIPTIONS

Lot Twenty-nine (29), Block Nine (9), Original Town of Blue Hill, Webster County, Nebraska; AND

The Northeast Quarter (NE¼) of Section Thirty (30), Township Three (3) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska; AND

The Southwest Quarter (SW¼) of Section Twenty-four (24), Township Three (3) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

Phone/Fax: (402) 7,46-3613 Page 1 of 2 Pages

DAVE:F:\WP\750\MEYER\521WEB.CER 2/1/19

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 February 1, 2019

David B. Garwood

Residential & Commercial Sales Worksheet

Cnty No.	Boo	o k	Page		Sal	e Date			School District Code								
91	201	L9	289		2/1	/2019	Base:	01-	0123	Aff	iliated:		Uni	Unified:			
Location	ID	Sale	Number	Us	eability	& Code#		and in the second			Parc	el N	l Number				
0025081	100		42		4	05	GeoCde	Tw	n Rng	Se	ct Q	rt	Subdiv	Агеа	Blk	Parcel	-17.
	Da	te of S	ale Assessed	Valu	1e		4129	4	12	3	. ()	00000	a programme in the	000	3230	
Land		Imp	rovements		Î	otal		1 Fig. 37 Kita Vi	Date of	Sale	Prope	rty	Classific	ation	Code		-
15	,765	- W - W - W - W - W - W - W - W - W - W	61,685	5	******	77,450	Status	I	roperty Ty	ре	Zoni	ng	Location	ocation City Size			æ.
Assessor Lo	cation:	RURA	L (RUR)				A) 1	В	01		C) 5	5	D) 3	E)	0	F) 5	
		// . #3**/* 				Residential							Comme	cial			1
	Multi	iple Imp	rovements:	Multiple. Improvements. :					Multiple. Improvements.:								_
		Constr	100 100 100		ruction Da		72		Construc								_
			Floor:	Floor	Sq. Ft. :	1,5	94		Floor Sq.	Ft. :							
		Buildin	g Cost New:	Cost :		153,0	30		Cost:								_
Single Family Style: 101				Resid	lential C	ondition: 3)	\$ \$4.68	Comme	rcial	Оссир	anc	y Code:	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1			
(100) 🗆 Mo		(10)		om Out			Primary				her1:		Other2:		_		
(101) 🗷 One	€ Story			(20) □ Badly Worn					Commercial Construction Class:								
(102) 🗆 Two	o Story			(30) 🗷 Average					(1) ☐ Fireproof Structural Steel Frame								_
(103) 🗆 Spli	it Level			(40)	□ G	ood			(2)	l Re	inforce	d C	oncrete Fra	те			
(104) 🗆 1 1/	2 Story			(50)	□ V	ry Good			(3) □	l Ma	asomy l	Bear	ring Walls				
(111) 🗆 Bi-I	Level			(60)	□ Ех	cellent			(4)	W	ood or S	Stee	l Framed H	ext. Wal	İs		_
(106) 🗆 Oth	er			ritivi. Valtai					(5)	Me	tal Fran	ne a	and Walls				
Townhouse or	Duplex !	Style:		Resid	lential Q	uality: 30	A The Tree		(6)	Po.	le Fram	e					
(301) 🗆 One	Story			(10) □ Low					Cost Ra	nk:				Conditio	n:		
(302) 🗆 Two	Story			(20)					(10) ☐ Low (10) ☐ Wom Out								
(307) 🗆 1 1/:	2 Story			(30) Ma Average					(20) ☐ Average (20) ☐ Badly Worn							Worn	
(308) □ Spli	t Level			(40)	□ Go	ood			(30) Above Average (30) Average							ge	
(309) 🗆 2 1/2	2 Story			(50) 🗆 Very Good					(40)	Hig	<u>z</u> h		(40) 🗆	Good		
(304) 🗆 One	Story Du	ıplex		(60) Excellent								e.	(50) 🗆	Very (J ood	
(305) □ Two	Story Du	ıplex										a Stell		60) 🗆	Excelle	ent	
Assessor's	Adjust	tment	to Sale Pr	ice (+ or -)):	•										
Assessor Co	mments	and Re	eason for Ac	ljusti	nent:						••••						
JTWD -	HUSBA	ND &	WIFE														
_																	_
O / ^							·-···										_
Comments fi	rom							omn	nents:				· · ·			•	4
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-4.4							•								(Contin	iue on back)	

Real Estate Transfer Statement

FORM 521

Good Life, Great Service.

DEPARTMENT OF REVENUE

Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

• 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 re	corded unless this statem	ent is signed and i	tems 1-25 are accura	tely completed	l.
1 County Name	2 County Nu		3 Date of Sale/Tra	The state of the s	4 Date of Deed	1 2040
,	WEBSTER - 91	¥	Mo Da	y <u>l</u> yr. 2019	Mo Da	ayYr
	ress, and Telephone (Please	Print)		e. Address, and Telephor	ne (Please Print)	
Grantor's Name (Seller) Jennifer J. Hitchc	ock and Rodney L. H	itchcock	Grantee's Name (I	_{Buyer)} itchcock and Rodr	nev I Hitcho	nck
Street or Other Mailing A			Street or Other Ma	ailing Address	TOY E. THEORIE	, ook
2423 Road 500 City	State	Zip Code	2423 Road 5	00	State	7:- 0-4-
Bladen	NE NE	68928	City B Bladen		State NE	Zip Code 68928
Phone Number (402) 460-0300			Phone Number		a 501(c)(3) organi	
Email Address			(402) 460-03 Email Address	if yes, is the gr	antee a 509(a) for	undation? Yes No
	on Number. Check one box in	n categories A and B. Check (if property is also a	mobile home.		
(A) Status			B) Property Type			(C)
Improved	Single Family	Industrial	Mineral Interests		State Assesse	d Mobile Home
Unimproved	Multi-Family	Agricultural	Mineral Interests	-Producing [Exempt	
_ loll	Commercial	Recreational				
_ =	Conservator Corrective	= =	and Contract/Memo	= =	Sheriff	Other
	Corrective Death Certificate – Transfer on	= =	ease Aineral		rust/Trustee	
9 Was the property puro					Varranty	- /
part of an IRS like-kind	d exchange?	= =,	closure Irrevocat			Transfer on Death
(I.R.C. § 1031 Exchange	90)		Life Esta		=	rustee to Beneficiary
the state of the s	rred in full? (If No, explain the		ntor Trust Partition	Satisfaction of		Other (Explain) No, state the intended use
Yes No				Yes No	ioi same ase: (ii	TVO, State the interface ase
13 Was the transfer betwe	en relatives, or if to a trustee, a	are the trustor and beneficiary re	latives? (If Yes, check	the appropriate box.)	-	
✓ Yes No	Aunt or Uncle to Niece		Partnership, or LLC	✓ Self	Oth	ner
	Brothers and Sisters	Grandparent	and Grandchild	✓ Spouse		
	Ex-spouse	Parents and	Child	Step-parent and S	tep-child	
14 What is the current man	rket value of the real property?		15 Was the mortga	age assumed? (If Yes, stat	e the amount and	Interest rate.)
7	77,000		Yes	✓ No \$		%
	divide a current parcel of land?		17 Was transfer the	rough a real estate agent	or a title company	? (If Yes, include the name
☐ Yes ☑ No			of the agent or	title company contact.)	Yes	✓ No
18 Address of Property				ess of Person to Whom th		Should be Sent
2423 Road 500 Bladen NE 68928				d Rodney L. Hitch	cock	
			2423 Road 50 Bladen NE 68			
18a No address assign 20 Legal Description	ned 18b Vacant land	1	Diadel NE 00			
A tract of land located Webster County, Nebr	raska, being more particula n, thence West 290 feet, the	SE/4) of Section Three (3), irly described as follows: Bet ence South 303 feet, thence	ginning at a point 1.	182 feet South of the N	Vortheast corne	r of said Southeast
22 Total nurchase price	including any liabilities as	ecumod			\$	0.00
	e, including any liabilities as				. 22	0,00
vvas non-real proper	rty included in the purchase	er Yes No (If Yes, €	enter dollar amount a	and attach itemized list.) 23	0,00
24 Adjusted purchase p	orice paid for real estate (lin	ne 22 minus line 23)			. 24	0400
25 If this transfer is exe	mpt from the documentary	stamp tax, list the exemption	n number 5a			
Under	penalties of law, I declare th	at I have examined this statement	ent and that it is, to the	e best of my knowledge a	and belief, true, co	omplete, and
correct, and	that I am duly authorized to sig	jn this statement.			AND THE PROPERTY OF THE PROPER	
David H.	. FISHER Name of Grantee or Authorize	od Ropebontati -				(402) 463-1383
sign (Authorized of Authorized	nepresentative		Closing Attorney		Phone Number
	f Grantee or Authorized Repres	sentative	Title	Closing Attorney		- d-1-17
here ' Signature of		- CHARLES	Title			Date
		Register of Deed's Use O	nly			For Dept. Use Only
6 Date Deed Recorded	10	mp or Exempt Number	28 Recording Data	0		
Mo d Day _ 4	Yr. 19 \$ Exen	ypt # Sa	BKaolo	1 Pa 289		
ebraska Department of Revenue	е	1		1)	Authorized by Neb. R	lev. Stat. §§ 76-214, 77-1327(2)

D1/2010 D2 200

	BK2019. Pg 207
State of Nebraska 3ss.	
County of Webster 3	
Entered on the numerical index and filed for record in the	
Clerk's office of said county this 6 day	
of <u>feb</u> A.D., 2019, at 12:41	
o'clock OM. Recorded in Book 2019	
on Rage 289	State of the state
10.00 County Clerk	NEBRASKA DOCUMENTARY
IndCompAssessorCarded	STAMP TAX Date 2-6-19
	\$ exempt SA By as
After recording, return to: David H. Fisher, DUNMIRE, FISHER, HA	ASTINGS & PAULEY, PO Box 1044, Hastings NF 68902-1044
JOINT TENANCY W	'ARRANTY DEED
JENNIFER J. HITCHCOCK f/k/a Jennifer J. H	Hongsermeier, and RODNEY L. HITCHCOCK, wife
and husband, GRANTORS, in consideration of one dollar	r (\$1.00) and other valuable consideration received from
JENNIFER J. HITCHCOCK and RODNEY L. HITCH GRANTEES, as joint tenants and not as tenants in common	active following described real artests (or defined: N. I.
Rev. Stat. \$76-201);	i, the following described real estate (as defined in Neb.
0	
A tract of land located in the Southeast Quarte	er (SE/4) of Section Three (3), Township Four
(4N) North, Range Twelve (12) West of the 6	6th P.M., in Webster County, Nebraska, being
more particularly described as follows: Be	ginning at a point 1,182 feet South of the
Northeast corner of said Southeast Quarter ((SE/4) section, thence West 290 feet, thence
South 303 feet, thence East 290 feet, thence N	North 303 feet, to the point of beginning.
GRANTORS covenant with GRANTEES that GR	RANTORS:
	it is free from encumbrances; but subject to easements,
covenants, and other limitations of record;	
have legal power and lawful authority to conv	vev the come
2. Have regar power and lawful authority to conv	rey me same,
3. warrant and will defend title to the real estate	against the lawful claims of all persons.
12 4 6	•
EXECUTED: 02-0/, 2019.	
knin lett though	Rodney L. Hitchcock
JENNIFHR I HITCHCOCK f/k/a Jennifer J.	RODNEY L. HITCHCOCK
Hongsermeier	ACCULATE DE INTONOCIA
STATE OF NEBRASKA)	
) ss:	

The foregoing instrument was acknowledged before me on House 1, 2019, by JENNIFER J. HITCHCOCK, f/k/a Jennifer J. Hongsermeier and RODNEY L. HITCHCOCK, wife and hasband.

COUNTY OF ADAMS

Notary Public

GENERAL NOTARY - State of Nebraska DAVID H FISHER My Comm. Exp. May 14, 2019

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page			Sale Date	(A.27) (A.33)			tera Sir San Sir		S	hool	Dis	trict Cod	ė				
91	20	19	294		1,	23/2019		Base:)1	-01	23	Affi	liated	l:		Uni	fied:			
Location	ID I	Sale	Number	U	eabi	lity & Code	#		y VA Prys			Part Control	Parc	el l	Number					
0005020	000		43		1			GeoCde	T	wn	Rng	Sec	t (}rt	Subdiv	Area	Blk	Parcel		
	Da	ate of Sa	le Assessed	Val	ıe			4131		<u> </u>		00		0	30005		003	0130		
Land		Imp	rovements			Total	74. 74.		640) 104	D	ate of S	Sale	Prop	erty	Classific	ation	Code			
1	,845		43,885	;		45,73	30	Status		Prop	erty Ty	pe	Zoni	ing	Location	ı Ci	ty Size	Parcel Size		
Assessor Lo	cation:	BLADE	EN (BLA)					A) 1		B)	01		C) ;	1	D) 1	E)	7	F) 2		
						Residen	ıtıal						Y. 18		Comme	cial				
	Mult	tiple Imp	rovements:	Multi	ple. In	provements.:		<u> </u>		N	Aultiple.	Impro	vemen	ts.:	<u> </u>	·	· · · ·			
		Constru	ction Date:	Const	ructio	n Date :	196	51		C	Construct	ion D	ate:		-					
			Floor:	Floor	Sq. Ft	.: 1	,14	13		F	loor Sq.	Ft. :								
Building Cost Nev				Cost :		149	, 25	55			ost :									
Single Family	Style:	101		Resi	denti	ıl Condition:	30)		C	omme	rcial	Occup	panc	y Code:					
(100) □ Mo	bile Hom	ie		(10)		Worn Out				_	тітагу:	**			herl:		Other2:			
(101) 🗷 One	e Story			(20) □ Badly Worn					C	Commercial Construction Class:										
(102) 🗆 Two	o Story			(30) 🗷 Average							(1) ☐ Fireproof Structural Steel Frame									
(103) □ Spli	it Level			(40)		Good	•								oncrete Fra					
(104) 🗆 1 1/	2 Story			(50)		Very Good					(3) 🛘	Ma	sonry	Bea	ring Walls					
(111) 🗆 Bi-I	Level			(60)		Excellent					(4)	Wo	ood or	Stee	l Framed I	xt. Wa	11s			
(106) 🗆 Oth	er			nu 11. Ozna			e, e. e				(5) 🗆	Me	tal Fra	me a	and Walls					
Townhouse or	Duplex	Style:		Resid	lentia	l Quality: 3	30				(6) 🛘	Pol	e Fran	ne	_					
(301) 🗆 One	Story			(10)		Low				С	ost Rai	ık:		1.3		Conditi	on:			
(302) 🗆 Two	Story			(20)		Fair				(10) 🗆	Lov	W		(10) 🗆	Wom	Out		
(307) 🗆 1 1/:	2 Story			(30)	*	Average				(20) 🗆	Ave	erage		(20) 🗆	Badly	Worn		
(308) 🗆 Spli	t Level			(40)		Good				((30) Above Average (30) Average									
(309) 🗆 2 1/2	2 Story			(50)		Very Good				(40) 🗆	Hig	h		(40) 🗆	Good			
(304) 🗆 One	Story D	uplex		(60)		Excellent									(50) 🗆	Very (Good		
(305) 🗆 Two	Story D	uplex					<u>, 2 1</u>				. julija				(60) 🗆	Excell	ent		
Assessor's	Adjus	tment	to Sale Pr	ice ((+ o	r -) :														
Assessor Co	mments	and Re	ason for Ad	just	ment	•														
WD		<u> </u>																		
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Comments fi	rom	11						C	on	ımer	ıts:									
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		 -						· · · · · · · · · · · · · · · · · · ·												
				-					-		_									
																	(Conti	me on back)		

NEBRASKA Good Life, Great Service

Grantor's Name (Seller)

413 N. Main St

Bladen

Phone Number

Email Address

(A) Status

IOLL

8 Type of Deed

Yes

✓ Yes

Yes 18 Address of Property

20 Legal Description

26 Date Deed Recorded

18a No address assigned

21 If agricultural, list total number of acres

✓ Improved

Unimproved

Bill of Sale

Cemetery

✓ No

□ No

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

16 Does this conveyance divide a current parcel of land?

413 N. Main St., Bladen NE 68928

Ex-spouse

1 County Name

FORM Real Estate Transfer Statement 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. 2 County Number 3 Date of Sale/Transfer 4 Date of Deed Mo. __2 __ Day Mo. _ 1 _ Day _ 23 WEBSTER - 91 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Mitchell T. and Erin E. Kobza Jessica L. Lovejoy Street or Other Mailing Address Street or Other Mailing Address 413 N. Main St Zip Code City Bladen Zip Code NE 68928 NE 68928 Is the grantee a 501(c)(3) organization?
If Yes, is the grantee a 509(a) foundation? ✓ No ✓ No Yes Yes Email Address nla nla 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (B) Property Type (C) ✓ Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Multi-Family Agricultural Mineral Interests-Producing Exempt Commercial Recreational Distribution Land Contract/Memo Partition Sheriff Other Trust/Trustee Corrective Easement Lease Personal Rep. Death Certificate - Transfer on Death Executor Mineral Quit Claim √ Warranty Was the property purchased as part of an IRS like-kind exchange? 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Auction Easement Gift Life Estate ✓ Sale Trustee to Beneficiary (I.R.C. § 1031 Exchange) Court Decree Grantor Trust Partition Satisfaction of Contract Exchange Other (Explain) 11 Was ownership transferred in full? (If No. explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use. √ Yes 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Self Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Spouse

Lots 4, 5, 6 and 7, Block 3, Original Town of Bladen, Webster County, Nebraska, according to the recorded plat thereof

Grantee

Parents and Child

58.500.00 22 23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 58,500100 24 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.

Signature of Grantee or Authorized Representative

Print or Type Name of Grantee or Authorized Representative

18b Vacant land

Grantee Title

2-1-2019

For Dept. Use Only

Phone Number

Register of Deed's Use Only 27 Value of Stamp or Exempt Number

Step-parent and Step-child

15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)

of the agent or title company contact.)

Yes <u>Becky Hermann</u>

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

Was transfer through a real estate agent or a title company? (If Yes, include the name

✓ No

\$

Nebraska Department of Revenue Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

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Entered on the numerical index and filed for record in the Clerk's office of said county this _____ day of ____ Fo D ___ A.D., 20 19 ___ at 12:48 o'clock ___ P.M. Recorded in Book ____ 20 0 Page ____ 290 - 293 _____ County Clerk ____ 28.00 ____ Deputy Ind ___ Comp ___ Assessor ___ Carded ____

Return To: Prairie Title Inc., PO Box 309, Hastings, NE 68901

AGENT'S CERTIFICATION AS TO THE VALIDITY OF POWER OF ATTORNEY AND AGENT'S AUTHORITY

county of Patte) ss.

- I, Erin E. Kobza, certify under penalty of perjury that Mitchell Thomas Kobza granted me authority as agent in a power of attorney dated December 26, 2018.
 - I further certify that to my knowledge:
- 1. Mitchell Thomas Kobza, is alive and has not revoked the Power of Attorney or my authority to act under the Power of Attorney and the Power of Attorney and my authority to act under the Power of Attorney has not been terminated;
- 2. If the Power of Attorney was drafted to become effective upon the happening of an event or contingency, the event or contingency has occurred;
- 3. If I were named as successor agent, the prior agent is no longer able or willing to serve;
- 4. Mitchell Thomas Kobza is executing conveyance documents on the real estate described as:

Lots Four (4), Five (5), Six (6) and Seven (7), Block Three (3), Original Town of Bladen, Webster County, Nebraska, according to the recorded plat thereof.

5. The above-described real estate has been purchased and I, Erin E. Kobza, will be executing conveyance documents as his attorney-in-fact. The copy of the power of attorney attached is a true and accurate copy of the original power of attorney.

Dated this Brd day of January, 2019.

Subscribed and sworn to before we this 23 day of 14N 2019, by Erin #. Kobza.

GENERAL NOTARY - State of Nebraska STACY L. BAUE My Comm. Exp. Dec. 24, 2021 Notary Public T

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MILITARY GENERAL POWER OF ATTORNEY

THIS IS A MILITARY POWER OF ATTORNEY PREPARED AND EXECUTED PURSUANT TO TITLE 10, UNITED STATES CODE, SECTION 1044B, BY A PERSON AUTHORIZED TO RECEIVE LEGAL ASSISTANCE FROM THE MILITARY SERVICES. FEDERAL LAW EXEMPTS A MILITARY POWER OF ATTORNEY FROM ANY REQUIREMENT OF FORM, SUBSTANCE, FORMALITY OR RECORDING THAT IS PRESCRIBED FOR POWERS OF ATTORNEY BY THE LAWS OF ANY STATE, COMMONWEALTH, TERRITORY, DISTRICT, OR POSSESSION OF THE UNITED STATES. FEDERAL LAW SPECIFIES THAT A MILITARY POWER OF ATTORNEY SHALL BE GIVEN THE SAME LEGAL EFFECT AS A POWER OF ATTORNEY PREPARED AND EXECUTED IN ACCORDANCE WITH THE LAWS OF THE JURISDICTION WHERE IT IS PRESENTED.

KNOW ALL PERSONS, that I, Mitchell Thou	mas Kobza
, a legal resid	tent of 1224 IV. 12th St. David City, Nebraska
and presently deployed to Lackland Air Force	tent of 1724 N. 12th St. David City, Nebraska Base San Antonio, Te yas
desiring to execute a GENERAL POWER OF ATTORN	NEY do hereby apopint
Pria Elise Kobza	who currently resides at 1224 N . 127k
Street David City Nebroska follows, granting unto my said Attorney full power to:	my Attorney-in-Fact to act as
follows, granting unto my said Attorney full power to:	

- 1. Disposition of Property. To sell, assign, transfer, convey, exchange, deed, mortgage, pledge, lease, let, license, demise, remise, quitclaim, bargain or otherwise dispose of any or all of my real estate, stocks, bonds, evidences of indebtedness and other securities and other personal tangible and intangible or mixed property, or any custody, possession, interest or right therein at public or private sale, upon such terms, consideration, and conditions as my said attorney shall deem advisable and to execute, acknowledge and deliver such instruments and writings of whatsoever kind and nature as may be necessary, convenient or proper in the premises.
- 2. Collection of Debts. To demand, collect, recover, sue for, receive and give receipt or release for any monies, debts, dividends, interests, royalties, legacies, annuities, demands, discounts, income, rents, profits, securities or other property of any sort, now or hereafter due or becoming due to me or to which I may be or hereafter become entitled.

3. Endorsements.

- a) To endorse and negotiate for any and all purposes all promissory notes, bills of exchange, checks, drafts or other negotiable or non-negotiable paper payable to me or to my order;
- b) To endorse for transfer all certificates of stock, bond or other securities;
- c) To endorse and cash United States Savings Bonds and notes.
- 4. Executing Government Vouchers. To execute vouchers in my behalf for any and all allowances, compensation and reimbursements properly payable to me by the Government of the United States or any agency or department thereof.
- 5. Depositing Money and Other Property. To deposit in my attorney's or my name, or jointly in both our names, in any banking institution, funds or property, and to withdraw any part or all of my deposits at any time made by me in my behalf.
- **6.** Borrowing Money. To borrow money in my name when deemed necessary to my said attorney upon such terms as to my said attorney appear proper and to execute such instruments as may be requisite for such purpose.

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- 7. Acquisition of Property. To buy, receive, lease, accept or otherwise acquire in my name and for my account property, real, personal or mixed, upon such terms, considerations and conditions as my said attorney shall think proper.
- 8. Recovering Possession of Property. To eject, remove or relieve tenants or other persons from, and recover possession of, any property, real, personal or mixed in which I now or hereafter may have an interest.
- 9. Litigation. To institute, maintain, defend, compromise, arbitrate or otherwise dispose of, any and all actions, suits, attachments or other legal proceedings for or against me, to the extent that such litigation is allowed.
- 10. Tax Returns. To prepare and execute any tax returns, including, but not limited to, Federal income tax returns, State income tax returns, Social Security tax returns, and Federal and State information and estimated returns; to execute any claims for refund, protests, applications for abatement, petitions to the United States Board of Tax Appeals or any other Board or Court, Federal or State, consents and waivers to determination and assessment of taxes and consents and waivers agreeing to a later determination and assessment of taxes than is provided by statute of limitations; to receive and endorse and collect any checks in settlement of any refund of taxes; to examine and to request and receive copies of any tax returns, reports and other information from the United States Treasury Department or any other taxing authority, Federal or State, in connection with any of the foregoing matters.
- 11. Automobiles. To execute and deliver to the proper persons and authority any and all documents, instruments and papers necessary to effect proper registration of any automobile in which I now or may hereafter have an interest, or the sale thereof and transfer of legal title thereto as required by law, and to collect and receipt for all monies paid in consideration of such sale and transfer.

FURTHER, I do authorize my aforesaid attorney to execute, acknowledge and deliver any instrument under seal or otherwise, and to do all things necessary to carry out the intent hereof, hereby granting unto my said attorney full power and authority to act in and concerning the premises as fully and effectually as I may do if personally present.

PROVIDED, however, that all business transacted hereunder for me or for my account shall be transacted in my name, and that all endorsements and instruments executed by my said attorney for the purpose of carrying out the foregoing powers shall contain my name, followed by that of my said attorney and the designation "attorney-in-fact".

This Power of Attorney shall not be affected by any subsequent disability or incompetence.

I further declare that any act or thing lawfully done hereunder by my said attorney shall be binding on myself and my heirs, legal and personal representatives and assigns, whether the same shall have been done either before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been received by my said attorney.

TERMINATION: This power of attorney shall be effective until terminated by me.

Not withstanding my insertion of a specific expiration date herein, if on the above specified expiration date, I shall be or have been carried in a military status of "missing," "missing-inaction" or "prisoner of war," then this power of attorney shall automatically remain valid and in full effect until sixty (60) days after I have returned to United States Military control following termination of such status. This power of attorney shall not be affected by the disability of the principal.

BK 2019, Pg 293

December 2018	eunto set my hand this	_ <u>从U</u> _day of	
Motor's SIGNATURE			ļ
At Plate Co. Nebrasioned the undersigned noncommissioned of the undersigned noncommissioned of the undersigned noncommissioned of the undersigned the undersig	za , when at the date of this cert genization stated below her no seal is required on t	no signed and executed tificate a noncommission on the active service of the this certificate and that	the foregoing oned officer of the United
Chaunall, Garnis	oh		ENERAL NOTATY - State of Nebraska SHAUNA M. CZARNICK My Corum, Exp. February 1, 2019
AUTHORITY TO NOTARIZE GRAN	ITED UNDER		
SEAL)			
STATE OF	_		
COUNTY			
This Instrument of writing was filed o'clockM. and d	for record on the uly recorded in Vol./Boo	day ofon page	_ A.D. at
County/Chancery/Probate/Clerk	-		
By			

BK 2019, Pg 294

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	State of Nebras	ka 7			·	
	County of Webs			NERR/	ISKA DOCL	IMENTARY
	.•		Entered on the	1122.9	STAMP I	
			for record in the	Date	2-7-19	×+
	Clerk's office of			\$ 132-7	<u>5By</u>	<u>(1) </u>
			9 at 12:53 in Book 2019			
	o'clock O M.	294	III DOOK SOLA			
	Louise f	etoch	County Clerk			
	04.0		0 Deputy			
	IndComp_	Assessor	Carded			
Return To: Prairie Title, Inc., 420 \	N. 5 th St., Ste 103, 1	lastings NE	58901			
	W	ARRAN	TY DEED			
MITCHELL T.	KORZA RI	VEDIN	E KORZA HIS	ATTORN	EVIN E	ል <i>ር</i> ጥ
AND ERIN E. KOBZA						
Dollar (\$1.00) and other	r good and va	luable c	onsideration, rec	eipt of whic	h is hereb	У
acknowledged, convey to following described real						10
tottowing described real	: estate (as de	SIIII CU III	Neo. Nev. Diat.) GC(1011 / U^	501) .	
Lots Four (
Three (3), Nebraska, a						
HODEADRA, A	CCGLGING	~~ ~~x	s acconded ;	, -		
GRANTORS covenant	(jointly and	severally	, if more than or	e) with GR	ANTEE tl	rat
GRANTORS:						
(1) are lawfully seise	d of such rea	l estate a	nd that it is free	from encun	ibrances e	xcept
easements and re-	strictions of r	ecord;				
(2) have legal power	and lawful a	uthority t	o convey the sar	ne;		
(3) warrant and will de	fend title to th	ë real est:	ate against the law	ful claims of	all persons	3.
Dated: Lanuary 2	2rd 20	10				
m Johall J OKAKO	17. 611	13.				
Milarica J. Floria	6. 100	21.	0 (OK. 1	1	
aring m-yaci	Cun c. 1	who -	ERIN E. KOBZ	- 1107) <i>/</i> /	
MITCHELL T. KOBZ ATTORNEY-IN-FAC		0	ekin e. Kodz)	
KOBZA				_		
STATE OF NEBRASK.	A)				
- 4 90	سداس)ss:				
COUNTY OF NOTICE	-0)		_	_	
The foregoing warrant				$2n - \frac{1-2}{2}$,
2019, by Erin E. Kobza,	attorney-in-f	fact and l	Erin E. Kobza.			

GENERAL NOTARY - State of Nebraska JOANNA J. JARECKE My Comm. Exp. Dec. 24, 2021

My commission expires: 12-24

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sale Date	School District Code											
91	20	19	310	2/7/2019	Base: 6	55-00	11	Affi	liated:		Unified:					
Location	D	Sale	Number	Useability & Code #					Parcel Number							
0012113	301		44	1	GeoCde	Twn	Rng	Se	t Qrt	Subdiv	Area	Blk	Parcel			
	D	ate of S	ale Assessed	Value	0000			00	0	00000	1	000	0000			
Land		Imp	provements	Total		D	ate of	Sale	Property	Code						
					Status	Status Property Type				Location	Cit	y Size	Parcel Size			
	Irrigation Type:			A) 2	B)	05		c) 5	D) 3	E)	0	F) 6				
LCG ACRES:			VALUE:		LCG			ACR	ES:		VALI	u e:				
IRRIGATE	D 1A1				GR	ASSLA	ND 10	31		7.560			10,775			
·	1A				1G					8.610	0 12,27					
	2A1						20	G1	2			36,565				
	2A	-					2	G.								
	3.A.1						30	31	Ę							
	3A				į		3	G	39.840				56,770			
	4Al						40	31	1	6.330			23,270			
	4 A						4	G	7	0.320		1	00,205			
DRYLANI) 1D1				S	helterbe	lt/Timb	er								
	1D		62.410	168,815			Accretio	on								
	2D1		13.570	33,045			Was	te		5.450			980			
	2D						Oth									
	3D1				AG L	AND 1	OTA	L		3.300		5	62,930			
	3D		39.470	89,400			Road	İs	(6.710	•	. ':				
	4D1		0.150	330		F	arm Sit	es								
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	wellings		:				Oth									
Outb	uildings				Nor	ı-AG T	OTA	L	(6.710						

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD	
Comments from Co	omments:
And a second	
	(Continue on back)

<u>NEBRASKA</u>

Good Life. Great Service.

Real Estate Transfer Statement

44

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.

FORM **521**

The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 2 County Number 3 Date of Sale/Transfer 4 Date of Deed 1 County Name .Yr. 2019 Mo.__2 Mo. 2 2019 Day __7 WEBSTER - 91 Day . Yr. 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Harold D. Schriner and Gail M. Schriner Grantor's Name (Seller Douglas L. and Linda Knehans Street or Other Mailing Address 1474 Road 2300 Street or Other Mailing Address 2264 Road Q City Zip Code Zip Code State City Guide Rock Guide Rock 68942 NE 68942 NE Phone Number (402) 257-7110 Phone Number (402) 257-3015 Is the grantee a 501(c)(3) organization? Yes **✓** No ₩ No If Yes, is the grantee a 509(a) foundation? Yes Email Address n/a Email Address n/a 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (B) Property Type (C) (A) Status Industrial Improved Single Family Mineral Interests-Nonproducing State Assessed Mobile Home ✓ Unimproved Multi-Family ✓ Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Executor Mineral Quit Claim ✓ Warranty Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer Distribution Irrevocable Trust Revocable Trust Transfer on Death ✓ Auction Gift Life Estate Sale Trustee to Beneficiary Fasement Yes Yes ✓ No Court Decree Exchange **Grantor Trust** Partition Satisfaction of Contract Other (Explain) 12 Was real estate purchased for same use? (If No, state the intended use 11 Was ownership transferred in full? (If No, explain the division.) ✓ Yes ☐ No ✓ 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.) Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Other Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child 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.) \$583,050 Yes ✓ No 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.)

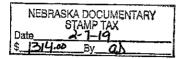
Yes Ruhter Auction & Realty.

No ✓ Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Ag Land Grantees 18a No address assigned 18b Vacant land 20 Legal Description See Attached 310.96 21 If agricultural, list total number of acres 583,050 00 23 Was non-real property included in the purchase? Tyes No (If Yes, enter dollar amount and attach itemized list.) 23 583,050100 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. Harold D. Schriner (402) 257-3015 Grantee or Authorized Representative Phone Number sign Grantee 2/7/2019 Date Signature of Grantee or Authorized Representative here Register of Deed's Use Only For Dept. Use Only 27 Value of Stamp or Exempt Number 26 Date Deed Recorded 28 Recording Data BK2019 400 \$ Day Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) The Northeast Quarter (NE¼) and the Northwest Quarter (NW¼) of Section Twenty-six (26), Township Three (3) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a parcel in the Northwest Quarter (NW¼) of said Section 26, more particularly described as follows:

Beginning at the Northwest comer of said Section 26, thence S89°53'05"E (assumed bearing) on the North line of said Northwest ¼ a distance of 447.00 feet, thence S00°12'50"E parallel with the West line of said Northwest ¼ a distance of 1308.58 feet to the extended South line of a tract surveyed by Jessie Hurt, LS-674 dated 6-28-2017, thence N88°07'26"W on said South line a distance of 447.29 feet to the West line of said Northwest ¼, thence N00°12'50"W on said West line a distance of 1294.84 feet the POINT OF BEGINNING, subject to road right of way on the west and north

BK 2019, Fg 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 day of Feb A.D., 20 14, at 3:44 o'clock AM. Recorded in Book 2019 on Page 310 County Clerk 10.20 Peputy	State of Nebraska 3ss.	
numerical index and filed for record in the Clerk's office of said county this day of Leb A.D., 20 19, at 3.49 o'clock PM. Recorded in Book 2019 on Page 310 County Clerk	County of Webster J	ne
Clerk's office of said county (fins of 120 A.D., 20 19, at 3.49 o'clock PM. Recorded in Book 2019 on Page 310 County Clerk	aumerical index and filed for record in t	ne
or Leb A.D., 20 17 at 2019 or clock P.M. Recorded in Book 2019 on Page 310 County Clerk 10. 00 Deputy	at 12 affice of said county this	۵,
on Page 310 Anny Detsch County Clerk Deputy	- 1-00 AD 70 00 00 00 00 00 00 00 00 00 00 00 00	끪
On Page County Clerk		11
10.00 Deputy		erk
10.40 Assessor Carded		
	led Comp Assessor Carded	



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

WARRANTY DEED

Douglas L. Knehans, also known as Douglas Knehans, and Linda Knehans, husband and wife, Grantors, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Harold D. Schriner and Gail M. Schriner, husband and wife, convey to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The Northeast Quarter (NE¼) and the Northwest Quarter (NW¼) of Section Twenty-six (26), Township Three (3) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a parcel in the Northwest Quarter (NW1/2) of said Section 26, more particularly described as follows:

Beginning at the Northwest corner of said Section 26, thence S89°53'05"E (assumed bearing) on the North line of said Northwest ¼ a distance of 447.00 feet, thence S00°12'50'E parallel with the West line of said Northwest 1/4 a distance of 1308.58 feet to the extended South line of a tract surveyed by Jessie Hurt, LS-674 dated 6-28-2017, thence N88°07'26"W on said South line a distance of 447.29 feet to the West line of said Northwest ¼, thence N00°12'50"W on said West line a distance of 1294.84 feet the POINT OF BEGINNING, subject to road right of way on the west and north.

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 STATE OF NEBRASKA COUNTY OF WEBSTER The foregoing instrument was acknowledged before me on February

Douglas L. Knehans, also known as Douglas Knehans and Linda Knehans, husband and wife.

GENERAL NOTARY - State of Nebraska TERESA L. THEOBALD

Residential & Commercial Sales Worksheet

Cnty No.	Bo	ok	Page		S	ale Date			School District Code									
91	20	19	390		1/:	24/2019	Base: 9	91-0	0002	Aff	iliated	:		Unified:				
Location	ID	Sale	Number	Ū	seabili	ty & Code#					Parc	el l	Number	ıber				
0001613	302		45		1		GeoCde	Tw	n Rng	Se	ct ()rt	Subdiv	Area	Blk	Parcel		
	D:	ate of S	ale Assessed	l Val	ue		4371			00	0	0	10090		000	0000		
Land		Imp	rovements			Total		À I	Date of S	Sale	Prop	erty	/ Classifi	cation	Code			
			46,55	0		46,550	Status	P	roperty Ty	pe	Zon	ing	Locatio	n C	ity Size	Parcel Size		
Assessor Lo	cation:	RED	CLOUD (RC)			A) 1	B)	01		C)	1	D) 1	E)	6	F) 2		
				Residential					Commercial									
4.5	Mul	tiple Imp	provements:	: Multiple. Improvements. :					Multiple. Improvements. :									
		Constr	uction Date:	Cons	truction	Date : 19	66		Construct	ion D	Pate:							
	**	;	Floor:	Floor	Sq. Ft.	1,3	66		Floor Sq.	Ft.:						-		
		Buildin	g Cost New:	Cost	<u>:</u>	170,1	85		Cost:			_						
Single Family	Style:	101	· .	Resi	idential	Condition: 3	0		Comme	rcial	Occuj	pano	cy Code:			*****		
(100) 🗆 Mo	ne		(10)		Wom Out			Primary:			Ot	her1:		Other2:				
(101) 🗷 One		(20)		Badly Worn			Commercial Construction Class:											
(102) 🗆 Two	Story			(30) 🗷 Average					(1) ☐ Fireproof Structural Steel Frame									
(103) □ Spli	it Level			(40)		Good			(2) 🗆	Re	inforce	d C	oncrete Fr	атпе				
(104) 🗖 1 1/	2 Story			(50)		Very Good			(3)	М	asonry	Bea	ring Walls					
(III) 🗖 Bi-I	Level			(60)		Excellent			(4) 🗆	W	ood or	Stee	el Framed	Ext. Wa	lls .			
(106) 🗆 Oth	er								(5) 🗆	Мє	etal Fra	me	and Walls					
Townhouse or	Duplex	Style:		Residential Quality: 30					(6) 🗆	Po.	le Fran	ne						
(301) 🗆 One	Story			(10) □ Low					Cost Rai	nk:				Condit	ion:			
(302) 🗆 Two	Story			(20)		Fair			(10)	Lo	W			(10)	Wom	Out		
(307) 🗆 1 1/2	2 Story			(30)	₩ .	Average			(20) □ Average (20) □ Badl						l Badly	Worn		
(308) □ Spli	t Level			(40)		Good			(30) ☐ Above Average (30) ☐ A						I Averaș	ge		
(309) 🗆 2 1/2				(50)		Very Good			(40)	gh		(40) E	Good					
(304) 🗆 One	Story D	uplex		(60)		Excellent			(50) □ Very G							Good		
(305) □ Two	Story D	Ouplex									-			(60)	l Excell	ent		
Assessor's	Adjus	stment	to Sale P	rice	(+ or	-):												
Assessor Co		s and R	eason for A	djust	tment:													
CORP WI	<u> </u>																	
Comments	Comments from							10										
сошщеніз п	TOUI							.vmn	nents:									
															(Conti	nue on back)		

Nebraska Department of REVENUE

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.

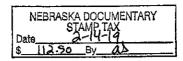
45

FORM **521**

	The deed o	ill not be received	l			- Idollar	y the hent			
1 County Name	The deed W	rill not be recorded	Unless this state				25 are acci			
2 Obdiny Isamo	WEBST				ate of Sale/T		Yr. 2019	4 Date of De		7/ 2019
5 Grantor's Name, A	<u> </u>					-		6	•	Yr. 2019
Grantor's Name (Sell		ione (riease rint)					ss, and Telep	hone (Please P	rint)	
Zion Lutheran	Church of Red	d Cloud		Ba	ntee's Name rbara F.	Conwa	у			
Street or Other Mailin 802 N Franklin	ıg Address ı St			Stre 84	et or Other N O N Fran	vlailing Add klin St	iress			
City Red Cloud		State NE	Z ip Code 689	70 Re	d Cloud			State NE		Zip Code 68970
Phone Number				Pho	ne Number			iee a 501 (c)(3) o		? Yes V No
Email Address				Ema	il Address		III res, is in	e grant ee a 509 (a) foundati	on? Yes Vivo
7 Property Classific	ation Number. Che	ck one box in categ	ories A and B. Checi	k C if prop	erty is also	a mobile i	home.		 	
(A) Status					erty Type			· · · · · · · · · · · · · · · · · · ·		(C)
✓ Improved	Single Fam	nily 🔲 tnd	ustriai		neral Interest	ts-Nonprod	lucina	State Ass	essed	Mobile Home
Unimproved	Multi-Famil	ly 🔲 Agi	icultural	=	reral Interest			Exempt		L_1 WODA'S FRONTE
☐ loft	Commercia	al Red	reational	_			-			
8 Type of Deed	Conservator		Distribution	Land Cor	tract/Memo	Partit	tion	Sheriff	Oth	er
Bill of Sale	Corrective		Easement	Lease		Perso	onal Rep.	Trust/Trustee		OI
Cemetery [- Transfer on Death	Executor	Mineral		Quit (Claim .	Warranty		
9 Was the property part of an IRS like-	aurchased as 1	0 Type of Transfer	Distribution Fo	reclosure	Irrevoca	able Trust	Revocable		Transfe	r on Death
(LR.C. § 1031 Exc	hange)	Auction	EasementG	ift	Life Est	ate	✓ Sale			to Beneficiary
	No	Court Decree		rantor Trust	Partition	n	Satisfaction	on of Contract		Explain)
11 Was ownership tran		o, explain the division.			12	Was real e				ate the intended use.
	No					✓ Yes	No			
13 Was the transfer be				relatives?	(If Yes, chec	k the appr	opriate box.)		·	
∐ Yes 📈		Jacle to Niece or Nepl	new 🔲 Family Cor	p., Partner	ship, or LLC	∏ s	elf		Other	
	Brothers	and Sisters	Grandpare	nts and Gr	andchild	∏ s₁	pouse			
	Ex-spous		Parents an	d Child		∏ Si	iep-parent an	d Step-child		
4 What is the current r	market value of the	real property?		15 W	as the morto	age assun	ned? (If Yes, s	state the amount	and intere	st rate.)
					Yes	✓ No	\$			%
6 Does this conveyand		arcel of land?		17 W	as transfer ti	hrough a re	eal estate age	nt or a title comp	oany? (If Ye	s, include the name
Yes #	9 0			OI OI	rue agent or	une comb	any contact.)	Yes		No
8 Address of Property 840 N Franklin St	•			19 N	ame and Ado	iress of Pe	rson to Whom	the Tax Statem	ent Should	be Sent
Red Cloud, NE 6				san	ne as G	rantee)			
8a No address as		7 16		Ì						
	signed 18b	Vacant land								
Legal Description							•	" "		
The North 110	feet of the W	est 142 feet of	Annex Lot Nine	∋ (9) to	the City	of Red	Cloud, W	lebster Cou	inty, Ne	ebraska:
SUBJECT TO	an easement	for overflow pa	rking on the Se	outh 10	feet of the	he East	t 100 feet	hereby res	served t	o Grantor.
								•		
1 If agricultural, list tota	al number of acres_									
							· · · · · · · · · · · · · · · · · · ·	1 18		···
22 Total purchase pri	ice, including any	liabilities assumed						22		50,000,00
3 Was non-real prop	perty included in t	the purchase? 🗀	es Modifyes	enter dol	lar amount	and attec	il bosissofi d	\$		0,00
								St.) 25		0,00
4 Adjusted purchase	e price paid for re	al estate (line 22 m	inus line 23)					24		50,000,00
5 If this transfer is e	empt from the d	ocumentary stamp	ax. list the exempti	വ വാധാനം	ar					
Unc	der penalties of lay	v, I declare that I have	examined this states	nent and t	nat it is, to th	ne best of	my knowleda	e and helief the	e complete	and
contoct, a	no nati an oby au	thorized to sign this st	atement.	_		. = . = .	,zoug		-	
	B. Garwood	2	//	,					(4	02) 746-3613
sign ()	yue wante of Stante	e or Authorized Repla	sentative			* * * *			Pho	one Number
	en qu	2000 00 00				Atte	omey		2	-1-14
1ere Signature	s or Grantee of Author	orized Representative		Title					Dat	e
		Regist	er of Deed's Use	Only					Ent	Dept. Use Only
Date Deed Recorded	1 10 27	Value of Stamp or Ex	empt Number		ording Data			7.77	- FOI	Debr. Ose Olik
Mo. a Day 1	4 vr. 19	\$ 112.50	1		3K 201	9 Ps	29 N			
oraska Department of Reve	inue		~		213 OW 1	', '9	ال ال	Authorized by Ma	th Reir Stor	§§ 76-214, 77-1327(2)
m No. 96-269-2008 2-2016	Rev. Supersedes 96-26	59-2908 Flev. 7-2014				J		· ····································	ALLEY, CHAIL	33 10-614, 17-132/(2)

BK 2019, Pg 390

State of Nebraska Ss. County of Webster Entered on t	he
numerical index and filed for record in Clerk's office of said county this	ıay
of Teb A.D., 2019 at 2 o'clock OM. Recorded in Book 2	•110
on Page 390 County Cl	
lo. Dep	-



CORPORATION WARRANTY DEED

Zion Lutheran Church of Red Cloud, Nebraska, a Corporation organized and existing under the laws of the State of Nebraska, GRANTOR, in consideration of FIFTY THOUSAND AND NO/100 DOLLARS (\$50,000.00) received from GRANTEE, Barbara F. Conway, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The North 110 feet of the West 142 feet of Annex Lot Nine (9) to the City of Red Cloud, Webster County, Nebraska; SUBJECT TO an easement for overflow parking on the South 10 feet of the East 100 feet hereby reserved to Grantor.

GRANTOR covenants (jointly and severally, if more than one) with 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) that the conveyance of this property was duly approved by majority vote of the congregation at a special meeting held after 2 notices thereof not less than 10 nor more than 50 days prior thereto, as required by the Bylaws of the congregation; and that by reason thereof the undersigned have legal power and lawful authority to execute this deed to convey the above described property;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Executed January **2**, 2019.

ZION LUTHERAN CHURCH OF RED CLOUD

APPROVED BY TRUSTEES

By: John Nikodym, President

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on January ___, 2019, by John Nikodym, President of Zion Lutheran Church of Red Cloud, Nebraska, a Nebraska Corporation, on behalf of the Corporation.

GENERAL NOTARY - State of Nebraska
DAVID B. GARWOOD
My Comm. Exp. October 22, 2022

res 10 - 20 - 2022 | res 10 - 20 - 2022 |

Notary Public

Page 1 of 1 Pages

Prepared by Garwood & McCracken, Lawyers 401 North Webster Street, Red Cloud, NE 68970 Phone/Fax: (402) 746-3613 P
DAVE:F:\WP\ZLC\PAR\S\AGE\CO\WAY.WD 1/24/19

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page			Sale Date			School District Code											
91	20	19	393		2	/15/2019	Base:	Base: 91-0002				2 Affiliated:					Unified:			
Location	ю	Sale	Number	τ	Useability & Code #					Parcel Number										
0001377	00		46		1		GeoCde	Tw	n Rng	Se	ct	t Qrt		ıbdiv	Area	Blk	P	arcel		
	D:	ate of Sa	ale Assessed	l Va	lue		4371			0	0	0	10	025		004	0	000		
Land		Imp	rovements			Total			Date of	Sale	Pro	perty	Cla	assifica	tion (Code		ri e t		
1,	,190		86,76	5		87,955	Status	I	Property Ty	pe	Zo	ning	L	ocation	Cit	y Size	Par	cel Size		
Assessor Lo	cation:	RED (CLOUD (I	RC)			A) 1	В	01	•	C)	1	D)) 1	E)	6	F)	2		
						Residentia		*					Co	mmerc	ial		·			
	Muli	tiple Imp	rovements:	Mul	tiple. I	mprovements.:			Multiple	Impr	roveme	ents.:		-						
		Constr	uction Date:	Con	structio	on Date : 18	93		Construc	tion I	Date :							-		
			Floor:	Floo	r Sq. F	_{t.:} 2,5	00		Floor Sq	Ft. :										
		Building	g Cost New:	Cost	::	275,1	65		Cost:											
Single Family	Style:	102		Res	ident	ial Condition: 3.	5	1 (1) 1 (1) 1 (1)	Comme	rcia	I Occi	upano	су Со	ode:						
(100) 🗆 Mob	oile Hom	ne .		(10) 🗆	Worn Out			Primary	:		Ot	her1:		C	Other2:				
(101) 🗆 One	Story			(20) 🗆	Badly Wom			Comme	rcia	l Con	struc	tion (Class:						
(102) 🗷 Two	Story			(30) *	Average			(1)	Fi	гергос	of Str	uctur	al Steel	Frame					
(103) 🗆 Split	t Level			(40)) II	Good			(2) E	Re	einfor	ced C	oncr	ete Fran	ne					
(104) 🗆 I 1/2	2 Story			(50		Very Good			(3) □	(3) Masonry Bearing Walls										
(111) 🗆 Bi-L	evel			(60)) 🗆	Excellent			(4) □	W	ood o	or Stee	el Fra	med Ex	t. Wali	s				
(106) 🗆 Othe	er				. :				(5) 🗆	(5)										
Townhouse or	Duplex	Style:		Res	identi	al Quality: 50			(6) □	Pc	le Fra	ame		**						
(301) 🗆 One	Story			(10)		Low			Cost Ra	nk:				C	onditio	n:				
(302) 🗆 Two	Story			(20)		Fair			(10) □	(10) 🗆 Low					0) 🗆	Out				
(307) □ 11/2				(30)		Average			(20)	(20) □ Average (2) 🛘 Badly Worn				
_	Level			(40)		Good			(30) Above Average (30))) 🛘 Average					
(309) 🗆 2 1/2				(50)		Very Good			(40) □	Hi	gh			(4						
(304) □ One				(60)		Excellent	V				1.		- 11	. (5		Very C				
(305) □ Two	Story D	uplex		•						• • •				: (6	0) 🗆	Excelle	ent			
Assessor's	Adjus	tment	to Sale Pi	rice	(+ 0	or -):														
Assessor Cor															,					
			S BK 201	19,	PG	395 SALE 4	16 = \$°	75,	000 SI	LE	47	=	\$12	,500	TOT	'AL				
SALE =	87,50	0																		
					,															
									······································											
Comments fr	om		-					Guerr	nents:											
Comments II	νш							OHI	nemes.											
			-																	
																(Contin	nie on	back)		

NEBRASKA

Real Estate Transfer Statement

46

FORM **521**

Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

Life. Great Service.

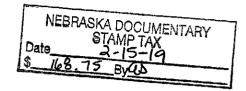
• To be filed with the Register of Deeds. • Read instructions on reverse side.

· 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. 3 Date of Sale/Transfer 4 Date of Deed 1 County Name 2 County Number Mo. __2 2_ Day_ 2019 15 Day ... WEBSTER - 91 ٧r 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer Charlette Coleman Joseph D and AnnetteL. Pickering Street or Other Mailing Address Street or Other Mailing Address 541 N Walnut Št n/a Zip Code Zip Code City State Red Cloud 68970 Phone Number (402) 746-0701 Phone Number Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation? Email Address Email Address n/a n/a 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (B) Property Type (C) Single Family State Assessed Mobile Home ☐ Industrial Mineral Interests-Nonproducing Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt Commercial **Becreational** Distribution Land Contract/Memo Partition Sheriff Other 8 Type of Deed ☐ Trust/Trustee Bill of Sale Corrective Easement Lease Personal Rep. Quit Claim Death Certificate - Transfer on Death Mineral √ | Warranty Cemetery Executor Irrevocable Trust Revocable Trust 9 Was the property purchased as part of an IRS like-kind exchange? Transfer on Death 10 Type of Transfer Distribution Foreclosure Life Estate Auction Easement (I.R.C. § 1031 Exchange) ☐ Yes Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain) ✓ No Court Decree 12 Was real estate purchased for same use? (If No, state the intended use.) 11 Was ownership transferred in full? (If No. explain the division.) No. √ Yes ✓ 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.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Ex-spouse Parents and Child Step-parent and Step-child 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$87,750 Was transfer through a real estate agent or a title company? (If Yes, include the name 16 Does this conveyance divide a current parcel of land? of the agent or title company contact.) 🗸 Yes Rhvnalds Auction & Rea 🗌 No ☐ Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 541 N Walnut St Grantees Red Cloud, NE 68970 18a No address assigned 18b Vacant land 20 Legal Description The North Ninety (90) feet of the Northeast Quarter (NE%) of Block Four (4), LeDuc's Addition to the City of Red Cloud, Webster County, Nebraska 21 If agricultural, list total number of acres 75,000.00 23 Was non-real property included in the purchase? Yes Vo (If Yes, enter dollar amount and attach itemized list.) 75,000,00 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. (402) 746-2246 Teresa Theobald Phone Number sign Closing Agent 2/15/2019 Date Signature of Grantee or Authorized Representative Title Register of Deed's Use Only For Dept. Use Only 27 Value of Stamp or Exempt Number 28 Recording Data 26 Date Deed Recorded BK 2019

Nebraska Department of Revenue

BK2019, fg 393

State of Nebraska ? County of Webster. Entered on the numerical index and filed for record in the Clerk's office of said county this__ Feb A.D., 20 19 P.M. Recorded in Book 2019 County Clerk Deputy Carded_ Assessor_ Comp_



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

WARRANTY DEED

Charlette Coleman, wife of Jerald Coleman, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Joseph D. Pickering and Annette I. Pickering, 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):

The North Ninety (90) feet of the Northeast Quarter (NE¼) of Block Four (4), LeDuc's Addition to the City of Red Cloud, Webster County, Nebraska.

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

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

Executed February 7, 201

Charlette Coleman

Charlette Coleman

BK2019, Pg394

STATE OF NEBRASKA)
COUNTY OF WEBSTER) ss.)

The foregoing instrument was acknowledged before me on February 7^{*} , 2019 by Charlette Coleman, wife of Jerald Coleman.

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

Notary Public

My commission expires: 8/27/2021

Page 2 of 2. Pickering

Real Estate Transfer Statement



FORM

• 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.

Th	e deed will not be rec	orded unless th	is statemen	t is signed and i	tems 1-25 are acc	urately completed.	
1 County Name	2 County Nun	nber -	ı	3 Date of Sale/Tra		4 Date of Deed	7 0040
	WEBSTER - 91				y 15 Yr. 2019	'	7 Yr. 2019
5 Grantor's Name, Address,	and Telephone (Please P	rint)				phone (Please Print)	
Grantor's Name (Seller) Jerald Coleman				Grantee's Name (f Joseph D an	d Annette L. Pi	ickering	
Street or Other Mailing Addres	S			Street or Other Ma 541 N Walnu	ailing Address	.,,	
City	State	,	Zip Code	City Red Cloud		State NE	Zip Code 68970
Phone Number (308) 520-1165				Phone Number		ntee a 501(c)(3) organiza ne grantee a 509(a) four	
Email Address n/a				Email Address n/a			
7 Property Classification Nu	ımber. Check one box in	categories A and	B. Check C if		mobile home.		
(A) Status		• • • • • • • • • • • • • • • • • • • •	(B)	Property Type			(C)
	Single Family	Industrial		Mineral Interests	-Nonproducing	State Assessed	Mobile Home
Unimproved	Multi-Family Commercial	Agricultural Recreational		Mineral Interests	-Producing	Exempt	
	ervator	Distribu	tion Lar	nd Contract/Memo	Partition	Sheriff	Other
Bill of Sale Corre	ective	Easeme	ent Lea	se	Personal Rep.	Trust/Trustee	
9 Was the property purchase	n Certificate – Transfer on I				Quit Claim Die Trust Revocab	✓ Warranty ble Trust	insfer on Death
part of an IRS like-kind exc (I.R.C. § 1031 Exchange)	hange?Auction	Easemen		Life Esta	=	=	stee to Beneficiary
☐ Yes 🗸 No	Court Dec		Granto	r Trust Partition	Satisfact	ion of Contract Ot	ner (Explain)
11 Was ownership transferred i	n full? (If No, explain the d	ivision.)		1 1	/as real estate purcha ✓ Yes	used for same use? (If N	o, state the intended use.)
13 Was the transfer between re	latives, or if to a trustee, a	re the trustor and be	eneficiary relat	ives? (If Yes, check	the appropriate box.)	}	
☐ Yes ✓ No	Aunt or Uncle to Niece	• =	•	artnership, or LLC	Self	Othe	r
<u>!</u> .	Brothers and Sisters	=	•	nd Grandchild	Spouse		
	Ex-spouse	<u>LJ</u> P	arents and Ch		Step-parent a	•	
14 What is the current market v	alue of the real property?				<u>~</u>	, state the amount and i	•
\$87,750 16 Does this conveyance divide	a current parcel of land?				V No \$	nent or a title company?	/If Yes, include the name
Yes 🗸 No					title company contact		Auction & Real No
18 Address of Property				19 Name and Add	ress of Person to Who	om the Tax Statement S	nould be Sent
541 N Walnut St Red Cloud. NE 68970				Grantees			
18a No address assigned	18b Vacant land						
20 Legal Description							
The North Ninety	(QA) feet of the	Northeast (Quartor ((NE1/.) of BI	ook Four (4)	LoDuo's Add	ition to the
City of Red Cloud					ock i oui (4),	, LeDuc's Add	
Oity of Nea Cloud	i, websiei coui	ity, ivebiasi	Na				
21 If agricultural, list total number	er of acres	·					
22 Total purchase price, inc	luding any liabilities as:	sumed , ,				22 \$	12,500,00
23 Was non-real property in	ncluded in the purchase	? Tyes 📝	lo (If Yes. en	ter dollar amount	and attach itemized	15	1
24 Adjusted purchase price	-					\$	12,500,00
25 If this transfer is exempt			,				
Under pen	alties of law, I declare the	at I have examined			e best of my knowled	dge and belief, true, co	nplete, and
correct, and that Teresa The	I am duly authorized to sig eobald	n this statement.					(402) 746-2246
sign Print or Type Nar	me of Grantee or Authorize	ed Representative	<i>n</i> .		O		Phone Number
	use-	JA156	eld_	-11 -	Closing Agen	t	2/15/2019
here ' Signature of Gra	ntee or Authorized Repres	emative		ītle			Date
		Register of Dee		•			For Dept. Use Only
26 Date Deed Recorded		np or Exempt Numb しみら	per "	28 Recording Data	0 300		
Mo. 2 Day 15 Yr.	19 \$ 2°). SO		<u>RK 2019</u>	<u> 19 393</u>		

BK 2019, Pg 395

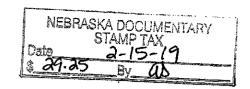
State of Nebraska County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 5 day of Feb A.D., 2019, at 1:22 o'clock P.M. Recorded in Book 2019 on Page 395-396

Louise Petsch County Clerk 16.60

Ib.60

Assessor Carded



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

WARRANTY DEED

Jerald Coleman, husband of Charlette Coleman, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Joseph D. Pickering and Annette I. Pickering, 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):

The North Ninety (90) feet of the Northeast Quarter (NE¼) of Block Four (4), LeDuc's Addition to the City of Red Cloud, Webster County, Nebraska.

Grantor covenants, jointly and severally, if more than one, with Grantees 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 February 15, 2019.

terald Coleman

BK2019, kg 394

Page 1 of 2.

STATE OF NEBRASEA)
COUNTY OF WEBSTER) ss.)

The foregoing instrument was acknowledged before me on February 15, 2019 by Jerald Coleman, husband of Charlette Coleman.

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

Notary Public Mubald

My commission expires:

8/27/2021

Page 2 of 2. Pickering

Agricultural Land Sales Worksheet

Cnty No. Bo	ook Page	Sale Date				S	chool Di	strict Cod	e			
91 20	19 414	2/18/2019	Base:	65-00	05	Affi	ed: Unified:					
Location ID	Sale Number	Useability & Code #				* -	Parcel :	Number				
001310000	48	1	GeoCde	Twn	Rng	Se	t Qrt	Subdiv	Area	Blk	Parcel	
D	ate of Sale Assessed	Value	4135	4	9	2:	L O	00000	1	000	3185	
Land	Improvements	Total		Date of Sa				y Classific	ation			
436,155		436,155	Status	Pro	perty Ty	ре	Zoning	Location	ı Ci	ly Size	Parcel Siz	
	Irrigation Type:		A) 2	B)	05		c) 5	D) 3	E)	0	F) 10	
LCG	ACRES:	VALUE:		LCG			ACI	RES:		VAL	ΠE:	
IRRIGATED 1A1			GR	ASSLA	ND 1	31				, , , , , , ,		
1A			-			lG						
2A1		,			20	31	4	17.700			67,975	
2A					2	2G		9.000			12,825	
3A1					30	31						
3A				_	3	3G	1	0.700			15,250	
4A1					40	51						
4A					4	IG	3	1.000			44,175	
DRYLAND 1D1	<u> </u>		S	helterbe	elt/Timb	ет						
1D					Accretic	on.						
2D1		22,645			Was	te		7.000			1,260	
2D	0.700	1,585			Oth							
3D1	101.800	220 522	AG L	AND T		-	23	5.400	-, :	4.	36,155	
3D	·	230,580			Road	-	_	4.540	<u> </u>	iati', yi		
4D1	11.500 6.700	25,185			arm Sit							
4D	0.700	14,675			ome Sit		_					
				R	ecreation	-						
Dwellings Outbuildings			Non	-AG T	Oth	_		4.540				
			11011	-AU I	OIA	_		4.540				

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
TRUSTEES DEED		
		_
Comments from	Comments:	
		·-
		<u></u>
		-
	(Contin	iue on back)

enert Life, Great Service. DEPARTMENT OF REVENUE

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.

FORM 521

The deed	will not be recorde	ed unless this stateme	ent is signed and items 1-25 are accurately of	completed.							
1 County Name	2 County Number	r	3 Date of Sale/Transfer	4 Date of De							
Webster	91		Mo. 2 Day 18 Yr. 2019 Mo. 2 Day 15 Yr. 201								
5 Grantor's Name, Address, and Tele	phone (Please Prin	nt)	6 Grantee's Name, Address, and Telepho	one (Please P	Print)						
Grantor's Name (Seller) William Deforest McCauley, Jr., as	Γrustee of the Wil	liam Deforest	Grantee's Name (Buyer) Lee C. Johnson and Linda A. Johnson, Co-Trustees of the L & L Johnson								
Street or Other Mailing Address 1736 Palos Verdes Drive West			Street or Other Mailing Address 671 Rd 308								
City Palos Verdes Estates	State CA	Zip Code 90274	City Fairfield	State NE	Zip Code 68938						
Phone Number			Phone Number Is the grantee a 50:								
Email Address dwiebe@charter-title.net			(402) 762-5004 If Yes, is the grante Email Address dwiebe@charter-title.net	e a 509(a) 10ur	ndation? Yes No						
7 Property Classification Number. Check	one box in categori	es A and B. Check C if	property is also a mobile home.								
(A) Status		(B) Property Type		(C)						
☐ Improved ☐ Single Fam ☐ Unimproved ☐ Multi-Famil ☐ IOLL ☐ Commercia	y 🔯 Ag	dustrial gricultural ecreational	Mineral Interests-Nonproducing Mineral Interests-Producing	State Assesse Exempt	ed Mobile Home						
8 Type of Deed Conservator Bill of Sale Corrective Cemetery Death Certificate	- Transfer on Death	Easement Le	and Contract/Memo Partition Sherr ease Personal Rep. Trust neral Quit Claim Warra	/Trustee	Other						
9 Was the property purchased as part of an IRS like-kind exchange? (IRC § 1031 Exchange) Yes No	Type of Transfer Auction Court Decree	Easement Gift	closure		Transfer on Death Trustee to Beneficiary Other (Explain)						
11 Was ownership transferred in full? (If No,	explain the division.)		12 Was real estate purchased for sa Yes No	ame use? (If No	o, state the intended use.)						
	Incle to Niece or Nepl and Sisters	hew Family Corp.,	Partnership, or LLC Self Spouse	☐ Othe	er						
14 What is the current market value of the re \$424,694.00	eal property?		15 Was the mortgage assumed? (If Yes, state the		nterest rate.)						
16 Does this conveyance divide a current pa	rcel of land?		17 Was transfer through a real estate agent or a of the agent or title company contact.)	title company? Yes Farmers							
18 Address of Property			19 Name and Address of Person to Whom Tax S Lee C. Johnson and Linda A. Johnson,	tatement Shou	ld be Sent of the L & L Johnson						
, NE			Family Trust 671 Rd 308								
18a No address assigned 18b	Vacant Land		Fairfield, NE 689387								
20 Legal Description The Northeast Quarter (NE 1/4) and to P.M., Webster County, Nebraska, except of the street of	he North Half of to	he Southeast Quarte deed to Webster Cou	er (N1/2 SE1/4) of Section 21, Township 4 unty, Nebraska for road purposes.	North, Rang	ge 9, West of the 6th						
	liabilities assumed			22 \$	424,694 00						
			ter dollar amount and attach itemized list.)	23 \$							
24 Adjusted purchase price paid for rea	Adjusted purchase price paid for real estate (line 22 minus line 23) 424,69 f this transfer is exempt from the documentary stamp tax, list the exemption number										
Under penalties of law,	I declare that I have e	xamined this statement a	number and that it is, to the best of my knowledge and belie	f, true, complet	e, and						
Lee C. Johnson and Linda Print on Type Name of Gra	A. Johnson, Co-Trust	ees of the L & L Johnsor	n Family Trust		2) 762-5004 ne Number						
here Signature of Grantee or Au	thorized Representation	ve T	Grantee or Authorized Representative	<u>Feb</u> Date	ruary 18 2019						
		Register of Deeds	s' Use Only		For Dept. Use Only						
6 Date Deed Recorded		p or Exempt Number	28 Recording Data								
Mo. <u>Oa</u> Day <u>aa</u> Yr. <u>ad 9</u>	\$ 954	· 0()	BK19, PG 414-415								

State of Nebraska Sss.

BK 2019, PG 414

numerical inde	ar said cours	or rec	~~ .
O'Clock P M	A.D., 20 <u></u>	4 -	4 OUT
on Page 41			
	Assessor	<u> </u>	_Deputy

NEBRASKA DOCUMENTARY STAMP TAX 10_______2__19 9*56.2*5 By

AFTER RECORDING RETURN TO: Charter Title & Escrow Services; Inc. 747 Month Burlington Avenue Suite Ci208 Hastings, NE 68901 402-463-6788

TRUSTEE'S DEED

For the consideration of One Dollar and other goods and valuable consideration. William Deforest McCauley, Jr., as Trustee of the William Deforest McCauley, Jr. GST Exempt Trust.

Lee C. Johnson and Linda A. Johnson, Co-Trustees of the L & L Johnson Family Trust,

the following described real estate in Webster County, Nebraska:

The Northeast Quarter (NE 1/4) and the North Half of the Southeast Quarter (NI/2 SE1/4) of Section 21, Township 4-North, Range 9, West of the Sth. P.M., Webster County, Nebraska, except that portion deed to Webster County, Nebraska for road purposes.

subject to easements and restrictions of record.

GRANTOR covenants with GRANTEES that GRANTOR is lawfully seized of such real estate that it is free from encumbrances has legal power and lawful authority to convey the same; warrants and will defend the to the real estate against any acts of the GRANTOR.

Executed this 15" day of February, 2019.

William Deforest McCauley, Jr., as Trustee of the William Deforest McCauley, Jr. GST Exempt

TO TOTE E

COUNTY OF
The Isregoing instrument was acknowledged before me this day of February, 2019 by William Deforest McCauley, Jr., as Trustee of the William Deforest McCauley, Jr. GST Exempt Trust.
Notary Public
My Commission expires

Trustee's Doed

BL 2019, PG \$ 415

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA COUNTY OF LOS ANGELES

On FEBRUARY 15, 2019, before me, ANDRE ZAKARI, a Notary Public, personally appeared WILLIAM DEFOREST MCCAVERY, JR., who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public Signature

Notary Public Seal

Commission # 2107317 Notary Public - Galifornia Los Angeles County

Residential & Commercial Sales Worksheet

Cnty No.	B	ook	Page			Sal	e Date				. ,	Scl	hool Dis	strict Co	ode					
91	20)19	416		2/	22	/2019	Base:	91-	0074	A	Affil	iated:			Unit	fied:			
Location	D	Sale	Number	τ	Jseabi	lity	& Code#				Parcel Number									
0003345	500		49		1			GeoCde	Tv	vn Rn	<u> </u>	Sect	Qrt	Subdiv	,	Area	Blk	Parcel		
	D	ate of S	ale Assessed	Va	lue			4133				00	0	2005	5		007	9560		
Land		Imp	rovements			T	otal		,	Date o	f Sa	ıle I	ropert	y Classi	ficat	tion (Code			
3	,030		67,420)			70,450	Status Property Type Zoning Location City Siz							y Size	Parcel Size				
Assessor Lo	cation:	BLUE	HILL (E	H)				A) 1	**************************************							E)	6	F) 2		
	. ;						Residentia	1					• • • • • • • • • • • • • • • • • • • •	Comm	erci	al	77 7			
	Mul	ltiple Imp	provements:	Mult	iple. Im	prov	ements :	<u>· </u>	•••	Multip	e. In	prov	rements :				•			
		Constr	uction Date:	Cons	struction	Dat	te: 19	63		Constri	ıction	n Dat	te:							
			Floor:	Floor	r Sq. Ft.	:	1,0	56		Floor S	q. Ft	t.:	_				-			
		Buildin	g Cost New:	Cost	:		125,3	85		Cost:	-		•					,		
Single Family	Style:	101		Res	identia	l Co	ondition: 3	0	· · · ·	Comn	ierc	ial (ccupan	cy Code:			1.17			
(100) □ Mol	bile Hon	ne		(10)) 🗆	W	orn Out			Prima	y:		Ot	her1:		(Other2:			
(101) 🗷 One	Story			(20)) 🔲	Ba	ily Worn			Comn	ıerci	ial C	onstruc	tion Clas	s:	100		·		
(102) 🗆 Two	Story			(30)	*	Av	етаде			(1)		Fire	proof Str	uctural S	teel F	rame				
(103) 🗆 Spli	t Level			(40)		Go	od			(2)	_ 1	Rein	forced C	oncrete I	ram	е				
(104) □ I 1/2	2 Story			(50)		Ver	ry Good			(3)		Mas	опгу Веа	ring Wal	s					
(111) 🗖 Bi-L	evel			(60)		Exc	ellent			(4)	<u>п</u>	Woo	d or Stee	el Framed	l Ext	. Wall	ls			
(106) 🗆 Othe	ег				<u> </u>	44				(5)		Meta	l Frame	and Wall	S					
Townhouse or	Duplex	Style:		Resi	dentia	l Qı	aality: 30			(6)	□ J	Pole	Frame							
(301) 🗆 One	Story			(10)		Lov	v			Cost R	ank	:			Cor	nditio	n:			
	Story			(20)		Fan	· <u> </u>			(10)	l [Low			(10)) 🗆	Worn (Out		
(307) 🗆 1 1/2				(30)			erage		_	(20) I	□ Æ	Aver	age		(20)) 🗆	Badly \	Wom		
(308) 🗆 Split				(40)		Goo				(30) I	$\Box P$	Abov	re Averaș	ge	(30)) 🗆	Averag	e		
(309) 🗆 2 1/2				(50)			y Good			(40) [J ŀ	ligh	·		(40)) 🗆	Good			
(304) One				(60)		Exc	ellent								(50)) [Very G	ood		
(305) 🗆 Two	Story L	ouplex							.5						(60)		Excelle	nt		
Assessor's																				
Assessor Cor				just	ment:															
WD, POA	PAP	ERS A	TTACHED																	
																	<u>.</u>			
							_						-							
Comments fr	om		<u> </u>						'aman	n onto										
									UIIII	nents:										
																	(Continu	ie on back)		



Real Estate Transfer Statement

49

FORM **521**

 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. County Name 2 County Number 3 Date of Sale/Transfer 4 Date of Deed 2019 2019 WEBSTER - 91 02 22 02 Dav 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer)
Masterpiece Storage, LLC Dale D. Kuhn Street or Other Mailing Address PO Box 121 Street or Other Mailing Addr c/o Todd Kranau, 209 S Ash St State Zip Code 68930 City Blue Hill State Zip Code 68930 Blue Hill Phone Number (402) 257-7433 Phone Number (402) 469-0766 Is the grantee a 501(c)(3) organization? Yes If Yes, is the grantee a 509(a) foundation? 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) ✓ Improved ✓ Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved Agricultural Multi-Family Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other_ Bill of Sale Corrective Fasement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death ☐ Executor Mineral Quit Claim √ Warranty 9 Was the property purchased as part of an IRS like-kind exchange 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death (I.R.C. § 1031 Exchange) Auction Easement Gift Life Estate Trustee to Beneficiary √ Sale ☐ Yes Court Decree Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) √ Yes ☐ No √ 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.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child 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.) \$70,450 Yes 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 906 W Lancaster St same as Grantee Blue Hill, NE 68930 18a No address assigned 18b Vacant land 20 Legal Description Lot Nine (9) and the West 40 feet of Lot Ten (10), Block Seven (7), Hoover's Addition to Blue Hill, Webster County, Nebraska. 21 If agricultural, list total number of acres 67,500,00 22 23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 23 0,00 67,500100 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. David B. Garwood (402) 746-3613 or Authorized Representative Phone Number Attorney 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 . Day do BKaon Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014

BK 2019, fg 416

State of Nebraska Ss. County of Webster Sentered on the
numerical index and filed for record in the
Clerk's office of said county this 22 day
of Feb A.D., 2019 at 3:05 o'clock P.M. Recorded in Book 2019
o'clock T.M. Recorded in Book and on Page 416
Dus Petsch County Clerk
10.00 Deputy
IndCompAssessorCarded



WARRANTY DEED

Dale D. Kuhn, a single person, GRANTOR, in consideration of SIXTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$67,500.00) receipt of which is hereby acknowledged, conveys to Masterpiece Storage, LLC, a Nebraska limited liability company, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lot Nine (9) and the West 40 feet of Lot Ten (10), Block Seven (7), Hoover's Addition to Blue Hill, Webster County, Nebraska.

GRANTOR covenants (jointly and severally, if more than one) with the GRANTEES 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 February 22, 2019.

DALE D. KUHN

Leftrey Kuhn, his Attorney in Fact

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on February 2019, by Jeffrey Kuhn, Attorney in Fact for Dale D. Kuhn, a single person.

DAVID B. GARWOOD

My Comm. Exp. October 22, 2022

Comm. expires /0-72-7077

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Bool	Page			Sale Date		School District Code											
91	2019	432	2/20/2019			Base:	91.	-00	74	Aff	iliate	d:		Uni	Unified:			
Location ID Sale Number			Useability & Code #							Parcel Nun					ımber			
000339500 50		1		GeoCde	T	wn	Rng	Se	ct	Qrt	Subdiv	Area	Blk	Parcel				
Date of Sale Assesse			Valu	ıe		4133				0	0	0	20060		001	0000		
Land Improvements				Total			Date of Sale Property Classif						Classific	ation	Code			
3,160 30,84			34,000			Status	Status Pr			roperty Type Zoning			Location	Location City Size				
Assessor Location: BLUE HILL (BH)				B)	01		C)	1	D) 1	E)	6	F) 2		
					Residentia	al							Comme	cial				
Multiple Improvements:				Multiple. Improvements. ;				M	Multiple. Improvements.:									
Construction Date:				-				\neg	onstruct				i .					
		Floor:	Floor Sq. Ft. : 1,135				FI	loor Sq.	Ft. :									
	В	uilding Cost New:	Cost: 112,780					Cost:										
Single Family	Style: 10)4	Residential Condition: 25					\Box	Commercial Occupancy Code:									
(100) 🗆 Mol	bile Home		(10) Worn Out				\neg	Primary: Other1: Other2:										
(101) 🗆 One	Story		(20) 🗷 Badly Worn				\mathbf{c}	Commercial Construction Class:										
(102) Two Story				(30) 🗷 Average				((1) ☐ Fireproof Structural Steel Frame									
(103) Split Level				(40) □ Good				((2) Reinforced Concrete Frame									
(104) 🗷 1 1/2 Story				(50) U Very Good					(3) Masonry Bearing Walls									
(111) 🗆 Bi-Level			(60) □ Excellent				((4) U Wood or Steel Framed Ext. Walls										
(106) □ Other									(5)									
Townhouse or Duplex Style:				Residential Quality: 30					(6) 🗆 Pole Frame									
(301) □ One Story			(10) □ Low				C	Cost Rank: Condition:										
(302) 🗆 Two Story			(20)					(1	(10) ☐ Low (10) ☐ Worn Out									
(307) 🗆 1 1/2 Story			(30) 🗷 Average					(2	(20) Average (20) Badly Wom									
(308) Split Level			(40) □ Good					(3	(30) Above Average (30) Average									
(309) 🗆 2 1/2 Story			(50) U Very Good					(4	(40) ☐ High (40) ☐ Good									
(304) ☐ One Story Duplex			(60) Excellent									(50) 🗆	Very (Good			
(305) Two Story Duplex								24 E. 18			i Širki.		(50) 🗆	Excelle	ent		
		nent to Sale Pr				•												
	mments a	nd Reason for Ac	ljustn	nent:											·			
JTWD								_										
					<u> </u>													
												_						
Comments fr	'Om				<u> </u>		¹om	men	to.									
Journey II		.	Comme						L-7 +				 -					
					•													
															,			
															(Contir	me on back)		



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.

FORM **521**

The deed will not be recorded unless this stateme	nt 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. 02 Day 26 Yr. 2019 Mo. 02 Day 26 Yr. 2019								
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)								
Grantor's Name (Seller) Carla & Terry Jameson	Grantee's Name (Buyer) Matthew J. & Summer A. Lukasiewicz								
Street or Other Mailing Address 117 W Helen St	Street or Other Mailing Address PO Box 193								
City State Zip Code Bladen NE 68928	City State Zip Code NE 68930								
Phone Number (402) 705-3071	Phone Number (402) 984-4020 Is the grantee a 501(c)(3) organization? Yes No								
Ernail 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 (E	i) Property Type (C)								
✓ Improved ✓ Single Family ☐ Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home								
Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational									
	ınd Contract/Memo Partition Sheriff Other								
	ase Personal Rep. Trust/Trustee								
	neral Quit Claim Varranty								
part of an IBS like-kind exchange?	losure Irrevocable Trust Revocable Trust Transfer on Death								
(I.R.C. § 1031 Exchange)	Life Estate Sale Trustee to Beneficiary								
Yes V No Court Decree Exchange Gran 11 Was ownership transferred in full? (If No, explain the division.)	or Trust Partition Satisfaction of Contract Other (Explain) 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 rel									
	Partnership, or LLC Self Otherand Grandchild Spouse								
Ex-spouse Parents and C									
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 V 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								
18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent									
106 W Saline St Biue Hill, NE 68930	same as Grantee								
18a No address assigned 18b Vacant land									
20 Legal Description									
·									
Lots Nine (9), Ten (10) and the West Six feet (W6') of Lot Eleven (11), Block One (1), Tyler's Subdivision of Rohrer's Addition to the City of Blue Hill, Webster County, Nebraska.									
·	ini, Wobotor County, Wobiasha.								
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? Yes Vo (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)									
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 stateme	nt 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. David B) Garwood?	(402) 746-3613								
Print of Type Name of Granted of Authorized Representative	Phone Number								
sign While Allwood	Attorney 2-36-19								
here Signature of Grantee or Authorized Representative	Title Date								
Register of Deed's Use Or	lly For Dept. Use Only								
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data								
Mo. 2 Day 26 Yr. 19 \$ 15.75	BK 2019 Pg 432								
Nebraska Department of Revenue Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014	Authorized by Neb. Rev. Stat. §§ 78-214, 77-1327(2)								

BK2019, fg 432



JOINT TENANCY WARRANTY DEED

Carla Jameson and Terry Jameson, wife and husband, GRANTORS, in consideration of SEVEN THOUSAND AND NO/100 DOLLARS (\$7,000.00) receipt of which is hereby acknowledged, convey to Matthew J. Lukasiewicz and Summer A. Lukasiewicz, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Nine (9), Ten (10) and the West Six feet (W6') of Lot Eleven (11), Block One (1), Tyler's Subdivision of Rohrer's Addition to the City of Blue Hill, Webster County, Nebraska.

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

- (1) are lawfully seized of such real estate and that it is free from encumbrances, except roads and highways, easements and restrictions of record;
 - (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 2019.

Carla Jameson Terry Jameson

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on February <u>30</u>, 2019, by Carla Jameson.

Comm. expires 13-4-2030 SOXY Record Notary - State of Nebraska SONIA L. KRUEGER My Comm. Exp. Dec. 4, 2020.

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on February - State of Nebraska 2019, by Terry Jameson.

Sonja L. KRUEGER My Comm. Exp. Dec. 4, 2020.

Comm. expires 2020 Sola 3 Leaso Notary Public

Agricultural Land Sales Worksheet

91 20	10/3	Base: 91-0002 A				Affiliated:				Unified:				
Location ID	Sale Number	Parcel Number												
002312400	51	4	GeoCde Twn Rng			Sect Qrt		Subdiv	Area	Blk	Parcel			
D	ate of Sale Assessed	Value	4369	2	12	3	2	2	00000	1	000	2225		
Land	Improvements	Date of Sale Property Classification Code												
183,780	1	183,78			Status Property Type					Zoning Location			Parcel Size	
	Irrigation Type:	ation Type:			B)	05		C)	5	D) 3	E)	0	F) 9	
LCG	ACRES:	VAI	.UE:		LCG				ACR	ES:		VAL	UE:	
IRRIGATED IA1	26.180		73,565	GR	G1			2.810		4,005				
1A					1G	5.490				7,800				
2A1	3110			2G1					0.660			12		
2A		- 0				1	2G							
3A1						30	GI							
3A						3	3G							
4A1	0.250			G1	3.210				4,03					
4A	6.570		17,215	4G					4	2.410			22,485	
DRYLAND 1D1	1.130		3,055	Shelterbelt/Timber										
1D	1.490		4,030			Accreti	ол							
2D1	9.290		22,620	Waste										
2D						Oth				· · · · ·				
3D1				AG LAND TOTAL				110.540				183,780		
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Dwellings Outbuildings					1-AG 7	Oth				2.000	1			

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
QCD - DISSOLUTION	
	*
Comments from Co	mments:
	(Continue on back)

NEBRASKA Good Life, Great Service.

Real Estate Transfer Statement • To be filed with the Register of Deeds. • Read instructions on reverse side.

51

FORM **521**

· If additional space is needed, add an attachment and identify the item. DEPARTMENT OF REVENUE 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 Mo. _ 10 Mo. 10 Day _ 03 WEBSTER - 91 Yr. 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Rick D. Minnick Kimberly J. Minnick Street or Other Mailing Address Street or Other Mailing Address 239 Road J 341 W. B Avenue City Red Cloud Zip Code Zip Code NE 68970 Inavale NE 68952 Phone Number Phone Number Is the grantee a 501(c)(3) organization? Yes X No If Yes, is the grantee a 509(a) foundation? 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) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home X Unimproved Multi-Family X Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Mineral X Quit Claim Executor Warranty Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Life Estate Trustee to Beneficiary Yes X Court Decree Partition Other (Explain) Exchange Grantor Trust Satisfaction of Contract 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) X Yes No X 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.) X Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Spouse X Ex-spouse Parents and Child 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.) \$183,780 16 Does this conveyance divide a current parcel of land? 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 Yes X No X No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rick D. Minnick 239 Road J Inavale, NE 68952 18a X No address assigned Vacant land 20 Legal Description The East Half of the Northwest Quarter (E1/2NW1/4) and the Southwest Quarter of the Northwest Quarter (SW1/4NW1/4) of Section Thirty-two (32), Township Two (2) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska 112.54 21 If agricultural, list total number of acres 0.00 0100 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 25 If this transfer is exempt from the documentary stamp tax, list the exemption number $\frac{12}{12}$ 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. Richard L. Alexander (402) 462-9989 Print or Type Name of Grantee or Authorized Representative Phone Number Attorney Signature of Grantee or Authorized Representative Date Register of Deed's Use Only For Dept. Use Only 27 Value of Stamp or Exempt Number 26 Date Deed Recorded 28 Recording Data 26 Day BK 2019 Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK 2019, Pg 435

State of Nebraska Sss.

County of Webster J

Entered on the numerical index and filed for record in the Clerk's office of said county this 26 day of Feb A.D., 20 19 at 3.52 o'clock P.M. Recorded in Book 2019 on Page 435 County Clerk

10.00 Deputy

Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX Date 2-26-19
Sexempt #12 By QD

QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster County, Nebraska:

The East Half of the Northwest Quarter (E1/2NW1/4) and the Southwest Quarter of the Northwest Quarter (SW1/4NW1/4) of Section Thirty-two (32), Township Two (2) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska.

Executed: 10/03/2018	
ANN CLIUS Q SUJANIVACA	
State of .Nebraska	
County of . Adams	
The foregoing instrument was acknowledged before me on October 3, 2018	
by Kimberly J. Minnick GENERAL NOTARY-State of Nebraska Wolvardu	
STATE OF NEBRASKA My Comm. Exp. July 12, 2022	
County of Webster	
Filed for record and entered in Numerical Index on 2-26-19	
at 3:52 o'clock PM, and recorded in Book 2019, Page 435	
By Louise Petrch as	
County or Deputy County Clerk	
Register of Deeds or Deputy Register of Deeds	

Cnty No. Bo	ok Pa	ıge	Sale	e Date			Service Service	S	chool Dist	trict Code	yetyet As To				
91 20	19 43	36	10/3	/2018	Base:	91-00	02	Aff	iliated:		Unit	ied:			
Location ID	Sale Numbe	er	Useability	& Code#					Parcel N	umber					
002311400	52		4	05	GeoCde	Twn	Rng	Se	ect Qrt	Subdiv	Агеа	Blk	Parcel		
D	ate of Sale Asse	essed \	Value		4369	2	12	2	9 1	00000	1	000	2150		
Land	Improveme	ents	T	otal	Date of Sale Property Class						sification Code				
225,895	155,	,790		381,685	Status	Pro	perty Ty	ре	Zoning	Location	Cit	y Size	Parcel Size		
	Irrigation Type	e:	•		A) 1	B)	05	·	c) 5	D) 3	E)	0	F) 9		
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			-	55 70C		R	ecreation	_							
Dwellings Outbuildings				55,790	Man	ı-AG 🛚	Oth			5.000			10,000		
Outoundings		, 11 ja . 1			INOI	I-AG :	IUIA	r		5.000			10,000		

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
QCD-DISSOLUTION	
Comments from	Comments:
	(2.1)
	(Continue on back)



Real Estate Transfer Statement

• To be filed with the Register of Deeds.

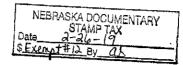
• Read instructions on reverse side.

• If additional space is needed, add an attachment and identify the item. DEPARTMENT OF REVENUE

ebraska Department of Revenu	- I LECTOR	H Id	BK2019, Fg. 434 Authorized by Net	b. Rev. Stat. §§ 76-214, 77-1327(2)						
Mo A Day 26	27 Value of Stamp or E	exempt Number	28 Recording Data							
96 Data Dood Daniel		ster of Deed's Use Onl		For Dept. Use Only						
nere signature d	of Grantee or Authorized Representative	e T	ītle	Date						
sign	Moleyarde		Attorney							
Richard	L. Alexander De Name of Grantee or Authorized Repr			(402) 462-9989 Phone Number						
Unde	r penalties of law, I declare that I have that I am duly authorized to sign this s	ve examined this statemen	t and that it is, to the best of my knowledge and belief, true	, complete, and						
25 If this transfer is exe	empt from the documentary stamp	tax, list the exemption	number 12							
24 Adjusted purchase	price paid for real estate (line 22 n	minus line 23)	24 \$	0100						
23 Was non-real prope	erty included in the purchase?	Yes X No (If Yes, en	ter dollar amount and attach itemized list.)							
22 Total purchase price	e, including any liabilities assumed	d	22 \$	0,00						
21 If agricultural, list total r	number of acres160									
The Northeast Quarter (NE1/ undivided one-half (1/2) inter	(4) of Section Twenty-nine (29), Township Tw est of the mineral rights in and to said premis	vo (2) North, Range Twelve (12) ses for a period of 20 years from), West of the 6th P.M., Webster County, Nebraska, subject to a reserv a and after June 20, 1989.	ation in Grantors of an						
18a X No address assig										
190 V Na add	40b 🗆 V		239 Road J Inavale, NE 68952							
To Address of Floperty			Rick D. Minnick	nt Snould be Sent						
Yes X No)		of the agent or title company contact.) Yes 19 Name and Address of Person to Whom the Tax Statemer	nt Should be Sept						
16 Does this conveyance	divide a current parcel of land?		17 Was transfer through a real estate agent or a title compa	any? (If Yes, include the name						
\$381,685	rnot value of the real property?		15 Was the mortgage assumed? (If Yes, state the amount a Yes X No \$	and interest rate.)						
14 What is the current ma	X Ex-spouse	Parents and Ch								
	Brothers and Sisters	Grandparents a	and Grandchild Spouse							
X Yes No				Other						
X Yes No		truetor and hanoficians select	No tives? (If Yes, check the appropriate box.)							
11 Was ownership transfe	erred in full? (If No, explain the division.		12 Was real estate purchased for same use?	Other (Explain) (If No, state the intended use						
(I.R.C. § 1031 Exchar	nge)Auction	Easement Gift Exchange Granto	Life Estate Sale Trust Partition Satisfaction of Contract	Trustee to Beneficiary						
9 Was the property pur part of an IRS like-kin	nd exchange?	Distribution Forecle		Transfer on Death						
	Death Certificate – Transfer on Death	Executor Min	97.75 St. 1965 St. 19							
8 Type of Deed Bill of Sale	Conservator Corrective	Distribution Lar	nd Contract/Memo Partition Sheriff ase Personal Rep. Trust/Trustee	Other						
IOLL		creational								
X Unimproved		ricultural	Mineral Interests-Nonproducing State Asses Mineral Interests-Producing Exempt	sed Mobile Home						
(A) Status	Single Family Inc	(B)	Property Type	(C)						
7 Property Classificati	on Number. Check one box in categ	ories A and B. Check C it	f property is also a mobile home.							
Email Address			Email Address							
Phone Number			Phone Number Is the grantee a 501(c)(3) org If Yes, is the grantee a 509(a)							
Réd Cloud	State NE	Zip Code 68970	Inavale State NE	Zip Code 68952						
341 W. B Avenue	3	7:- 0-1-	239 Road J							
Kimberly J. Minni Street or Other Mailing A			Rick D. Minnick Street or Other Mailing Address							
Grantor's Name, Add	ress, and Telephone (Please Print)		6 Grantee's Name, Address, and Telephone (Please Prin Grantee's Name (Buyer)	nt)						
[WEBSTER - 91	~	Mo. 10 Day 03 Yr. 2018 Mo. 10 Day 03 Yr. 2018							
1 County Name	2 County Number		3 Date of Sale/Transfer 4 Date of Deed	1						
	The deed will not be recorded	d unless this statemen	it is signed and items 1-25 are accurately complet	ed.						

BK 2019, Pg 434

indComp_	Assessor_	Carded
ID -DD		Deputy
a ruse	Letoch_	_County Clerk
on Page43	<u> </u>	
o'clock_PM.	Recorded i	in Book <u>국이역</u>
of help	a.D., 20 <u>19</u>	at <u>_3`55</u>
Clerk's office of	said county	this dig day
numerical index	cand filed fo	record in the
-	٤	ntered on the
County or 1908	Çer.	
a with redicti	4 / (



QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster County, Nebraska:

The Northeast Quarter (NEI/4) of Section Twenty-nine (29), Township Two (2) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska, subject to a reservation in Grantors of an undivided one-half (1/2) interest of the mineral rights in and to said premises for a period of 20 years from and after June 20, 1989.

(.1) .		
Executed: 1003708		
A HARLAND THE PARTY OF THE PART		.,,,,
		, .
State of Nebraska		
County of . Adams		
The foregoing instrument was acknowledged before	me on .October 3, 2018	••••
by Kimberly J. Minnisk	7 100	
A GENERAL NOTARY - State of RICHARD L. ALEXA	ANDER /	••••
STATE OF NEBRASKA My Comm. Exp. July 12	2, 2022	
County of Webster		
Filed for record and entered in Numerical Index on	2-26-19	
at 3.55 o'clock M., and recorded in Book	2019 , Page 434	
21 9	Louise Petsch a	<u>}</u>
	County or Deputy County Clerk	
	Register of Deeds or Deputy Register of Deeds	

Cnty No.	Book	Page	Sal	e Date	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		TO AND	Sc	hool Dis	trict Code						
91	2019	437	10/3	10/3/2018 B			02	Affil	iated:		Unit	fied:				
Location ID	S	Sale Number					Parcel I	Number	ıber							
002210100)	53	4	05	GeoCde	Twn	Rng	Sect	Qrt	Subdiv	Area	Blk	Blk Parcel			
	Date o	of Sale Assessed	Value		4493	1	12	24	24 0 00000			1 000 138				
Land]	Improvements	T	otal	Date of Sale Property Classification Code											
446,0	25			446,025	Status Property Type Zoning Location			Cit	y Size	Parcel Size						
	Irr	igation Type:			A) 2	B)	05	١,	C) 5	D) 3	E)	0	F) 10			
LCG		ACRES:	VAI	UE:		LCG			ACR	ES:	v jerie	VAL	UE:			
IRRIGATED	1A1				GR	ASSLA	ND 1	3 1								
	1A							lG	10.000				14,250			
	2A1						29	3 1								
	2A					2G			9.000		12,8					
	3A1				3G1											
	3A						3	3G	9.000				12,825			
	4A1						40			105.000			49,625			
	4A							IG	18	180.000		2	56,500			
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
QCD - DISSOLUTION	
Comments from	Comments:
17 FFE h	
	(Continue on back)

Real Estate Transfer Statement

53

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 Mo._ 10 Day _03 Mo. __10 2018 2018 WEBSTER - 91 Yr. Day 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Kimberly J. Minnick Rick D. Minnick Street or Other Mailing Address Street or Other Mailing Address 341 W. B Avenue 239 Road J State Zip Code Zip Code Réd Cloud NE 68970 Inavale NE 68952 Phone Number Is the grantee a 501(c)(3) organization? Phone Number Yes X No If Yes, is the grantee a 509(a) foundation? Yes 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) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home X Unimproved Multi-Family X Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death X Quit Claim Executor Mineral Warranty Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death part of an IRS like-kind exchange? Auction Easement Gift Life Estate (I.R.C. § 1031 Exchange) Sale Trustee to Beneficiary Yes X No X Court Decree Exchange Partition **Grantor Trust** Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) No X 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.) X Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC ☐ Other Self Brothers and Sisters Grandparents and Grandchild Spouse X Ex-spouse Parents and Child 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.) \$446,025 X No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes X No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rick D. Minnick 239 Road J Inavale, NE 68952 18a X No address assigned 18b Vacant land 20 Legal Description The East Half (E1/2) of Section Twenty-four (24), Township One (1) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska. 320 21 If agricultural, list total number of acres 0,00 23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 23 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 0100 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. Richard, L. Alexander (402) 462-9989 Print or Type Name of Grantee or Authorized Representative Phone Number Attorney 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 Day ale \$ BK 2019

State of Nebraska Ss.
County of Webster Ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this Ab day of Fab A.D., 20 19, at 3:58 o'clock P.M. Recorded in Book 2019 on Page 437

Annua Patton County Clerk 10.60 Apeputy Ind Comp Assessor Carded

BK 2019, Pg 437

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-26-19
\$ oxent # Q By US

QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster

County, Nebraska:

The East Half (E1/2) of Section Twenty-four (24), Township One (1) North, Range Twelve (12), West of the 6th P.M., Webster County, Nebraska.

10/06/21/2	
Executed: 1 Date	
JAMPERIA SAVIAMACE	
State of Nebraska	
County of Adams	
The foregoing instrument was acknowledged before	me on October 3, 2018
oy Kimberly J. Minnick	
GENERAL NOTARY - State of Nebrack ALEXANG BY Comm. Exp. July 12, 20 My Comm. Exp. July 12, 20	aten I
County of Webstell	· · · · · · · · · · · · · · · · · · ·
Filed for record and entered in Numerical Index on	2-26-19
at 3.59 °clock	2019 ,Page 437
By: .	Louise Petsch
· (County or Deputy County Clerk
F	Register of Deeds or Deputy Register of Deeds

	10/3	/2018	Base: 91-0002 Affiliated:								Unified:				
Sale Number	Useability	& Code#					Parcel 1	Numb	ıber						
54	4	05	GeoCde	Twn	Rng	Sect	Qrt	Sub	div	Агеа	Parcel				
e of Sale Assessed	Value		4491	1	11	32	1	000	00	1	8175				
Improvements	To	tal	Date of Sale Property Classification Cod							Code					
	2	215,010	Status	Property Type Zoning Location						Cit	y Size	Parcel Size			
rrigation Type:	•		A) 2	B)	05	5 C) 5 D) 3		D) 3 E) 0		D) 3 E)		0	F) 9		
ACRES:	VAL	UE:		LCG			ACF	ES:			VAL	U E:			
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			1G					7.0	00	9,97					
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					AG LAND	Shelterbelt/Timb Shelterbelt/Timb Accretic Was Oth AG LAND TOTA Road Farm Sit	3G1 3G 4G1 4G1 4G Shelterbelt/Timber Accretion Waste Other AG LAND TOTAL Roads Farm Sites	3G1 3G 4 4G1 5 4G 3 Shelterbelt/Timber Accretion Waste Other AG LAND TOTAL 15 Roads Farm Sites	3G1 3G 47.00 4G1 59.00 4G 37.00 Shelterbelt/Timber Accretion Waste 7.00 Other AG LAND TOTAL 1.57.00 Roads 3.00 Farm Sites	3G1 3G 47.000 4G1 59.000 4G 37.000 Shelterbelt/Timber Accretion Waste 7.000 Other AG LAND TOTAL 157.000 Roads 3.000 Farm Sites	3G1 3G 47.000 4G1 59.000 4G 37.000 Shelterbelt/Timber Accretion Waste 7.000 Other AG LAND TOTAL 157.000 Roads 3.000 Farm Sites	3G1 3G 47.000 4G1 59.000 4G 37.000 Shelterbeit/Timber Accretion Waste 7.000 Other AG LAND TOTAL 157.000 2:			

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:							
Assessor Comments and Reason for Adjustment:								
QCD - DISSOLUTION								
	-							
Comments from	Comments:							
	(Contin	iue on back)						

Real Estate Transfer Statement

54

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 2018 Mo. __10 2018 Mo. 10 Day 03 WEBSTER - 91 Yr. Day 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Kimberly J. Minnick Rick D. Minnick Street or Other Mailing Address Street or Other Mailing Address 341 W. B Avenue 239 Road J Red Cloud Zip Code State Zip Code 68970 Inavale NE 68952 Phone Number Phone Number Is the grantee a 501(c)(3) organization? X No Yes If Yes, is the grantee a 509(a) foundation? Yes 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) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home X Unimproved Multi-Family X Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Death Certificate - Transfer on Death Cemetery X Quit Claim Executor Mineral Warranty Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift Life Estate Sale Trustee to Beneficiary Yes X No X Court Decree Exchange **Grantor Trust** Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) X Yes X 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.) X Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Other Brothers and Sisters Grandparents and Grandchild Spouse X Ex-spouse Parents and Child 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.) \$215,010 X No 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes X No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rick D. Minnick 239 Road J Inavale, NE 68952 18a X No address assigned 18b Vacant land 20 Legal Description The Northeast Quarter (NE1/4) of Section Thirty-two (32), Township One (1) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska. 160 21 If agricultural, list total number of acres 0.00 23 Was non-real property included in the purchase? Yes X No (If Yes, enter dollar amount and attach itemized list.) 23 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 0100 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. Richard L. Alexander (402) 462-9989 Print or Type Name of Grange or Authorized Representative Phone Number Attorney 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

a

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Day de Yr.

Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

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 26 day of 1-20 A.D., 2019, at 1-20 o'clock P.M. Recorded in Book 2019 on Page 138 County Clerk 10.00 Assessor Carded

BK2019, Pg 438



QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster

County, Nebraska:

The Northeast Quarter (NE1/4) of Section Thirty-two (32), Township One (1) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska.

Executed: 10/03/2018, 1:	
you your and the same of the s	
State of Nebraska	
County of Adams	
The foregoing instrument was acknowledged before me o	n October 3, 2018
by .Kimberly J. Minnick	······
A GENERAL NOTARY - State of Nebraska	avolupadi
County of Webster	•
Filed for record and entered in Numerical Index on 2-	26-19
at 4:00 o'clock P. M., and recorded in Book	019 , Page 438
Bv:	ruse Petsch ab
	ty or Deputy County Clerk
Poris	tor of Doods or Donata Rogistor of Doods

Cnty No.	Во	ok	Page	Sa	ile Date	School District Code											
91	20	19	439	10/	3/2018	Base: 9	Base: 91-0002 Affiliated:					Unified:					
Location	tion ID Sale Number Useability & Code #						Parcel Number										
0018087	808700 55 4 05						Twn	Rng	Sect	Qrt	Subdiv	Area Blk Parcel					
Date of Sale Assessed Value						4491	1	11	28	3	00000	1	000	81	.00		
Land		Improvements			nents Total Date of S				Sale I	ale Property Classification Code							
99,	99,880				99,880	Status	Status Property Type Zon				Zoning Location Ci			City Size Parcel Size			
	Irrigation T					A) 2	В)	05	() 5	D) 3	E)	0	F)	9		
LCG	11	A	CRES:	VA	LUE:		LCG			ACR	ES:		VALI	UE:			
IRRIGATE:	D lAI					GR	ASSLA	ND 10	31	·····		<u> </u>					
	1A	į	-					1	G								
	2A1							20	71								
	2A							2	G								
	3A1							30	3 1								
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	4A					4G					0.000			14,2	250		
DRYLAND	1D1					S	helterbe	lt/Timb	er								
	מו							Accretic	on l								
	2D1				_			Was	te		7.780			1,4	00		
	2D							Oth	er								
	3D1					AG L	AND T	OTA	Ĺ	7	6.890			99,8	80		
	3D							Road	ls		3.110						
	4D1						F	arm Site	es						· · · · · ·		
	4D						Но	me Site	s								
							R	ecreatio	n								
	vellings							Othe									
Outbi	ıildings					Non	-AG T	OTAL	Ĺ	3	3.110						

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:						
Assessor Comments and Reason for Adjustment:							
QCD - DISSOLUTION							
-							
		-					
Comments from	Comments:						
		(Continue on back)					

Real Estate Transfer Statement •To be filed with the Register of Deeds. • Read instructions on reverse side.



FORM **521**

DEPARTMENT OF REVENUE · 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 2018 Day 03 Mo. _ 10 WEBSTER - 91 Yr. 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Kimberly J. Minnick Rick D. Minnick Street or Other Mailing Address Street or Other Mailing Address 239 Road J 341 W. B Avenue City Zip Code Réd Cloud NE 68970 Inavale NE 68952 Phone Number Phone Number Is the grantee a 501(c)(3) organization? Yes X No If Yes, is the grantee a 509(a) foundation? Yes 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) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home X Unimproved Multi-Family X Agricultural Mineral Interests-Producing Exempt IOLL Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Executor Mineral X Quit Claim Warranty Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Auction Life Estate Sale Easement Gift Trustee to Beneficiary X No Yes Exchange Partition X Court Decree **Grantor Trust** Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) X Yes □ No X 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.) X Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Other Brothers and Sisters Grandparents and Grandchild X Ex-spouse Parents and Child 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.) \$99.880 X No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rick D. Minnick 239 Road J Inavale, NE 68952 18a X No address assigned 18b Vacant land 20 Legal Description The West Half of the Southwest Quarter (W1/2SW1/4) of Section Twenty-eight (28), Township One (1) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 0.00 22 23 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number $\frac{12}{12}$ 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. Richard L. Alexander (402) 462-9989 Print or Type Name of Gr antee or Authorized Representative Phone Number Attorney 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 Day ale Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

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 ale day of FID A.D., 20 19, at 4:03 o'clock P.M. Recorded in Book 2019 on Page 439 County Clerk Deputy _Carded_ __Comp_ _Assessor_

	NEBRASKA DOCUMENTARY
Ì	STAMP TAX
ļ	Date <u>d-26-17</u> \$ Exempt # 12 By as
l	\$ EXCENT * 12 BYCLS

QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster

County, Nebraska:

The West Half of the Southwest Quarter (W1/2SW1/4) of Section Twenty-eight (28), Township One (1) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska.

,	•
Exercised: 10/03/2018: AMMUNICE	
	••••
	·
State of Nebraska	
County of Adams	
The foregoing instrument was acknowledged before me	on October 3, 2018
by . Kimberly J. Minnick GENERAL NOTARY - State of Nebraska RICHARD L. ALEXANDER	2.100 lin/u. Q. —
STATE OF NEBRASKA My Comm. Exp. July 12, 2022	the state of the s
County of Webster	
Filed for record and entered in Numerical Index on	2-26-19
at W.D.3o'clock	2019 , Page 439
Bv:5	ouise Petsch as
Cou	nty or Deputy County Clerk
Regi	ister of Deeds or Deputy Register of Deeds

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page			Sal	e Date			School District Code										
91	20	19	440		1	0/3	3/2018		Base:	91-	000	0002 Affiliated: Unified:								
Location ID Sale Number Useability & Code #							Parcel Number													
000107500 56			56		4		05		GeoCde	Tw	rn I	Rng	Sec	t Qrt	Subdiv	A	rea	Blk	Parcel	
Date of Sale Assesse			ale Assessec	l Va	lue	V 1			4371				00	0	1000	5		014	0730	
Land		Imp	rovements			Т	otal			- 1	Date	e of S	Sale	Propert	y Classii	icati	on (Code		
2	,030		44,87	0			46,90	00	Status		Proper	ty Ty	Type Zoning Location			on	Cit	Parcel Size		
Assessor Location: RED CLOUD (RC)								A) 1	E	3)	03		ෆ 3	D) 1		E)	6	F) 2		
					* 3 · · · · · · · · · · · · · · · · · ·		Resider	ıtial						Tanaga, a	Comm	ercia	1			
	Mul	tiple Im	provements:	Mul	tiple. I	inprov	rements.:	····	· · · · · · ·	·	Mul	Multiple. Improvements, :								
		· · · · · ·	uction Date:									struct			1950					
	: :		Floor:	Floo	or Sq. F	?t. :			,		Floo	r Sq.	Ft. :		1,008					
	. :	Buildin	g Cost New:	Cost	t :						Cost			120	0,527					
Single Family	Style:			Res	ident	ial C	ondition:				Cor	nme	rcial	Occupan	cy Code:					
(100) 🗆 Mol	bile Hom	ne _		(10) 🗆	W	om Out				Prin	Primary: 353 Other1: Other2:								
(101) 🗆 One	Story	_		(20) 🗆 Badly Worn						Cor	Commercial Construction Class: 3									
(102) 🗆 Two	Story			(30) Average						(1)	(1) ☐ Fireproof Structural Steel Frame									
(103) □ Spli	t Level	_		(40)					(2)	(2) Reinforced Concrete Frame										
(104) 🗆 1 1/2	2 Story			(50)	(50) □ Very Good						(3)	(3) Masonry Bearing Walls								
(111) □ Bi-L	_evel			(60)) 🗆	Ex	cellent			(4) U Wood or Steel Framed Ext. Walls										
(106) 🗆 Oth	,,			<u> </u>		<u> </u>		- 3			(5)		Me	al Frame	and Walls	;				
Townhouse or		Style:				al Q	uality:	<u> </u>	· · · · · <u> </u>	<u> </u>	(6)			e Frame						
·	Story			(10)) 🗆	Lov					·Cos	t Rar	ık:	20		Con	ditio	n: 20		
(302) Two		<u>.</u> .		(20)) 🗆	Fai	r		<u> </u>		(10)		Lov			(10)		Worn (Out	
(307) □ 1 1/2				(30) Average					(20)	(20) 🗷 Average (20) 🗷 Badly Worn						Vom				
(308) 🗆 Split				(40) □ Good					(30)	(30) Above Average (30) Average							e			
(309) 🗆 2 1/2				(50) Ury Good					(40)	(40) ☐ High (40) ☐ Good										
(304) □ One				(60)		Exc	ellent						<u> </u>			(50)		Very G	ood	
(305) 🗆 Two	Story D	uplex						190							da da ing	(60)		Excelle	nt	
Assessor's							•													
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Comments fr	om		·							omn	nents									
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Nebraska Department of Revenue

Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

Real Estate Transfer Statement

56

FORM **521**

Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

• 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. DEPARTMENT OF REVENUE 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 Day _ 03 WEBSTER - 91 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Kimberly J. Minnick Rick D. Minnick Street or Other Mailing Address Street or Other Mailing Address 341 W. B Avenue 239 Road J State Zip Code Red Cloud NE 68970 Inavale NE 68952 Phone Number Phone Number Is the grantee a 501(c)(3) organization? X No No Yes If Yes, is the grantee a 509(a) foundation? Yes 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) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home X Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt IOLL X Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Death Certificate - Transfer on Death Cemetery Executor Mineral X Quit Claim Warranty Was the property purchased as 10 Type of Transfer Distribution Irrevocable Trust Revocable Trust Transfer on Death part of an IRS like-kind exchange Auction Fasement Gift (I.R.C. § 1031 Exchange) Life Estate Sale Trustee to Beneficiary Yes X Court Decree Exchange **Grantor Trust** Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No. state the intended use.) X Yes No X 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.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Spouse X Ex-spouse Parents and Child 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.) \$46,900 X No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes X No Yes X No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 209 W. 4th Avenue Rick D. Minnick Red Cloud, NE 239 Road J 18a No address assigned Inavale, NE 68952 18b Vacant land 20 Legal Description Lot Eight (8) and the East 100 feet of Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Block Fourteen (14), Original Town of Red Cloud, Webster County, Nebraska. 21 If agricultural, list total number of acres 0,00 23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number $\frac{12}{12}$ 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. Richard L. Alexander (402) 462-9989 Print or Type Name of Grantee or Authorized Representative Phone Number Attorney Signature of Grantee or Authorized Representative 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 Day alp

State of Nebraska Ss.
County of Webster Ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this Ale day of Feld A.D., 2019, at 4:05 or'clock P.M. Recorded in Book and on Page 440 County Clerk 10.00 Deputy

__Comp___Assessor___Carded_

BK2019, Pg 440



QUITCLAIM DEED

Kimberly J. Minnick, a married person

, Grantor, whether one or more,

in consideration of a decree of dissolution of marriage entered on October 9, 2018 in Webster County District Court entitled Rick D. Minnick v. Kimberly J. Minnick case No. CI 17-16 , receipt of which is hereby acknowledged, quitclaims and

conveys to Rick D. Minnick, a married person

, Grantee,

the following described real estate (as defined in Neb. Rev. Stat. 76-201) in

Webster County, Nebraska:

Lot Eight (8) and the East 100 feet of Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Block Fourteen (14), Original Town of Red Cloud, Webster County, Nebraska.

Executed: 10/03/2013/	
A MINIMUM DINAMAN.	<i></i>
	,
State of Nebraska	
County of Adams	
The foregoing instrument was acknowledged before	me on October 3, 2018
by Kimberly J. Minnick GENERAL NOTARY-State of Nebr RICHARD L. ALEXANE	
STATE OF NEBRASKA My Comm. Exp. July 12, 20:	222
County of Webster	•
Filed for record and entered in Numerical Index on	d-d6-19
at 4:05 o'clock M., and recorded in Book	2019 , Page 440
Bv	Louise Petisch as
	County or Deputy County Clerk
	Register of Deeds or Deputy Register of Deeds