Residential & Commercial Sales Worksheet

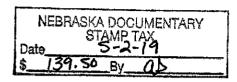
Cnty No.	Bo	ok	Page			Sal	e Date			School District Code									
91	20	19	1017		4	/30	/2019	Base: 9	1-	0074		Affilia	ated:		Unified:				
Location	ID	Sale	Number	1	Useability & Code #							F	arcel .	Num	ber				
0003114	100		99		1			GeoCde	Tw	n Rng		Sect	Qrt	Su	bdiv	Area	Blk	Pa	rcel
	Da	ate of S	ale Assesse	d Value			4133			00	0	20	010		001	71	.10		
Land		Imp	rovements		Total				Date of Sale Pr						ıssific	ation	Code		
2	,960		89,53	30			92,490	Status	Property 1			perty Type Zoning		L	ocation	C	City Size		el Size
Assessor Lo	cation:	BLUE	HILL ((BH)				A) 1	В) 0	1	С) 1	D)	1	E)	6	F)	2
					: :		Residential	0.7	•:					Co	mmer	cial			
	Mub	tiple Imp	provements	: Mu	ltiple. I	Impro	vements.:			Multi	ple. I	тргоче	ements. :		i				
		Constr	uction Date	Cor	ıstructi	on Da	ite: 19	00		Const	ructi	on Date	e :						
			Floor	Flo	or Sq	Ft. :	1,9	68		Floor	Sq. J	Ft. :							
		Buildin	g Cost New	Cos	st:		204,1	95		Cost :									
Single Family	Style:	102	•	Re	sidem	tial C	ondition: 30)	:	Com	mer	cial O	ссирап	cy Ca	de:			12.0	
(100) 🗆 Mo	ne		(10	0) 🗆	W	om Out			Prima	ary:		0	ther1:			Other2:			
(101) 🗆 One	e Story			(20) 🗆	Ва	dly Worn			Commercial Construction Class:									
(102) 🗷 Two	o Story			(30)) 🗷	A	verage			(1) ☐ Fireproof Structural Steel Frame									
(103) 🗆 Spli	it Level			(40) Good					(2)		Reini	forced (Concre	ete Fra	me				
(104) 🗆 1 1/	2 Story			(50) U Very Good					(3) ☐ Masonry Bearing Walls (4) ☐ Wood or Steel Framed Ext. Walls										
(111) 🗆 Bi-I	Level			(60) Excellent					(4)		Woo	d or Ste	el Fra	med E	xt. W	alls .			
(106) 🗆 Oth	er								(5)		Meta	l Frame	and V	Walls					
Townhouse or	Duplex	Style:		Re	sident	ial Q	uality: 40			(6)		Pole	Frame						
(301) 🗆 One	Story			(10)) 🗆	Lo)W			Cost	Ran	ık:	1 1		C	ondit	iom:		
(302) 🗆 Two	Story			(20)) 🏻	Fa	ir			(10)		Low			(] Wom		
(307) 🗆 1 1/	2 Story			(30)) 🗆	A	rerage			(20)		Avera			(Badly		
(308) 🗆 Spli	t Level			(40) ★ Good					(30) Above Average								ge		
(309) 🗆 2 1/2				(50) U Very Good					(40)		High] Good			
(304) 🗆 One				(60) 🗆 Excellent										·.	•	-	l Very		
(305) □ Two	Story D	ouplex			٠,٠,									* . * .	(50) E	I Excell	ent	
Assessor's):				••••								-
Assessor Co	mments	s and R	eason for a	Adju	stmer	nt:													
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Comments f	rom								omi	ments:									\dashv
																	(6)		
																	(Conti	nue on	Dack)

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 de	ed will not be recorded unio	ess this stateme	nt is signed and ite	ms 1-25	are accurately o	completed.						
1 County Name Webster	2 County Number 91	ì	3 Date of Sale/Transfer Mo. 4 Date of Deed Mo. 4 Day 25 Yr. 19 Mo. 4 Day 25 Yr. 19									
5 Grantor's Name, Address, and To	elephone (Please Print)		6 Grantee's Name	, Addres	s, and Telephon							
Grantor's Name (Seller)			Grantee's Name (Buyer) Keli Martin, a single person									
Alice Wells a/k/a Alice A. Wells, a Street or Other Mailing Address	I single person		Keli Martin, a single person Street or Other Mailing Address									
1450 Lincoln Au	- , . , 	Zin Codo	1609 Comanche Trail									
Louisville	CO ^{State} 8	Zip Code 5002-7	City Gulf Breeze			State FL	Zip Code 32563					
Telephone Number 713 - 412 - 9174			Phone Number (850) 313-1280		ls the grantee a 501 If Yes, is the grante							
Email Address			Email Address									
7 Property Classification Number. Ch	eck one box in categories A a			obile hor	ne.							
(A) Status		(B) Property Type				(C)					
	mily Agricultura		Mineral Interests-i	•	•	State Assessed Exempt	Mobile Home					
8 Type of Deed Conservator Bill of Sale Corrective Cemetery Death Certific	☐ Ea	stribution La sement La recutor Mi	ease	=	=	/Trustee	Other					
9 Was the property purchased as part of an IRS like-kind exchange? (IRC § 1031 Exchange) ☐ Yes ☑ No	Auction Ease	ement 🔲 Gift	closure Irrevoca Life Est tor Trust Partition	iate	Revocable Tru Sale Satisfaction of	□ Tr	ansfer on Death ustee to Beneficiary her (Explain)					
11 Was ownership transferred in full? (If ☐ Yes ☐ No	No, explain the division.)		12 Was real esta	te purcha	sed for same use?	(If No, state the inte	ended use.)					
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Yes No Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Seif Other Brothers and Sisters Grandparents and Grandchild Spouse												
14 What is the current market value of the	oouse ne real property?	Parents and C			p-parent and Step-c umed? (If Yes, state		nterest rate.)					
\$62,000.00			Yes 47 Wester of		\$		%					
16 Does this conveyance divide a current Yes No	; parcel of land?		of the agent o	through a	real estate agent on pany contact.)	YesRobin @D'	(If Yes, include the name Andrea Realty █ No					
18 Address of Property 310 West Nemaha Street Blue Hill, NE 68930			19 Name and Add Keli Martin 310 West Nem Blue Hill, NE	aha Str	erson to Whom Ta	x Statement Shoul	d be Sent					
18a No address assigned 18	Bb Vacant Land		Dide Hill, NC (00930								
20 Legal Description Lots Seven (7) and Eight (8), Bi	ock One (1), Rohrer's Ad	ddition to the	Village, now City	, of Blu	e Hill, Webster	County, Nebra	aska					
21 If agricultural, list total number of acre-	s					1 1-						
22 Total purchase price, including a	-					22 \$	62,000 00					
23 Was non-real property included i					•	23	60,000,00					
24 Adjusted purchase price paid for25 If this transfer is exempt from the					······································	24	62,000 00					
Under penalties of l	aw, I declare that I have examin	ned this statement a		est of my l	knowledge and belie	ef, true, complete, a	and					
▶ Keli Martin	,					(850)	313-1280					
Print or Type Name of	Grantee or Authorized Represer	ntative				Phone	Number					
sign <u>Lew War</u>	Ohi		Grantee			<i>30</i>	aprila019					
here Signature of Grantee on	r Authorized Representative	Т	litle little			Date	,					
	Re	egister of Deed				Fe	or Dept. Use Only					
26 Date Deed Recorded Mo. 5 Day 7r. 19	27 Value of Stamp or Exe _ \$ 139.50	empt Number	28 Recording Data BK 2019.	Pa	1017							
Nebraska Department of Revenue Form No. 96-269-2008 2-2017 Rev. Supersedes	s 96-269-2008 Rev. 2-2016	I	1	J		thorized by Neb. Rev.	. Stat. §§ 76-214, 77-1327 (2)					

BK2019, fg 1017

State of Nebraska }ss. County of Webster	Entered on the
numerical index and filed for Clerk's office of said country of	or record in the this a day
DE Page 017-1018	County Clerk Deputy



WARRANTY DEED

Alice Wells a/k/a Alice A. Wells, a single person, GRANTOR, in consideration of One Dollar and other good and valuable consideration received from Keli Martin, a single person, GRANTEE, hereby conveys to GRANTEE the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Seven (7) and Eight (8), Block One (1), Rohrer's Addition to the Village, now City, of Blue Hill, Webster County, Nebraska

GRANTOR covenant with GRANTEE that GRANTOR:

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

Dated 4/25/19

Will A. Wells, Attorney-in-Fact for Alice Wells a/k/a Alice A. Wells

State of Tennissee

County of Williamson

§

The foregoing instrument was acknowledged before me this _______ day of April, 2019, by Will A. Wells, as Attorney-in-Fact on behalf of Alice Wells a/k/a Alice A. Wells, a single person.

Notary Public

0325479

STATE OF TENNESSEE

NOTARY PUBLIC

AMSON COUNTY

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sale Date						School District Code							
91	20	19	1039	5/1/2019	Base:	91-0	074	Affi	Affiliated: Unified:								
Location	D	Sale	e Number	Useability & Code #					Parcel Number								
0017104	101		100	1	GeoCde	Rng	Se	t Qrt	Subdiv	Агеа	Blk	Parcel					
	D	ate of S	ale Assessed	Value	0000	4	10	28	3 0	00000	1	0000					
Land Improvements				Total		1	Date of	Sale	Property	Classific	ation (Code					
103	, 335			103,335	Status	Pr	operty Ty	ре	Zoning	Location	Cit	y Size	Parcel Size				
		Irrigat	tion Type: NC	IRRIGATION	A) 2	B)	05		c) 5	D) 3	E)	0	F) 9				
LCG			ACRES:	VALUE:		LCG			ACR	ES:		VALI	JE:				
IRRIGATE	D 1A1				GF	CASSL	AND 10	GI									
	lA							1G	G 0.470 6								
	2A1						20	G1									
	2A						2	2G									
	3A1	ļ					30	G1									
	3A					3G											
	4A1					4G1											
	4A					4G 0.3							450				
DRYLANI	1D1		1.950	4,555		Sheltert	elt/Timb	per									
	1D		35.330	82,495	ļ		Accreti	on									
	2D1	1					Was										
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	3D]	4.960	0.275		Roads							ha tu				
	4D1 4D		3.080	9,375 5,820			Farm Sit										
40 3.080 5,820						iome Sit Recreatio	-										
Dwellings						•	Oth	_									
	wellings buildings	7,000			No	n-AG	TOTA										
			ta a galar		1			_									

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD		
		• 11 11.
Comments from	Comments:	
ar balanya marron		
		(Continue on back)

100

NEBRASKA Good Life. Great Service.

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 Mo. 04 Day 24 Yr. 19 Mo. 05 Day 01 WEBSTER - 91 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Grantor's Name (Seller) Jones Bank Custodian of the Judson Jesske Self-Directed Carla Heitmann, STr of the Lavern Muhleisen Rev. Trust Street or Other Mailing Address Street or Other Mailing Address P.O. Box 469 3215 N. Tee Time City Seward Zip Code 68434-0469 Zip Code State Wichita 67205 KS NE Phone Number (402) 643-7754 Is the grantee a 501(c)(3) organization?
If Yes, is the grantee a 509(a) foundation? Phone Number Yes **√** No (316) 841-0069 Yes ZINo. 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. (A) Status (B) Property Type (C) ✓ Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt I IOLL Commercial Recreational 8 Type of Deed Distribution Land Contract/Memo Partition Othe Bill of Sale Trust/Trustee Corrective Easement Lease Personal Rep. Cemetery Death Certificate - Transfer on Death Executor Mineral Quit Claim ✓ Warranty 9 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 Easement Gift Life Estate √ Sale Trustee to Beneficiary ☐ Yes **√** No Exchange Court Decree 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 No ✓ Yes 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 Grandparents and Grandchild Brothers and Sisters 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.) \$180,000 **√** 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 Adams Land Title Co Yes ✓ No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent See Grantee 18a 🗸 No address assigned 18b Vacant land 20 Legal Description See Exhibit "A" 21 If agricultural, list total number of acres 22 180.000.00 23 Was non-real property included in the purchase? Yes V No (If Yes, enter dollar amount and attach itemized list.) 23 180,000,000 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 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. Danielle L. Kelley (402) 463-4198 Phone Number Escrow Closing Agent 05-01-19 Title Date Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded 27 Value of Stamp or Exempt Number 1039 (aol9 ٥ Day Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Nebraska Department of Revenue

Exhibit "A"

All that portion of the Northeast Quarter (NE1/4) of Section Twenty-eight (28), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, lying West of a line more particularly described as follows:

Commencing at the Northwest corner of said Northeast Quarter (NE1/4); thence S 90 \(\) 00° 00" E (assumed bearing) along the North line of said Northeast Quarter (NE1/4) 595.01 feet; thence S 00 \(\) 00" E perpendicular to said North line 67.01 feet to the South line of U.S. Highway No. 281 also known as State Highway No. 4, this also being the TRUE PLACE OF BEGINNING; thence S 00 \(\) 42' 39" W 344.13 feet; thence S 88 \quad 19' 18" E 269.78 feet; thence S 00 \(\) 47' 43" W 251.28 feet; thence S 89 \quad 06' 42" E 95.38 feet; thence S 01 \quad 22' 49" W 1025.77 feet; thence S 42 \quad 48' 33"W 199.45 feet; thence S 04\(\) 31' 46" W 415.46 feet to the Northeast line of the Burlington-Northern Railroad; thence continuing along the East line of the Burlington-Northern Railroad to the point at which it intersects with the South line of said Northeast Quarter (NE1/4), EXCEPT those portions occupied by Highway and Railroad rights-of-way.

State of Nebraska County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 3 day of May A.D., 20 19, at 12:49 o'clock PM. Recorded in Book 2019 on Page 1039-1040

Anuse Petach County Clerk 16.00 Deputy Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-3-19
\$_405.00 By 0

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

Warranty Deed

The Grantor, CARLA HEITMANN, SUCCESSOR TRUSTEE OF THE LAVERN MUHLEISEN REVOCABLE TRUST, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to JONES BANK CUSTODIAN OF THE JUDSON JESSKE SELF-DIRECTED IRA, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Webster County, Nebraska:

All that portion of the Northeast Quarter (NE1/4) of Section Twenty-eight (28), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, lying West of a line more particularly described as follows:

Commencing at the Northwest corner of said Northeast Quarter (NE1/4); thence S 90° 00' 00" E (assumed bearing) along the North line of said Northeast Quarter (NE1/4) 595.01 feet; thence S 00° 00' 00" E perpendicular to said North line 67.01 feet to the South line of U.S. Highway No. 281 also known as State Highway No. 4, this also being the TRUE PLACE OF BEGINNING; thence S 00° 42' 39" W 344.13 feet; thence S 88° 19' 18" E 269.78 feet; thence S 00° 47' 43" W 251.28 feet; thence S 89° 06' 42" E 95.38 feet; thence S 01° 22' 49" W 1025.77 feet; thence S 42° 48' 33"W 199.45 feet; thence S 04° 31' 46" W 415.46 feet to the Northeast line of the Burlington-Northern Railroad; thence continuing along the East line of the Burlington-Northern Railroad to the point at which it intersects with the South line of said Northeast Quarter (NE1/4), EXCEPT those portions occupied by Highway and Railroad rights-of-way.

GRANTOR covenants with GRANTEE that GRANTOR:

- is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) 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 April 34 .2019

LAVERN MUHLEISEN REVOCABLE TRUST

By: Law African, Sac Tree

Carla Heitmann, Successor Trustee

STATE OF Carla Heitmann, Successor Trustee

on this 24 day of April .2019, before me personally appeared

Carla Heitmann, Successor Trustee of LaVern Muhleisen Revocable Trust, on behalf of the company.

Notary Public My Commission Expires:

DONNA M. SNELL

My Appointment Expires: 9-1-2

Agricultural Land Sales Worksheet

1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		Page	Sale Date	School District Code												
91 2	019	1041	5/1/2019	Base: 9	91-00	74	Aff	iliated:		Unit	ied:					
Location ID	Sal	e Number	Useability & Code #					Parcel Number								
001710400		101	1	GeoCde Iwn Rng S				ct Qrt	Subdiv	Area	Bik	Pa	ırcel			
Date of Sale Assessed Value					4	10	2	8 1	00000	1	000	70	70			
Land	Im	provements	Total		D	ate of	Sale	Propert	Classific	ation (Code					
185,73	5		185,735	Status	Pro	perty Ty	pe	Zoning	Location	Cit	y Size	Parc	el Size			
	Irriga	tion Type:		A) 2	B)	05		c) 5	D) 3	E)	0	F)	9			
LCG		LCG		/: 	ACF	ES:		VAL	JE:	3.						
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	A			1G					0.240	33						
2.	AI		· ·	2G1												
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4.	\1			4G1												
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21	-					Was	te									
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31				AG L	AND T				1.170		1:	85,7	735			
	D					Road	+		1.960		Mari		* * * * * * * * * * * * * * * * * * *			
41					F	arm Site	≥s									
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					R	ecreatio	\dashv									
	Dwellings Outbuildings				403	Oth	_		1 060							
Опграцаці	50			Non	-AG T	UIA	L		1.960							

Assessor's Adjustment to	Sale Price (+ or -):	Total R	ecapture Value:	
Assessor Comments and Reas	on for Adjustment:			
WD				
		· · · · ·	·····	
Comments from		Comments:		
			 	
	4			
				(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.

FORM 521

101

The deed will not be recorded unless this statemen	it 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. 05 Day 01 Yr. 19 Mo. 04 Day 26 Yr. 19						
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)	*****					
Carla Heitmann, STr of the Lavern Muhleisen Rev. Trust Street or Other Mailing Address 3215 N. Tee Time	Judson J. Jesske Street or Other Mailing Address 6749 Old Dominion Road						
City State Zip Code Wichita KS 67205	City State Lincoln NE	Zip Code 68516					
Phone Number (316) 841-0069	Phone Number Is the grantee a 501(c)(3) organize (402) 643-0333 If Yes, is the grantee a 509(a) four						
Email Address N.A.	Email Address N.A.						
7 Property Classification Number. Check one box in categories A and B. Check C i							
	Property Type	(C)					
✓ Improved ☐ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ✓ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing State Assessed Mineral Interests-Producing Exempt	Mobile Home					
	nd Contract/Memo Partition Sheriff ssee Personal Rep. Trust/Trustee	Other					
Cemetery Death Certificate – Transfer on Death Executor Mir	neral						
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift Yes No Court Decree Exchange Granto	Life Estate Sale	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	<u> </u>					
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rela	tives? (If Yes, check the appropriate box.)						
Yes No Aunt or Uncle to Niece or Nephew Family Corp., F	artnership, or LLC Self Oth	er					
☐ Brothers and Sisters ☐ Grandparents a							
Ex-spouse Parents and Ch	<u> </u>						
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and ☐ Yes	•					
\$220,000 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 / No	of the agent or title company contact.) Yes Adams La	and Title Co No					
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement S	Should be Sent					
	See Grantee						
18a 📝 No address assigned 18b 🗌 Vacant land							
20 Legal Description							
See Exhibit "A"							
21 If agricultural, list total number of acres							
22 Total purchase price, including any liabilities assumed	22 \$	220,000,00					
23 Was non-real property included in the purchase? Yes No (If Yes, en	ter dollar amount and attach itemized list.)						
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	220,000,00					
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 statemer correct, and that I am duly authorized to sign this statement.	t and that it is, to the best of my knowledge and belief, true, co	omplete, and					
Danielle L. Kelley		(402) 463-4198					
sign Print or Type Name of Grantee or Authorized Representative	Escrow Closing Agent	Phone Number 05-01-19					
1 Junior Charles	Title	Date					
Register of Deed's Use On	ly	For Dept. Use Only					
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data						
Mo. 5 Day 3 Yr. 19 \$ 495.00	BK2019 Pg 1041						
Nebraska Department of Revenue	Authorized by Neb. R	ev. Stat. §§ 76-214, 77-1327(2)					

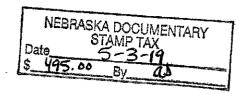
Exhibit "A"

All that portion of the Northeast Quarter (NE1/4) of Section Twenty-eight (28), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, lying East of a line more particularly described as follows:

Commencing at the Northwest corner of said Northeast Quarter (NE1/4); thence S 90 \(^-\) 00" E (assumed bearing) along the North line of said Northeast Quarter (NE1/4) 595.01 feet; thence S 00 \(^-\) 00" E perpendicular to said North line 67.01 feet to the South line of U.S. Highway No. 281 also known as State Highway No. 4; thence N 88 \(^-\) 28' 99" E along said South line 375.10 feet; thence S 88 \(^-\) 57' 00" E along said South line 546.50 feet to the beginning of a curve concave to the North subtended by a radius of 1220.92 feet with a central angle of 11 \(^-\) 16' 45"; thence along said curve also being said South line, the chord of which bears N 84 \(^-\) 34' 39" E an arc distance of 240.35 feet; thence S 89 \(^-\) 55' 57" E along said South line 21.16 feet, this also being the TRUE PLACE OF BEGINNING; thence S 00 \(^-\) 08' 54" E 358.27 feet; thence N 88 \(^-\) 42' 56" W 427.97 feet; thence S 00 \(^-\) 14' 03" W 1082.91 feet; thence S 63 \(^-\) 27' 32" W 218.70 feet; thence S 17 \(^-\) 45' 01" W 763.69 feet; thence S 01 \(^-\) 23' 17" W 189.24 feet; thence S 51 \(^-\) 00' 44" W 17.81 feet to the Northeast line of the Burlington-Northern Railroad; thence Southeasterly along the East line of the Burlington-Northern Railroad to the point at which it intersects with the South line of said Northeast Quarter (NE1/4), EXCEPT those portions occupied by Highway and County road rights-of-way.

State of Nebraska County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 3 day of Way A.D., 20 9 at 12:54 o'clock PM. Recorded in Book 2019 on Page 1041-1042 on Page 1041-1042 County Clerk 16.00 Deputy Ind Comp Assessor Carded



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

Warranty Deed

The Grantor, CARLA HEITMANN, SUCCESSOR TRUSTEE OF THE LAVERN MUHLEISEN REVOCABLE TRUST, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to JUDSON J. JESSKE, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Webster County, Nebraska:

All that portion of the Northeast Quarter (NE1/4) of Section Twenty-eight (28), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, lying East of a line more particularly described as follows:

Commencing at the Northwest corner of said Northeast Quarter (NE1/4); thence S 90° 00° 00° 00° E (assumed bearing) along the North line of said Northeast Quarter (NE1/4) 595.01 feet; thence S 00° 00° 00° E perpendicular to said North line 67.01 feet to the South line of U.S. Highway No. 281 also known as State Highway No. 4; thence N 88° 28° 99° E along said South line 375.10 feet; thence S 88° 57° 00° E along said South line 546.50 feet to the beginning of a curve concave to the North subtended by a radius of 1220.92 feet with a central angle of 11° 16° 45°; thence along said curve also being said South line, the chord of which bears N 84° 34′ 39° E an arc distance of 240.35 feet; thence S 89° 55′ 57° E along said South line 21.16 feet, , this also being the TRUE PLACE OF BEGINNING; thence S 00° 08′ 54° E 358.27 feet; thence N 88° 42′ 56° W 427.97 feet; thence S 00° 14′ 03° W 1082.91 feet; thence S 63° 27′ 32° W 218.70 feet; thence S 17° 45′ 01° W 763.69 feet; thence S 01° 23′ 17° W 189.24 feet; thence S 51° 00′ 44° W 17.81 feet to the Northeast line of the Burlington-Northern Railroad; thence Southeasterly along the East line of the Burlington-Northern Railroad; thence Southeasterly along the East line of the Burlington-Northern Railroad; thence Southeasterly along the East line of the Burlington-Northern Railroad; thence South line of said Northeast Quarter (NE1/4), EXCEPT those portions occupied by Highway and County road rights-of-way.

GRANTOR covenants with GRANTEES that GRANTOR:

- is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) 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 April 26	<u>, 2019</u> .
	LAVERN MUHLEISEN REVOCABLE TRUST
	By: Late L. Hutham, Cace Thee Carla Heitmann, Successor Trustee
STATE OF Kansas COUNTY OF Sedgwick } ss	
On this 26 day of April Carla Heitmann, Successor Trust on behalf of the company.	, 2019, before me personally appeared ee of LaVern Muhleisen Revocable Trust,
NOTARY PUBLIC	Notary Public My Commission Expires:

STATE OF KANSAS

DONNA M. SNELL My Appointment Expires: 9 - 1 - 2

Agricultural Land Sales Worksheet

Cnty No. Book Page 91 2019 1043				and the first terminal production of the	e Date	Base: 01-0123 Affiliated:							ode					
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Land		Imp	rovements	1	otal		D	ate of	Sale	Proper	ty Cl	assifica	tion (ode				
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Dwellings					Other													
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Assesso	r's A	Adjustment to Sa	le P	rice (Total Recapture Value:			
Assessor	Com	ments and Reason f	or A	łjustm	ent:			
DEED	OF	DISTRIBUTION	BY	PR;	BETWEEN	PARENT	AND	CHILDREN
Commen	ts fro	m					Co	omments:
		, , <u>, , , , , , , , , , , , , , , , , </u>						(Continue on back)

NEBRASKA

1 County Name

Good Life. Great Service.

2 County Number

Real Estate Transfer Statement

102

4 Date of Deed

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.

3 Date of Sale/Transfer

WEBSTER - 91	Mo. 4 Day 18 Yr. 2019 Mo. 4 Day 18 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) SEE ATTACHED	Grantee's Name (Buyer) SEE ATTACHED
Street or Other Mailing Address	Street or Other Mailing Address
City State Zip Code	City State Zip Code
Phone Number	Phone Number Is the grantee a 501(c)(3) organization? 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	if property is also a mobile home.
	B) Property Type (C)
Improved	Mineral Interests-Nonproducing ☐ State Assessed ☐ Mobile Hom Mineral Interests-Producing ☐ Exempt
	and Contract/Memo Partition Sheriff Other
	ease ☑️ Personal Rep. ☐ Trust/Trustee fineral ☐ Quit Claim ☐ Warranty
	closure Irrevocable Trust Revocable Trust Transfer on Death
(I.R.C. § 1031 Exchange)	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.) Yes No	12 Was real estate purchased for same use? (If No, state the intended use ✓ Yes No
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary n	latives? (If Yes, check the appropriate box.)
	Partnership, or LLC Self Other
☐ Brothers and Sisters ☐ Grandparent ☐ Ex-spouse	and Grandchild Spouse
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 interest rate.)
\$1,670,700	Yes
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent
	SEE ATTACHED
18a 🗸 No address assigned 18b 🔲 Vacani land	
20 Legal Description	
SEE ATTACHED .	
21 If agricultural, list total number of agres 593,493	
2. In agricultural, not total trained of acids	
22 Total purchase price, including any liabilities assumed	
23 Was non-real property included in the purchase? Yes	nter dollar amount and attach itemized list.) 23 0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24 \$ 0,00
25 if this transfer is exempt from the documentary stamp tax, list the exemptic	number 15
Under penalties of law, I declare that I have examined this statem 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
ANTHONY P. DELUCA	(402) 390-9500
Sign Print or Type Name of Authorized Representative	Phone Number
Signature of Grantee or Authorized Representative	AUTHORIZED REPRESENTATIVE 4-30 -/9 Title Date
IICIC -	
Register of Deed's Use 0 26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data
Mo. 5 Day 3 Yr. 19 \$ Exempt # 15	BK 2019, Pg 1043
lebraska Department of Revenue orm No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

ATTACHMENT TO REAL ESTATE TRANSFER STATEMENT

LINE 5

LINDA K. HEIDEN, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY MAE KARR, DECEASED 1627 APACHE AVENUE HASTINGS, NE 68901 (402) 570-9846 KEVIN W. KARR, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY MAE KARR, DECEASED 2347 ROAD 750 BLADEN, NE 68928 (402) 460-8514

LINE 6

LINDA K. HEIDEN 1627 APACHE AVENUE HASTINGS, NE 68901 (402) 570-9846 KEVIN W. KARR 2347 ROAD 750 BLADEN, NE 68928 (402) 460-8514

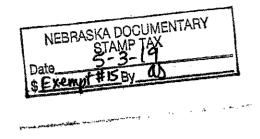
LINE 19

LINDA K. HEIDEN 1627 APACHE AVENUE HASTINGS, NE 68901 (402) 570-9846 KEVIN W. KARR 2347 ROAD 750 BLADEN, NE 68928 (402) 460-8514

LINE 20

- Parcel 1: The Northeast Quarter (NE¼) of Section Twelve (12), in Township Four (4) North, of Range Twelve (12), West of the 6th P.M., Webster County, Nebraska
- Parcel 2: The Northwest Quarter (NW½) of Section 7, in Township Four (4) North, of Range Eleven (11), West of the 6th P.M., in Webster County, Nebraska
- Parcel 3: Undivided one-half (½) interest in the Southwest Quarter (SW¼) and the South Half of the Northwest Quarter (S½ NW¾) of Section Two (2), in Township Four (4) North, of Range Twelve (12) West of the 6th P.M., in Webster County, Nebraska
- Parcel 4: The Southwest One-Quarter (SW¼) of Section Thirty-two (32), Township Four (4), Range Eleven (11), Webster County, Nebraska
- Parcel 5: Undivided two-thirds (2/3) interest in and to Part of the Northwest Quarter of the Southeast Quarter (NW¼SE¼) of Section Seven (7), in Township Four (4) North, of Range Eleven (11), West of the 6th P.M., in Webster County, Nebraska, EXCEPT for a tract legally described as follows: A tract of land located in the Northwest Quarter of the Southeast Quarter of Section Seven (7), Township Four (4) North, Range Eleven (11) West, Webster County, Nebraska, described as follows: Beginning at the Southeast Corner of the Northwest Quarter of the Southeast Quarter of said Section Seven (7), thence 140 feet north; thence 650 feet west, thence 140 feet South, thence 650 feet east, to the point of beginning, containing 2.09 acres, more or less

State of Nebra County of Web	ska }ss.		
numerical inde		Entered or record	
Clerk's office of	f said county	y this 3	day
	A.D., 20 <u>1</u> 4 . Recorded		
on Page	043-1049	>	
32,00	-cuci	County	Clerk Deputy
IndComp_	Assessor_	Card	



DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

Linda K. Heiden and Kevin W. Karr, Co-Personal Representatives of the Estate of Betty Mae Karr, Deceased (reference Case No. PR 18-19 in the County Court of Webster County, Nebraska), GRANTOR, conveys and releases to Linda K. Heiden and Kevin W. Karr, as tenants in common, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. §76-201):

See attached "Exhibit A"

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

GRANTOR has determined that GRANTEES are entitled to distribution of such real estate from said Estate. GRANTOR covenants with GRANTEES that GRANTOR has legal power and lawful authority to convey and release the same.

[Remainder of this page intentionally left blank. Signature page follows.]



	State of Nebreska 7
	State of Nebraska 3 ss. County of Webster 3 ss.
and the state of t	Cuttered on the
	numerical index and fried for record to the
- 12	Clerk's office of sald county this
Executed: <u>Y = 10 // 1</u> , 2019.	to the second se
	Acody to be discovery of the property of the p
	- THUODASSIO
on the second of	Linda K. Heiden, Co-Personal-Representative
	of the Estate of Betty-Mae Karr, Deceased
·	Ind_Comp_Assessor_Carded
	Denni 11 Hara
And the	Kevin W. Karr, Co-Personal Representative
	of the Estate of Betty Mae Karr, Deceased
	of the Locate of Delty Mae Man, Deceased
STATE OF NEBRASKA)	r = r
COUNTY OF Adams) ss.	
The fear	A - 11 19
Ine foregoing instrument was acknowled	lged before me on April 18, 2019,
by Inda K Heiden, Co-Personal Representative	of the Estate of Betty Mae Karr, Deceased.
A GENERAL NOTARY-State of Nobraska PATRICK A. HERMANN	- 1
My Comm. Exp. June 21, 2021	1970
N	otary Public Patrick A. Hermann
STATE OF NEBRASKA)	continue totales with the territal
) ss.	
COUNTY OF Adams	
The foregoing instrument was acknowled	ged before me on April 18, 2019,
by Kevin W. Karr, Co-Personal Representative of	the Estate of Betty Mae Karr, Deceased.
A GENERAL NOTARY-State of Nebraska	191am
PATRICK A. HERMANN WY Comm. Exp. June 21, 2021	otary Public Patrick A. Hermann
And the second section of the second section s	otary Public Patrick A. Hermann

EXHIBIT "A"

The Northeast Quarter (NE¼) of Section Twelve (12), in Township Four (4) North, of Range Twelve (12), West of the 6th P.M., Webster County, Nebraska

AND

The Northwest Quarter (NW½) of Section 7, in Township Four (4) North, of Range Eleven (11), West of the 6th P.M., in Webster County, Nebraska

AND

Undivided one-half (½) interest in the Southwest Quarter (SW½) and the South Half of the Northwest Quarter (S½NW½) of Section Two (2), in Township Four (4) North, of Range Twelve (12) West of the 6^{th} P.M., in Webster County, Nebraska

AND

The Southwest One-Quarter (SW½) of Section Thirty-two (32), Township Four (4), Range Eleven (11), Webster County, Nebraska

AND

Undivided two-thirds (2/3) interest in and to Part of the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) of Section Seven (7), in Township Four (4) North, of Range Eleven (11), West of the 6th P.M., in Webster County, Nebraska, EXCEPT for a tract legally described as follows: A tract of land located in the Northwest Quarter of the Southeast Quarter of Section Seven (7), Township Four (4) North, Range Eleven (11) West, Webster County, Nebraska, described as follows: Beginning at the Southeast Corner of the Northwest Quarter of the Southeast Quarter of said Section Seven (7), thence 140 feet north; thence 650 feet west, thence 140 feet South, thence 650 feet east, to the point of beginning, containing 2.09 acres, more or less.

Agricultural Land Sales Worksheet

Cnty No.	Вос	ok	Page	Sa	le Date				S	chool	Dis	strict	Code						
91	20:	19	1046	4/1	8/2019	Base: (01-01	.23	Aff	iliated	:			Unit	ied:				
Location I	D	Sale	Number	Useabilit	y & Code#					Parc	el 1	Numb	er						
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D		te of S	ale Assessed	Value	alue		4 12				1	1		00000		1 000 3165			165
Land		Imp	rovements		Cotal		D	ate of	Sale	Prop	ert	y Cla:	ssifica	cation Code					
106,	990				106,990	O Status Property Type Zoning Location				n City Size Parcel Size									
		Irrigati	ion Type:	 -		A) 2	B)	05		C)	5	D)	3	E)	0	F)	9		
LCG		A	ACRES:	VA	LUE:		LCG	5 4 1 2	Ny f	1	CF	RES:			VAL	UE:			
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
DEED OF DISTRIBUTION BY PR; BETWEEN PARENTS & CH	ILD
Comments from Comm	nents:
	(Continue on back)

Good Life. Great Service.

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

FORM 521

• To be filed with the Register of Deeds. • Read instructions on reverse side. • If additional space is needed, add an attachment and identify the item.

The deed will not be recorded unless this statemen	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	40 2010							
WEBSTER - 91	Mo. 4 Day 18 Yr. 2019 Mo. 4 Day 18 Yr. 2019								
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)								
SEE ATTACHED	KEVIN W. KARR								
Street or Other Mailing Address	Street or Other Mailing Address 2347 ROAD 750								
City State Zip Code	City State BLADEN NE	Zip Code 68928							
Phone Number	Phone Number Is the grantee a 501(c)(3) organi	zation? Yes / No							
Email Address	(402) 460-8514 If Yes, is the grantee a 509(a) for Email Address	undation? Yes No							
7 Brongely Chariffordian Number Charle and having sets which A and B. Charle Ci									
7 Property Classification Number. Check one box in categories A and B. Check C if (A) Status (B)	Property Type	(C)							
Improved Single Family Industrial	Mineral Interests-Nonproducing State Assesser								
✓ Unimproved Multi-Family ✓ Agricultural	Mineral Interests-Producing Exempt								
OLL Commercial Recreational									
8 Type of Deed Conservator Distribution Lar	nd Contract/Memo Partition Sheriff	Other							
☐ Bill of Sale ☐ Corrective ☐ Easement ☐ Les									
	neral Quit Claim Warranty								
part of an IRS like-kind exchange?		ransfer on Death rustee to Beneficiary							
		Other (Explain)							
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If	· · · · · · · · · · · · · · · · · · ·							
✓ Yes									
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives. Yes No Aunt or Uncle to Niece or Nephew Family Corp., P		•							
Brothers and Sisters Grandparents a		ner							
☐ Ex-spouse ✓ Parents and Ch									
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and	interest rate.)							
\$111,700	Yes / No \$	%							
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company of the agent or title company contact.) Yes	? (If Yes, include the name							
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement 8								
	KEVIN W. KARR								
	2347 ROAD 750								
	BLADEN, NE 68928								
20 Legal Description									
THE WEST HALF OF THE NORTHWEST QUARTER (W	1/2 NW1/4) OF SECTION ONE (1), IN TO	OWNSHIP							
FOUR (4) NORTH, OF RANGE TWELVE (12), WEST OF	THE 6TH P.M., IN WEBSTER COUNTY	, NEBRASKA							
21 If agricultural, list total number of acres									
22 Total purchase price, including any liabilities assumed	22	0,00							
23 Was non-real property included in the purchase? Yes V No (If Yes, en	\$	0,00							
	\$								
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 15								
Under penalties of law, I declare that I have examined this statemen correct, and that I am duly authorized to sign this statement.	t and that it is, to the best of my knowledge and belief, true, co	omplete, and							
ANTHONY P. DELUCA		(402) 390-9500							
Sign Print or Type Name of Grantespor Authorized Representative	ALITADIZED DEDDESENTATIVE	Phone Number							
- and	AUTORIZED REPRESENTATIVE Title	- 4-30 -19							
IICIC -									
Register of Deed's Use Onl Date Deed Recorded 27 Value of Stamp or Exempt Number	y 28 Recording Data	For Dept. Use Only							
Mo S Day 3 v. 19 \$ Exempt #15	BK2019 Pa 1046								
ebraska Department of Revenue	7	lev. Stat. §§ 76-214, 77-1327(2)							

ATTACHMENT TO REAL ESTATE TRANSFER STATEMENT

LINE 5

LINDA K. HEIDEN, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY MAE KARR, DECEASED 1627 APACHE AVENUE HASTINGS, NE 68901 (402) 570-9846 KEVIN W. KARR, CO-PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY MAE KARR, DECEASED 2347 ROAD 750 BLADEN, NE 68928 (402) 460-8514

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 3 day of May A.D., 20 19, at 1:14 o'clock Pom. Recorded in Book 2019 on Page 1046-1047 County Clerk Deputy Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-3-19
\$Exempt # 15 by 05

DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

Linda K. Heiden and Kevin W. Karr, Co-Personal Representatives of the Estate of Betty Mae Karr, Deceased (reference Case No. PR 18-19 in the County Court of Webster County, Nebraska), GRANTOR, conveys and releases to Kevin W. Karr, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. §76-201):

The West Half of the Northwest Quarter (W½ NW¾) of Section One (1), in Township Four (4) North, of Range Twelve (12), West of the 6th P.M., in Webster County, Nebraska

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

the the section of the section of

GRANTOR has determined that GRANTEE is entitled to distribution of such real estate from said Estate. GRANTOR covenants with GRANTEE that GRANTOR has legal power and lawful authority to convey and release the same.

[Remainder of page intentionally left blank. Signature page follows.]

्राह्म । १९५५ विकास स्थापन स्थापना स्थापन

Executed: <u>4-18</u> , 2019.	Linda K. Helden, Co-Personal Representative of the Estate of Betty Mae Karr, Deceased Kevin W. Karr, Co-Personal Representative of the Estate of Betty Mae Karr, Deceased
STATE OF NEBRASKA)) ss. COUNTY OF Adams)	
The foregoing instrument was acknowled by Linda K. Heiden, Co-Personal Representative	ged before me on April 18, 2019, of the Estate of Betty Mae Karr, Deceased.
PATRICK A. HERMANN My Comm. Exp. June 21, 2021	otary Public Patrick A. Hermann
STATE OF NEBRASKA) ss. COUNTY OF Alams)	Table Parrick IV. HOPMANY
The foregoing instrument was acknowled by Kevin W. Karr, Co-Personal Representative of	ged before me on <u>April 18</u> , 2019, the Estate of Betty Mae Karr, Deceased.
A GENERAL NOTARY-State of Nebroska PATRICK A. HERMANN Ny Comm. Exp. June 21, 2021	otary Public Patrick A. Hermann

Real Estate Transfer Statement

DEPARTMENT OF REVENUE

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.

	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. 3 Day 21 Yr. 2019 Mo. 3 Day 21 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) See Attached Copy	Grantee's Name (Buyer) Nebraska Department of Transportation
Street or Other Mailing Address	Street or Other Mailing Address
719 W 33rd Street City State Zip Code	PO Box 94759 City State Zip Code
<u>Hastings</u> NE 68901-7384	Lincoln NE 68509-4759
Phone Number (402) 463-4466	Phone Number Is the grantee a 501(c)(3) organization? Yes
Email Address	Email Address
	formation in the company of the comp
7 Property Classification Number, Check one box in categories A and B. Check C) Property Type (C)
(A) Status (B) Improved Single Family Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home
✓ Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
IOLL Commercial Recreational	
8 Type of Deed Conservator Distribution La	nd Contract/Memo Partition Sheriff Other
Bill of Sale Corrective Easement Le	ase Personal Rep. Trust/Trustee
Cemetery Death Certificate - Transfer on Death Executor Mi	neral Quit Claim Warranty
9 Was the property purchased as part of an IRS like-kind exchange?	losure Irrevocable Trust Revocable Trust Transfer on Death
(LR.C. § 1031 Exchange)	Life Estate Sale Trustee to Beneficiary
	or 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 Vas real estate purchased for same use? (if No, state the interided use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	
	Partnership, or LLC Self Other
	and Grandchild Spouse
Ex-spouse Parents and C	hild 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.)
\$400	☐ Yes
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
16 Does this conveyance divide a current parcel of land? ✓ Yes No	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No
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FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

PROJECT: 136-4(115)

WARRANTY DEED C.N.: 42617

TRACT: 16

KNOW ALL PERSONS BY THESE PRESENTS:

THAT James C. Mitera and Mary J. Mitera, husband and wife as joint tenants

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100---(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate;

A TRACT OF LAND LOCATED IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 12 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER; THENCE NORTHERLY A DISTANCE OF 1005.88 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO A POINT ON THE SOUTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE EASTERLY ON A 7773.06 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 099 DEGREES, 07 MINUTES, 35 SECONDS RIGHT, A DISTANCE OF 820.51 FEET, SUBTENDING A CENTRAL ANGLE OF 006 DEGREES, 02 MINUTES, 53 SECONDS ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING; THENCE EASTERLY ON A 7773.06 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 400.88 FEET, SUBTENDING A CENTRAL ANGLE OF 002 DEGREES, 57 MINUTES, 18 SECONDS ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 01 SECONDS LEFT, A DISTANCE OF 43.23

WARRANTY DEED C.N.: 42617

PROJECT: 136-4(115)

TRACT: 16

FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 171 DEGREES, 21 MINUTES, 50 SECONDS RIGHT, A DISTANCE OF 166.46 FEET; THENCE WESTERLY DEFLECTING 007 DEGREES, 43 MINUTES, 56 SECONDS RIGHT, A DISTANCE OF 151.69 FEET; THENCE NORTHWESTERLY DEFLECTING 008 DEGREES, 30 MINUTES, 39 SECONDS RIGHT, A DISTANCE OF 128.83 FEET TO THE POINT OF BEGINNING CONTAINING 0.16 ACRES, MORE OR LESS.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY.

SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

State of Nebraska ss. County of Webster

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-6-19
SExempt * a by QL

FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

PROJECT: 136-4(115)

WARRANTY DEED

C.N.: 42617

TRACT: 16

KNOW ALL PERSONS BY THESE PRESENTS:

THAT James C. Mitera and Mary J. Mitera, husband and wife as joint tenants

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100----(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate;

A TRACT OF LAND LOCATED IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 12 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER; THENCE NORTHERLY A DISTANCE OF 1005.88 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO A POINT ON THE SOUTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE EASTERLY ON A 7773.06 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 099 DEGREES, 07 MINUTES, 35 SECONDS RIGHT, A DISTANCE OF 820.51 FEET, SUBTENDING A CENTRAL ANGLE OF 006 DEGREES, 02 MINUTES, 53 SECONDS ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING; THENCE EASTERLY ON A 7773.06 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 400.88 FEET, SUBTENDING A CENTRAL ANGLE OF 002 DEGREES, 57 MINUTES, 18 SECONDS ALONG SAID RIGHT OF WAY LINE; THENCE EASTERLY DEFLECTING 000 DEGREES, 00 MINUTES, 01 SECONDS LEFT, A DISTANCE OF 43.23

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

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SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY.

SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 16

Duly executed this 11 day of March, A.D. 20 19.
James C. Mitera
STATE OF Ne Graska)ss.
On this, A.D., 20, before me, a General Notary Public, duly commissioned and qualified, personally came
to me known to be the identical person(s) whose name(s) affixed to the foregoing instrument as Grantor(s) and acknowledged the same to be a voluntary act and deed.
WITNESS my hand and notarial seal the day and year last above written
Notary Public
GENERAL NOTARY - State of Nebraska TERRENCE L. KUBICEK My Comm. Exp. Sept. 4, 2020

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 16

Duly executed this 2 day of March , A.D. 20 15.
Mary J. Mitera
STATE OF Nebraska) COUNTY OF Adams)ss.
On this 21 day of March, A.D., 2019, before me, a General
Notary Public, duly commissioned and qualified, personally came Many J. Miter a
to me known to be the identical person(s) whose name(s) affixed to the foregoing instrument as Grantor(s) and acknowledged the same to be a voluntary act and deed.
WITNESS my hand and notarial seal the day and year last above written
Terrense L. Kubicelo Notary Public
GENERAL NOTARY - State of Nebraska TERRENCE L KUBICEK My Comm. Exp. Sept. 4, 2020

Agricultural Land Sales Worksheet

Cnty No.	ale Date	School District Code																
91	20	19	1068 5/2/2019 Base: 01-0123 Affiliated:								Unified:							
Location II	D	Sale	Number	Useabili	ty & Code #	Parcel Number												
002100500 105 4			4	05	GeoCde Twn Rng Se			Sect	Qrt	Subdiv	Area	Blk	Parcel					
	D:	ate of S	ale Assessed	Value		4131	4	11	4	0	00000	00000 1 000 0070						
Land		Imp	nprovements Total ^{II}			Date of Sale Property Classification C												
689,	275				689,275	Status Property Type			/pe	Zoning Location		π City Size		Parcel Size				
		Irrigat	ion Type:				B)	05	С) 5	D) 3	E)	0	F) 10				
LCG		I	ACRES:	\mathbf{V}_{L}	ALUE:		LCG			ACI	ÆS:	ali Singali	VAL	UE:				
IRRIGATED	1A1					GR	ASSLA	ND 1	GI									
	1A		103.600		460,500	1G			1G		1.660			2,270				
•	2A1							2	G1									
	2A							:	2G									
	3A.1		4.800		20,665			3	G1									
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	2D							Otl										
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
TRUSTEE'S DEED; BETWEEN PARENT & CHILD	
	
Comments from	Comments:
	(Continue on back)

Real Estate Transfer Statement

FORM 521

•To be filed with the Register of Deeds. • Read instructions on reverse side. · If additional space is needed, add an attachment and identify the item. 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 2019 2019 Mo. 05 Day 02 Mo. 05 Day WEBSTER - 91 Yr. 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Eilene Hynes See attached Street or Other Mailing Address 12105 S. Holstein Avenue Street or Other Mailing Address 12105 S. Holstein Avenue State Zip Code 68950 Zip Code 68950 City City Holstein State NE Hoistein Is the grantee a 501(c)(3) organization?
If Yes, is the grantee a 509(a) foundation? √ No √ No Telephone Number 402-469-5614 Telephone Number 402-469-5614 Yes Yes Email Address 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. (A) Status (B) 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 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other ✓ Trust/Trustee Bill of Sale Lease Corrective Easement Personal Rep. 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 Foreciosure irrevocable Trust Revocable Trust Transfer on Death Auction Life Estate Sale Trustee to Beneficiary Gift Easement √ No 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 √ 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.) Self Other Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC 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.) \$766,765.00 | 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 Yes Yes ✓ No **√** No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent RR, Webster County, Nebraska Eilene Hynes 12105 S. Holstein Avenue Holstein, NE 68950 18a ✓ No address assigned 18b Vacant land 20 Legal Description The Northeast Quarter of Section (4), Township Four (4) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska. 172.23 21 If agricultural, list total number of acres

22 Total purchase price, including any liabilities assumed	22	\$	0
23 Was non-real property included in the purchase? Ves No (If Yes, enter dollar amount and attach itemized list.)	23	\$	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	\$ 0	00
20			

25 If this transfer is exempt from the documentary stamp tax, list the exemption number 20 Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. Larry E. Butler 308-237-3155

sign Signature of Grantee or here

Print or Type Name of Grantee or Authorized Representative

Attorney for Grantee

Phone Number

For Dept. Use Only

Register of Deed's Use Only 27 Value of Stamp or Exempt Number Day **8**

uthorized Representative

Nebraska Department of Revenue Form No. 96-269-2008 7-2014 Rev. Supersedes 95-269-2008 Rev. 7-2013

Title

521 REAL ESTATE TRANSFER STATEMENT

5) Grantor's Name

Eilene Hynes, Successor Trustee of the Testamentary Trust created by the Last Will and Testament of Erwin G. Plambeck dated February 22, 1984

BK2019, fg 1068

State of Nebraska Ss. Entered on the numerical index and filed for record in the Clerk's office of said county this 8 May A.D., 20 19, at 11:02 NEBRASKA DOCUMENTARY o'clock A OM. Recorded in Book A019 on Page 1068 County Clerk _Deputy Carded TRUSTEE'S DEED EILENE HYNES, Successor Trustee of the Testamentary Trust created by the Last Will and Testament of Erwin G. Plambeck dated February 22, 1984, herein called the Grantor whether one or more, in consideration of the distribution of trust assets, and valuable consideration, received from Grantee, does convey to EILENE HYNES, the following described real estate (as defined in Nebraska The Northeast Quarter of Section Four (4), Township Four (4) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska subject to easements and restrictions of record. Grantor covenants with Grantee that such real estate is free from encumbrances and Grantor has legal power and lawful authority to convey the same. DATED this 2 day of May, 2019. ELLENE HYNES, Successor Trustee of the Testamentary Trust created by the Last Will and Testament of Erwin G. Plambeck, dated February 22, 1984

STATE OF NEBRASKA COUNTY OF EXPENDE

TYE & ROWLING, P.C. P.O. BOX 636 KEARNEY, NEBRASKA 68848-1184

Revised Statutes §76-201):

The foregoing instrument was acknowledged before me on the ____ day of May, 2019 by EILENE HYNES, Successor Trustee of the Testamentary Trust created by the Last Will and Testament of Erwin G. Plambeck, dated February 22, 1984.

> Notary Public My Commission Expires

GENERAL NOTARY - State of Nebraska JASMINE J. BEITLER

Residential & Commercial Sales Worksheet

Cnty No.	Вос	ok	Page		S	ale Date	School District Code										
91	201	19	1069		5/	3/2019	Base:	01	-012	3	Affiliated:				Uni	fied:	
Location	ı ID	Sale	Number	Us	eabil	ity & Code #						Parce	ΙN	umber			
000510	800	1	.06		4	05	GeoCde	r	wn	Rng	Sec	ct Qr	t	Subdiv	Area	Bik	Parcel
	Da	te of Sa	le Assessed	Valu	ıe		4131				00	0 0		30010		002	0690
Land	1	Imp	rovements			Total		Date of Sale Property Classification Code									
1	,880		34,69	5		36,575	Status		Prope	rty Ty	pe	Zonin	g	Location	Ci	ty Size	Parcel Size
Assessor Lo	ocation:	BLADI	EN (BLA)				A) 1		B)	01		C) 1		D) 1	E)	7	F) 3
1	1 2					Residentia	i		11 10 10 10 10 10 10 10 10 10 10 10 10 1	e en en en en en en e	1111			Commer	cial		
	Mult	iple Imp	rovements:	Multip	le. Imp	rovements.:			Mu	ıltiple.	Impre	ovements	. :				
	iction Date:	Constr	uction	Date: 19	15		Cor	nstruct	ion D	ate:							
			Floor:	Floor	Sg. Ft.	2,4	02		Flo	or Sq.	Ft.:				_	_	•
		Building	Cost New:	Cost:		224,2	10		Co	st:							
Single Family	Style:	101		Resid	lentia	Condition: 1	5		Со	mme	rcial	Оссира	ınc	y Code:	12.5		
(100) □ Mo				(10)		Worn Out			ll l	mary:				nerl:		Other2:	
(101) 🗷 On	e Story			(20)	*	Badly Worn			Со	mme	rcial	Constr	uct	ion Class:			
(102) 🗆 Tw	o Story			(30)		Average			(1	i) 🗆	Fire	eproof S	tru	ctural Stee	l Frame	;	
(103) □ Spl	it Level			(40)		Good			(2	2) 🗆	Rei	inforced	Co	oncrete Fra	me		
(104) 🗆 11/	/2 Story			(50)		Very Good			(3	3) 🗆	Ma	sonry B	ear	ing Walls			
(111) 🗆 Bi-	Level			(60)		Excellent			(4	f) 🗆	Wo	ood or S	tee!	l Framed E	xt. Wa	ls	
(106) □ Oth	ier		1					d.	(5	9) 🗆	Me	tal Fran	ne a	nd Walls			
Townhouse o	r Duplex :	Style:		Resid	ential	Quality: 40			(6	j) 🗆	Pol	e Frame	;				
(301) 🗆 One	e Story			(10)		Low			Co	st Ra	nk:			(onditi	on:	
(302) 🗆 Two	o Story			(20)		Fair			(10	0) 🗆	Lov	W		(10) 🗆	Wom	Out
(307) 🗆 1 1/	² Story			(30)	□ .	Average			(20	0) 🗆	Av	erage		(20) 🗆	Badly	Worn
(308) 🗆 Spl	it Level			(40)	晟	Good			(30	0) 🗆	Ab	ove Ave	rag	re (:	30) 🗆	Averaş	ge
(309) 🗆 2 1/	2 Story			(50)	□ '	Very Good			(40	0) 🗆	Hig	;h		(-	4 0) 🏻	Good	
(304) 🗆 One	e Story Du	ıplex		(60)		Excellent									50) 🗆	Very (Good
(305) □ Two	o Story Di	uplex							2	h. K				(50) 🗆	Excelle	ent
Assessor's	•					-):											
Assessor Co					nent:												
QCD - I	REMOVI	NG EX	K-SPOUSE	1		-											
Comments f	rom					··		'om	ment	£.							
1										~			-				
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																(Contin	me 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.

FORM

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 Webster 91	3 Date of Sale/Transfer Mo. 5 Day 3 Yr. 20 P 4 Date of Deed Mo. 5 Day 3 Yr. 20 P										
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)										
Grantor's Name (Seiler)	Grantee's Name (Buyer)										
Barton A. Jones and Helen G. Jones Street or Other Mailing Address	Barton A. Jones Street or Other Mailing Address										
503 N Main St	503 N Main St										
City State Zip Code Bladen ne 68928	City State Zip Code Bladen NE 68928										
Telephone Number 402-469-8273	Phone Number Is the grantee a 501(c)(3) organization? Yes 2402-469-8273 If Yes, is the grantee a 509(a) foundation? Yes 74No										
Email Address N/A	Email Address N/A										
7 Property Classification Number. Check one box in categories A and B. Check C											
	B) 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											
Bill of Sale Corrective Easement L	and Contract/Memo Partition Sherriff Other .ease Personal Rep. Trust/Trustee fineral Warranty										
part of an IRS like-kind exchange? Auction Easement Gift (IRC § 1031 Exchange)	ciosure Irrevocable Trust Revocable Trust Transfer on Death Trustee to Beneficiary Inter Trust Partition Satisfaction of Contract Other Remove Ex Spouse										
11 Was ownership transferred in full? (If No, explain the division.) X Yes No No	12 Was real estate purchased for same use? (If No, state the intended use.) Yes No_										
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Yes No Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Other Remove Ex Spouse 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.) Yes No \$										
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.)										
18 Address of Property 503 North Main Street Bladen, NE 68928 18a No address assigned 18b Vacant Land	19 Name and Address of Person to Whom Tax Statement Should be Sent Barton A. Jones 503 North Main Street Bladen, NE 68928										
20 Legal Description Lots One (1) and Two (2), Block Two (2), First Addition to the Village	of Blade, Webster County, Nebraska										
21 If agricultural, list total number of acres											
22 Total purchase price, including any liabilities assumed	22 \$ 0 00										
23 Was non-real property included in the purchase? \square Yes No (If Yes, er	1990 c										
 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 											
The state of the s											
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. Barton A Jones A. MAPIA SVOBODA Print or Type Name of Grantee or Authorized Representative Phone Number 5.3.2019											
here Signature of Grantee or Authorized Representative	Title Company vapresentative Date										
Register of Deed	s' Use Only For Dept. Use Only										
26 Date Deed Recorded Mo. 5 Day 8 Yr. 19 \$ Exempt # 5a	8K 2019, Pa 1069										
Nebraska Department of Revenue Form No. 96-269-2008 2-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327 (2)										
Grantee - Retain a copy of this _N T	document for your records. C 2018										

BK2019, Pg 1069

State of Nebraska ss. County of Webster

Entered on the numerical index and filled for record in the Clerk's office of said county this 8 day of Mau A.D., 20 19, at 1:12 o'clock 2M. Recorded in Book 2019 on Page 1069

Author Potern County Clerk 10.00 Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date S-8-19
\$ Exerpt * Saby as

RETURN TO: Barton A. Jones

503 North Main Street Bladen, Nebraska 68928

QUITCLAIM DEED

HELEN G. JONES, a single person, GRANTOR in consideration of One Dollar and other valuable consideration received from GRANTEE, BARTON A. JONES, a single person quitclaims to GRANTEE, all of her right, title and interest in and to the following described property, to-wit:

Lots One (1) and Two (2), Block Two (2), First Addition to the Village of Bladen, Webster County, Nebraska

EXECUTED	this	<u>3 rd</u>	day of _	Mey	<u>′</u> , 20	19.
			HELEN G		Grant	or

STATE OF NEBRASKA)	
COUNTY OF LANCASTER) ss.)	
	t was acknowledged before _, 2019, by HELEN G. JONE	
DED day of MAY person, as her voluntary act a	and deed Maria Lu	ovoda
A GENERAL NOTARY - State of Nebraska A. MARIA SVOBODA	Notary Public	604907
My Comm. Exp. May 7, 2022		

Agricultural Land Sales Worksheet

91	201	9	1079		5/8/2019	Base:	91-00	002	Aff	filiat	ed:			Unified:					
Location III		Sale	Number	Usea	bility & Code #			elijakete Varijak		P	arcel l	luml	er						
00140270	0	:	107	4	05	GeoCde	Twn	Rng	S	ect	Qrt	Sut	wily.	Area	Blk	F	arcel		
	Dat	te of S	ale Assessed	l Value		4489	1	10	(6	2	000	000	,	000	3	730		
Land		Imp	rovements		Total	Date of Sale Property Classification Code													
26,2	70	1	233,11	5	259,385	Status	Pro	perty T	ype	2	oning	L	cation	Cit	y Size	Par	cel Siz		
]	Irrigati	ion Type:			A) 1	В)	01		C)	5	D)	3	E)	0	F)	6		
LCG		A	CRES:		VALUE:	4 4 4 4 5	LCG	15 m 54 1357 97			ACR	ES:		ingina eri Aliferi (m.)	VAL	UE:	: 77 - 17 V 47 - 1		
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	1A						1G				0.360						490		
	2A1						2G1												
	2A								2G			0.1	20				165		
.	3A1						. 3GI												
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DRYLAND	1D1					- :	Shelterbe		-										
	ID		3.360		7,845			Accreti	on										
	2D1					-		Wa											
	2D 3D1				***	407	ANTS	Otl				5.3	10			10	FOF		
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	4D		<u></u>	+				ome Si	-			1.0		<u> </u>			000		
			ag til sammer til skalen s					ecreati											
Dwe	llings				219,200			Otl											
Outbuil				1	13,915	No	n-AG T					2.0	00			15,	765		

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
QCD - BETWEEN PARENTS & CHILD	
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.

107

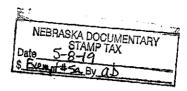
FORM **521**

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 9 __ Dav8 Select County & County Number 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) Ky Hitchler, Brandy Hitchler obin 17 itch Street or Street or Other Mailing Address City Phone Numbe Phone Number is the grantee a 501(c)(3) organization? 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) M Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other. Bill of Sale Corrective Easement Lease Personal Ren. Trust/Trustee Cemetery Death Certificate - Transfer on Death Quit Claim ☐ Executor | Mineral Warranty 9 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? Life Estate Sale (I.R.C. § 1031 Exchange) Auction Easement Gift Trustee to Beneficiary ☐ Exchange ☐ Yes Mo Mo Court Decree 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 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.) **V**-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.) ⊇11,89S.**°°** □ No 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 Yes 🔽 No No. 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent romas & Linda Hitchler 1319 HWY 136 18a No address assigned 18b Vacant land Red Cloud, NE 20 Legal Description NE Corner of the W/a NW/4 21 If agricultural, list total number of acres 22 Total purchase price, including any liabilities assumed 22 23 Was non-real property included in the purchase? 🗌 Yes 🔲 No (If Yes, enter dollar amount and attach itemized list.) | 23 0100 24 $\supset \alpha$ 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 duly authorized to sign this statement. Phone Number sign 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. Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

BK2019, fg 1079

State of Nebraska
County of Webster

Entered on the
numerical index and filed for record in the
Clerk's office of said county this 8 day
of May A.D., 20 19 at 2:48
o'clock M. Recorded in Book 2019
on Page 1019-1080
County Clerk
16.00 Deputy
ind Comp_Assessor_Carded_



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

QUITCLAIM DEED

Robin L. Hitchler, a single person, Ricky J. Hitchler, a single person, Brandi Rae Hitchler, a single person and Brook Anthony Hitchler, a single person, Grantors, in consideration of love and affection, convey to Grantee, Brandi Rae Hitchler the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land in the Northeast corner of the West Half of the Northwest Quarter (W½NW¾) of Section Six (6), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, described as follows: Commencing at the Northwest corner of said NW¼; thence S90°00′00″E, along the North line of said NW¼, 807.30 feet; thence S00°00′00″E, 69.83 feet to the South highway right-of-way line, and the true POINT OF BEGINNING; thence S26°48′57″W, 72.60 feet; thence S1°26′37″E, 163.60 feet; thence S50°30′11″E, 163.51 feet; thence S35°37′35″E, 86.89 feet; thence S11°18′56″E, 118.19 feet; thence S07°13′04″E, 107.99 feet; thence S56°52′15″E, 230.23 feet; thence S32°51′18″E, 115.99 feet; thence N88°48′37″E, 101.10 feet more or less to the East line of said W½NW¼; thence N01°13′34″W, 848.02 feet more or less to the South line of the highway right-of-way; thence S89°55′36″W, 523.58 feet along the highway right-of-way to the point of beginning, containing 7.62 acres more or less, SUBJECT TO a common easement for access over and across the farm road along the perimeter of the crop land as contained in the Joint Tenancy Warranty Deed recorded in Book 93, Page 1.

SUBJECT TO the life estate previously retained by Thomas Hitchler and Linda Hitchler, husband and wife, as joint tenants.

Executed	May	B	, 2019.			
hobin	1.2	ile	hher	R.J. 111	T	
Robin L. Hit	Chler —			Ricky J. Hitchler		
<u>Biomo</u> Brandi Rae I	<u>iRæe o</u> litchler	Tule	hos	Brook Anthony Hitchi	er	<u></u>
STATE OF 1)) ss.)	å ∭i E	AL NOTARY - State of N BRIDGET DAEHL by Comm. Exp. May 19,	ING
The	foregoing ins	strument v	was acknowl	ledged before me on	May 8	, 2019

by Robin L. Hitchler, a single person.

BK2019, Fg 1080

STATE OF NEBRASKA COUNTY OF WYSTW The foregoing instrument was by Ricky J. Hitchler, a single person.) SS.) acknowledged before me on May 8, 2019
	Budget Dachus Notary Public Notary
STATE OF MINNESOTA COUNTY OF The foregoing instrument was by Brandi Rae Hitchler, a single person) ss.) acknowledged before me on April 25,2019 n.
MARY LOUISE B. HUTCHINS NOTARY PUBLIC-MINNESOTA My Comm. Exp. Jan. 31, 2020	Mary Louis B Lutchins
STATE OF MINNESOTA COUNTY OF CGS The foregoing instrument was by Brook Anthony Hitchler, a single p) ss.) acknowledged before me on May 2, 2019 erson.
MARY LOUISE B. HUTCHINS NOTARY PUBLIC - MINNESOTA My Comm. Exp. Jen. 31, 2020	May Louis B Lutchens Notary Public

Agricultural Land Sales Worksheet

Cnty No. Bo	ok Page	Sale Date	School District Code										
91 20	19 1081	5/1/2019	Base:	01-01	23	Affi	liated:		Unified:				
Location ID	Sale Number	Useability & Code#					Parcel N	umber					
002102400	108	1.	GeoCde	Twn	Rng	Se	ct Qrt	Subdiv	Area	Blk	Parcel		
D	ate of Sale Assessed	Value	4131	4	11	14	4 2	00000	1	000	0330		
Land Improvements		Total		D	ate of	Sale	Property	Classifica	cation Code				
304,680		304,680	Status	Proj	perty Ty	pe	Zoning	Location	City Size P		Parcel Size		
	Irrigation Type:		A) 2	B)	05		C) 5	D) 3	E)	0	F) 9		
LCG	ACRES:	VALUE:		LCG			ACR	ES:		YAL	ڌ:		
IRRIGATED IA1			GR	ASSLA							······································		
1A					IG 5.000				6,825				
2A1					20	G1		10,920					
2A					2	2G		9.000	12,285				
3A1			3G1										
3A				3G			1	5.000			20,475		
4A1					40	31	1	8.000			24,570		
4A		- 10-2-1			۷	₽G							
DRYLAND 1D1	42.000	98,070		Shelterbe	lt/Timb	er							
1D	45.000	105,075			Accretic	on							
2D1					Was	te							
2D					Oth								
3D1			AG L	AND T	OTA	\mathbf{L}		6.000		3	04,680		
3D					Roa	-		4.000					
4D1	14.000	26,460		F	arın Sit	es							
4D					me Sit	-		<u></u>			<u></u>		
				R	ecreatio	n							
Dwellings					Oth								
Outbuildings			Nor	ı-AG T	OTA	L	4	4.000					

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD	 -	
Comments from	Comments:	
	<u>.</u>	
		(Continue on back)

NEBRASK Good Life, Great Service

Real Estate Transfer Statement

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

FORM 521

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

DEGADINENT OF DEVENIE · 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. 05 Day 01 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) Carla Heitmann, STr of the Lavern Muhleisen Rev. Trust Joseph R. Hubl and Lisa A. Hubl Street or Other Mailing Address Street or Other Mailing Address 3215 N. Tee Time 1944 Road Z Zip Code 67205 State State Zip Code Wichita Blue Hill KS NE 68930 Phone Number (316) 841-0069 Yes √ No Yes √ No Phone Number 402 - 469 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. (A) Status (B) Property Type (C) Mineral Interests-Nonproducing ✓ Improved Single Family Industrial State Assessed Mobile Home Unimproved Multi-Family ✓ Agricultural Mineral Interests-Producing Exempt OLL Commercial Becreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Trust/Trustee Personal Rep. 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 Revocable Trust Foreclosure Irrevocable Trust Transfer on Death Auction Life Estate ✓ Sale Trustee to Beneficiary ✓ No Yes Satisfaction of Contract Other (Explain) Court Decree Exchange Grantor Trust Partition 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.) Yes 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.) \$512,000 **√** 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 ✓ No Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent See Grantee 18a V No address assigned 18b Vacant land 20 Legal Description The Northwest Quarter (NW1/4) of Section Fourteen (14), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 22 512.000.00 23 Was non-real property included in the purchase? 🗌 Yes 📝 No (If Yes, enter dollar amount and attach itemized list.) 23 512,000,00 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. Danielle L. Kelley (402) 463-4198 Print or Type Name of Grantee or Authorized Representative Phone Number Escrow Closing Agent 05-01-19 here 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 00 108 | \$ Day _ Nebraska Department of Revenue

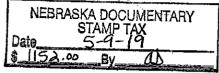
Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

State of Nebraska Sss.

County of Webster Sss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 9 day of May A.D., 20 19, at 11:14 o'clock a.M. Recorded in Book 2019 on Page 1081-108 a Source Petroch County Clerk 16.00 Deputy Ind Comp Assessor Carded

DITAUTH, 19 100



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

Warranty Deed

The Grantor, CARLA HEITMANN, SUCCESSOR TRUSTEE OF THE LAVERN MUHLEISEN REVOCABLE TRUST, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to JOSEPH R. HUBL AND LISA A. HUBL, HUSBAND AND WIFE, as joint tenants not as tenants in common, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Webster County, Nebraska:

The Northwest Quarter (NW1/4) of Section Fourteen (14), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska.

GRANTOR covenants with GRANTEES that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) 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 April 24 , 2019.

LAVERN MUHLEISEN REVOCABLE TRUST

Carla Heitmann, Successor Trustee

BK 2019, Pg 1082

STATE OF Kansas COUNTY OF Sedgwice On this 24 day of Carla Heitmann, Succe Trust.	Sss Mpril , 2019, before me personally appeared ssor Trustee of the LaVern Muhleisen Revocable Management Manage
NOTARY PUBLIC STATE OF KANSAS DONNA M. SNELL	Notary Public My Commission Expires:

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	S	ale Date	School District Code								
91	20:	19	1093	5/	7/2019	Base: \$	1-00	74	Affi	liated:		Unif	ied:	
Location	no l	Sale	Number	Useabili	ty & Code #					Parcel I	Number			
001702	100		109	1		GeoCde	Twn	Rng	Se	t Qrt	Subdiv	Area	Blk	Parcel
	D	ate of S	ale Assessed V	/alue		4133	4	10	3	3	00000		000	6205
Land	Improvements			Total		Γ	ate of	Sale	Property	Classific:	ation (Code		
10	,000		73,865		83,865	Status	Status Property Type Zoning Locatio		Cit	y Size	Parcel Size			
		Irrigat	ion Type:			A) 1	В)	01		c) 5	D) 2	E)	0	F) 3
LCG		· · · · · · · · · · · · · · · · · · ·	ACRES:	V A	ALUE:		LCG			ACR	ES:		VAL	UE:
IRRIGATE	ED 1A1					GR	ASSLA	AND 10	G1					
	1A]	1G					
	2A1						2G							
	2A													
	3A1													
-	3A							3	3G					
	4A1							40	3 1					
	4A		-					4	4G					
DRYLANI) IDI					S	helterb	elt/Timb	er					
	1D							Accretic	on					
	2D1		·					Was	ste					
	2D							Oth	er					
. <u></u>	3D1					AG L	AND '	ГОТА	\mathbf{L}					
	3D							Roa	ds		0.110			
	4D1						I	Parm Sit	es					
,	4D					0	Н	ome Sit	es		0.410			10,000
							F	Recreation	on		į			
	wellings				69,355			Oth						
Outb	ouildings				4,510	Nor	-AG	ГОТА	L		0.520			10,000
Assessor's	Adius	tment	to Sale Pri	ce (+ or	-):		7	Total :	Rec	apture	Value:			

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

NEBRASKA Good Life. Great Service.

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

109

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.

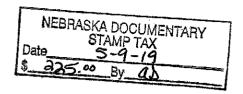
	t is signed and items 1-25 are accurately completed.							
1 County Name 2 County Number WEBSTER - 91	3 Date of Sale/Transfer 4 Date of Deed Mo. 05 Day 07 Yr. 19 Mo. 05 Day 07 Yr. 19							
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)							
Grantor's Name (Seller)	Grantee's Name (Buyer)							
Larene J. Dahlsten	Mikel T. Roark and Emalee S. Roark							
Street or Other Mailing Address 510 Land A	Street or Other Mailing Address 2408 Road 1625							
City State Zip Code	City State Zip Code							
Hastings NE 68901 Phone Number	Blue Hill NE 68930 Phone Number Is the grantee a 501(c)(3) organization? Yes √No							
(402) 257-7531	(402) 469-3825 If Yes, is the grantee a 509(a) foundation? Yes VNo							
Email Address N.A.	Email Address N.A.							
7 Property Classification Number. Check one box in categories A and B. Check C if								
(A) Status (B)	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								
	d Contract/Memo Partition Sheriff Other							
Bill of Sale Corrective Easement Lea Cemetery Death Certificate – Transfer on Death Executor Min								
9 Was the property purchased as 10 Type of Transfer Distribution Forecle								
part of an IRS like-kind exchange? Auction Easement Gift	Life Estate Sale Trustee to Beneficiary							
Yes V No Court Decree Exchange Granto	r 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. Yes No Aunt or Uncle to Niece or Nephew Family Corp., P	ives? (If Yes, check the appropriate box.) artnership, or LLC Self Other							
Brothers and Sisters								
Ex-spouse Parents and Ch								
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)							
\$100,000	☐ Yes							
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 V No 18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent							
2408 Road 1625								
Blue Hill, NE 68930	See Grantee							
18a No address assigned 18b Vacant land								
20 Legal Description								
See Exhibit "A"								
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, en	ter dollar amount and attach itemized list.)							
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	cumber							
Under penalties of law, I declare that I have examined this statemen	t 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. Danielle L. Kelley	(402) 463 4109							
Printor Type Name of Grantee or Authorized Representative	(402) 463-4198 Phone Number							
sign Jamith L Kelley	Escrow Closing Agent 05-07-19							
Signature of Grantee or Authorized Representative								
nere signature of charles of viction 200 hope contains	Title Date							
Hele '								
Register of Deed's Use Onl	y For Dept. Use Only 28 Recording Data							
Register of Deed's Use Onl								

Exhibit "A"

A tract of land in the Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4) of Section Three (3), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, described as follows: Commencing at the Southwest corner of said Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4); thence Northeasterly to the point where the North line of the County Road along the Southwest Quarter (SE1/4 SW1/4) intersects the East line of the County Road along the West side of said Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4); thence Northerly 400 feet along the East line of said County Road to the true Point of Beginning; thence East 150 feet; thence North 150 feet; thence West 150 feet; thence South 150 feet to the Point of Beginning.

BK2019, Pg 1093

State of Nebraska Ss. County of Webster Entered on the
Elitered on the
to the device of filed for record HI DIE
numerical index and filed for record in the
Clerk's office of said county this day
of May A.D., 20 19 at 11:3
o'clock aoM. Recorded in Book a 01
on Rage 1093 - 1094
druise Petrich County Clerk
10.
IndCompAssessorCarded



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

Warranty Deed

The Grantor, LARENE J. DAHLSTEN, A SINGLE PERSON, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to MIKEL T. ROARK AND EMALEE S. ROARK, HUSBAND AND WIFE, as joint tenants not as tenants in common, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Blue Hill, Webster County, Nebraska:

A tract of land in the Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4) of Section Three (3), Township Four (4) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, described as follows: Commencing at the Southwest corner of said Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4); thence Northeasterly to the point where the North line of the County Road along the South side of said Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4) intersects the East line of the County Road along the West side of said Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4); thence Northerly 400 feet along the East line of said County Road to the true Point of Beginning; thence East 150 feet; thence North 150 feet; thence West 150 feet; thence South 150 feet to the Point of Beginning.

GRANTOR covenant with GRANTEES that GRANTOR:

- (1) is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) has 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	<u>, 20<i>19</i></u> .
	Harene J. Mahlsten Larene J. Dahlsten
STATE OF NEBRASKA COUNTY OF Aclaims ss	
On this <u>7+h</u> day of <u>Management</u> appeared Larene J. Dahlsten.	$\frac{20}{19}$, before me personally
GENERAL NOTARY - State of Nebraska DANIELLE L. KELLEY My Comm. Exp. Sept. 27, 2020	Notary Public My Commission Expires: Sept. 27, 2020

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page	Sale Date															
91	20	19	1107	5/8/2019			Base: 6	55-0	0011	Aff	iliated:			Unified:					
Location	D	Sale	Number	U	seabili	ty & Code	#				real sa Est	Parcel							
0006139	900	:	110		4	05		GeoCde	Tw	n Rng	Se	ct Qrt		Subdiv	Area	Blk	Parcel		
	D	ate of S	ale Assessed	l Val	ue			4487			0	0 0	4	0015	····	001	0000		
Land		Imp	rovements			Total				Date of	Sale	Proper	ty C	lassific	ation (Code	No di Pr		
14	,945		62,57	5		77,52	20	Status	F	roperty Ty	roperty Type Zoning				Cit	Parcel Size			
Assessor Lo	cation:	GUID	E ROCK	(GR)		Ī	A) 1	В	01		C) 1	1	D) 1	E)	7	F) 3		
				1. ·		Residen	tial		7. A				C	ommer	cial				
	Mul	tiple Imp	provements:	Mult	iple. Imp	rovements.:				Multiple.	Impr	ovements.	:						
		Constr	uction Date:	Cons	truction I	Date:	191	9		Construc									
		77 - 1			Sq. Ft. :		,45	2		Floor Sq.	Ft. :								
		Buildin	g Cost New:	Cost		141	,21	0		Cost:									
Single Family	Style:	104		Resi	dential	Condition:	25		11.	Comme	rcial	Occupai	псу (Code:		- X			
(100) □ Mo	bile Hon	ne		(10)	· □	Worn Out				Primary	:	C	Other	rl:	(Other2:			
(101) 🗆 One	Story			(20)	₹]	Badly Wom				Comme	rcial	Constru	ctio	n Class:	* *				
(102) 🗆 Two	Story			(30)	* *	Average				(1) ☐ Fireproof Structural Steel Frame									
(103) □ Spli	t Level			(40) ☐ Good						(2) ☐ Reinforced Concrete Frame									
(104) 🗷 11/	2 Story			(50) □ Very Good						(3) Masonry Bearing Walls									
(III) 🗆 Bi-I	_evel			(60)	□ I	Excellent				(4) 🗆 Wood or Steel Framed Ext. Walls									
(106) 🗆 Oth	er									(5) 🗆 Metal Frame and Walls									
Townhouse or	Duplex	Style:		Resi	dential	Quality: 4	10		1	(6) 🗆	Po	le Frame							
(301) 🗆 One	Story			(10)		Low				Cost Ra	nk:			. C	onditio	n:			
(302) 🗆 Two	Story			(20)	□ I	air				(10)	Lo	w		(1	0) 🗆	Wom	Out		
(307) 🗆 1 1/:				(30)		Average				(20)	Av	erage		(2	:0) 🗆	Badly	Worn		
(308) □ Spli	t Level			(40)		Good						ove Aver	age	(3	0) 🗆	Averag	ge		
(309) 🗆 2 1/2				(50)	□ <i>1</i>	/ery Good				(40)	Hış	şh		(4	0) 🗆	Good			
(304) □ One				(60)		Excellent							<u> </u>	(5	0) 🗆	Very C	Good		
(305) □ Two	Story E	Duplex			100		:							(6	0) 🗆	Excelle	ent		
Assessor's	Adjus	stment	to Sale Pı	rice	(+ or	-):		1											
Assessor Co	mment	s and Re	eason for A	djust	ment:									•					
JTWD -	CREA	TED J	T BETWEE	en i	IUSBA	ND & WI	IFE												
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				- "															
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Comments fr	rom					-		C	omn	nents:									
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																(Contin	me on back)		

Nebraska Department of REVENUE

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

110

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. 2 County Number 3 Date of Sale/Transfer County Name 2019 2019 _ Day Day . WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Grantor's Name (Seller) Jill M. & Matthew Ping Jill M. Ping Street or Other Mailing Address 235 S University St Street or Other Mailing Address 235 S University St City Guide Rock City Guide Rock Zip Code 68942 State Zip Code 68942 ΝË Is the grantee a 501(c)(3) organization? Phone Number (402) 257-3803 Phone Number (402) 257-3803 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. (B) Property Type (C) (A) Status State Assessed Mobile Home √ Improved Single Family Industrial Mineral Interests-Nonproducing Mineral Interests-Producing Exempt Unimproved Multi-Family Agricultural TIOLL ☐ Recreational Commercial Sheriff Other 8 Type of Deed ☐ Conservator Distribution Land Contract/Memo Trust/Trustee Bill of Sale Corrective . Easement Lease Personal Rep. Death Certificate - Transfer on Death Mineral Ouit Claim √ Warranty Executor 1 Cemetery Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Irrevocable Trust Revocable Trust Transfer on Death 10 Type of Transfer Foreclosure Life Estate Sale Gift Trustee to Beneficiary Auction Easement Satisfaction of Contract Other (Explain) Created JT ☐ Yes √ No Court Decree Exchange Grantor Trust Partition 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. ☐ No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) √ Self Other Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC √ Yes Spouse Grandparents and Grandchild Brothers and Sisters Step-parent and Step-child Ex-spouse Parents and 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? V No. 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 **√** No Yes V No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 235 S University St same as Grantee Guide Rock, NE 68942 18a No address assigned 18b Vacant land 20 Legal Description see attached 21 If agricultural, list total number of acres 0,00 22 0,00 23 Was non-real property included in the purchase? Tyes Vo (If Yes, enter dollar amount and attach itemized list.) 23 0100 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 am duly authorized to sign this 462-746-3613 Print or Type N Signature of Grantee or Aut For Dept. Use Only Register of Deed's Use Only 27 Value of Stamp or Exempt Number 26 Date Deed Recorded 28 Recording Data Mo. 65 Day 09 Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Nebraska Department of Revenue

Lots Three (3), Four (4), Five (5), Six (6), Seven (7) and Eight (8); Lot Sixteen (16), the North one-half of Lot Seventeen (17) and the South 140 feet of Lot Fifteen (15), all in Block One (1), Vance's Second Addition to Guide Rock, EXCEPT tract conveyed to the United States of America described as follows: Lot Six (6) and part of Lot Five (5) of Vance's Second Addition to Guide Rock, Webster County, Nebraska, all in the Northeast Quarter (NE1/4) of Section Nine (9), Township One (1) North, Range Nine (9) West of the 6th P.M., and lying in the closed course more particularly described as follows: Beginning at a point on the South line of said quarter section, which point bears north 89°20' West 55.0 feet from the East Ouarter corner of said section and proceeding North 89°20' West 680.0 feet along said South line to a point; thence North 00°40' East 150.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 20.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 20.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 110.0 feet to the point of beginning AND EXCEPT The North Half (N½) of Lot Seventeen (17) and parts of Lots Sixteen (16) and Fifteen (15) of Vance's Second Addition to Guide Rock, Webster County, Nebraska, all lying in the Northeast Quarter (NE1/4) of Section Nine (9), Township One (1) North, Range Nine (9) West of the 6th P.M., and lying within the closed course more particularly described as follows: Beginning at a point lying within said Quarter section, and which point bears North 82°20' West 821.5 feet from the East Quarter corner of said section and proceeding North 89°40' West 509.0 feet to a point; thence North 00°30' East 388.2 feet to a point; thence North 89°06' East 76.3 feet to a point; thence South 59°31' East 500.0 feet to a point; thence South 00°40' West 138.8 feet to the point of beginning, all in 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.

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 gth day of May A.D., 2019 at 140 o'clock ... M. Recorded in Book 2019 on Page 107 County Clerk

Book 2019, Pg 1107

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-9-19
\$ Com 21-53 By 112

JOINT TENANCY WARRANTY DEED

Jill M. Ping, f/k/a Jill Marie Englehart, and Matthew Ping, wife and husband, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) and creation of joint tenancy, convey to Jill M. Ping and Matthew Ping, wife and husband as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Three (3), Four (4), Five (5), Six (6), Seven (7) and Eight (8); Lot Sixteen (16), the North one-half of Lot Seventeen (17) and the South 140 feet of Lot Fifteen (15), all in Block One (1), Vance's Second Addition to Guide Rock, EXCEPT tract conveyed to the United States of America described as follows: Lot Six (6) and part of Lot Five (5) of Vance's Second Addition to Guide Rock, Webster County, Nebraska, all in the Northeast Quarter (NE1/4) of Section Nine (9), Township One (1) North, Range Nine (9) West of the 6th P.M., and lying in the closed course more particularly described as follows: Beginning at a point on the South line of said quarter section, which point bears north 89°20' West 55.0 feet from the East Quarter corner of said section and proceeding North 89°20' West 680.0 feet along said South line to a point; thence North 00°40' East 150.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 20.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 20.0 feet to a point; thence South 89°20' East 100.0 feet to a point; thence South 00°40' West 110.0 feet to the point of beginning AND EXCEPT The North Half (N½) of Lot Seventeen (17) and parts of Lots Sixteen (16) and Fifteen (15) of Vance's Second Addition to Guide Rock, Webster County, Nebraska, all lying in the Northeast Quarter (NE1/2) of Section Nine (9), Township One (1) North, Range Nine (9) West of the 6th P.M., and lying within the closed course more particularly described as follows: Beginning at a point lying within said Quarter section, and which point bears North 82°20' West 821.5 feet from the East Quarter corner of said section and proceeding North 89°40' West 509.0 feet to a point; thence North 00°30' East 388.2 feet to a point; thence North 89°06' East 76.3 feet to a point; thence South 59°31' East 500.0 feet to a point; thence South 00°40' West 138.8 feet to the point of beginning, all in 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 May 8, 2019.	
Green Fina	2
Vill M. Ping	Matthew Ping

STATE OF NEBRASKA, COUNTY OF WEBSTER $\;\;$) $\;$ ss.

The foregoing instrument was acknowledged before the on May , 2019, by Jill M. Ping and Matthew Ping, wife and husband.

GENERAL NOTARY - State of Nebraska

MARY HUNT

MY Comm. Exp. May 12, 2022

Prepared by Garwood & McCracken, Lawyers 401 North Webster Street, Red Cloud, NE 68970 Phone/Fax: (402) 746-3613 DAVE:F:\WP\\$00\PINGIM_JTD 4/30/19

Public

Notar

Page 1 of 1 Pages

Residential & Commercial Sales Worksheet

Cnty No.	Bo	ok	Page	Sale Date							School	ė							
91	20	19	1108	4/17/2019 Ba			Base:	91-	0002 Affiliated:					Unified:					
Location	ID	Sale	Number	U	seabi	ility é	€ Code#		redus System			Par	cel l	Number	umber				
000115	500	=	111		4		05	GeoCde	Tw	n Rng	s	ect	Qrt	Subdiv	Area	Blk	Parcel		
	D	ate of Sa	de Assessed	l Val	пе			4491			C	00	0	10005		025	0000		
Land	*	Imp	rovements			Tot	al			Date o	Säl	e Proj	perty	y Classific	ification Code				
	555		23,82	0		;	24,375	Status	I	roperty	Гуре	Zor	nùng	Location	ı Cit	Parcel Size			
Assessor Lo	cation:	RED (CLOUD (1	RC)				A) 1	В	01		C)	1	D) 1	E)	6	F) 1		
						1	Residentia	l	1.2					Comme	cial				
	Mul	tiple Imp	rovements:	Mult	iple. In	nprove	ments.:			Multipl	e. Imp	roveme	nts.:				1 111		
		Constr	uction Date:			n Date		52		Constru									
			Floor:	Floor	Sq. Ft	t. :	1,1	82		Floor S	q. Ft.	:							
		Buildin	g Cost New:	Cost			99,4	95		Cost:									
Single Family	Style:			Resi	denti	al Cor	dition: 2	5		Comn	ercia	d Occu	ıpane	cy Code:	1 11	1 - 1.	W		
(100) 🗆 Mo				(10)		Wor	n Out			Primar				herl:	(Other2:			
(101) 🗷 One	e Story			(20)	*	Badl	y Worn			Comm	ercia	ıl Cons	truc	tion Class:			1.1 1.1		
(102) 🗆 Two	Story			(30)	因	Ave	age			(1)	□ F:	ireproo	f Stn	uctural Stee	l Frame	1			
(103) 🗆 Spli	it Level			(40) □ Good					(2) Reinforced Concrete Frame										
(104) 🗆 1 1/	2 Story			(50)		☐ Very Good (3) ☐ Masonry Bearing Walls													
(111) 🗆 Bi-I	Level			(60)		Exce	llent			(4) Uvood or Steel Framed Ext. Walls									
(106) 🗆 Oth	er									(5) Metal Frame and Walls									
Townhouse or	Duplex	Style:		Resi	dentia	al Qua	ılity: 30			(6)	□ P	ole Fra	me						
(301) 🗆 One	Story			(10)		Low				Cost R	ank:			(Conditio	n:			
(302) 🗆 Two	Story			(20)		Fair				(10)	J L	OW		(10) 🗆	Wom	Out		
(307) 🗆 1 1/5	2 Story			(30)	麦	Aver	age			(20) I	□ A	verage		(20) 🗆	Badly	Worn		
(308) 🗆 Spli	t Level			(40)		Goo	1			(30)] A	bove A	vera	ge (30) 🗆	Averag	ge		
(309) 🗆 2 1/3	2 Story	·		(50)		Very	Good			(40) l	□ H	igh		(40) 🗆	Good			
(304) □ One				(60)		Exce	llent							(50) 🗆	Very C	ood		
(305) □ Two	Story D	uplex		. :	. :			*	:				1.	100	60) 🗆	Excelle	ent		
Assessor's					•														
Assessor Co																			
QCD - F	BETWE!	EN BR	OTHERS	£ S:	CSTE	ERS													
Comments fi	rom		•					(omn	nents:				• • • • • • • • • • • • • • • • • • • •	,				
···																			
·									_							/a :			
																(Contir	me on back)		

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

FORM 521

• Il additional space is needed, add		
	ent is signed and items 1-25 are accurately completed.	
1 County Name 2 County Number WEBSTER - 91	3 Date of Sale/Transfer Mo. 04 Day 17 Yr. 2019 4 Date of Deed Mo. 04 Day	17 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)	77
Grantor's Name (Seller)	Grantee's Name (Buyer)	
Zona Hines, etal Street or Other Mailing Address	Rick Redeker Street or Other Mailing Address	
704 N Washington	235 W 3rd Ave	
Lindsborg KS 67456		Zip Code 68970
Phone Number (785) 227-2760	Phone Number (402) 746-4404 Is the grantee a 501(c)(3) organization of the grantee a 509(a) founds	on? Yes V No ation? Yes VNo
Email Address	Email Address	
7 Property Classification Number. Check one box in categories A and B. Check (if property is also a mobile home.	
	B) Property Type	(C)
Improved	Mineral Interests-Nonproducing State Assessed	Mobile Home
Unimproved Multi-Family Agricultural ICLL Commercial Recreational	Mineral Interests-Producing Exempt	
8 Type of Deed Conservator Distribution	and Contract/Memo Partition Sheriff O	Mher
	ease Personal Rep. Trust/Trustee	
	fineral ✓ Quit Claim Warranty closure ∏rrevocable Trust ☐ Revocable Trust ☐ Trans	
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift		sfer on Death ee to Beneficiary
Yes ✓ No Court Decree Exchange Gra		r (Explain)
11 Was ownership transferred in full? (If No, explain the division.) Yes NoNo	12 Was real estate purchased for same use? (If No,	state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary re		
	Partnership, or LLC Self Other	
☑ Brothers and Sisters ☐ Grandparent	and Grandchild Spouse	
Ex-spouse Parents and		
14 What is the current market value of the real property? \$\pmathbf{	15 Was the mortgage assumed? (If Yes, state the amount and inte	rest rate.)
16 Does this conveyance divide a current parcel of land?	Yes Y No \$	Yes, include the name
Yes V No	of the agent or title company contact.) Yes	✓ No
18 Address of Property 235 W 3rd Ave	19 Name and Address of Person to Whom the Tax Statement Shou	ıld be Sent
Red Cloud, NE 68970	same as Grantee	
18a No address assigned 18b Vacant land		
28 Legal Description	1	
The East Eighty-four feet (E84') of Lots Thirteen (13	3), Fourteen (14) and Fifteen (15), Block	Twenty-five
(25), Original Town of Red Cloud, Webster County,	Nebraska.	inologino
21 If agricultural, list total number of acres		
		·
22 Total purchase price, including any liabilities assumed		0,00
23 Was non-real property included in the purchase? 🔲 Yes 🛛 No (If Yes, e	nter dollar amount and attach itemized list.) 23	0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23) ,		0100
		0100
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 statem	n number ent and that it is, to the best of my knowledge and belief, true, complete.	ato end
correct, and that I am duly authorized to sign this statement. Kory J. McCracken	,	
Print or Type Name of Grantse or Authorized Representative		(402) 746-3613 Phone Number
sign	Attomey	5/0/14
nere Signature of Grantee or Authorized Representative	Title	Date //
Register of Deed's Use O	nly F	or Dept. Use Only
6 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. <u>OS Day C1 Yr. 19</u> \$ 47. 25	Book 2019, 19 1108-1109	
erraska Department of Hevenue Irm No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2998 Rev. 7-2944	Authorized by Neb. Rev. St	tat. §§ 76-214, 77-1327(2)

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 7th day of 10 av A.D., 2019, at 1.45 o'clock P.M. Recorded in Book 2017 on Page 1108 1107 County Clerk

Book 2019, Pg 1108

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-9-19
S 47, 35 By A/12

QUITCLAIM DEED

Zona Hines, a married person and resident of the State of Kansas, Diannia Daugherty, a single person, Greg Redeker, a married person and resident of the State of Arizona, Shellie Cornwell, a single person, and Roddie Redeker, a married person and resident of the State of Michigan, GRANTORS, in consideration of LOVE and AFFECTION receipt of which is hereby acknowledged, quitclaim and convey to Rick Redeker, a single person, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The East Eighty-four feet (E84') of Lots Thirteen (13), Fourteen (14) and Fifteen, Block Twenty-five (25), Original Town of Red Cloud, Webster County, Nebraska.

Block Twenty-five (25), Original Town	of Red Cloud, Webster County, Nebraska.
Raddie A. Rolling	Romal Hime
Roddie Redeker	Zona Hin€s
Dannie Daughort	G77 R/L
Diannia Daugherty	GregRedeker
Shelie A Cos weep	

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

	The foregoing instrument was acknowledged b	efore me on April //, 2019, by Zona
Hines.	GENERAL NOTARY - State of Nebraska KORY MCCRACKEN	1/ ///
	My Cornon, Exp. August 27, 2022	

Comm. expires

STATE OF NEBRASKA, COUNTY OF LANCASTER.) SS.

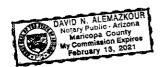
The foregoing instrument was acknowledged before me on April 25. 2019, by Diannia Daugherty.

Comm. expires Quly 11, 2022

GENERAL NOTARY - State of Nebraska
MALA R. DEBERG
My Comm. Exp. July 11, 2022

Notary Public

Prepared by Garwood & McCracken, Lawyers 401 North Webster Street, Red Cloud, NE 68970 Phone/Fax: (402) 746-3613 KORY:C:\wp\800\REDEKER.QCD 4/17/19 Page 1 of 2 Pages



STATE OF ARIZONA, COUNTY OF mani upp) ss.

The foregoing instrument was acknowledged before me on April $\underline{\underline{\mathcal{JL}}}$, 2019, by Greg Redeker.

Comm. expires 2-13-21

Notary Public

STATE OF NEBRASKA, COUNTY OF LANCASTEC) ss.

The foregoing instrument was acknowledged before me on April 2019, by Shellie

Cornwell.

GENERAL NOTARY - State of Nebraska
MALA R. DEBERG
My Comm. Exp. July 11, 2022

Comm. expires Ouly 11, 2022

Notary Public

STATE OF MICHIGAN, COUNTY OF Calkium) ss.

The foregoing instrument was acknowledged before me on April Z, 2019, by Roddie

Redeker.

Comm. expires

BRIDGET M BANKS
Notary Public – State of Michigan
County of Calinoun
My Commission Expires Oct 14, 2023
Acting in the County of County o

Notary-Rublin

Agricultural Land Sales Worksheet

Cnty No. 1	ook	Page	Sa	le Date				S	chool Dis	trict Cod	B						
91 2	019	1148	3/2	5/2019	Base: \$	Base: 91-0002 Affiliated:							Unified:				
Location ID	Sal	e Number	Useabilit	y & Code#	Parcel Number												
001912100		112	4	10	GeoCde	Twn	Rng	Se	ct Qrt	Subdiv	Area Blk 1		Parcel				
	Date of S	Sale Assessed	Value		4371	2	11	3	1 0	00000	1	000	8850				
Land	Im	provements		[otal		D	ate of	Sale	Propert	y Classific	ation (Code					
229,920		71,745		301,665	Status	Pro	perty Ty	<i>т</i> ре	Zoning	Location	ı Cii	y Size	Parcel Size				
	Irriga	tion Type:			A) 1	B)	05		c) 5	D) 3	E)	0	F) 9				
LCG		ACRES:	VA	LUE:		LCG			ACE	ŒS:	andre ger	VAL	UE:				
IRRIGATED 1				:	GR	ASSLA	ND 1	G1		0.800			975				
1	A	5.520		15,040	1G			1G		2.550	2,06						
2.	11	-			2G1			GI									
	A				2 G			2G		6,52							
34	1	12.230		31,490	3G1			G1	1		16,460						
	Α	0.240		620				3G		4.590 0.760	6,26						
4.	1.1						40	G1			1,035						
4	A	1.110		2,820				4G		0.120			97,550				
DRYLAND 11	01				S	helterbe		_									
	D	7.560		17,655			Accreti	on									
2I		F 0.60		0.000			Was										
2 3I	D	5.060		9,920	ACT	AND 7	Oth	_	1 5	0.370		2	14,155				
	D D	2.670		5,235	AG L	auv.		-		1.920	ili kar		, <u>_</u>				
				J, 200		Roads Farm Sites				1.000	u (Adrina)	<u>CMJayi793</u>	5,765				
	D.	0.270		510		Home Sites				1.000			10,000				
				(2) (4) (4) (5)			ecreati	-					<u> </u>				
Dwellin	28			45,680			Oth	ner									
Outbuildin				26,065	Nor	ı-AG T				3.920			15,765				

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD - TRACT FOR HIGHWAY PURPOSES	
Comments from	Comments:

	(Continue on back)

Real Estate Transfer Statement

112

136-4 (115) FORM 1/2 19 **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. Good Life, Great Service. DEPARTMENT OF REVENUE

The deed will not be recorded unless this statemen	t is signed and items 1-25 are accurately completed.					
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed	2019				
WEBSTER - 91	Mo. 3 Day 25 Yr. 2019 Mo. 3 Day 25 Yr. 2019					
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)					
Grantor's Name (Seller) See Attached Copy	Nebraska Department of Transportation					
Street or Other Mailing Address	Street or Other Mailing Address					
73/2 Highway 136 City State Zip Code		Code				
Red Cloud NE 68970-7015	Lincoln NE 6850	9-4759 ⁄es √No				
Phone Number (402) 746-2465	[1 HOLD 140HDO: HOLD 3-4-14-1 (-)(-) 1-3	′es ✓ No ′es ✓ No				
Email Address	Email Address					
Oliver Charles and Control of the Charles of the Ch	avenanty is also a mahile harma					
7 Property Classification Number, Check one box in categories A and B, Check C in (A) Status		C)				
(A) Status (B) Improved Single Family Industrial		obile Home				
✓ Unimproved Multi-Family ✓ Agricultural	Mineral Interests-Producing Exempt					
IOLL Commercial Recreational						
	nd Contract/Memo Partition Sheriff Other					
☐ Bill of Sale ☐ Corrective ☐ Easement ☐ Lea	se Personal Rep. Trust/Trustee					
Cemetery Death Certificate - Transfer on Death Executor Mir	eral Quit Claim Varranty					
9 Was the property purchased as part of an IRS like-kind exchange?						
(I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale Trustee to Benefi	•				
	or Trust Partition Satisfaction of Contract Other (Explain) 12 Was real estate purchased for same use? (If No, state the interpretable)					
11 Was ownership transferred in full? (If No, explain the division.) Yes No	Yes No Highway Purposes	ended dae.)				
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.						
_	Partnership, or LLC Self Other					
☐ Brothers and Sisters ☐ Grandparents						
Ex-spouse Parents and Cl						
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)	. ,				
\$9.540	Yes	%				
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 of the agent or title company contact.) Yes	e the name No				
18 Address of Property	19 Name and Address of Person to Whorn the Tax Statement Should be Sent					
782 HWY 136, Red Cloud, NE 68970	Nebraska Department of Transportation					
	PO Box 94759					
18a No address assigned 18b Vacant land	Lincoln, NE 68509-4759					
20 Legal Description						
See Attached Copy						
• •						
21 If agricultural, list total number of acres						
CO Table and including any liabilities consumed	9,5	40,00				
22 Total purchase price, including any liabilities assumed	\$					
23 Was non-real property included in the purchase? Yes Vo (If Yes, e	nter dollar amount and attach itemized list.) 23					
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	9,5	40 00				
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number 2					
Under penalties of law, I declare that I have examined this stateme 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, complete, and					
Karla Smith	(402) 47	79-3985				
Print or Type Name of Grantee or Authorized Representative	Phone Nur					
sign Harla Unich	ROW Project Manager 5/62	019				
here Signature of Grantee or Authorized Representative	Title Date					
Register of Deed's Use Or	ily For Dept.	Use Only				
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data					
Mo. 5 Day 10 Yr. 19 \$ Exempt #2	BK2019, FG 1148					
Nebraska Department of Revenue	Authorized by Neb. Rev. Stat. §§ 76-2	14, 77-1327(2)				



FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

PROJECT: 136-4(115)

WARRANTY DEED C.N.: 42617

TRACT: 19

KNOW ALL PERSONS BY THESE PRESENTS:

THAT Robert D. Minnick, a single person

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100----(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 31; THENCE EASTERLY A DISTANCE OF 2500.02 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTHERLY DEFLECTING 091 DEGREES, 23 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 108.80 FEET ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE WESTERLY DEFLECTING 090 DEGREES, 00 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 33.00 FEET TO A POINT ON THE WESTERLY EXISTING COUNTY ROAD RIGHT OF WAY LINE; THENCE SOUTHWESTERLY DEFLECTING 065 DEGREES, 29 MINUTES, 37 SECONDS LEFT, A DISTANCE OF 13.90 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 064 DEGREES, 56 MINUTES, 38 SECONDS RIGHT, A DISTANCE OF 300.72 FEET; THENCE NORTHWESTERLY DEFLECTING 026 DEGREES, 46 MINUTES, 11 SECONDS RIGHT, A DISTANCE OF 101.98 FEET; THENCE WESTERLY DEFLECTING 028 DEGREES, 41 MINUTES, 25 SECONDS LEFT, A

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617 TRACT: 19

DISTANCE OF 128.19 FEET; THENCE WESTERLY DEFLECTING 007 DEGREES, 20 MINUTES, 05 SECONDS LEFT, A DISTANCE OF 269.25 FEET; THENCE NORTHWESTERLY DEFLECTING 034 DEGREES, 21 MINUTES, 23 SECONDS RIGHT, A DISTANCE OF 44.78 FEET; THENCE WESTERLY DEFLECTING 020 DEGREES, 16 MINUTES, 08 SECONDS LEFT, A DISTANCE OF 100.18 FEET; THENCE WESTERLY DEFLECTING 011 DEGREES, 51 MINUTES, 38 SECONDS LEFT, A DISTANCE OF 191.06 FEET; THENCE WESTERLY DEFLECTING 030 DEGREES, 56 MINUTES, 51 SECONDS RIGHT, A DISTANCE OF 88.77 FEET; THENCE NORTHWESTERLY DEFLECTING 009 DEGREES, 19 MINUTES, 06 SECONDS RIGHT, A DISTANCE OF 145.96 FEET; THENCE WESTERLY DEFLECTING 033 DEGREES, 08 MINUTES, 29 SECONDS LEFT, A DISTANCE OF 811.86 FEET; THENCE WESTERLY DEFLECTING 010 DEGREES, 15 MINUTES, 32 SECONDS LEFT, A DISTANCE OF 336.34 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE TO A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTHERLY DEFLECTING 080 DEGREES, 39 MINUTES, 15 SECONDS LEFT, A DISTANCE OF 72.60 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO THE POINT OF BEGINNING CONTAINING 6.71 ACRES, MORE OR LESS, WHICH INCLUDES 3.66 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY.

SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

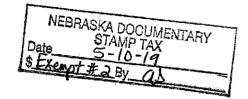
TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

BK2019, Pg 1148

State of Nebraska ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this day of May A.D., 20 9, at 10:29 o'clock A.M. Recorded in Book 2019 on Page 1148-1150 County Clerk 22.00 Assessor Carded



FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

PROJECT: 136-4(115)

WARRANTY DEED

C.N.: 42617

TRACT: 19

KNOW ALL PERSONS BY THESE PRESENTS:

THAT Robert D. Minnick, a single person

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100----(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate;

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 31; THENCE EASTERLY A DISTANCE OF 2500.02 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTHERLY DEFLECTING 091 DEGREES, 23 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 108.80 FEET ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE WESTERLY DEFLECTING 090 DEGREES, 00 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 33.00 FEET TO A POINT ON THE WESTERLY EXISTING COUNTY ROAD RIGHT OF WAY LINE; THENCE SOUTHWESTERLY DEFLECTING 065 DEGREES, 29 MINUTES, 37 SECONDS LEFT, A DISTANCE OF 13.90 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 064 DEGREES, 56 MINUTES, 38 SECONDS RIGHT, A DISTANCE OF 300.72 FEET; THENCE NORTHWESTERLY DEFLECTING 026 DEGREES, 46 MINUTES, 11 SECONDS RIGHT, A DISTANCE OF 101.98 FEET; THENCE WESTERLY DEFLECTING 028 DEGREES, 41 MINUTES, 25 SECONDS LEFT, A

BK2019, Pg 1149

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 19

DISTANCE OF 128.19 FEET; THENCE WESTERLY DEFLECTING 007 DEGREES, 20 MINUTES, 05 SECONDS LEFT, A DISTANCE OF 269.25 FEET; THENCE NORTHWESTERLY DEFLECTING 034 DEGREES, 21 MINUTES, 23 SECONDS RIGHT, A DISTANCE OF 44.78 FEET; THENCE WESTERLY DEFLECTING 020 DEGREES, 16 MINUTES, 08 SECONDS LEFT, A DISTANCE OF 100.18 FEET; THENCE WESTERLY DEFLECTING 011 DEGREES, 51 MINUTES, 38 SECONDS LEFT, A DISTANCE OF 191.06 FEET; THENCE WESTERLY DEFLECTING 030 DEGREES, 56 MINUTES, 51 SECONDS RIGHT, A DISTANCE OF 88.77 FEET; THENCE NORTHWESTERLY DEFLECTING 009 DEGREES, 19 MINUTES, 06 SECONDS RIGHT, A DISTANCE OF 145.96 FEET; THENCE WESTERLY DEFLECTING 033 DEGREES, 08 MINUTES, 29 SECONDS LEFT, A DISTANCE OF 811.86 FEET; THENCE WESTERLY DEFLECTING 010 DEGREES, 15 MINUTES, 32 SECONDS LEFT, A DISTANCE OF 336.34 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE TO A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTHERLY DEFLECTING 080 DEGREES, 39 MINUTES, 15 SECONDS LEFT, A DISTANCE OF 72.60 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO THE POINT OF BEGINNING CONTAINING 6.71 ACRES, MORE OR LESS, WHICH INCLUDES 3.66 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY.

SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

WARRANTY DEED

TRACT: 19 PROJECT: 136-4(115) C.N.: 42617 Duly executed this 25 day of March STATE OF Nebrasky COUNTY OF Webster , A.D., 20 19, before me, a General Notary Public, duly commissioned and qualified, personally came __RS&x D. Minnick to me known to be the identical person(s) whose name(s) affixed to the foregoing instrument as Grantor(s) and acknowledged the same to be a voluntary act and deed.

WITNESS my hand and notarial seal the day and year last above written

GENERAL NOTARY - State of Nebraska TERRENCE L. KUBICEK My Comm. Exp. Sept. 4, 2020

Agricultural Land Sales Worksheet

Cnty No.	Boo	k	Page		Sale I	ate				Salah da Lagarah	S	cho	ol Dis	trict	Code				
91	201	.9	1151	3	3/21/2	2019	Base: 91-0002 Affiliated:							Unified:					
Location ID		Sale	Number	Usea	bility &	Code#	Parcel Number												
001912400		:	113	4		10	GeoCde	Tw	n	Rng	Se	ct	Qrt	Sub	div	Area Bik Pa			arcel
	Da	te of S	ale Assessed	l Value			4371	2		11	3	2	0	000	000	1	000	88	355
Land		Imp	rovements		Tota	il .	Date of Sale Property Classifica							tion (Code				
930,42	25		16,77	5	94	7,200	Status	1	rop	erty Ty	ре	Z	oning	Lo	cation	Cit	y Size	Parc	el Siz
and the second s	- '	Irrigat	ion Type:	'			A) 1	В)	05		C)	5	D)	3	E)	0	F)	9
LCG	%	A	ACRES:		VALU	E:		LC	G			74 a 1817	ACR	ES:		32.A	VAL	UE:	
	1A1						GI	RASS		VD 10	Gl								
	1A		26.400		7	1,940	1G			1G	7.910			10	10,795				
	2AI						2G1			GI									
	2A										2G		4	3.7	40			59,	705
	3A1		41.580		10	7,070	3G1			3 1	35.080			47,885					
	3A		0.040			105	3G			3G	58.450			79,785					
	4A.1		3.450			8,765	40			Gl		10	101.230			138,18			
	4A		3.930			9,985					4G		24	4.7	10		3	34,	030
DRYLAND	1D1	· ·						Shelte	rbel	t/Timt	oer .								
	1D								F	Accreti	on								
	2D1									Was	ste								
	2D									Otl								-	
	3DI		15.820		3	1,005	AG L	ANI	T (OTA	\mathbf{L}			5.7			9	24,	660
	3D		0.130			255				Roa				7.9		- GALLET Le costeti			report of
	4D1		11.940			2,565			Fa	urn Sit	tes			1.0	00			5,	765
	4D		1.370			2,590				me Sit									
					500				Re	ecreati	on								
Dwell				10						Oth				4.3					
Outbuild	ıngs			4	1	6,775	No	n-A(÷ T	OTA	يا		3	3.3	10			5,	/65

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
BK 2019, PG 1151; TRACT FOR HIGHWAY	JRPOSES
Comments from	Comments:
	1100.0
	(Continue on back)

Real Estate Transfer Statement

alfadditional chace is needed, add an attachment and identify the item.	• To be filed with the negister of beeds. • head his actions of reve	2130 310
- If additional space is necessary are an attachment that it control and its	 If additional space is needed, add an attachment and identify the it 	em.

	• IO De med willi • If additional ena	ce is needed add an	attachment and identify the item.		V - 1
DEPARTMENT OF REVENUE			is signed and items 1-25 are accurately	v completed.	
County Name	2 County Number	without the eteromen	3 Date of Sale/Transfer 4 I	Date of Deed	
· County Numb	WEBSTER - 91			Mo3 Day	
Grantor's Name Addre	ess, and Telephone (Please Print)		6 Grantee's Name, Address, and Telephone		
Grantor's Name (Seller)	oo, and telephone (triades tring)		Grantee's Name (Buyer)		
See Attached Con			Nebraska Department of Transp	ortation	
Street or Other Mailing Ad 5265 W Cimarron	Road		Street or Other Mailing Address PO Box 94759		
City	State	Zip Code	City	State	Zip Code
Ayr	NE NE	68925-2638	Lincoln Phone Number Is the grantee a 5	NE 501(c)(3) organiz:	68509-4759 ation? Yes √Ne
Phone Number (402) 680-8518			(402) 471-4567 If Yes, is the gran	tee a 509(a) four	ndation? Yes V
mail Address			Email Address		
7 Dranachi Classificatio	n Number, Check one box in catego	rice A and B. Check C if	property is also a mobile home.		
· · · · · · · · · · · · · · · · · · ·	n Number, Check one box in catego		Property Type		(C)
(A) Status	Single Family Ind	ustrial [Mineral Interests-Nonproducing	State Assessed	Mobile Home
✓ Unimproved		icultural	Mineral Interests-Producing	Exempt	
OLL OUT		creational		. —————————————————————————————————————	
	Conservator		d Contract/Memo Partition She	eriff	Other
· <u>·</u>	Corrective	Easement Lea		st/Trustee	
<u> </u>	Death Certificate - Transfer on Death	Executor Min	==	rranty	
		Distribution Foreck	osure Irrevocable Trust Revocable Trus	st Tra	ansfer on Death
9 Was the property purchased of an IRS like-kind	i exchange? Auction	Easement Gift	Life Estate Sale	Tri	ustee to Beneficiary
(I.R.C. § 1031 Exchang	,,,,		r Trust Partition Satisfaction of	Contract Of	her (Explain)
	red in full? (If No, explain the division.	<u> </u>	12 Was real estate purchased to		
✓ Yes No			Yes 🗸 No <u>Highw</u>	<u>/av Purposes</u>	
3 Was the transfer betwe	en relatives, or if to a trustee, are the t	rustor and beneficiary rela	tives? (If Yes, check the appropriate box.)		
☐ Yes ☑ No	Aunt or Uncle to Niece or Nep		artnership, or LLC Self	Othe	er
_	Brothers and Sisters	Grandparents a	nd Grandchild Spouse		
	Ex-spouse	Parents and Ch	ild Step-parent and Ste	p-child	
4 What is the current man	ket value of the real property?		15 Was the mortgage assumed? (If Yes, state	the amount and	interest rate.)
\$12,120			☐ Yes		%
	livide a current parcel of land?		17 Was transfer through a real estate agent or	a title company?	(If Yes, include the name
✓ Yes			of the agent or title company contact.)	Yes	No
8 Address of Property			19 Name and Address of Person to Whom the	Tax Statement S	hould be Sent
	36 between Roads 800 & 900,	Red Cloud, NE	Nebraska Department of Transports	ation	
68970	·		PO Box 94759		
8a No address assig	ned 18b 🔲 Vacant land		Lincoln, NE 68509-4759		
Legal Description		1			
- '	Conv				
See Attached	Jopy				
1 If agricultural, list total r	number of acres				
t is agricultation for totals				1 (6	
					12,120 ¹ 00
22 Intal murchaed arior	including any liabilities assume	d	.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	22	12, 120,00
•	e, including any liabilities assume			\$	12,120,00
•	e, including any liabilities assume		nter dollar amount and attach itemized list.)	\$	12,120,00
23 Was non-real prope	rty included in the purchase?	Yes 🕡 No (If Yes, er		\$	12,120,00
23 Was non-real prope	rty included in the purchase?	Yes No (If Yes, er	······	\$ 23 \$	
23 Was non-real prope 24 Adjusted purchase	rty included in the purchase?	Yes No (If Yes, er	number2	23 \$ \$ 24	12,120,00
23 Was non-real prope 24 Adjusted purchase p 25 If this transfer is exe Under	rty included in the purchase?	Yes No (If Yes, er minus line 23)	······	23 \$ \$ 24	12,120,00 pmplete, and
23 Was non-real prope 24 Adjusted purchase p 25 If this transfer is exe Under	rty included in the purchase?	Yes No (If Yes, er minus line 23)	number2	23 \$ \$ 24	12,120,00 pmplete, and (402) 479-3985
23 Was non-real prope 24 Adjusted purchase page 25 If this transfer is executed the correct, and Karla S Print or Typ	rty included in the purchase?	Yes No (If Yes, er minus line 23)	number 2 nt and that it is, to the best of my knowledge ar	23 \$ 24	12,120,00 complete, and (402) 479-3985 Phone Number
23 Was non-real prope 24 Adjusted purchase 25 If this transfer is exe Under correct, and Karla S Print or Typ	rty included in the purchase?	Yes No (If Yes, er minus line 23)	number2	23 \$ 24	12,120,00 omplete, and (402) 479-3985 Phone Number 5/62019
23 Was non-real prope 24 Adjusted purchase page 25 If this transfer is executed correct, and Karla S Print or Typ	rty included in the purchase?	Yes No (If Yes, er minus line 23)	number 2 nt and that it is, to the best of my knowledge ar	23 \$ 24	12,120,00 complete, and (402) 479-3985 Phone Number
23 Was non-real prope 24 Adjusted purchase 25 If this transfer is exe Under correct, and Karla S Print or Typ	price paid for real estate (line 22 ampt from the documentary stamp repealties of (aw, I declare that I had that I am duly authorized to sign this mith Name of Grantee or Authorized Representation	Yes No (If Yes, er minus line 23)	number2 nt and that it is, to the best of my knowledge and ROW Project Manage	23 \$ 24	12,120,00 complete, and (402) 479-3985 Phone Number 5/62019 Date
23 Was non-real prope 24 Adjusted purchase 25 If this transfer is exe Under correct, and Karla S Print or Typ Signature of	price paid for real estate (line 22 ampt from the documentary stamp repealties of law, I declare that I had that I am duly authorized to sign this mith Name of Grantee or Authorized Republic Grantee or Authorized Representative Regi	Yes No (If Yes, er minus line 23)	number2 nt and that it is, to the best of my knowledge and ROW Project Manage Title	23 \$ 24	12,120,00 omplete, and (402) 479-3985 Phone Number 5/62019
23 Was non-real prope 24 Adjusted purchase 25 If this transfer is exe Under correct, and Karla S Print or Typ	price paid for real estate (line 22 ampt from the documentary stamp repealties of (aw, I declare that I had that I am duly authorized to sign this mith Name of Grantee or Authorized Representation	Yes No (If Yes, er minus line 23)	number2 nt and that it is, to the best of my knowledge and ROW Project Manage	23 \$ 24	12,120,00 complete, and (402) 479-3985 Phone Number 5/62019 Date



FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

WARRANTY DEED

PROJECT: 136-4(115) C.N.: 42617

TRACT: 20

KNOW ALL PERSONS BY THESE PRESENTS:

THAT Arthur R. Lienemann, Trustee of the Arthur R. Lienemann Revocable Trust dated June 3, 2016 and Marsha L. Lienemann, Trustee of the Marsha L. Lienemann Revocable Trust dated June 3, 2016, each an undivided 1/2 interest

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100----(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate;

A TRACT OF LAND LOCATED IN SECTION 32, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE EASTERLY A DISTANCE OF 2630.15 FEET ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE NORTHERLY DEFLECTING 090 DEGREES, 21 MINUTES, 21 SECONDS LEFT, A DISTANCE OF 51.33 FEET ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE WESTERLY DEFLECTING 088 DEGREES, 07 MINUTES, 12 SECONDS LEFT, A DISTANCE OF 325.23 FEET; THENCE WESTERLY DEFLECTING 007 DEGREES, 01 MINUTES, 09 SECONDS LEFT, A DISTANCE OF 182.56 FEET; THENCE WESTERLY DEFLECTING 018 DEGREES, 09 MINUTES, 11 SECONDS RIGHT, A DISTANCE OF 461.15 FEET; THENCE WESTERLY DEFLECTING 012 DEGREES, 06 MINUTES, 57 SECONDS LEFT, A DISTANCE OF 1641.51 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE WESTERLY

WARRANTY DEED C.N.: 42617

PROJECT: 136-4(115)

TRACT: 20

DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 33.00 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTHERLY DEFLECTING 091 DEGREES, 02 MINUTES, 14 SECONDS LEFT, A DISTANCE OF 159.40 FEET ALONG SAID LINE TO THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING CONTAINING 7.41 ACRES, MORE OR LESS, WHICH INCLUDES 4.85 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

A TRACT OF LAND LOCATED IN SECTION 32, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SOUTHEAST QUARTER OF SECTION 32; THENCE EASTERLY A DISTANCE OF 2628.42 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTHERLY DEFLECTING 090 DEGREES, 06 MINUTES, 46 SECONDS LEFT, A DISTANCE OF 153.20 FEET ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE WESTERLY DEFLECTING 090 DEGREES, 00 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 33.00 FEET TO A POINT ON THE WESTERLY EXISTING COUNTY ROAD RIGHT OF WAY LINE: THENCE SOUTHWESTERLY DEFLECTING 047 DEGREES, 01 MINUTES, 27 SECONDS LEFT. A DISTANCE OF 91.23 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 047 DEGREES, 25 MINUTES, 59 SECONDS RIGHT, A DISTANCE OF 931.15 FEET; THENCE WESTERLY DEFLECTING 011 DEGREES, 17 MINUTES, 39 SECONDS LEFT, A DISTANCE OF 179.64 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 011 DEGREES, 44 MINUTES, 01 SECONDS RIGHT, A DISTANCE OF 469.68 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 004 DEGREES, 59 MINUTES, 38 SECONDS RIGHT, A DISTANCE OF 487.89 FEET; THENCE WESTERLY DEFLECTING 013 DEGREES, 01 MINUTES, 02 SECONDS LEFT. A DISTANCE OF 474.55 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTHERLY DEFLECTING 082 DEGREES, 58 MINUTES, 59 SECONDS LEFT, A DISTANCE OF 51.33 FEET ALONG SAID LINE TO THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER TO THE POINT OF BEGINNING CONTAINING 4.98 ACRES, MORE OR LESS, WHICH INCLUDES 3.46 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

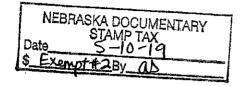
SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

BK2019, Pg 1151

State of Nebraska 3ss.

Entered on the numerical index and filed for record in the Cierk's office of said county this 10 day of MALIA.D., 20 19, at 10:35 o'clock A.M. Recorded in Book 2019 on Page 1151-1157 County Clerk 46.00 Deputy Ind Comp Assessor Carded



FOR REGISTER OF DEEDS USE ONLY Return to: Tina Yates Nebraska Dept. of Transportation, R.O.W. Division 1500 Highway 2, Box 94759 Lincoln, NE 68509-4759

PROJECT: 136-4(115)

WARRANTY DEED

C.N.: 42617

TRACT: 20

KNOW ALL PERSONS BY THESE PRESENTS:

THAT Arthur R. Lienemann, Trustee of the Arthur R. Lienemann Revocable Trust dated June 3, 2016 and Marsha L. Lienemann, Trustee of the Marsha L. Lienemann Revocable Trust dated June 3, 2016, each an undivided 1/2 interest

hereinafter known as the Grantor, whether one or more, for and in consideration of the sum of **ONE AND NO/100----(\$1.00)----DOLLARS AND OTHER VALUABLE CONSIDERATION** in hand paid do hereby grant, bargain, sell, convey and confirm unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, the following described real estate;

A TRACT OF LAND LOCATED IN SECTION 32, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SECTION 32; THENCE EASTERLY A DISTANCE OF 2630.15 FEET ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE NORTHERLY DEFLECTING 090 DEGREES, 21 MINUTES, 21 SECONDS LEFT, A DISTANCE OF 51.33 FEET ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE WESTERLY DEFLECTING 088 DEGREES, 07 MINUTES, 12 SECONDS LEFT, A DISTANCE OF 325.23 FEET; THENCE WESTERLY DEFLECTING 007 DEGREES, 01 MINUTES, 09 SECONDS LEFT, A DISTANCE OF 182.56 FEET; THENCE WESTERLY DEFLECTING 018 DEGREES, 09 MINUTES, 11 SECONDS RIGHT, A DISTANCE OF 461.15 FEET; THENCE WESTERLY DEFLECTING 012 DEGREES, 06 MINUTES, 57 SECONDS LEFT, A DISTANCE OF 1641.51 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE WESTERLY

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 20

DEFLECTING 000 DEGREES, 00 MINUTES, 00 SECONDS, A DISTANCE OF 33.00 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTHERLY DEFLECTING 091 DEGREES, 02 MINUTES, 14 SECONDS LEFT, A DISTANCE OF 159.40 FEET ALONG SAID LINE TO THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER TO THE POINT OF BEGINNING CONTAINING 7.41 ACRES, MORE OR LESS, WHICH INCLUDES 4.85 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

A TRACT OF LAND LOCATED IN SECTION 32, TOWNSHIP 2 NORTH, RANGE 11 WEST OF THE SIXTH PRINCIPAL MERIDIAN, WEBSTER COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SOUTHEAST OUARTER OF SECTION 32; THENCE EASTERLY A DISTANCE OF 2628.42 FEET ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER TO THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTHERLY DEFLECTING 090 DEGREES, 06 MINUTES, 46 SECONDS LEFT, A DISTANCE OF 153.20 FEET ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE WESTERLY DEFLECTING 090 DEGREES, 00 MINUTES, 00 SECONDS LEFT, A DISTANCE OF 33.00 FEET TO A POINT ON THE WESTERLY EXISTING COUNTY ROAD RIGHT OF WAY LINE: THENCE SOUTHWESTERLY DEFLECTING 047 DEGREES, 01 MINUTES, 27 SECONDS LEFT, A DISTANCE OF 91.23 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 047 DEGREES, 25 MINUTES, 59 SECONDS RIGHT, A DISTANCE OF 931.15 FEET; THENCE WESTERLY DEFLECTING 011 DEGREES, 17 MINUTES, 39 SECONDS LEFT, A DISTANCE OF 179.64 FEET TO A POINT ON THE NORTHERLY EXISTING HIGHWAY 136 RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 011 DEGREES, 44 MINUTES, 01 SECONDS RIGHT, A DISTANCE OF 469.68 FEET ALONG SAID RIGHT OF WAY LINE; THENCE WESTERLY DEFLECTING 004 DEGREES, 59 MINUTES, 38 SECONDS RIGHT, A DISTANCE OF 487.89 FEET; THENCE WESTERLY DEFLECTING 013 DEGREES, 01 MINUTES, 02 SECONDS LEFT, A DISTANCE OF 474.55 FEET TO A POINT ON THE WEST LINE OF SAID SOUTHEAST OUARTER; THENCE SOUTHERLY DEFLECTING 082 DEGREES, 58 MINUTES, 59 SECONDS LEFT, A DISTANCE OF 51.33 FEET ALONG SAID LINE TO THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER TO THE POINT OF BEGINNING CONTAINING 4.98 ACRES, MORE OR LESS, WHICH INCLUDES 3.46 ACRES, MORE OR LESS, PREVIOUSLY OCCUPIED AS PUBLIC HIGHWAY.

SAID GRANTOR DOES HEREBY RETAIN AND RESERVE TO SAID GRANTOR AND TO HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS ALL RIGHTS TO MINERALS, IN OR ON THE ABOVE DESCRIBED REAL PROPERTY. SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS SHALL HAVE NO RIGHT TO ENTER OR USE THE SURFACE OF SAID REAL PROPERTY FOR ANY PURPOSE CONCERNING SAID MINERAL RIGHTS, NOR SHALL SAID GRANTOR AND/OR HIS, HER OR THEIR HEIRS, SUCCESSORS AND ASSIGNS IN EXTRACTING SAID MINERALS FROM SAID REAL PROPERTY, DAMAGE OR IN ANY WAY IMPAIR THE USE OF SAID REAL PROPERTY.

TO HAVE AND TO HOLD the premises above described, together with all Tenements, Hereditaments and Appurtenances thereunto belonging, unto THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and to its successors and assigns forever.

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 20

And the Grantor does hereby covenant with THE STATE OF NEBRASKA, DEPARTMENT OF TRANSPORTATION, and with its successors and assigns that the Grantor is lawfully seized of said premises; that they are free from encumbrance; that the Grantor has good right and lawful authority to sell the same; and the grantor does hereby covenant to warrant and defend the title to said premises against the lawful claims of all persons, whomsoever.

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 20

Duly executed this 31 day of March , A.D. 20 19.
Chap French
Arthur R. Lienemann, Trustee of the Arthur R. Lienemann Revocable Trust dated June 3, 2016 an undivided 1/2 interest
STATE OF <u>Nolneska</u>))ss.
On this 21 day of March, A.D., 2019, before me, a General Notary Public, duly commissioned and qualified, personally came Arthur R. Li evemania Trustee
to me known to be the identical person(s) whose name(s) affixed to the foregoing instrument as Grantor(s) and acknowledged the same to be a voluntary act and deed.
WITNESS my hand and notarial seal the day and year last above written
Terrene L. Kubicets Notary Public
GENERAL NOTARY - State of Nebraska TERRENCE L. KUBICEK My Cornin. Exp., Sept. 4; 2020

WARRANTY DEED

PROJECT: 136-4(115)

C.N.: 42617

TRACT: 20

PROJECT: 136-4(115)	G.N.: 42617	1KAC1. 20
Duly executed this Al day of	March	, A.D. 20 <u>19</u> .
		sha L. Lienemann, Trustee a L. Lienemann Revocable Trust d, 2016 an undivided 1/2 interest
STATE OF Nibrarca)	
COUNTY OF Adams)ss.)	·
On this 21 day of March		, A.D., 20 <u>19</u> , before me, a General
Notary Public, duly commissioned	and qualified, personally car	me Marsha X. Lienemann, Trustee
whose name(s) affixed to the foreg	going instrument as Grantor(s	_ to me known to be the identical person(s) (s) and acknowledged the same to be a
WITNESS my hand and no	otarial seal the day and year	r last above written
_	Torrews L. Keefice Notary Public	ek
Γ	GENERAL NOTARY - Star TERRENCE L My Comm. Exp. S	KURICEK

NEBRASKA

Good Life. Great Journey.

DEPARTMENT OF TRANSPORTATION

BK2019, Pg 1156

Project No.: 136-4(115)

Control Number: 42617

Tract No.: 20

Project Name: Red Cloud West

STATE OF NEBRASKA DEPARTMENT OF TRANSPORTATION

Affidavit I, Arthur R. Lieve mann, the undersigned, swear or affirm that the following is true and accurate to the best of my knowledge: 1. I am the Trustee for Archue R hievemans Trust old June 3, 2011

(title) (name of organization) organized in accordance with the laws of the State of Abbraska and/ or lawfully operating in the State of Nebraska; and 2. In that capacity or by resolution of the (governing body) , I am authorized to sign any and all documentation on behalf of the above named entity regarding the sale or use of property rights in general or specifically with the State of Nebraska - Department of Transportation project as noted at the close of this page. Dated this 35 day of March , 20/9. Arthur R. LieNemann Trustee Print Name State of Nebaska Subscribed and sworn before me this 25 day of March , 20 19.

GENERAL NOTARY - State of Nebraska

TERRENCE L. KUBIGEK

My Comm. Exp. Sept. 4, 2020

NEBRASKA

BK2019, Pg 1157

Good Life. Great Journey.

DEPARTMENT OF TRANSPORTATION

STATE OF NEBRASKA DEPARTMENT OF TRANSPORTATION

Affidavit I, Marsha L Lienemann, the undersigned, swear or affirm that the following is true and accurate to the best of my knowledge: 1. I am the Trustee for Marshu L Lieve man Trust dtd June 3, 20/6 (title) (name of organization) organized in accordance with the laws of the State of Nebrasko and/or lawfully operating in the State of Nebraska; and In that capacity or by resolution of the (governing body) _____, I am authorized to sign any and all documentation on behalf of the above named entity regarding the sale or use of property rights in general or specifically with the State of Nebraska - Department of Transportation project as noted at the close of this page. Dated this $\underline{35}$ day of $\underline{\text{March}}$, 20 19 Subscribed and sworn before me this 25 day of March ,20/9.

GENERAL NOTARY - State of Nebraska
TERRENCE L. KUBICEK
My Comm. Exp. Sept. 4, 2020

Project No.: 136-4(115)
Project Name: Red Cloud West

Control Number: 42617

Tract No.: 20

Agricultural Land Sales Worksheet

Cnty No.	Book	ζ ,	Page	S	ale Date	School District Code						Primaji. Serisi Serisi							
91	2019	9	1158	4/1	9/2019	Base:	91-00	74	Affi	liated:		Unified:							
Location ID		Sale	Number	Useabili	ty & Code #	ANN AND	Parcel Number												
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	Dat	e of Sa	le Assessed V	alue		4243	3	10	1	5 0	00000	1 000 554			545				
Land		Impi	ovements		Total		, "	Date of Sale Property Classific			cation	ation Code							
1,152,7	15	<u> </u>	<u></u>	1	,152,715	Status	Pro	perty Ty	лре 	Zoning	Locatio	n City Size Parce		cel Siz					
	I	rrigatio	on Type:		- 1 1 1	A) 2	B)	05		c) 5	D) 3	E)	0	F)	10				
LCG		74-334 #182-11 A	CRES.	v	ALUE:		LCG	ray.	V. W.Y	ACI	ES:		VAL	UE:					
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	4A							4	4G	10	3.000		1	40,	595				
DRYLAND	1D1						Shelterb	elt/Timl	oer										
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	4D1						I	Farm Si	tes										
	4D		44.000	THE CONTRACT STREET	83,160			ome Si	_										
		y Sucy Language Language					I	Recreati											
Dwel						%. ~	101	Oth			2 502								
Outbuild	ungs					No	n-AG	IUIA	با	1	3.500								

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD - BETWEEN FAMILY INTO A TRUST		
Comments from	Comments:	
	(1	Continue on back)

NEBRASKA Good Life, Great Service.

Real Estate Transfer Statement

114

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 stateme	nt is signed and items 1-25 are accurately completed	i
1 County Name 2 County Number WEBSTER - 91	3 Date of Sale/Transfer Mo. 4 Day 19 Yr. 2019 4 Date of Deed Mo. 4 Day 10 Yr. 2019	ay 19 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)	
Grantor's Name (Seller) Donna R. Rose, Tr., Norman L Rose Living Trust	Grantee's Name (Buyer) Donna R Rose & Jeffrey L Rose, Succ Tr,	Norman I Rose
Street or Other Malling Address 2016 Road S	Street or Other Mailing Address Admin Trust, 2016 Road S	Norman E 1 (090
City State Zip Code Blue Hill NE 68930	City State Blue Hill NE	Zip Code 68930
Phone Number (402) 756-2073	Phone Number Is the grantee a 501(c)(3) organ (402) 756-2073 If Yes, is the grantee a 509(a) for	
Email Address	Email Address	andaton: Too Witto
7 Property Classification Number. Check one box in categories A and B. Check C	if property is also a mobile home.	
(A) Status (E	3) Property Type	(C)
✓ Improved	Mineral Interests-Nonproducing State Assesse Mineral Interests-Producing Exempt	d Mobile Home
Bill of Sale Corrective Easement Lo	and Contract/Memo Partition Sheriff pase Personal Rep. Trust/Trustee ineral Quit Claim Warranty	Other
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale	Transfer on Death Trustee to Beneficiary Other (Explain) F No, state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel		
		her
	and Grandchild Spouse	
Ex-spouse Parents and C	<u> </u>	
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount an	
\$2,001,000 16 Does this conveyance divide a current parcel of land?	Yes No \$	w2 (If Voc. include the name
Yes No	of the agent or title company contact.)	V: (II les, include the Halle
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement	Should be Sent
18a ✓ No address assigned 18b ✓ Vacant land	Donna R. Rose, Trustee 2016 Road 'S' Blue Hill, NE 68930	
20 Legal Description	<u> </u>	
See Attached		
21 If agricultural, list total number of acres		
22 Total purchase price, including any liabilities assumed	\$ 22	0.00
	nter dollar amount and attach itemized list.)	0,00
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	46	1
Under penalties of law, I declare that I have examined this statement		complete, and
correct, and that I am duly authorized to sign this statement. James T. Blazek		(402) 496-3432
Sign Printer Appendix Printer of Grantee or Authorized Representative	Attorney	Phone Number
here Signature of Grantee or Authorized Representative	Title	4/25/19 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	. o. zapo wao omy
Mo. 5 Day 13 Yr. 1 \$ Exempt # 19	BK2019, Pg 1158	Day Chat CS 70 044 77 4007/03

The North Half of the Southwest Quarter (N½SW½) and the Northwest Quarter (NW½) of Section Fifteen (15), Township Three (3) North, Range Ten (10) West of the 6th P.M., Except a tract of land in the NW¼ more particularly described as follows: Commencing at the Northwest corner of said Section 15, thence S90°00'00"E on an assumed bearing on the North line of said Section, 1013.44 feet to the true point of beginning; thence S90°00'00"E on the North section line 696.00 feet; thence S04°29'58"W, 414.28 feet; thence S90°00'00"W, 663.50 feet; thence N00°00'00"E, 413.00 feet, to the true point of beginning, subject to county road ROW on the North; AND

The Southwest Quarter (SW 1 4) of Section Twenty-one (21), Township Three (3) North, Range Nine (9) West of the 6^{th} P.M.;AND

The East Half of the Northwest Quarter (E½NW½) of Section Thirty-three (33), Township Three (3) North, Range Nine (9) West of the 6th P.M.; AND

The Southwest Quarter (SW½) of Section Ten (10), Township Three (3) North, Range Ten (10), West of the 6th P.M.,

All in Webster County, Nebraska.



Certificate of Exemption – Deeds to Trustees • Documentary Stamp Tax – Neb. Rev. Stat. 5 76-902

	ix - Nev. nev. Jidi. 9 10-302
	TION 1
Grantor of Instrument and Trust	
Natmon L. Kose Grantee of Instrument (Trustee)	
A A A A	Deceased)
NAME OF BENEFICIARIES	RELATIONSHIP TO GRANTOR
Donna R Rose	Spouse
Jeffrey L. Rose	Son
Kathryn A. Mussman	Daughter
Pamela J. Nuttleman	Dayahter
SECT	FION 2
Does a trust document exist which sets forth the grantor, the trus of the real property transfer?	
Check the exemption that would apply if the transfer was m	
Deeds to property transferred by or to the U.S., the State o	
Deeds which, without additional consideration, confirm, which do not extend or limit existing title or interest.	correct, modify, or supplement a deed previously recorded, but
Deeds without actual consideration between: husband and marriage); or parent and child.	wife: ex-spouses (conveying property acquired or held during the
corporation or interest in the partnership or LLC are owner member of that family, related to one another within the four spouses. No consideration is given other than the issuance of the family members or the return of the stock to the corpora in dissolution of the interest in the partnership or LLCs. To	imited liability company (LLC). All the shares of stock of the ed by members of a family, or a trust created for the benefit of a arth degree of kindred according to the rules of civil law, and their of stock of the corporation or interest in the partnership or LLC to ation in partial or complete liquidation of the corporation or deeds a qualify for the exemption for family corporations, partnerships, a corporation or partnership and not in the name of the individual
Deeds of partition.	
Deeds made pursuant to mergers, consolidation, sales, or merger or consolidation filed with the Secretary of State. At the documentary stamp tax exemption is granted.	transfers of the assets of a corporation pursuant to the plans of copy of this plan must be presented to the register of deeds before
Deeds made by a subsidiary corporation to its parent corpor of the subsidiary's stock.	ation for no consideration other than the cancellation or surrender
Cemetery deeds.	
Mineral deeds.	
Deeds executed pursuant to court decrees.	
-	equent or precedent, a restriction, or any other contingent interest.
, ,	e conveying to devisees or heirs property passing by testate or
***************************************	of an Indian Reservation where the grantor or grantee is a Native
And the second s	nership or LLC, which is not a family partnership or LLC, to any or her spouse.
Fasements	•



Certificate of Exemption – Deeds to Trustees

Page 2

SECTION 3

I hereby certify that I am familiar with all of the relevant details of the real estate transaction described above, and if the transaction were made directly from the grantor of the trust to the beneficiaries of the trust, it would be exempt from documentary stamp tax as indicated above.

I further certify that documentation of the trust that supports this exemption is available for inspection at any time by the Nebraska Department of Revenue.

sign here

Signature

Attorney

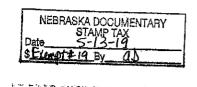
5-8-19

File this Certificate of Exemption with the Real Estate Transfer Statement, Form 521, when exemption #19 is claimed in Item 25 on the Form 521.

www.revenue.ne.gov/PAD or 402-471-5984

BK2019, fg 1158

State of Nebraska Ss. County of Webster
County of Webster 3
Entered on the
numerical index and filed for record in the
Clark's office of said county this day
of May A.D., 2019, at 11.34 o'clock & M. Recorded in Book 2019
Bosorded in Book 2019
O'CLOCK A M. RECOIDED IN DOCK AND A MELO
on Page 1158
Soune Retach County Clerk
10.00 Deputy
Ind Comp Assessor Carded



WARRANTY DEED

DONNA R. ROSE, Successor Trustee of the NORMAN L. ROSE LIVING TRUST, dated February 10, 2011, GRANTOR, in consideration of One Dollar (\$1.00) and other consideration received from DONNA R. ROSE and JEFFREY L. ROSE, Successor Trustees of the NORMAN L. ROSE ADMINISTRATIVE TRUST, created under the Norman L. Rose Living Trust, dated February 10, 2011, GRANTEES, conveys to Grantees, the following described real estate:

The North Half of the Southwest Quarter (N½SW½) and the Northwest Quarter (NW½) of Section Fifteen (15), Township Three (3) North, Range Ten (10) West of the 6th P.M., Except a tract of land in the NW½ more particularly described as follows: Commencing at the Northwest corner of said Section 15, thence S90°00′00″E on an assumed bearing on the North line of said Section, 1013.44 feet to the true point of beginning; thence S90°00′00″E on the North section line 696.00 feet; thence S04°29′58″W, 414.28 feet; thence S90°00′00″W, 663.50 feet; thence N00°00′00″E, 413.00 feet, to the true point of beginning, subject to county road ROW on the North; AND

The Southwest Quarter (SW4) of Section Twenty-one (21), Township Three (3) North, Range Nine (9) West of the 6th P.M.; AND

The East Half of the Northwest Quarter (E½NW½) of Section Thirty-three (33), Township Three (3) North, Range Nine (9) West of the 6th P.M.; AND

The Southwest Quarter (SW½) of Section Ten (10), Township Three (3) North, Range Ten (10), West of the 6^{th} P.M.,

All in Webster County, Nebraska.

GRANTOR covenants, jointly and severally (if more than one), with GRANTEES that GRANTOR is lawfully seized of such real estate and that it is free from encumbrances, except those of record; has legal power and lawful authority to convey the same; and warrants and will defend title to the real estate against the lawful claims of all persons.

EXECUTED this 19 day of April , 2019.

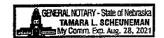
DONNA R. ROSE, Successor Trustee,
Norman L. Rose Living Trust, Grantor

STATE OF NEBRASKA) ss. COUNTY OF Webster)

The foregoing instrument was acknowledged before me on this 19 day of 19 day of 19 day of 2019 by DONNA R. ROSE, Successor Trustee of the Norman L. Rose Living Trust.

Tamara Meureman Notary Public

Return to: James T. Blazek BLAZEK & GREGG, P.C., L.L.O. 1405 N. 205th Street, Ste. 120 Elkhorn, Nebraska 68022 (402) 496-3432



Agricultural Land Sales Worksheet

Cnty No. 91	201	9	Page 1159	4/:	19/2019	Base:	91-00	74	A	ffilia	ed:	engelogger d	terner (F. 172 F.) S	Unif	ied:	_#4 <u>0</u> 0 *5400	(<u>.21.1.176 3.3</u>					
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	Dat	ate of Sale Assessed		Value		4243	3 10		EU C. M. L. C. L. C.		3 Sec. 1 Sec. 20 41 41 42 43 44 45 45 45 45 45 45		15	The property of the second		000	1	1 000		5545		
Land		Imp	rovements		Total		Ĭ	ate of	Sa	le Pr	operty	Clas	sifica	ation Code								
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	I	rrigati	on Type:	<u> </u>		A) 2	В)	05	de desa	C)	5	D)	3	E)	0	F)	10					
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	4A								4G		10	3.0	00		1	40	, 595					
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Outbui					*	No	ı-AG				1	3.50	00									

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD - BETWEEN FAMILY INTO A TRUST	
Comments from	Comments:
	(Clasting on 1, 1)
	(Continue on back)

115

NEBRASKA

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 recorded unless this statemen	it 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. 4 Day 19 Yr. 2019 Mo. 4 Da	y <u>19</u> Yr. <u>2019</u>
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)	
Grantor's Name (Seller) Donna R Rose & Jeffrey L Rose, Tr, Norman L Rose Admin	Grantee's Name (Buyer) Donna R Rose & Jeffrey L Rose, Tr, Norma	ın L Rose Family
Street or Other Mailing Address Trust. 2016 Road S	Street or Other Mailing Address Trust. 2016 Road S	
City State Zip Code Blue Hill NE 68930	City State Blue Hill NE	Zip Code 68930
Phone Number (402) 756-2073	Phone Number (402) 756-2073 Is the grantee a 501(c)(3) organize (402) 756-2073	ration? Yes ✓ No ndation? Yes ✓ No
Email Address	Email Address	
7 Property Classification Number, Check one box in categories A and B. Check C	f property is also a mobile home.	
(A) Status (B	Property Type	(C)
ばmproved	Mineral Interests-Nonproducing State Assessed	Mobile Home
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt	1
8 Type of Deed Conservator Distribution La	nd Contract/Memo Partition Sheriff	Other
	ase . Personal Rep. Trust/Trustee] Otilei
	neral Quit Clairn Warranty	
9 Was the property purchased as part of an IRS like-kind exchange?		ansfer on Death
(I.R.C. § 1031 Exchange)		ustee to Beneficiary ther (Explain)
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If I	
Yes No	Ves No	
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives. Yes No Aunt or Uncle to Niece or Nephew Family Corp., F	tives? (If Yes, check the appropriate box.) Partnership, or LLC Self Doth	er
Brothers and Sisters Grandparents		·
Ex-spouse Parents and Cl	ild 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.)
\$2,001,000	Yes No \$	%
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company of the agent or title company contact.) Yes	(If Yes, include the name
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement S	
	Donna R. Rose, Trustee	
40. [4] No. 14	2016 Road 'S'	
18a V No address assigned 18b Vacant land 20 Legal Description	Blue Hill, NE 68930	
See Attached		
21 If agricultural, list total number of acres		
22 Total purchase price, including any liabilities assumed	\$	0,00
	22	0,00
	iter 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		
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement.	it and that it is, to the best of my knowledge and belief, true, or	implete, and
James T. Blazek		(402) 496-3432
Sign Prints Type Name of Crantee or Authorized Representative	Attorney	Phone Number 4/25/19
	Title	Date
Register of Deed's Use On	lv	For Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	1 of Dopt Osc Othy
Mo. <u>5 Day 13 yr. 19</u> \$ Exempt # 19	BK 2019, fg 1159	
lebraska Department of Revenue form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016		ev. Stat. §§ 76-214, 77-1327(2)

The North Half of the Southwest Quarter (N½SW½) and the Northwest Quarter (NW½) of Section Fifteen (15), Township Three (3) North, Range Ten (10) West of the 6th P.M., Except a tract of land in the NW¼ more particularly described as follows: Commencing at the Northwest corner of said Section 15, thence S90°00'00"E on an assumed bearing on the North line of said Section, 1013.44 feet to the true point of beginning; thence S90°00'00"E on the North section line 696.00 feet; thence S04°29'58"W, 414.28 feet; thence S90°00'00"W, 663.50 feet; thence N00°00'00"E, 413.00 feet, to the true point of beginning, subject to county road ROW on the North; AND

The Southwest Quarter (SW½) of Section Twenty-one (21), Township Three (3) North, Range Nine (9) West of the 6th P.M.;AND

The East Half of the Northwest Quarter (E½NW½) of Section Thirty-three (33), Township Three (3) North, Range Nine (9) West of the 6th P.M.; AND

The Southwest Quarter (SW½) of Section Ten (10), Township Three (3) North, Range Ten (10), West of the 6th P.M.,

All in Webster County, Nebraska.



Certificate of Exemption — Deeds to Trustees • Documentary Stamp Tax — Neb. Rev. Stat. § 76-902

	Troubling and the new
	TION 1
Grantor of Instrument and Trust	
No. Compan L. Kose Grantee of Instrument (Trustee)	
Donna R. Rose & Normant Rose	(Deceased)
NAME OF BENEFICIARIES	RELATIONSHIP TO GRANTOR
Donna R. Rose	Spouse
Jeffrey L. Rose	Son
Kathryn A. Mussman	Daughter
Pamela J. Nuttleman	Dayabler
SEC	TION 2
Dogs a trust decorporat ovist which note forth the security the trust	see the form Calaring and a Americal
Does a trust document exist which sets forth the grantor, the tru of the real property transfer?	
Check the exemption that would apply if the transfer was m	ade directly from the grantor to the beneficiaries of the trust.
Deeds to properly transferred by or to the U.S., the State of	of Nebraska, or any of their agencies or subdivisions.
Deeds which, without additional consideration, confirm, which do not extend or limit existing title or interest.	correct, modify, or supplement a deed previously recorded, but
Deeds without actual consideration between: husband and marriage); or parent and child.	wife: ex-spouses (conveying property acquired or held during the
corporation or interest in the partnership or LLC are own member of that family, related to one another within the for spouses. No consideration is given other than the issuance the family members or the return of the stock to the corpor in dissolution of the interest in the partnership or LLCs. T	limited liability company (LLC). All the shares of stock of the ed by members of a family, or a trust created for the benefit of a urth degree of kindred according to the rules of civil law, and their of stock of the corporation or interest in the partnership or LLC to ation in partial or complete liquidation of the corporation or deeds o qualify for the exemption for family corporations, partnerships, e corporation or partnership and not in the name of the individual
Deeds of partition.	
	transfers of the assets of a corporation pursuant to the plans of copy of this plan must be presented to the register of deeds before
Deeds made by a subsidiary corporation to its parent corpo of the subsidiary's stock.	ration for no consideration other than the cancellation or surrender
Cometery deeds.	
Mineral deeds.	
Deeds executed pursuant to court decrees.	
Deeds which release a reversionary interest, a condition sub	sequent or precedent, a restriction, or any other contingent interest.
; ;	ve conveying to devisees or heirs property passing by testate or
 Deeds transferring property located within the boundaries American residing on an Indian Reservation in Nebraska. 	of an Indian Reservation where the grantor or grantee is a Native
Deeds which convey property held in the name of any partner in the partnership or member of the LLC, or to his	tnership or LLC, which is not a family partnership or LLC, to any or her spouse.
Easements.	



here

Signature

Certificate of Exemption – Deeds to Trustees

Page 2

SECTION 3

I hereby certify that I am familiar with all of the relevant details of the real estate transaction described above, and if the transaction were made directly from the grantor of the trust to the beneficiaries of the trust, it would be exempt from documentary stamp tax as indicated above.

I further certify that documentation of the trust that supports this exemption is available for inspection at any time by the Nebraska Department of Revenue.

Sign. A Horory 5-8-19

File this Certificate of Exemption with the Real Estate Transfer Statement, Form 521, when exemption #19 is claimed in Item 25 on the Form 521.

www.revenue.ne.gov/PAD or 402-471-5984

State of Nebraska SS.
County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 13 day of 100 A.D., 20 19, at 11:28 o'clock A.M. Recorded in Book 2019 on Page 1159 1160 County Clerk 11.00 A.D. Deputy Ind Comp Assessor Carded

BK2019, Pg 1159

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-13-19
S Exerct #19 By Ab

WARRANTY DEED

DONNA R. ROSE and JEFFREY L. ROSE, Successor Trustees of the NORMAN L. ROSE ADMINISTRATIVE TRUST, created under the Norman L. Rose Living Trust, dated February 10, 2011, GRANTORS, in consideration of One Dollar (\$1.00) and other consideration received from Donna R. Rose and Jeffrey L. Rose, Successor Trustees of the NORMAN L. ROSE FAMILY TRUST, created under the Norman L. Rose Living Trust, dated February 10, 2011, GRANTEE, convey to Grantee, the following described real estate:

The North Half of the Southwest Quarter (N½SW½) and the Northwest Quarter (NW½) of Section Fifteen (15), Township Three (3) North, Range Ten (10) West of the 6th P.M., Except a tract of land in the NW½ more particularly described as follows: Commencing at the Northwest corner of said Section 15, thence S90°00'00"E on an assumed bearing on the North line of said Section, 1013.44 feet to the true point of beginning; thence S90°00'00"E on the North section line 696.00 feet; thence S04°29'58"W, 414.28 feet; thence S90°00'00"W, 663.50 feet; thence N00°00'00"E, 413.00 feet, to the true point of beginning, subject to county road ROW on the North; AND

The Southwest Quarter (SW½) of Section Twenty-one (21), Township Three (3) North, Range Nine (9) West of the 6^{th} P.M.;AND

The East Half of the Northwest Quarter (E½NW¼) of Section Thirty-three (33), Township Three (3) North, Range Nine (9) West of the 6th P.M.; AND

The Southwest Quarter (SW½) of Section Ten (10), Township Three (3) North, Range Ten (10), West of the 6^{th} P.M.,

All in Webster County, Nebraska.

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

EXECUTED this 19 day of ______, 2019.

DONNA R. ROSE, Successor Trustee,

Norman L. Rose Administrative Trust, Grantor

JEFT/REWL/ROSE, Successor Trustee,
Norman L. Rose Administrative Trust, Grantor

BK2019, fg 1160

) ss. COUNTY OF Letter) The foregoing instrument was acknowledged before me on this 1 day of 2019, by DONNA R. ROSE, Successor Trustee of the Norman L. Rose Administrative Trust.
GENERAL NOTARY-State of Netraska TAMARA L. SCHEUNEMAN My Comm. Bxp. Aug. 28, 2021
STATE OF NEBRASKA)) ss. COUNTY OF Webster) The foregoing instrument was acknowledged before me on this 19 day of 4, 2019, by JEFFREY L. ROSE, Successor Trustee of the Norman L. Rose Administrative Trust.
GENERAL NOTARY - State of Nebraska G. TAMARA L. SCHEUNEMAN My Comm. Exp. Aug. 28, 2021

Residential & Commercial Sales Worksheet

Cnty No. Book Page			Sale Date					School District Code												
91	2019	,	1161		5/13	3/2019	Base:	91-	007	74	Affi	liated:			Unified:					
Location 1	D	Sale l	Number	U	seability	& Code#					Karangan Ari	Parcel]	Number							
0003377	01	1	16		1		GeoCde	Тя	7m	Rng	Sec	et Qrt	Subdiv		Area	Blk	Parcel			
	Date	of Sal	le Assessed	Val	lue	4133	5358 -		nguz ki silige ki	00	0	2005	5	See 8 2 2 1	013	9805				
Land		Impr	ovements	is Total							Date of Sale Property Classification Code									
1,	090	0.100	15,560	5	A. A. M. M. M. W. M.	16,650	Status		Prope	roperty Type Zoning Location City Size Pare							Parcel Size			
Assessor Loc	ation: B	LUE	HILL (E	3H)			A) 1	E	3)	01		C) 1	D) :	L	E)	6	F) 1			
despect	d ja k	y		v 134		Residential		Sei II					Comn	erci	al					
	rovements:	Mult	iple. Impro	vements :	1 7 2 1 1 1 1		Mı	ultiple.	Impro	ovements.:	in Tana Tanan	ng, George	107 457	<u> 5 % (5 %) , </u>						
	and the stage of	1, 5	ction Date:		struction Da															
			Floor:		г Sq. Ft. :		1	Construction Date : Floor Sq. Ft. :												
	Bı	uilding	Cost New:	Cost			1	Cost:												
Single Family S	156 C. 17 G.			Resi	idential C	dential Condition: Commercial Occupancy Code:														
(100) □ Mob												other2:								
(101) □ One	Story			(20) 🗆 Badly Worn						ommei	rcial	Construc	tion Cla	s:		as a				
(102) 🗆 Two	Story			(30))	rerage			(1	1) 🗆	Fir	eproof Str	uctural S	teel I	rame					
(103) 🗆 Split	Level			(40)) 🗆 G	ood			(2	2) 🗆	Rei	inforced C	Concrete 1	ram	е	·				
(104) 🗆 1 1/2	Story			(50)) 🗆 V	ту Good			(3	3) 🗆	Ma	sonry Bea	ning Wal	ls						
(111) 🗆 Bi-Le	evel			(60)	E≥	cellent			(2	4) 🗆	Wo	ood or Ste	el Frame	1 Ext	. Wall	s				
(106) 🗆 Other	r			ĊŢij				a b	(5	5) 🗆	Me	etal Frame	and Wal	s						
Townhouse or l	Duplex St	yle:		Resi	ldential C	uality:			(6	6) 🗆	Pol	le Frame								
(301) □ One	Story			(10)	□ Lo	w			Co	st Rai	nk:		Mark Services	Co	nditio	n:				
(302) 🗆 Two	Story			(20)	□ Fa	ir			(1	0) 🗆	Lo	w		(10) 🗆	Worn	Out			
(307) 🗆 1 1/2				(30)	□ A ₇	rerage			(20	(20) ☐ Average (20) ☐ Badly Worn							Worn			
(308) □ Split	Level			(40)	☐ G	ood			(3	(30) Above Average (30) Average										
(309) 🗆 2 1/2				(50)		ry Good			(4	(40) ☐ High (40) ☐ Good										
(304) □ One S				(60)	П Ех	cellent	4 364 435 V		(50) 🗆 Very Good											
(305) 🗆 Two	Story Dup	lex	į:	B (1844)	SPORT V			45.						(60) 🗆	Excelle	ent			
Assessor's	Adjustn	nent 1	to Sale Pi	rice	(+ or -)):														
Assessor Con	aments ai	nd Rea	ason for A	djust	tment:															
CORP WD																				
"																				
Comments fro	C) Tara					<u>.</u>		'ami	mení	to.										
Comments III	O.III						•	.om	utelli	L3.										
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																(Contin	ue on back)			

Real Estate Transfer Statement

FORM 521

To be filed with the Register of Deeds.
Read instructions on reverse side.
If additional space is needed, add an attachment and identify the item. Good Life. Great Service. DEPARTMENT OF REVENUE

1 County Name 2 County Number	
WEBSTER - 91	3 Date of Sale/Transfer Mo.05 Day 13 Yr. 2019 4 Date of Deed Mo.05 Day 04 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) R.P.'s Body Shop, Inc.	Grantee's Name (Buyer) Doris A. Hartman
Street or Other Mailing Address PO Box 413	Street or Other Mailing Address 405 N. Ash Street
City State Zip Code Red Cloud NE 68970	City State Zip Code Blue Hill NE 68930
Phone Number 156-2957	Phone Number Is the grantee a 501(c)(3) organization? Yes V No Yes, is the grantee a 509(a) foundation? Yes V No
Email Address N/A	Email Address N/A
7 Property Classification Number, Check one box in categories A and B. Check C i	La and the second secon
(A) Status (B	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	
8 Type of Deed Conservator Distribution La	nd Contract/Memo Partition Sheriff Other
Bill of Sale Corrective Easement Le	, durant
	eral Quit Claim 🗸 Warranty
9 Was the property purchased as part of an IRS like-kind exchange?	
(I.R.C. § 1031 Exchange)	☐ Life Estate
	rTrust Partition Satisfaction of Contract Other (Explain)
11 Was ownership transferred in full? (If No, explain the division.) Yes No	12 Was real estate purchased for same use? (If No, state the intended use.) Yes NoNo
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	tives? (If Yes, check the appropriate box.)
	artnership, or LLC Self Other
Brothers and Sisters Grandparents	and Grandchild Spouse
Ex-spouse Parents and Cl	ild 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.)
\$16,570	☐ Yes
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.)
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent
	Cranton
East Elm-3 car garage	Grantee
East Elm-3 car garage 18a ☑ No address assigned 18b ☐ Vacant land	Grantee
	Grantee
18a ✓ No address assigned 18b ☐ Vacant land	thwest comer of Lot 2; thence East 20 feet along the North line of Lot 2; thence f the North line of Lot 2; thence
18a ✓ No address assigned 18b	thwest comer of Lot 2; thence East 20 feet along the North line of Lot 2; thence f the North line of Lot 2; thence
18a ✓ No address assigned 18b	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence f the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska.
18a ✓ No address assigned 18b ☐ Vacant land 20 Legal Description The North 65 feet of Lot 3 and the following described tract: Beginning at the Nor Southwesterly to a point 5 feet East of the West line of Lot 2, and 65 feet South North along the West line of Lot 2 to the point of beginning, all in Block 13 of the 21 If agricultural, list total number of acres	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence f the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska.
18a ✓ No address assigned 18b	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence if the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska. 22 \$ 15,000,00 ter dollar amount and attach itemized list.)
18a ✓ No address assigned 18b	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence if the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska. 22 \$ 15,000,00 ter dollar amount and attach itemized list.) 23 \$ 15,000,00
18a ✓ No address assigned 20 Legal Description The North 65 feet of Lot 3 and the following described tract: Beginning at the North Southwesterly to a point 5 feet East of the West line of Lot 2, and 65 feet South of North along the West line of Lot 2 to the point of beginning, all in Block 13 of the 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, et al., 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 Under penalties of law, I declare that I have examined this statements.	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence if the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska. 22 \$ 15,000,00 ter dollar amount and attach itemized list.) 23 \$ 15,000,00
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20 Legal Description The North 65 feet of Lot 3 and the following described tract: Beginning at the Nor Southwesterly to a point 5 feet East of the West line of Lot 2, and 65 feet South of North along the West line of Lot 2 to the point of beginning, all in Block 13 of the 21 If agricultural, list total number of acres	thwest corner of Lot 2; thence East 20 feet along the North line of Lot 2; thence f the North line of Lot 2; thence 5 feet West to the West line of Lot 2; thence Original Plat of Hoover's Addition to Blue Hill, Webster County, Nebraska. 22 \$ 15,000,00 terror dollar amount and attach itemized list.) 23 \$ 15,000,00 terror dollar amount and attach itemized list.
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NEBRASKA DOCUMENTARY STAMP TAX Date S-13-19 \$ 33. 75 By 45 Return to: Theobald Law Office P O Box 423 Red Cloud, NE 68970	Entered on the numerical index and filed for record in the Clerk's office of said county this 13 day of May A.D., 2019, at 3:34 o'clock p.M. Recorded in Book 2019 on Page 1161 County Clerk 10.00 Deputy Ind Comp Assessor Carded
	CORPORATION WARRANTY DEED
consideration receive	ic., GRANTOR, in consideration of One Dollar (\$1.00) and other valuable at from GRANTEE, Doris A. Hartman, conveys to GRANTEE, the real estate (as defined in Neb. Rev. Stat., § 76-201):
corner of Lot to a point 5 fo 2; thence 5 fo to the point o	is feet of Lot 3 and the following described tract: Beginning at the Northwest 2; thence East 20 feet along the North line of Lot 2; thence Southwesterly eet East of the West line of Lot 2, and 65 feet South of the North line of Lot 2 the West to the West line of Lot 2; thence North along the West line of Lot 2 f beginning, all in Block 13 of the Original Plat of Hoover's Addition to ebster County, Nebraska
GRANTOR covenant GRANTOR:	s (jointly and severally, if more than one) with GRANTEE that
(2) has le	rfully seised of such real estate and that it is free from encumbrances; egal power and lawful authority to convey the same; ents and will defend title to the real estate against the lawful claims of all ns.
Executed OS.	<u>04.19</u> ,2019.
	R.P.'s Body Shop, Inc. BY: Rockland R. Premer, President
STATE OF NEBRASI	···· /
COUNTY OF LANCE)ss. (ishr)
The foregoing instrume by Rockland R. Preme	ent was acknowledged before me on Rug 4, 2019, President of R.P.'s Body Shop, Inc., for the corporation.
GENERAL NOTARY LORI	(-State of Nebraska L. VOGEL Exp. Nov. 28, 2021 Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page	ge Sale Date					Y		School District Code									
91	20	19	1162		5,	13	/2019	Base:	91	-0	0002 Affiliated: Unified:									
Location	\mathbf{m}	Sal	e Number	Τ	seabi	lity	& Code#			3 1/2 0 1/2			Pa	rcel N	(um	ber				
0007029	900	***************************************	117		4		05	GeoCde	T	wn	Rng	Se	ct	Qrt	Sul	bdiv	Area	Blk	Pa	ırcel
	D	ate of S	Sale Assessed	l Va	lue			4369	i waana	a 68. U.S	110	0	0	0	60	005	C S.E. C. PARECO	003	00	00
Land		Im	provements	s Total						Į	Date of	Sale	Pro	perty	Cla	ıssific	ation	Code		
10	,535		1,75	12,290				Status		Pr	operty Ty	þè	Zq	oning	Ĺ	ocation	Ci	y Size	Parc	el Size
Assessor Lo	cation:	INA	VALE (INZ	A)				A) 1		B)	01		ΰ	5	D)	3	E)	8	F)	3
							Residentia	j							Cor	mmer	cial			
Multiple Improvements					tiple. In	nprov	ements. :				Multiple.	Impr	ovem	ents.:						
		Const	ruction Date:	Con	structio	n Dat	.e: 19	00			Construction Date :									
		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Floor:	Floo	r Sq. F	t.:	8	58			Floor Sq.	Ft. :								
		Buildi	ng Cost New:	and the state of t							Cost:									
Single Family	Style:	101		Res	identi	al C	ondition: 1	0			Comme	rcial	l Occ	upano	су Со	ode:		- 10 P		
(100) □ Mo	bile Hon	1e		(10) H	W	om Out								Other2:					
(101) 🗷 One	e Story			(20) □ Badly Worn							Comme	rcial	ГСол	ıstruc	tion (Class:				
(102) 🗆 Tw	o Story			(30) Average							(1)	l Fii	repro	of Str	uctur	al Stee	l Frame	;		
(103) □ Spl	it Level			(40) 🗆	Go	od				(2)	Re	infor	rced C	oner	ete Fra	me			
(104) 🗆 11/	/2 Story			(50) 🗆	Ve	ry Good				(3)	M	asom	гу Веа	ring \	Walls				
(111) 🗆 Bi-l	Level			(60) 🗆	Ex	cellent				(4)	W	ood	or Stee	el Fra	aned E	xt. Wa	lls		
(106) 🗆 Oth	ıer										(5)	M	etal F	rame	and V	Walls				
Townhouse or	r Duplex	Style:		Residential Quality: 20 (6) Pole Frame																
(301) 🗆 One	e Story			(10) □ Low							Cost Ra	nk:				C	onditi	on:		
(302) 🗆 Two	o Story			(20) 🗷 Fair						_	(10)									
(307) 🗆 1 1/	2 Story			(30) 🗆	Av	erage				(20) 🗆 Average				C	(20) 🗆 Badly Worn				
(308) 🗆 Spl	it Level			(40) 🗆	Go					<u> </u>					30) 🗆 Average				
(309) 🛘 21/	2 Story			(50) □ Very Good							(40) □ High					(40) □ Good				
(304) 🗆 One				(60) 🗆	Ex	cellent		=1,,									Very (
(305) 🗆 Two	o Story I	Ouplex						14 AV						나라		(50) 🗆	Excell	ent	
Assessor's	. Adju	stmen	t to Sale P	rice	(+ 0	r -)	:													
Assessor Co	mment	s and I	Reason for A	dju	stmen	t:														
PERS. 1	REP.	DEED	; BETWEE	N F	'AMI	LY														
		· · ·							_											
Comments f									Car	nm	ents:						-			
COMMENIES I	тош						<u> </u>		COL	4111	∨шъ3•									
<u></u>																				$\neg \neg$
	-																			
	NA II																			
																		(Conti	nue on	back)

Good Life, Great Service,

Real Estate Transfer Statement

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

FORM 521

DEPARTMENT OF REVENUE	• If additio	nai space is needed, add	an attachment and identity the item.									
			ent is signed and items 1-25 are accurate									
1 County Name	2 County Nu	mber		3 Date of Sale/Transfer Mo, 05 Day 13 Yr, 19 4 Date of Deed Mo, 05 Day 13 Yr, 19								
E Grantor's Name Add	WEBSTER - 91 Iress, and Telephone (Please I	Brint\	6 Grantee's Name, Address, and Telephone	·····								
Grantor's Name (Seller)			Grantee's Name (Buyer)	o (i loado i	inity							
Tamara L. Scheu Street or Other Mailing A	uneman PR Estate of	Larry V. Deisley	William Deisley Street or Other Mailing Address									
502 Minnesota A	venue	J 0	778 Road 1600									
City Inavale	State NE	Zip Code 6895	City 2 Red Cloud	State NE	Zip Code 68970							
Phone Number		0000	Phone Number Is the grantee a	501(c)(3)	organization? Yes 🗸 No							
(402) 746-4355 Email Address			(402) 705-0849 If Yes, is the gra	intee a 509	(a) foundation? Yes ✓ No							
NA			NA									
	on Number. Check one box in	-	C if property is also a mobile home.		(0)							
(A) Status	Single Family	Industrial	(B) Property Type Mineral Interests-Nonproducing	State Ass	(C) sessed Mobile Home							
Unimproved	Multi-Family	Agricultural	Mineral Interests-Producing	Exempt								
☐ IOLL	Commercial	Recreational										
8 Type of Deed	Conservator	Distribution		heriff	Other							
Bill of Sale	Corrective Death Certificate - Transfer on	= =		rust/Trustee /arranty	•							
9 Was the property pur	·	 _	reclosure Irrevocable Trust Revocable Tru		Transfer on Death							
part of an IRS like-kir (I.R.C. § 1031 Exchar	nd exchange?	Easement Gif			Trustee to Beneficiary							
☐ Yes 🗸 N		ecree Exchange Gra	antor Trust Partition Satisfaction of		Other (Explain)							
11 Was ownership transfe ✓ Yes No.	erred in full? (If No, explain the	division.)	12 Was real estate purchased f	or same us	se? (If No, state the intended use.)							
		are the trustor and heneficiary	relatives? (If Yes, check the appropriate box.)		·							
Yes No	a—#	·	a, Partnership, or LLC Self		Other							
	Brothers and Sisters	Grandparer	ts and Grandchild Spouse									
	Ex-spouse	Parents and	f Child Step-parent and St	ep-child								
14 What is the current ma	arket value of the real property?		15 Was the mortgage assumed? (If Yes, state		•							
16 Does this conveyance	divide a current parcel of land?		Yes ✓ No \$17 Was transfer through a real estate agent of		mnam/2 /If Yes_include the name							
Yes No	•		of the agent or title company contact.)		V No							
18 Address of Property	0.1-		19 Name and Address of Person to Whom the	e Tax State	ment Should be Sent							
503 Mini	nesona Ave		Grantee									
18a No address assid	oned 18b 7 Vacant land	d										
20 Legal Description	and too I vacantian											
See attached												
See allacried												
21 If agricultural, list total	number of acres	· ·										
22 Total nurchase pric	e including any liabilities a	ssumed		22 \$								
				\$								
23 Was non-real prope	erty included in the purchas	se? ∐ Yes	enter dollar amount and attach itemized list.) 23								
24 Adjusted purchase	price paid for real estate (lin	ne 22 minus line 23)		24	0100							
25 If this transfer is ex	empt from the documentary	stamp tax, list the exempt	on number									
	er penalties of law, I declare to d that I am duly authorized to si		ment and that it is, to the best of my knowledge a	ınd belief, t	true, complete, and							
	Theobald	- 0			(402) 746-2774							
sign Printer Tyr	e Name of Grantee or Authori	ed/Representative	A 11		Phone Number							
	of Grantee of Authorized Repre	sartativa	Attorney		05/13/19 Date							
here ' Signature	or arrive or nutriorized riepre											
26 Data Danid Danida S	67 Value of OV	Register of Deed's Use			For Dept. Use Only							
26 Date Deed Recorded	10	amp or Exempt Number	BK2019 Pa 1162		•							
Mo Day Nebraska Department of Reven	<u> </u>	1, -1 -		Authorized by								

The South 442 Feet of County Surveyor's Lot 15A in the Northwest Quarter of the Southwest Quarter (NW1/4SW1/4) of Section Thirty-five (35), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and,

Lot Seventeen (17), in the Northwest Quarter of the Southwest Quarter (NW1/4SW1/4) of Section Thirty-five (35), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and,

Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13) and Fourteen (14), Block Three (3), Original Town of Inavale, Webster County, Nebraska.

State of Nebraska
County of Webster

Rentered on the
numerical index and filed for record in the
Clerk's office of said county this 13 day
of May A.D., 20 1 , at 3.10
o'clock M. Recorded in Book ADI 9
on Rage 116 County Clerk
10.00 Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-13-19
\$_39.25 By 405

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

PERSONAL REPRESENTATIVE'S DEED

Tamara L. Scheuneman, Personal Representative of the Estate of Larry V. Deisley, Deceased, pursuant to appointment by the County Court of Webster County, Nebraska, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantee, William Deisley, conveys to Grantee, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The South 442 Feet of County Surveyor's Lot 15A in the Northwest Quarter of the Southwest Quarter (NW1/4SW1/4) of Section Thirty-five (35), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and,

Lot Seventeen (17), in the Northwest Quarter of the Southwest Quarter (NW1/4SW1/4) of Section Thirty-five (35), Township Two (2) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and,

Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13) and Fourteen (14), Block Three (3), Original Town of Inavale, Webster County, Nebraska.

Grantor covenants with Grantee that Grantor has legal power and lawful authority to convey and release the same.

Executed

May 13th

, 2019.

Tamara L. Scheuneman, Personal Representative of the Estate of Larry V. Deisley

STATE OF NEBRASKA, COUNTY OF WEBSTER) SS:

The foregoing instrument was acknowledged before me on 2019 by Tamara L. Scheuneman, Personal Representative of the Estate of Larry V. Deisley deceased.

Notary Public

General Notary - State of Nebraska SONJA L. KRUEGER My Comm. Exp. Dec. 4, 2020.

Residential & Commercial Sales Worksheet

Cnty No.	Boo	ok	Page	e Sale Date					School District Code									
91	201	19	1165		5/	13/2019	Base: 9	1-	0002	O002 Affiliated: Unified:								
Location	ID	Sale	Number	Ü	seabi	lity & Code#					J	Parcel I	Numbe					
000108	600	1	.18		4	05	GeoCde	Тя	n R	αg	Sect	Qrt	Subdi		Area	Bik	Parcel	
	Da	ite of Sa	le Assessed	Val	ue		4371			00 0 10005						015	0000	
Land		Imp	rovements			Total			Date	of S	ale P	ropert	y Classi	fica	tion Code			
	625		20,280)		20,905	Status Property Type Zoning						Loca	ion	i City Size Parcel Si			
Assessor Lo	cation:	RED (CLOUD (F	C)			A) 1 B) 01			C) 1	D)	L	E)	6	F) 1		
				18 july 1		Residential		7					Comn	erci	al			
Multiple Improvements:					Multiple. Improvements. : Multiple. Improvements. :													
Construction Date:					truction	1 Date : 18	Cons	Construction Date :										
	N 15 4		Floor:	Floor	Sq. Ft	.: 1,1	81		Floor	Sq.	Ft. :							
Building Cost New					:													
Single Family				Resi	dentia	l Condition: 20)		Com	mer	cial O	ccupan	cy Code	ari Mala	4.50 30.50			
(100) 🗆 Mo				(10)					Prim	Commercial Occupancy Code: Primary: Other1: Other2:								
(101) 🗷 One	e Story			(20)	景	Badly Wom			Com	Commercial Construction Class:								
(102) 🗆 Tw	o Story			(30)	П	Average			(1)		Firep	roof Str	uctural S	teel l	Frame			
(103) 🗆 Spl	it Level			(40)		Good			(2)		Rein	forced (Concrete	Fram	ie			
(104) 🗆 11/	/2 Story			(50)		Very Good			(3)		Maso	лпу Веа	ring Wa	ls				
(111) 🗆 Bi-l	Level			(60)		Excellent			(4)		Woo	d or Ste	el Frame	d Ex	t. WaI	s		
(106) □ Oth	тег											l Frame	and Wal	Ís				
Townhouse o	r Duplex	St y le:		Residential Quality: 30 (6) □ Pole Frame														
(301) 🗆 One	e Story			(10)		Low			Cost	Rar	ık:			Co	nditio	n:		
(302) 🗆 Twe	o Story			(20)		Fair			(10)		Low			(10) 🗆	Wom	Out	
(307) 🗆 11/	2 Story			(30) Average				(20)		Aver	age		(20) 🗆	Badly	Wom		
(308) 🗆 Spli	it Level			(40) □ Good				(30)	(30) ☐ Above Average (30) ☐ Average									
(309) 🗆 2 1/				(50)		Very Good			(40)		High	,	7.0	(40				
(304) 🗆 One	e Story Di	uplex		(60)		Excellent						221 19 221 24 2		(50) 🗆	Very (300d	
(305) □ Two	o Story D	uplex												(60) 🗆	Excelle	ent	
Assessor's					`													
Assessor Co				djust	tment	•												
WD - TI	RANSFE	ER TO	LLC			···												
Comments f	rom							om	ments	:			_					
															··			
																	-	
																,		
																(Conti	nue 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.

		1
	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 Mo. 05 Day 13 yr. 2019 Mo. 05 Day	, 13 yr. 2019
WEBSTER - 91 5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)	Yr
Grantor's Name (Seller)	Grantee's Name (Buyer)	
Jesus & Lindsey Rodriguez.Jose Rodriguez & Patricia Sosa 1	ABC Concrete, LLC	74W-1
Street or Other Mailing Address 430 N Walnut St	Street or Other Mailing Address 430 N Walnut St	
Red Cloud State Zip Code 68970	City State NE NE	Zip Code 68970
Phone Number	Phone Number Is the grantee a 501(c)(3) organiz If Yes, is the grantee a 509(a) four	
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 (E) Property Type	(C)
✓ Improved ✓ Single Family Industrial	Mineral Interests-Nonproducing State Assessed	Mobile Home
Unimproved Multi-Family Agricultural IOLL Commercial Recreational	Mineral Interests-Producing Exempt	
8 Type of Deed Conservator Distribution La	nd Contract/Memo Partition Sheriff	Other
	ase Personal Rep. Trust/Trustee	
9 Was the property purchased as 10 Type of Transfer Distribution Force		ansfer on Death
part of an IRS like-kind exchange? Auction Easement Gift	Life Estate Sale Tr	ustee to Beneficiary
		her (Explain) <u>transfer to LLC</u>
11 Was ownership transferred in full? (If No, explain the division.) Yes No	12 Was real estate purchased for same use? (If No	lo, state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rela		
	Partnership, or LLC Self Othe	er
Brothers and Sisters Grandparents	and Grandchild Spouse	
Ex-spouse Parents and C	hild 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	nterest rate.)
do Double and the latest and the lat		%
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company? of the agent or title company contact.) Yes	(IT Yes, include the name
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement S	
430 N Walnut St	same as Grantee	
Red Cloud, NE 68970		
18a No address assigned 18b Vacant land 20 Legal Description		· · · · · · · · · · · · · · · · · · ·
Lots Nineteen (19) and Twenty (20), Block Fifteen (Nebraska. 21 If agricultural, list total number of acres	15), Original Town of Red Cloud, Web	ster County,
22 Total purchase price, including any liabilities assumed	22 \$	0,00
23 Was non-real property included in the purchase? Yes No (If Yes, et	S	0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	· s	0100
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 stateme 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	mplete, and
Kory J./McCracken		(402) 746-3613
Print of Type Name of Graylee or Authorized Representative		Phone Number
sign	Attomey	5/13/19
here Signature of Granibe or Authorized Representative	Title	iJa∤te - /
Register of Deed's Use Or		For Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. 2 Day 10 Yr. 17 \$ EXEMPT # 50	BK 2019, Pg 1145	

BX 2019, Pg 1145

State of Nebraska Sss.

County of Webster Sss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 15 day of May A.D., 20 14 at 3:241 o'clock D.M. Recorded in Book 20 on Page 1105 County Clerk Deputy Sind Comp Assessor Carded

NEBRAS: STAMP LAX
Date 5-15-19
\$5600+ #5h By Vo

WARRANTY DEED

Jesus Rodriguez and Lindsey Rodriguez, husband and wife, and Jose Rodriguez and Patricia Sosa-Mendez, husband and wife, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to ABC Concrete, LLC, a Nebraska limited liability company, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Nineteen (19) and Twenty (20), Block Fifteen (15), Original Town of Red Cloud, 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.

Jesus Rodriguez

Andrew Rodriguez

Lindsey Rodriguez

Lindsey Rodriguez

Jose Rodriguez

Andrew Rodriguez

Lindsey Rodriguez

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

Rodriguez and Lindsey Rodriguez, husband and wife

GENERAL NOTARY - State of Nebraska KORY MCCRACKEN

Comm. expires

Any Comm. Exp. August 27, 2022

Notary Public

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on May 12, 2019, by Jose Rodriguez and Patricia Sosa-Mendez, husband and wife.

Comm. expires

GENERAL NOTARY - State of Nebraska KORY MCCRACKEN My Comm. Exp. August 27, 2022

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Во	ook	Page			Sale	Date				School District Code								
91	20	19	1166		5/	14	/2019	Base	9	1-0	074	Aff	iliated:			Unified:			
Location	D	Sale	Number	U:	eabil	ity	& Code#				Parcel Number								
0003146	500		119		1			GeoCo	ie	Twn	Rng	Se	ect Qr	t	Subdiv	Area	Blk	Parcel	
	D	ate of S	ale Assessed	l Val	ие			413	3			0	0 0		20010		006	7470	
Land		Imp	rovements	s Total]	Date of Sale Property Classification Code									
	940			940			Stat	us	Pı	roperty T	ре	Zonin	g	Location	ı Ci	y Size	Parcel Size		
Assessor Lo	cation:	BLUE	HILL (BH)				A) ;	2	B)	01		c) 1		D) 1	E)	6	F) 1	
						4.11	Resident	ial		- 7.					Commer	cial			
	provements:	Multi	ple. Im	prov	ements.:				Multiple	. Impi	rovements	. :							
	uction Date:	Const	ruction	ı Dat	æ:				Construc	tion I	Date:					<u></u>			
		1	Floor:	Floor	Sq. Ft.	. :					Floor Sq	Ft.:						4	
		Buildin	g Cost New:	Cost	:						Cost:						,		
Single Family	Style:	:		Resi	dentia	l Co	ndition:		Commercial Occupancy Code:										
(100) 🗆 Mo	bile Hor	ne		(10)		Wo	om Out			Primary: Other1: Other2:									
(101) 🗆 One	e Story			(20) Badly Wom Commercial Construction															
(102) 🗆 Tw	o Story			(30)		Av	erage				(1)] Fi	reproof S	stru	ictural Stee	l Frame	·		
(103) □ Spl	it Level			(40)		Go	ođ				(2) E	J R	einforced	l C	oncrete Fra	me			
(104) 🗆 11/		(50)		Vei	ry Good				(3) E] M	lasonry B	ear	ring Walls						
(111) 🗆 Bi-l	Level			(60)		Exc	cellent		.,		(4)] W	ood or S	tee	l Framed I	xt. Wa	lls	_	
(106) □ Oth				(5) Metal Frame and Walls															
Townhouse or	r Duplez	x Style:				l Qı	uality:						ole Frame	3			** * * * *	· · · · · · · · · · · · · · · · · · ·	
(301) 🗆 One	e Story			(10)		Lov					Cost Ra				•	Conditi			
(302) 🗆 Two				(20)		Fair	Ī.				·	L					Worn		
(307) 🗆 11/				(30)			erage				` '		verage			20) 🗆			
(308) □ Spl				(40)		Go					(30) Above Average (30) Average								
(309) 🗆 21/				(50)			ry Good			_	(40) ☐ High (40) ☐ Good								
(304) □ One				(60)		Exc	cellent	···	:				<u> </u>			50)			
(305) □ Two	o Story I	Duplex									1,500	3	lie to	. **	· · · · (60) 🗆	Excell	ent	
Assessor's					-		:												
Assessor Co		s and R	eason for A	djust	ment	:													
SPECIA	L WD																		
								<u> </u>							· · · · · · · · · · · · · · · · · · ·				
		·																	
Comments f	rom								С	omm	ents:			_					
	- VIII																		
																	·		
	.,																(Conti	inue on back)	

Good Life. Great Service.

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.

521

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	44 2040								
WEBSTER - 91	Mo. 5 Day 14 Yr. 2019 Mo. 5 Day 14 Yr. 2019									
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)									
Grantor's Name (Seller) City of Blue Hill, Nebraska	Grantee's Name (Buyer) Threefold Cord Holdings, LLC									
Street or Other Mailing Address PO Box 277	Street or Other Mailing Address PO Box 203									
City State Zip Code Blue Hill NE 68930	City State Zip Code Blue Hill NE 6893									
Phone Number (402) 756-2056 Email Address	Phone Number (402) 984-4020 Is the grantee a 501(c)(3) organization? Yes V Number (402) 984-4020 If Yes, is the grantee a 509(a) foundation? Yes V Number (402) 984-4020									
cityofbluehill@gtmc.net	Linas Address									
7 Property Classification Number. Check one box in categories A and B. Check (if property is also a mobile home.									
	B) Property Type	(C)								
Improved ☐ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ☐ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing State Assesse Mineral Interests-Producing Exempt	d Mobile Home								
Bill of Sale Corrective Easement	and Contract/Memo Partition Sheriff [ease Personal Rep. Trust/Trustee fineral Quit Claim Warranty	Other								
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	closure Irrevocable Trust Revocable Trust 1 Life Estate Sale 1	ransfer on Death rustee to Beneficiary Other (Explain) No, state the intended use.)								
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary re										
Yes No Aunt or Uncle to Niece or Nephew Family Corp.	Partnership, or LLC Self Ottes and Grandchild Spouse	ner								
14 What is the current market value of the real property? \$940	15 Was the mortgage assumed? (If Yes, state the amount and Yes ✓ No \$	%								
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company of the agent or title company contact.) Yes	(If Yes, include the name								
18 Address of Property 18a	19 Name and Address of Person to Whom the Tax Statement Threefold Cord Holdings, LLC Attn: Matt Lukasiewicz PO Box 203 Blue Hill, NE 68930	Should be Sent								
20 Legal Description	1									
LOT FIVE (5) EXCEPT THE EAST EIGHTEEN FEET (18') TH LOT SEVEN (7) BLOCK SIX (6) ROHRER'S ADDITION TO T	EREOF, ALL LOT SIX (6), AND THE EAST TO HE CITY OF BLUE HILL, WEBSTER COUNTY	WO FEET (2') OF /, NEBRASKA								
21 If agricultural, list total number of acres										
22 Total purchase price, including any liabilities assumed		900,00								
	enter dollar amount and attach itemized list.) 23									
24 Adjusted purchase price paid for real estate (line 22 minus line 23)		900100								
25 If this transfer is exempt from the documentary stamp tax, list the exemption of law I declare that I have exempted this statement.		amulata av -!								
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Mathematical Luka Sie Lie	en and that it is, to the dest of my knowledge and belief, true, c	Phone Number								
Sign Print or Type Name of Grantee or Authorized Representative	>/ i	Phone Number								
here Signature of Grantee of Authorized Representative	Title Esantec									
Register of Deed's Use C	nly	For Dept. Use Only								
6 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data									
Mo. 5 Day 16 Yr. 19 \$ 2.25	BK 2019 Pa 1166-1167									
ebraska Department of Revenue	Authorized by Neb. i	Rev. Stat. §§ 76-214, 77-1327(2)								

State of Nebraska 3ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 10 day of 12 A.D., 20 19, at 12 O'cleck A.M. Recorded in Book 20 On Page 1100 (11) Deputy Clerk 10 Deputy Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-14-17
\$ 225 By 10

Please Return To: Threefold Cord Holdings, L.L.C., P.O. Box 203, Blue Hill, NE 68930

SPECIAL WARRANTY DEED

WHEREAS on May 14, 2019, the City Council of the City of Blue Hill passed Ordinance No. 707, confirming the sale of the following described real estate, as provided in Neb.Rev.St. Sec. 17-503.01 and Blue Hill City Code Sec. 6-116(I).

NOW THEREFORE, the City of Blue Hill, a Nebraska Municipal Corporation organized and existing under the laws of the State of Nebraska, GRANTOR, in consideration of \$900.00 received from GRANTEE, Threefold Cord Holdings, L.L.C., a Nebraska limited liability company, conveys to GRANTEE the following described real estate:

LOT FIVE (5) EXCEPT THE EAST EIGHTEEN FEET (18) THEREOF, ALL LOT SIX (6), AND THE EAST TWO FEET (2') OF LOT SEVEN (7) BLOCK SIX (6) ROHRER'S ADDITION TO THE CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA.

Grantor covenants with Grantee that Grantor:

- (1) Is lawfully seized of the real estate and that it is free from encumbrances, except any easements, reservations, covenants, and restrictions of record;
- (2) Has legal power and lawful authority to convey the real estate; and
- (3) Warrants and will defend the title to the real estate against the lawful claims of all persons.

EXECUTED: May 14, 2019.

Tricia Allen, Clerk

Attest:

CITY OF BLUE HILL, NEBRASKA

By:

Kerl Schunk,

Mayor

STATE OF NEBRASKA)
) ss.
COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me on this 14th day of May, 2019, by Keri Schunk, Mayor of the City of Blue Hill, a Nebraska Municipal Corporation, on behalf of the City.

LORI D MEENTS General Notary, State of Nebraska My Commission Expires December 2, 2019

Notary Public

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sale	e Date	School District Code												
91	20	19	1184	5/14	/2019	Base:	91-00	02	Affi	liated:		·		Unif	ied:			
Location I	D	Sale	Number	Useability	& Code#	Parcel Number												
00220540	00		120	4	05	GeoCde	Twn	Rng	Sec	t Qr	t	Subdiv	v	Area	Parcel			
	D	ate of S	ale Assessed	Value		4493	35	5 2	2 00000				000	1570				
Land		Ĭmŗ	provements	T	otal	Date of Sale Property Classification C									Code			
320,	930				320,930	Status Property Type			уре	Zoning Location		tion	n City Size		Parcel Size			
		Irrigat	ion Type:	<u>-</u>		A) 2 B) 05				c) 5		D) :	3	E) 0		F) 10		
LCG		ı	ACRES:	VAI	.UE:		LCG			A	CR	ES:			VAL	UJE:		
IRRIGATED	1A1					GI	RASSLA	ND 1	G1									
	1A			·					1G		2	6.180	0			35,735		
	2A.1							2	G1									
	2A					2G				81.300					1	10,975		
	3A1							3	G1									
	3A							:	3G	<u> </u>					24,965			
	4A1							4	G1							38,330		
	4A								4G		8	1.260	0		1	10,925		
DRYLAND	1D1					;	Shelterbe	elt/Tim!	ber				_					
	1D							Accreti	on									
	2DI							Wa					\downarrow					
	2D					407	4 NTT 2	Otl			2 2	F 447	+			20 020		
	3D1	_	·-			AGL	AND ?		-			5.110 2.970				20,930		
	3D			-	;		т	Roa Farm Sir				2.9/(+					
	4D1 4D												+					
	417							ome Si Recreati	 				+		 -			
	vellings						ner				-							
	ildings					No				2.970	$^{+}$							
		l	· »-	<u>.</u>		110												

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD - SELF INTO A TRUST	
Comments from C	Comments:
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
	(Continue on back)

Real Estate Transfer Statement

120

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.

521

	is signed and nems 1-20 are accurately completed.	
1 County Name 2 County Number WEBSTER - 91	3 Date of Sale/Transfer Mo. 05 Day 14 Yr. 2019 4 Date of Deed Mo. 05 Day	, 14 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)	
Grantor's Name (Seller) Ruth A. Cline, single	Grantee's Name (Buyer) Ruth A. Cline, Trustee/Ruth A. Cline Trust dated 12-11-2018	
Street or Other Mailing Address PO Box 192	Street or Other Mailing Address PO Box 192	
City State Zip Code Franklin NE 68939	City State Zip Code Franklin NE 68939	
Phone Number	Phone Number Is the grantee a 501(c)(3) organization?	
(308) 425-3430 Ernall Address	(308) 425-3430 If Yes, is the grantee a 509(a) four Email Address	idadotti i tes [4] 140
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 ☑ Unimproved ☐ Multi-Family ☑ Agricultural ☐ IOLi. ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing State Assessed Mineral Interests-Producing Exempt	
8 Type of Deed Conservator Distribution Lar Bill of Sale Corrective Easement Lee Cemetery Death Certificate – Transfer on Death Executor Min	ise Personal Rep. Trust/Trustee	Other
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Yes No Court Decree Exchange Granto 11 Was ownership transferred in full? (If No, explain the division.)	Life Estate Sale Tr	ansfer on Death ustee to Beneficiary ther (Explain) No, state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Yes No Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Solf Other Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child 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.)
\$336,245	☐ Yes	%
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company? of the agent or title company contact.) Yes	(If Yes, include the name
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent	
Rural Webster County, Nebraska	Same as #6	
18a No address assigned 18b 🗸 Vacant land		
20 Legal Description		
The NW¼ and the N½SW¼ of Section 35, Township 1 North, Range 12 West of the 6th P.M., Webster County, Nebraska		
21 If agricultural, list total number of acresapprox 240		
22 Total purchase price, including any liabilities assumed		
23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 23 \$ 0,00		0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24 *	000
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number 76-902(4) 5b	·
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement. Aames A. Fehringer	nt and that it is, to the best of my knowledge and belief, true, co	(402) 563-9617
Phint or Type Name of Grantee of Authorized Representative		Phone Number
sign someol. I show	Attorney for Grantor/Grantee	5/13/19
Here (*)	Title	Date
Register of Deed's Use On 26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	For Dept. Use Only
Mo. 5 Day 17 Yr. 19 \$ Exernot #56	BK 2019 Pg 1184	
Nebraska Department of Revenue Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016		ev. Stat. §§ 76-214, 77-1327(2)

State of Nebraska 355
County of Webster
Entered on the
numerical index and filed for record in the
Clerk's office of said county this 17 day
of May A.D., 20 19, at 11:06
o'clock a OM. Recorded in Book 2019
on Page 104
Pourse Potach County Clerk
lò.ºº <u>(l.</u> Deputy

Assessor

NEBRASKA DOCUMENTARY
STAMP TAX
Date \$-17-19
\$ Exervi # 56 by 45

Return Address:

James A. Fehringer Fehringer & Mielak, LLP P. O. Box 400 Columbus, NE 68602-0400

WARRANTY DEED

Carded

Ruth A. Cline, single, GRANTOR, in consideration of \$1 and other valuable consideration received from GRANTEE, Ruth A. Cline, as Trustee of the Ruth A. Cline Trust dated December 11, 2018, as may be amended and/or restated, conveys to GRANTEE, the following described real estate (as defined in Neb.Rev.Stat. 76-201):

The NW^{I}_{4} and

The N½SW¼ of Section 35, Township 1 North, Range 12 West of the 6th P.M., Webster County, Nebraska

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR:

- is lawfully seised of such real estate and that it is free from encumbrances, except easements, covenants, reservations 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.

DATE: May 14, 2019

Ruth A Cline

STATE OF NEBRASKA) ss. COUNTY OF PLATTE)

Acknowledged before me on May 14, 2019 by Ruth A. Cline, single.

GENERAL NOTARY - State of Nebraska
JAMES A. FEHRINGER
My Comm. Exp. April 12, 2022

Votary Public

Residential & Commercial Sales Worksheet

Cnty No.	Boo	k	Page		77.7	Sale Date		School District Code								
91	201	9	1202		4	/7/2019	Base: 9	1-0	0002	Aff	iliated:			Uni	fied:	
Location	ID	Sale	Number	U	eab	ility & Code #					Parce	l N	lumber			
0001288	300		L21		1		GeoCde	Tw	n Rng	Sé	ct Qı	ıt	Subdiv	Area	Blk	Parcel
	Dat	te of Sa	ile Assessed	Valu	1e		4371			0	0 0)	10020		014	0000
Land		Imp	rovements			Total			Date of Sale Property Classification Code							
	775	·	13,08	0		13,855	Status	r	roperty Ty	ре	Zonir	ıg	Location	ı Ci	y Size	Parcel Size
Assessor Lo	cation:	RED :	CLOUD (I	RC)			A) 1	B)	01		්) 1		D) 1	E)	6	F) 1
						Residential							Commer	cial		
	Multi	ple Imp	rovements:	Multi	ple. Ir	nprovements.:			Multiple	Impr	ovements	š. :				
		Constr	uction Date:	Const	ructio	n Date: 18	75		Construc	tion I	Date:					·
			Floor:	Floor	Sq. F	t.: 9	90		Floor Sq	Ft.:						
		Buildin	g Cost New:	Cost	:	79,6	05		Cost:							
Single Family	Style: 1	.01		Resi	denti	al Condition: 2	0		Comme	rcial	Occup	anc	y Code:			
(100) □ Mol	bile Home	:		(10)		Wom Out			Primary	:		Otl	herl:		Other2:	
(101) 🗷 One	Story			(20)	大	Badly Wom			Comme	rcial	Constr	uct	ion Class:			
(102) □ Two	Story			(30)		Average			(1)	Fi	reproof	Stru	ictural Stee	l Frame	:	
(103) □ Spli	t Level			(40)		Good			(2)	I Re	inforce	1 C	oncrete Fra	me		
(104) □ 11/2				(50)		Very Good			(3) [Ma	asonry I	3ear	ring Walls			
(111) 🗆 Bi-L				(60)		Excellent			(4) □	W	cod or S	Stee	l Framed F	xt. Wa	1s	
(106) 🗆 Oth					- 12 17 - 13 17 18			deri i	(5)	M	etal Frai	пе	and Walls			
Townhouse or	Duplex S	it y le:				al Quality: 20			- 1 · · · · · · ·	. e. j	le Fram	e			97 Jan 1947	*,
(301) □ One			. <u>.</u>	(10)		Low			Cost Ra					onditi		
(302) 🗆 Two				(20)	*	Fair			 ' ' 	Lo					Worn	
(307) 🗆 1 1/2				(30)		Average	-		1 .		rerage			_	Badly	
(308) 🗆 Split				(40)	<u> </u>	Good			 		ove Av	erag			Avera	ge
(309) 🗆 2 1/2				(50)		Very Good			(40) □	Hi	gh			40) 🗆		
(304) One				(60)		Excellent		4,			naike Viji He	. 199 199			Very (
(305) 🗆 Two	Story Du	plex						or and			far e			60) 🗆	Excell	ent
Assessor's	Adjust	ment	to Sale Pi	rice	(+ 0	r -):										
Assessor Co	mments :	and Re	eason for A	djust	men	t:										
JTWD																
Comments fr	rom							'Ann=	nents:				 -			
Comments II	OIII							OHID	пспр:							
		_														
															(Conti	nue on back)



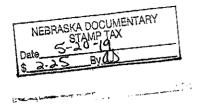
Real Estate Transfer Statement • To be filed with the Register of Deeds. • Read instructions on reverse side. • If additional space is peopled add as attachment and identify the item.

FORM 521

• If additional space is needed, add an							
1 County Name 2 County Number	t is signed and items 1-25 are accurately completed. 3 Date of Sale/Transfer 4 Date of Deed						
WEBSTER - 91	Mo. 04 Day 07 Yr. 2019 Mo. 05 Day 03 Yr. 2019						
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)						
Grantor's Name (Seller) Lyle Dean Shipley Testamentary Trust	Grantee's Name (Buyer) Maynard D. & Doris J. Owens						
Street or Other Mailing Address c/o Nadine Holmes, 404 Shelton Dr	Street or Other Mailing Address 936 N Webster St						
City State Zip Code Smith Center KS 66967	City State Zip Code Red Cloud NE 68970						
Phone Number (785) 282-5838	Phone Number is the grantee a 501(c)(3) organization? Yes V No (402) 519-0919 if Yes, is the grantee a 509(a) foundation? Yes No						
Email Address	Email Address						
7 Property Classification Number. Check one box in categories A and B. Check C it	property is also a mobile home.						
(A) Status (B)	Property Type (C)						
☐ Improved ☐ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ☐ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing State Assessed Mobile Home Mineral Interests-Producing Exempt						
8 Type of Deed Conservator Distribution Lar Bill of Sale Corrective Easement Lea Cemetery Death Certificate - Transfer on Death Executor Min							
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Yes No Court Decree Exchange Granto	Sure Irrevocable Trust Revocable Trust Transfer on Death Life Estate Sale Trustee to Beneficiary r Trust Partition Satisfaction of Contract Other (Explain)						
11 Was ownership transferred in full? (If No, explain the division.) Yes No	12 Was real estate purchased for same use? (If No, state the intended use.) ✓ Yes						
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	ives? (If Yes, check the appropriate box.)						
	artnership, or LLC Self Other						
☐ Brothers and Sisters ☐ Grandparents a ☐ Ex-spouse ☐ Parents and Ch							
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?	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.)						
18 Address of Property Lots adjacent to 914 N Webster St	19 Name and Address of Person to Whom the Tax Statement Should be Sent same as Grantee						
Red Cloud, NE 68970							
18a No address assigned 18b Vacant land 20 Legal Description							
Lots Eighteen (18) and Nineteen (19), Block Fourtee Webster County, Nebraska.	en (14), Smith & Moore's Addition to Red Cloud,						
21 If agricultural, list total number of acres							
22 Total purchase price, including any liabilities assumed	22 \$ 1,000,00						
23 Was non-real property included in the purchase? 🔲 Yes 🛛 Vo (If Yes, en							
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							
 Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement. Kory J. McCracken 	t and that it is, to the best of my knowledge and belief, true, complete, and (402) 746-3613						
Print or Type Name of Grantee of Authorized Representative	Phone Number Attorney 5/70/19						
	Title Sate						
Register of Deed's Use On							
26 Date Deed Recorded Mo. 5 Day 20 Yr 19 \$ 2 25	28 Recording Data BK 2019 Pa 1204						
No Day Yr Factorial Section 1. Section 2. Sect	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)						

State of Nebraska
County of Webster

Entered on the
numerical index and filed for record in the
Clerk's office of said county this and ay
of May A.D., 20 9, at 10:34
o'clock a. M. Recorded in Book ab 19
on Page 10:4
County Clerk
County Cle



JOINT TENANCY WARRANTY DEED

Mike Holling and Nadine Holmes, Co-Trustees of the Lyle Dean Shipley Testamentary Trust, GRANTOR, whether one or more, in consideration of ONE AND NO/100 DOLLARS (\$1.00) and other valuable consideration receipt of which is hereby acknowledged, conveys to Maynard D. Owens and Doris J. Owens, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Eighteen (18) and Nineteen (19), Block Fourteen (14), Smith & Moore's Addition to Red Cloud, 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 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 May ________, 2019.

Mike Holling, Trustee

Nadine Holmes, Trustee

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on May _______, 2019, by Mike Holling and Nadine Holmes, Co-Trustees of the Lyle Dean Shipley Testamentary Trust.

Comm. expires

GENERAL NOTARY - State of Nebraska
KORY MCCRACKEN
My Comm. Exp. August 27, 2022

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		S	ale Date		V. K.			Sch	ool Dis	trict Co	de				
91	20	19	1204		4/	7/2019	Base: 9	1-	0002		Affiliated: Unified:							
Location	ID	Sale N	Number -	Us	eabil	ity & Code #					P	arcel I	Number					
0001288	301	1:	22	Ī	1		GeoCde	Tw	n Ri	ng	Sect	Qrt	Subdiv	A	rea	Blk	Parcel	
	Da	ate of Sal	e Assessed	Valu	1e		0000				00	0	0000	0		000	0000	
Land			ovements			Total			Date	of S	ale P	roperty	y Classi	ficati	ion C	ode		
Section 1995	515		11000	-		515	Status	ر [Property	Туг	ж	Zoning	Locat	ion	City	r Size	Parcel Siz	æ
Assessor Lo	cation:	RED C	LOUD (E	RC)			A) 2	E) 0	1	C) 1	D) :	L	E)	6	F) 1	
						Residentia		14 (A) (A) (A) (A) (A)				V. Jak	Comm	ercia	al			es gla
	Muli	tiple Impr	ovements:	Multi	ple. Im	provements.:			Multi	ple. 1	Improve	ments.:						
			ction Date:		ruction				Const	tructi	on Date	:						
			Floor:		Sq. Ft.	:			Floor	Sq.	Ft. :							
		Building	Cost New:	Cost	-				Cost	:								
Single Family	April 10 miles from			Resi	dentia	l Condition:			Com	тег	cial O	ccupan	cy Code:	Marie William				
(100) 🗆 Mol		ie		(10)		Worn Out			Prim	ary:		0	ther1:		(Other2:		
(101) 🗆 One	Story			(20)		Badly Wom			Com	Commercial Construction Class:								
(102) 🗆 Two	Story			(30)		Average			(1)		Гиер	roof Str	uctural S	teel F	rame			
(103) □ Spli	t Level			(40)		Good			(2)		Rein	forced C	Concrete 1	таше	e			
(104) 🗆 1 1/	2 Story			(50)		Very Good			(3)		Masc	ппу Веа	aring Wa	ls				
(111) 🗆 Bi-L	_evel			(60)	П	Excellent			(4)		Woo	d or Ste	el Frame	I Ext	Wal	ls		
(106) □ Oth	er								(5)		Meta	l Frame	and Wal	s				
Townhouse or	Duplex	Style:		Resi	dentia	l Quality:			(6)		Pole	Frame		24	- 			
(301) 🗆 One	Story			(10)		Low			Cost	Rar	ık:	stint.		Cor	nditio	n:	1070	Š.
(302) □ Two	Story			(20)		Fair			(10)		Low			(10)		Wom		
(307) 🗆 11/	2 Story			(30)		Average			(20)		Aven			(20)		Badly		
(308) 🗆 Spli	t Level			(40)		Good			(30)	(30) Above Average (30) Average								
(309) 🗆 2 I/				(50)		Very Good			(40)		High	y yr is an an t		(40)	_	Good		
(304) 🛮 One	Story D	ruplex		(60)		Excellent					Turk or <u>Komo Zymo</u> Nasa			(50)		Very (
(305) □ Two	Story D	Juplex		<u> </u>	<u> </u>					(v).				(60)) [Excell	ent	
Assessor's																_		
Assessor Co	mments	s and Re	ason for A	djust	ment	<u> </u>												_
JTWD																		\dashv
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Comments f	nom				_			്രണ	ments				-		•			_
Comments f	i Oili	-						JULI		•								
		•				· -												
			_															
						200					<u> </u>					(Cont	inue on bacl	()

Nebraska Department of REVENUE

Real Estate Transfer Statement

121

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	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. 04 Day 07 Yr. 2019 Mo. 05 Day 03 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)
Lyle Dean Shipley Testamentary Trust	Delbert & Kina L. Elliott
Street or Other Mailing Address c/o Nadine Holmes, 404 Shelton Dr	Street or Other Mailing Address 1207 Rd H
City State Zip Code Smith Center KS 66967	Red Cloud NE State Zip Code 6897
Phone Number (785) 282-5838	Phone Number (402) 746-4400 Is the grantee a 501(c)(3) organization? 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 Hor
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
	nd Contract/Memo Partition Sheriff Other ase Personal Rep. Trust/Trustee
	neral Quit Claim Warranty
9 Was the property purchased as part of an IRS like-kind exchange?	iosure Irrevocable Trust Revocable Trust Transfer on Death
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate
	or 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 NoNo	Yes No No
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	
	Partnership, or LLC Self Other Other
Brothers and Sisters Grandparents Ex-spouse Parents and C	and Grandchild Spouse filld Step-parent and Step-child
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)
, , , , , , , , , , , , , , , , , , ,	☐Yes
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 Montgomery Auction &
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent
914 N Webster St Red Cloud, NE 68970	same as Grantee
18a No address assigned 18b Vacant land	
20 Legal Description	
Lots Twenty (20), Twenty-one (21) and Twenty-two to Red Cloud, Webster County, Nebraska.	(22), Block Fourteen (14), Smith & Moore's Addition
21 if agricultural, list total number of acres	
21 II 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, e	nter 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	ı number
Under penalties of law, I declare that I have examined this statement	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. Kory J. McCracken	(402) 746-3613
Print or Type Name of Grantee of Authorized Representative	Phone Number
sign /	Attorney 5/20/19
here Signature of Grantee of Authorized Representative	Title Date /
Register of Deed's Use Or	
26 Date Deed Recorded 19 27 Value of Stamp or Exempt Number \$ 27 00	BK 2019 Pg 1202
Mo Day	Authorized by Neb. Rev. Stat. §§ 76-214, 77-132:
Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014	U

State of Nebrask	a }ss.	
County of Webste	or 1	
		itered on the
numerical index	and filed for	record in the
HOLFICE ICEC BIOCH	and county	this 20 day
Clerk's office of	Said Councy .	10.36
- V114:1 A	n /u 179	. a. <u>197</u>
o'clock & M.	Recorded it	n Book <u> ನ೦</u> ೬೨
	1	
on Page 120	<u> </u>	
Louise	Petrch.	County Clerk
10.00	1	Deputy
	1	Carded

NEBRAS	KA DOCUMENTARY STAMP TAX	
Date 5	-20-19	_
\$ 27.00	By <i>Q</i> D	J

JOINT TENANCY WARRANTY DEED

Mike Holling and Nadine Holmes, Co-Trustees of the Lyle Dean Shipley Testamentary Trust, GRANTOR, whether one or more, in consideration of ONE AND NO/100 DOLLARS (\$1.00) and other valuable consideration receipt of which is hereby acknowledged, conveys to Delbert Elliott and Kina L. Elliott, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Twenty (20), Twenty-one (21) and Twenty-two (22), Block Fourteen (14), Smith & Moore's Addition to Red Cloud, 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 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 May 3, 2019.

Mike Holling, Trustee

Madine Holmes, Trustee

STATE OF NEBRASKA, COUNTY OF WEBSTER) $\,$ ss.

The foregoing instrument was acknowledged before me on May _____, 2019, by Mike Holling and Nadine Holmes, Co-Trustees of the Lyle Dean Shipley Testamentary Trust.

GENERAL NOTARY - State of Nebraska
KORY MCCRACKEN
My Lorum - Bay - August 27, 2022

Notary Public

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sale Dat	e	School District Cod									
91	20	19	1205	5/20/20	19	Base: 9	91-00	02	Affili	ated:		Unified:			
Location	ID .	Sal	e Number	Useability & C	ode#					Parcel I	Tumber				
001403	303	· · · · · · · · · · · · · · · · · · ·	123	1		GeoCde	Twn	Rng	Sect	Qrt	Subdiv	Area	Blk	Pa	arcel
	D	ate of	Sale Assessed	Value		0000	1	10	7	0	00000	1	000	00	000
Land		Im	provements	Total		Date of Sale Property Classification Code									
109	,560		25,310	134,	,870	Status	Status Property Type			Zoning	Location	City Size Parcel S			el Size
		Irriga	tion Type:			A) 1	В)	05	() 5	D) 3	E)	0	F)	9
LCG			ACRES:	VALUE:			LCG			ACR	ES:		VAL	J E :	
IRRIGATE	ED 1A1					GR	ASSLA	ND 10	31				•		
	1A							1	G		3.060			4,	175
	2A1						٠	20	31						
	2A							2	2G						
	3A1							30	31						
	3A							3	3G	·					
	4A.1							40	3 1	2	2.250			30,	370
	4A		·						IG	5	0.730			69,2	250
DRYLANI	O IDI					ξ.	Shelterbe	elt/Timb	er						
	1D							Accretic	nc						
	2D1							Was	rte						
	2 D							Oth	er						
	3D1					AG L	AND 7	ГОТА	L		6.040		1	03,	795
	3D	<u> </u>						Roa	ds		1.440				<u> </u>
	4D1						F	arm Sit	es		1.000			5,	765
	4D						H	ome Sit	es						
							F	ecreation	on						
Ι	wellings							Oth							
Out	buildings			25,	310	No	n-AG	ГОТА	\mathbf{L}		2.440			5,	765

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD		
Comments from	Comments:	
		<u></u> .
		(Continue on back)

NEBRASKA Good Life. Great Service.

Real Estate Transfer Statement

123

FORM **521**

Authorized by Neb. Rev. Stat. §§ 78-214, 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. 3 Date of Sale/Transfer 4 Date of Deed 2 County Number 1 County Name 2019 2019 5 Day 20 Yr. . Dav Mo. _ Select County & County Number 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer Grantor's Name (Seller) Jason Heldt and Stacie Heldt Growling Bear Holdings, LLC Street or Other Mailing Address 727 Clare More Dr Street or Other Mailing Address 1040 N Franklin St Zip Code 33401 Zip Code State 68970 Red Cloud NE West Palm Beach FL Yes 🗸 No Phone Number Is the grantee a 501(c)(3) organization? Phone Number **√** No If Yes, is the grantee a 509(a) foundation? 08-249-5 Email Address 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. (C) (B) Property Type (A) Status Mineral Interests-Nonproducing State Assessed Mobile Home Industrial Improved Single Family Exempt ✓ Agricultural Mineral Interests-Producing ✓ Unimproved Multi-Family □ IOLL Recreational Commercial Other 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Bill of Sale Personal Rep. Trust/Trustee Corrective Easement Lease Warranty Death Certificate - Transfer on Death Quit Claim Cemetery Executor Mineral Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Revocable Trust Transfer on Death 10 Type of Transfer Distribution Irrevocable Trust ✓ Sale Trustee to Beneficiary Auction Gift Life Estate Easement Satisfaction of Contract Other (Explain) Exchange Grantor Trust Partition Yes ✓ 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.) **✓** 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.) Family Corp., Partnership, or LLC Other, Aunt or Uncle to Niece or Nephew Grandparents and Grandchild Spouse **Brothers and Sisters** Step-parent and Step-child Ex-spouse Parents and 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? ✓ No \$ \$185,000 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.)

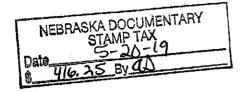
Yes Agri Affiliates, Inc. ✓ Yes No 19 Name and Address of Person to Whorn the Tax Statement Should be Sent 18 Address of Property Grantee Ag land 18a V No address assigned 18b Vacant land 20 Legal Description See Attached 78 21 If agricultural, list total number of acres 185.000!00 23 Was non-real property included in the purchase? 🗌 Yes 📝 No (If Yes, enter dollar amount and attach itemized list.) 23 185.000100 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. <u>508749-574</u> Jason Heldt Phone Number Print or Type Name of Grantee of Authorized Representative 5/20/2019 Grantee Signature of Grantee or Authorized Representative Date Title here For Dept. Use Only Register of Deed's Use Only Recording Data 26 Date Deed Recorded Value of Stamp or Exempt Number 2019 4 _{Day}**20** 1205

EXHIBIT "A"

Legal Description

The West Half of the Southeast Quarter (W½SE¼) of Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land comprising a part of the West Half of the Southeast Quarter (W½SE¼) of Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the North 1/16 corner of said Southeast Quarter (SE¼); thence S89°01′59″W on and upon the north line of said Southeast Quarter (SE¼) a distance of 800.00 feet to the Point of Beginning; thence S00°58′01″E a distance of 159.00 feet to a point; thence S89°01′59″W a distance of 152.00 feet to a point; thence S00°58′01″E a distance of 53.00 feet to a point; thence S89°01′59″W a distance of 185.00 feet to a point; thence N82°41′38″W a distance of 139.00 feet to a point; thence N00°58′01″W a distance of 192.00 feet to a point on the north line of said Southeast Quarter (SE¼); thence N89°01′59″E on and upon the north line of said Southeast Quarter (SE¼) a distance of 474.55 feet to the Point of Beginning

State of Nebraska Ss. County of Webster
Futeled our me
numerical index and filed for record in the
of May A.D., 20 19 at 12:18
arciack Oph Recorded in Book ADI
on Page 1205-1206
Police Petrch County Clerk
16:00 Deputy
Ind Comp Assessor Carded



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

WARRANTY DEED

Growling Bear Holdings, L.L.C., a Nebraska Limited Liability Company, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Jason Heldt and Stacie Heldt, 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 West Half of the Southeast Quarter (W½SE¼) of Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land comprising a part of the West Half of the Southeast Quarter (W½SE¼) of Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the North 1/16 corner of said Southeast Quarter (SE¼); thence S89°01'59"W on and upon the north line of said Southeast Quarter (SE¼) a distance of 800.00 feet to the Point of Beginning; thence S00°58'01"E a distance of 159.00 feet to a point; thence S89°01'59"W a distance of 152.00 feet to a point; thence S00°58'01"E a distance of 139.00 feet to a point; thence N82°41'38"W a distance of 139.00 feet to a point; thence N00°58'01"W a distance of 192.00 feet to a point on the north line of said Southeast Quarter (SE¼); thence N89°01'59"E on and upon the north line of said Southeast Quarter (SE½) a distance of 474.55 feet to the Point of Beginning

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

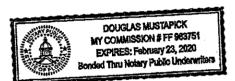
- (1) is lawfully seised of such real estate and that it is free from encumbrances;
- (2) has legal power and lawful authority to convey the same;
- (3) warrants and will defend title to the real estate against the lawful claims of all persons.

Growling Bear Holdings, L.L.C., a Nebraska Limited Liability Company

fark T. Conklin, Manager

STATE OF FLOREDA

COUNTY OF SOM BRACH The foregoing instrument was acknowledged before me on May 600, 2019 by Mark T. Conklin, Manager of Growling Bear Holdings, L.L.C., a Nebraska limited liability company.



My commission expires: 2/23/2020

Agricultural Land Sales Worksheet

Cnty No. B	ook	Page	Sale Date				Sch	ool Dis	trict Co	le		
91 20	19	1213	5/20/2019	Base: 91-0002 Affiliated: Unified:								
Location ID	Sale	Number	Useability & Code #	Parcel Number								
001403300		124	1	GeoCde	Twn	Rng	Sect	Qrt	Subdiv	Area	Blk	Parcel
, I	ate of S	ale Assessed V	alue	4489	1	10	7	0	00000		000	3765
Land	Imp	provements	Total		D	ate of	Sale P	ropert	y Classifi	cation (Code	
15,765		218,185	233,950	Status	Pro	perty T	ype	Zoning	Locatio	on Ci	y Size	Parcel Size
	Irrigat	ion Type:		A) 1	B)	01	C) 5	D) 3	E)	0	F) 5
LCG		ACRES:	VALUE:		LCG			ACI	ŒS:	Ŋ.	VAL	ÚE:
IRRIGATED 1A				GR	ASSLA	ND 1	G1					
12	A						1G					
2A	1					2	:G1					_
2.	A						2G					
3A	1		<u>.</u>			3	G1					
3	A						3G			ļ. <u> </u>	<u> </u>	
4 <u>A</u>	1					4	lG1			_		
4,	A.		<u> </u>	 -			4G				_	
DRYLAND 1D	1	_			Shelterb					 		-
	+					Accret				Ì		
2D	+						aste			 - -		
				ACI	AND		her AT.			<u> </u>		
				AGI	/ZL \L	Ro					erinalis Distriction	
4D						Farm Si	_		1.000		<u> </u>	5,765
	-					Iome Si	_		1.000	1		10,000
				-		Recreat				1		
Dwelling	S	STERRISH PORTAL PROPERTY OF THE PROPERTY OF TH	189,155		_	Ot	her	·				
Outbuilding			29,030	No	n-AG	TOTA	AL.		2.000			15,765

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

NEBRASKA Good Life. Great Service.

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

124

FORM **521**

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

-	· IU	Ne Illen	AATTI TELE	negiotei (, Decus.	110444 111	20,000,000	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
	lf :	addition	al space	is needed.	. add an a'	ttachment	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 1 County Name _Yr. 2019 5 Mo. 5 Day 20 WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buye Grantor's Name (Seller Jason Heldt and Stacie Heldt Growling Bear Holdings, LLC Street or Other Mailing Address 1040 N Franklin St Street or Other Mailing Address 727 Clare More Dr Zîp Code 33401 Zip Code State City Red Cloud City West Palm Beach 68970 FL NE Yes No Is the grantee a 501(c)(3) organization? Phone Number 18-249-5748 Phone Number 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. (C) (B) Property Type (A) Status State Assessed Mobile Home ___ Industrial Mineral Interests-Nonproducing Single Family Improved Exempt Mineral Interests-Producing Multi-Family Agricultural Unimproved Recreational IOLL Commercial Partition Sheriff Other Conservator Distribution Land Contract/Memo 8 Type of Deed Corrective Personal Rep. Trust/Trustee Easement Lease Bill of Sale Quit Claim Mineral ✓ Warranty Cemetery Death Certificate - Transfer on Death Executor 9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) ☐ Irrevocable Trust ☐ Revocable Trust Transfer on Death 10 Type of Transfer Distribution Foreciosure Trustee to Beneficiary Life Estate Auction Satisfaction of Contract Other (Explain) Yes Partition Court Decree Exchange **Grantor Trust** ✓ No 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 Mo No ✓ Yes 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Other Family Corp., Partnership, or LLC Self Yes Aunt or Uncle to Niece or Nephew Grandparents and Grandchild Spouse Brothers and Sisters Parents and Child Step-parent and Step-child Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? Yes ✓ No \$250,000 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 Agri Affiliates, Inc. Yes 19 Name and Address of Person to Whom the Tax Statement Should be Sent 1371 RIVER ROAD
RED CIOUD NE 68970
Iress assigned 186 Vacant land 18 Address of Property Ag land Grantee 18a V No address assigned 20 Legal Description See Attached 21 If agricultural, list total number of acres 22 23 23 Was non-real property included in the purchase? 🗌 Yes 🕏 No (If Yes, enter dollar amount and attach itemized list.) 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. 308-249-57 Jason Heldt Phone Number Print or Type Name of Grantee or Authorized Representative sign 5/20/2019 Grantee Date Signature of Grantee or Authorized Representative Title here For Dept. Use Only Register of Deed's Use Only 28 Recording Data 27 Value of Stamp or Exempt Number 26 Date Deed Recorded BK2019 1 0 Day Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Nebraska Department of Revenue Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

State of Nebraska County of Webster Entered on the numerical index and filed for record in the Clerk's office of said county this 20 day of Mu A.D., 20 9, at 12:3 o'clock OM. Recorded in Book 2019 on Page 1213-1214 County Clerk 16:40 Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date
S-26-19
S-562-50 By AB

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

WARRANTY DEED

Growling Bear Holdings, L.L.C., a Nebraska Limited Liability Company, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Jason Heldt and Stacie Heldt, husband and wife, conveys to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land comprising a part of the West Half of the Southeast Quarter (W½SE¼) of Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the North 1/16 corner of said Southeast Quarter (SE¼); thence S89°01'59"W on and upon the north line of said Southeast Quarter (SE¾) a distance of 800.00 feet to the Point of Beginning; thence S00°58'01"E a distance of 159.00 feet to a point; thence S89°01'59"W a distance of 152.00 feet to a point; thence S00°58'01"E a distance of 53.00 feet to a point; thence S89°01'59"W a distance of 185.00 feet to a point; thence N82°41'38"W a distance of 139.00 feet to a point; thence N00°58'01"W a distance of 192.00 feet to a point on the north line of said Southeast Quarter (SE¼); thence N89°01'59"E on and upon the north line of said Southeast Quarter (SE¼) a distance of 474.55 feet to the Point of Beginning

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.

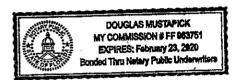
Growling Bear Holdings, L.L.C., a Nebraska Limited Liability Company

BY: Mark T Conklin, Manager

STATE OF FLOREDA)

COUNTY OF PALM BEACH)

The foregoing instrument was acknowledged before me on May $10^{n_{\parallel}}$, 2019 by Mark T. Conklin, Manager of Growling Bear Holdings, L.L.C., a Nebraska limited liability company.



10

Agricultural Land Sales Worksheet

Cnty No. Bo	ok Page	Sal	e Date				S	School District Code							
91 20	19 1232	5/16	/2019	Base: 6	5-00	11	Aff	iliated:		Unif	ied:				
Location ID	Sale Number	Useability	& Code#	Parcel Number											
001104600	125	4	05	GeoCde	Twn	wn Rng S		ct Qrt	Subdiv	Area Bik		Parcel			
D	ate of Sale Assessed	Value		4375	2	9	9	4	00000	1	000	11	.30		
Land	Improvements	T	otal		D	ate of	Sale	Property	Classifica	ttion (ode				
688,035	187,855		875,890	Status	Proj	perty Ty	ре	Zoning	Location	Cit	y Size	Parce	el Size		
	Irrigation Type:			A) 1	В)	05		c) 5	D) 3	E)	0	F)	8		
LCG	ACRES:	VA)	LUE:		LCG			ACR	ES:		VAL	Œ:			
IRRIGATED 1A1				GR	ASSLA	ND 10	G1								
1A	-		•			1	lG								
2A1				2G1											
2A				2 G			2G	1	4.000			19,1	L10		
3A1				3G1			G1		5.000			6,8	825		
3A						3	3G	8	3.000	113,2			295		
4A1						40	G1								
4A						4	4G	12	8.000	174,			720		
DRYLAND 1D1	9.000		21,015	S	Shelterbe	lt/Timt	er								
1D	98.000	<u> </u>	228,830			Accreti	оп								
2D1	20.000		42,100			Was	ste								
2D						Oth									
3D1				AG L	AND '	ГОТА	\mathbb{L}		3.000		6	56,5	505		
3 D	21.000		41,160			Roa	ds		3.000		<u> </u>				
4D1					F	arm Sit	tes		2.000			11,5			
4D	5.000	0.4	9,450		-	ome Sit	-		2.000			20,0	200		
					F	Lecreation	on			_					
Dwellings	The second secon	.	150,285			Oth									
Outbuildings	1. 人工基础		37,570	Noi	n-AG	ГОТА	\mathbf{L}	1	7.000			31,5	530		

Assessor's Adjustment to Sale Pric	e (+ or -):	Total Recapt	ture Value:
Assessor Comments and Reason for Adjus	stment:		
WD - TRANSFER TO A FAMILY	TRUST		
		· · · · · · · · · · · · · · · · · · ·	
			
Comments from		Comments:	
			(Continue on back)

125

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.

FORM **521**

The deed will not be recorded unless this statement	it 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. 5 Day / Gr. / 9 Mo Day / Gr. / 9							
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)							
Grantor's Name (Seller) ROY L. MONTGOMERY & LINDA L. MONTGOMERY	Grantee's Name (Buyer) SEE ATTACHED SCHEDULE "A"							
Street or Other Mailing Address 1141 HIGHWAY 78	Street or Other Mailing Address 1141 HIGHWAY 78							
City State Zip Code GUIDE ROCK NE 68942	GUIDE ROCK State	Zip Code 68942						
Phone Number (402) 746-3823	Phone Number (402) 746-3823 Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation							
Email Address N/A	Email Address N/A							
7 Property Classification Number. Check one box in categories A and B. Check C	f property is also a mobile home.							
(A) Status (B) Property Type	(C)						
✓ Improved ☐ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ✓ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational	Mineral Interests-Nonproducing State Assessed Mineral Interests-Producing Exempt	Mobile Home						
8 Type of Deed Conservator Distribution Le		f						
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift								
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel								
	Partnership, or LLC Self Other							
	and Grandchild Spouse							
Ex-spouse Parents and C	hild 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	st rate.)						
\$405,335		%						
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 Ye of the agent or title company contact.)	s, include the name						
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should	be Sent						
1141 HIGHWAY 78, GUIDE ROCK, NEBRASKA; AND, 1094 HIGHWAY 78, GUIDE ROCK, NEBRASKA	SEE ATTACHED SCHEDULE "A"							
18a No address assigned 18b Vacant land								
20 Legal Description								
SEE ATTACHED SCHEDULE "A"								
21 If agricultural, list total number of acres								
22 Total purchase price, including any liabilities assumed	22 \$	0,00						
	nter dollar amount and attach itemized list.) 23 \$	0,00						
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	<u> </u>	0100						
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number 76-902 (4) 5b.							
Under penalties of law, I declare that I have examined this statement	ent and that it is, to the best of my knowledge and belief, true, complete	te, and						
correct, and that I am duly authorized to sign this statement. ROY L. MONTGOMERY, CO-TRUSTEE of the R &		402) 746-3823						
Print or Type Name of Grantee or Authorized Representative		none Number						
here Signature of Grantee or Authorized Representative	<u> </u>	ate						
Register of Deed's Use O	nly Fo	r Dept. Use Only						
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data							
5 mao v. 19 \$ From of #5h	BK 2019 Pa 1232							

SCHEDULE "A"

6) ROY L. MONTGOMERY & LINDA L. MONTGOMERY, CO-TRUSTEES of the R & L MONTGOMERY FAMILY TRUST

11), 19) & 20)

The Northeast Quarter of the Southeast Quarter (NE¼ SE¼) of Section Nine (9), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska (Send tax statements to: Roy L. Montgomery & Linda L. Montgomery, Co-Trustees of the R & L Montgomery Family Trust, 1141 Highway 78, Guide Rock, NE 68942).

An undivided one-third (1/3) interest in and to the following described real property:

The North Half of the Northeast Quarter (N½ NE¼) and the North Half of the South Half of the Northeast Quarter (N½ S½ NE¼) of Section Nineteen (19), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, subject to the life estate in favor of Jeaniece C. Montgomery (Send tax statements to: Jeaniece Montgomery, Life Estate, 1094 Highway 78, Guide Rock, NE 68942); AND.

The Northwest Quarter (NW½) and the North Half of the Southwest Quarter (N½ SW¼) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, except the two following described tracts previously deeded for highway purposes, to-wit:

A tract of land described as all the West 70.0 feet of the North Half of the Southwest Quarter (N½ SW¼) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, containing 2.12 acres, more or less, which includes 1.00 acre, more or less, previously occupied as a public highway; and,

A tract of land located in the Northwest Quarter (NW½) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska described as follows: Beginning at the Northwest corner of said Section Fifteen (15); thence Southerly on the West line of the Northwest Quarter (NW½) of said Section Fifteen (15), a distance of 2,638.2 feet to the Southwest corner of said

Northwest Quarter (NW¼); thence Easterly on the South line of said Northwest Quarter (NW¼) a distance of 70.0 feet; thence Northerly a distance of 2,353.8 feet to a point 70.0 feet Easterly from said West line; thence Westerly 90°00' left a distance of 20.0 feet; thence Northerly a distance of 284.0 feet to a point on the North line of said Northwest Quarter (NW¼); thence Westerly on said North line a distance of 50.0 feet to the point of beginning, containing 4.11 acres, more or less, which includes 2.01 acres, more or less, previously occupied as a public highway,

subject to the life estate in favor of Jeaniece C. Montgomery

(Send tax statements to: Jeaniece Montgomery, Life Estate, 1094 Highway 78, Guide Rock, NE 68942).

BK2019, fg 1232

State of Nebrask	a 🎝 ss.	
County of Webst	er)	ntered on the
numerical index	and filed for	r record in the
Clark's office of	said county	this <u>au</u> azy
of INVILLA	.D., 20 L.L	at <u></u>
o'clock_POM.	Recorded i	33
on Page	dich	_County Clerk
16.00		1 Deputy
IndComp	Assessor_	Carded



WARRANTY DEED

ROY L. MONTGOMERY and LINDA L. MONTGOMERY, Husband and Wife, GRANTORS, in consideration of ONE DOLLAR (\$1.00) AND OTHER VALUABLE CONSIDERATION convey to GRANTEES, ROY L. MONTGOMERY and LINDA L. MONTGOMERY, CO-TRUSTEES of the R & L MONTGOMERY FAMILY TRUST, the following described real estate in Webster County, Nebraska (as defined in NEB. REV. STAT. §76-201):

See Attached Schedule "A".

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, except covenants, easements and restrictions of record, if any;
 - (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.

COUNTY OF Lancer 2/2)

The foregoing instrument 2019, by MONTGOMERY, Husband and Wife.

was acknowledged before me or ROY L. MONTGOMERY and LINDA L

A GENERAL NOTARY - State of Nebraska
BARRY L. HEMMERLING
My Comm. Exp. January 31, 2021

Notary Public

Return To: John C. Hahn Wolfe Snowden Hurd Ahl Sitzmann Tannehill & Hahn, LLP Wells Fargo Center 1248 O Street, Suite 800 Lincoln, NE 68508

SCHEDULE "A"

The Northeast Quarter of the Southeast Quarter (NE¼ SE¼) of Section Nine (9), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska.

An undivided one-third (1/3) interest in and to the following described real property:

The North Half of the Northeast Quarter (N½ NE½) and the North Half of the South Half of the Northeast Quarter (N½ S½ NE½) of Section Nineteen (19), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, subject to the life estate in favor of Jeaniece C. Montgomery; AND,

The Northwest Quarter (NW¼) and the North Half of the Southwest Quarter (N½ SW¼) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, except the two following described tracts previously deeded for highway purposes, to-wit:

A tract of land described as all the West 70.0 feet of the North Half of the Southwest Quarter (N½ SW¼) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, containing 2.12 acres, more or less, which includes 1.00 acre, more or less, previously occupied as a public highway; and,

A tract of land located in the Northwest Quarter (NW1/4) of Section Fifteen (15), Township Two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska described as follows: Beginning at the Northwest corner of said Section Fifteen (15); thence Southerly on the West line of the Northwest Quarter (NW1/4) of said Section Fifteen (15), a distance of 2,638.2 feet to the Southwest corner of said Northwest Quarter (NW1/4); thence Easterly on the South line of said Northwest Quarter (NW1/4) a distance of 70.0 feet; thence Northerly a distance of 2,353.8 feet to a point 70.0 feet Easterly from said West line; thence Westerly 90°00' left a distance of 20.0 feet; thence Northerly a distance of 284.0 feet to a point on the North line of said Northwest Quarter (NW1/4); thence Westerly on said North line a distance of 50.0 feet to the point of beginning, containing 4.11 acres, more or less, which includes 2.01 acres, more or less, previously occupied as a public highway,

subject to the life estate in favor of Jeaniece C. Montgomery.

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		- y \$	ale Date				s	choo	hool District Code					100 mg			
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Location	Ш	Sale	Number	τ	seabil	ity & Code #					Par	rcel N	Vumber							
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	Da	ite of S	ale Assessed	l Va	ue		4131	4	11	. 1	8	1	30035		000	17	60			
Land		I m _]	provements			Total			Date o	f Sale	Pro	perty	/ Classifi	assification Code						
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				Tarif Versi		Residential			Commercial											
	Mult	iple Im	provements:	Mul	tiple. Im	provements.:			Multip	le. Imp	roveme	ents.:								
		Const	ruction Date:	Con	struction	Date:			Constr	action l	Date:									
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	2.65	Buildi	ng Cost New:	Cost	::				Cost:											
Single Family	Style:	A. A.		Res	identia	l Condition:			Comr	uercia	l Occ	upano	cy Code:							
(100) □ Mo	bile Hom	te		(10) 🗆	Worn Out			Prima	гу:		Ot	ther1:		Other2:					
(101) 🗆 On:	e Story			(20) 🗆	Badly Worn			Commercial Construction Class:											
(102) 🗆 Tw	o Story			(30) 🗆	Average			(1)	(1) Fireproof Structural Steel Frame										
(103) □ Spl	it Level			(40) 🗆	Good			(2)	□ R	einfor	ced C	Concrete Fi	ame						
(104) 🗆 1 1/	/2 Story			(50) 🗆	Very Good			(3)	□ M	[asonr	у Веа	ring Walls							
(111) 🗆 Bi-l	Level			(60) 🗆	Excellent			(4)	□ W	ood o	or Stee	el Framed	Ext. Wa	alls					
(106) 🗆 Oth	ner				1				(5)	□ M	[etal F	rame	and Walls							
Townhouse or	r Duplex	Style:		Res	identia	l Quality:			(6)	□ Po	ole Fra	ame								
(301) 🗆 One	e Story			(10) 🛚 _	Low			Cost	Rank:				Condit	ion:					
(302) 🗆 Tw	o Story			(20) 🗆	Fair			(10)		o₩			(10) E	Worn					
(307) 🗆 1 1/	/2 Story			(30) 🗆	Average			(20)	(20) ☐ Average (20) ☐ Badly						Worn				
(308) 🗆 Spl	it Level			(40) 🗆	Good		(30)	(30) Above Average (30) Average						ge					
(309) 🗆 21/	/2 Story			(50) 🗆	Very Good			(40) ☐ High (40) ☐ Good											
(304) 🗆 One	e Story D	uplex		(60		Excellent	<u> </u>		- N.	59.				<u>` </u>	l Very					
(305) 🏻 Tw	o Story D	uplex									Bollier.			(60) E	Excel	ent				
Assessor's	s Adjus	stmen	t to Sale P	rice	(+ 01	:-) :														
Assessor Co	omments	s and I	Reason for A	dju	tment	:														
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Comments 1	from					u. a		omi	nents:											
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			<u>-</u>				***************************************								(Cont	inue 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.

The deed will not be recorded unless this statemen	nt is signed and items 1-25 are accurately completed.	
1 County Name 2 County Number	3 Date of Sale/Transfer Mo. 5 Day 8 Yr. 19 4 Date of Deed Mo. 5 Day	18 19
Select County & County Number	Mo. S Day 8 Yr. 19 Mo. S Day 6 Grantee's Name, Address, and Telephone (Please Print)	Yr
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	Grantee's Name (Buyer)	
Arla & Debra Thaver	Mark Odell Jr. Nina O	dell
Street or Other Mailing Address	Street or Other Mailing Address PO BOX 153	
City Bladen NE 682928	City Bladen State NE	1e8728
Phone Number	Phone Number Is the grantee a 501(c)(3) organiza	
Email Address	Email Address	dation 100 pm
7 Property Classification Number. Check one box in categories A and B. Check C	if property is also a mobile home.	
) Property Type	(C)
Improved Single Family Industrial	Mineral Interests-Nonproducing State Assessed	Mobile Home
Inimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt	
IOLL Commercial Recreational	F-1	
	und Contract/Memo Partition Sheriff Spase Personal Rep. Trust/Trustee	Other
	ineral Quit Claim Warranty	
9 Was the property purchased as part of an IRS like-kind exchange?	closure	nsfer on Death
part of an IRS like-kind exchange? Auction Easement Gift	Life Estate Sale Tru	stee to Beneficiary
		ner (Explain)
11 Was ownership transferred in full? (If No, explain the division.) Yes No No	12 Was real estate purchased for same use? (If N	o, state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel		_
	Partnership, or LLC Self Othe	r
☐ Brothers and Sisters ☐ Grandparents ☐ Ex-spouse ☐ Parents and C	and Grandchild Spouse thild 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 i	nterest rate \
\$ 1800	☐ Yes ☐ No \$	%
16 Does this conveyance divide a current parcel of land?	17 Was transfer through a real estate agent or a title company?	
Yes X No	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 St	
308 N Railroad St. Bladen, NE	Hark Odell Jr + Nina	2011
18a No address assigned 18b Vacant land	PO Box 153	
20 Legal Description	Bladen, NE 68928	·
Pt Lot 3 in NEW 50 1		
Pt Lot 3 in NE1/4 18-4-11 Bla	iden New Jerritory	
21 If agricultural, list total number of acres	7	
	¢	
22 Total purchase price, including any liabilities assumed	22 " \ C	500 <u> </u>
23 Was non-real property included in the purchase? Yes Ko (If Yes, 6	enter dollar amount and attach itemized list.)	!
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24 \$	0100
25 If this transfer is exempt from the documentary stamp tax, list the exemption	n number	
Under penalties of law, I declare that I have examined this statement		mplete, and
correct, and that I am duly authorized to sign this statement.		
Print or Tyge Name of Grantee or Authorized Representative		Phone Number
sign Mine Odell	·	5/20/19
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	· · · · · · · · · · · · · · · · · · ·
мо. <u></u> 5 рау <u>20 үг. 19</u> \$ 4.50	BK2019, ly 1273	
Nebraska Department of Revenue Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb. R	ev. 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 30 day of Mall A.D., 20 11, at 2:28 s'eleck 20 M. Recorded in Book 2019 on Page 12 3 Anux Patch County Clerk 10.00 Assessor Carded QUITCLAIM DEED

Arlo R. Thayer and Debra J. Thayer, husband and wife, **GRANTOR**, in consideration of **ONE THOUSAND FIVE HUNDRED AND NO/100 DOLLARS** (\$1,500.00) receipt of which is hereby acknowledged, convey to Mark Odell, Jr. and Nina Odell, husband and wife, **GRANTEES**, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land in Lot Three (3), New Territory to Bladen, in Section Eighteen (18), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska, more particularly described as follows: Commencing at the Northeast corner of said Lot Three (3); thence West along the Section line 80.00 feet to the true point of beginning; thence West along the North line of Lot 3, 150.0 feet; thence Southerly, parallel to the East line of Lot 3, 163.0 feet; thence Easterly, parallel to the North line of Lot 3, 150.0 feet; thence Northerly, parallel to the East line of Lot 3, 163.0 feet to the true point of beginning.

Executed May 18, 2019.

Arlo R. Thayer

Debra J. Thayer

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on May 18, 2019, by Arlo R. Thayer and Debra J. Thayer.

Comm. Expires

3-27-21

Notary Public

Agricultural Land Sales Worksheet

Cnty No. 91	201	9	Page 1279	4/3	/2019	Base: 91-0074 Affiliated:								Unified:						
Location		The state of	Number	ump F.A. Arlem Stole	v & Code #	Parcel Number														
001202000 127 4 05 Date of Sale Assessed Value			-transcription (1955)	(1-32 to 1-5050,17-35-40)	GeoCde Twin Ring S			Se	Sect Ort Subdi							arcel				
				4241	3	9	6		1	000	100/21/19	1 000		1855						
Land			provements	1 3 3 3 3	otal	 	Date of Sale Property Classification Code													
The second second	350	**	1,995	<u></u>	540,345	Status	Pro	perty T	ype	ż	oning	Loc	ation	Cit	y Size	Par	cel Size			
		Irrigat	ion Type:		<u> </u>	A) 1	B)	05	15 4 No.	C)	5	D)	3	E)	0	F)	10			
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IRRIGATE	D 1A1	<u> </u>	icies.	<u> </u>		GF	ASSLA	****		. 3 . 140		9.00	00				585			
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Outb	uildings				1,995	j No:	n-AG	1U1A	TT			1.8	υ			ο,	105			

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
QCD - TRANSFER TO A REV. TRUST		
	-	
Comments from	Comments:	
	<u> </u>	
		(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.

127

FORM **521**

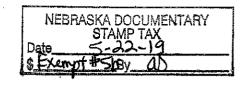
· If additional space is needed, add an attachment and identify the item. DEPARTMENT OF REVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 3 Date of Sale/Transfer 4 Date of Deed 2 County Number 1 County Name 2019 Mo. __4__ Day _ Day _ WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buver) Grantor's Name (Seller) See attached Loren & Karen Ostdiek Street or Other Mailing Address Street or Other Mailing Address 1948 Road 2700 1948 Road 2700 Zip Code Zip Code State State City 68957 68957 ΝE Lawrence Láwrence NE Is the grantee a 501(c)(3) organization? Yes Phone Number Phone Number 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. (C) (B) Property Type (A) Status Mineral Interests-Nonproducing State Assessed Mobile Home Industrial Single Family Improved Mineral Interests-Producing Exempt ✓ Agricultural √ Unimproved Multi-Family Recreational Commercial ☐ IOLL Sheriff Other 8 Type of Deed Conservator Distribution Land Contract/Memo Personal Rep. Trust/Trustee Bill of Sale Easement Lease Corrective ✓ Quit Claim Warranty Mineral Cemetery Death Certificate - Transfer on Death Executor Transfer on Death Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Irrevocable Trust 🗸 Revocable Trust 10 Type of Transfer Distribution Foreclosure Trustee to Beneficiary Life Estate Sale Auction Easement Other (Explain) Satisfaction of Contract Partition ✓ No Court Decree Exchange Grantor Trust Yes 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 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Other Yes Family Corp., Partnership, or LLC Aunt or Uncle to Niece or Nephew Grandparents and Grandchild √ Spouse Brothers and Sisters Step-parent and Step-child Parents and Child Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? ✓ No \$600,230 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 **∠** No ✓ No Yes 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property Loren B. Ostdiek and Karen M. Ostdiek 1948 Road 2700 Lawrence, NE 68957 18b 🗸 Vacant land 18a V No address assigned 20 Legal Description Northeast Quarter (NE1/4) of Section Six (6), Township Three (3) North, Range Nine (9) and the Southwest Quarter (SW1/4) of Section Twenty-three (23), Township Four (4) North, Range Nine (9), West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 00,'00 22 23 Was non-real property included in the purchase? Tyes 📈 No (If Yes, enter dollar amount and attach itemized list.) 23 0100 24 25 If this transfer is exempt from the documentary stamp tax, list the exemption number $\frac{5(b)}{b}$ 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) 834-2022 Daniel D. McMahon Phone Number Print or Type Name of Grantee or Authorized Representative 5/20/19 Attorney for Grantee Date Title Signature of Grantee or Authorized Representative Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded 27 Value of Stamp or Exempt Number Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Nebraska Department of Revenue

Webster County – 521 Statement

Line 6 - Grantee's Name

Loren B. Ostdiek & Karen M. Ostdiek, Co-Trustees of the Loren B. Ostdiek & Karen M. Ostdiek Revocable Trust

State of Nebraska	}ss.
County of Webster	Fortered on the
of May A.I	nd filed for record in the aid county this adday on, 2019 at 10.48 percented in Book 2019
on Page 127	Octob County Clerk Deputy
IndComp	_AssessorCarded



Return to: Daniel D. McMahon, McM Law Office, L.L.C., 2727 W. 2nd St., Suite 225, Hastings, NE 68901

QUITCLAIM DEED

LOREN B. OSTDIEK and KAREN M. OSTDIEK, husband and wife, GRANTOR (whether one or more), in consideration of Love and Affection and Funding their Trust, quitclaims to GRANTEE (whether one or more), LOREN B. OSTDIEK AND/OR KAREN M. OSTDIEK, COTRUSTEES OF THE LOREN B. OSTDIEK AND KAREN M. OSTDIEK REVOCABLE TRUST, the following described real estate (as defined in Neb. Rev. Stat. Sec. 76-201):

Northeast Quarter (NE1/4) of Section Six (6), Township Three (3) North, Range Nine (9) and the Southwest Quarter (SW1/4) of Section Twenty-three (23), Township Four (4) North, Range Nine (9), West of the 6th P.M., Webster County, Nebraska.

Executed: April 3, 2019.

KARENIM OSTDIEK

STATE OF NEBRASKA)
) ss:
COUNTY OF ADAMS)

The foregoing instrument was acknowledged before me on the 3rd day of April, 2019, by LOREN B. OSTDIEK and KAREN M. OSTDIEK, husband and wife, GRANTOR.

GENERAL NOTARY - State of Nebraska
DANIEL D. MCMAHON
My Comm. Exp. Nov. 24, 2019

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Boo	ık	Page			Sale J	Date			School District Code									1 v 2)	
91	201	.9	1281		5/	10/	2019	Base:	91-(0074		Affi	iliated:			I	Jnifi	ied:	*******	4
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Single Family		The state of the s			97397747	al Cor	ndition: 1	12 - 11 12 2015 W		17 PHILES	- - 11831	cial	Occup	vanc	y Code:					
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(100) ⊠ One				(20)			ly Wom		_	7.7.7%	mark on a	cial	Const	A . T 199	tion Clas:	•	36,770.1			
(102) Two	•			(30)		Ave		_		(1)	(1) ☐ Fireproof Structural Steel Frame									
(103) □ Split	· · · · ·			(40)		Goo				(2)					oncrete F					_
(104) 🗆 1 1/2				(50)			y Good			(3)					ring Walls		_			_
(111) 🗆 Bi-L				(60)			ellent			(4)					el Framed		Wall	ls		_
(106) □ Othe				angé gyara	<u> </u>	<u> </u>				(5)	□	Me	etal Fra	me a	and Walls		_			_
Townhouse or	44 27 4	Style:		Resi	dentia	al Qu	ality: 30			(6)		Pol	le Fram	ne			_			_
(301) 🗆 One				(10)		Low	- 100			Cost	Ran	ık:				Con	ditio	n:		<u> </u>
(302) Two	-			(20)		Fair				(10)		Lo	w			(10)		Wom	Out	_
(307) 🗆 1 1/2				(30)		Aver	age			(20)		Av	rerage	_		(20)	<u></u>	Badly	Worn	_
(308) □ Split				(40)		Goo	d			(30)		Ab	ove Av	zeraş	ge	(30)		Avera	ge	_
(309) 🗆 2 1/2				(50)		Very	7 Good			(40)		Hie	gh			(40)		Good		_
(304) □ One	Story Du	ıplex		(60)		Exce	ellent		<u> </u>	137	17					(50)		Very (Good	_
(305) 🗆 Two	Story Di	uplex		(4797) (1564) 												(60)		Excell	ent	
Assessor's											_			_			_			_
Assessor Cor									_	_	_			_		<u>.</u>	_			
DEED OF	r DIS1	TRIBU	TION BY	PR		SELI	-		_		_	_								
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Comments fr	rom								COM!	ments:										-
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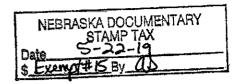
521

•To b DEPARTMENT OF REVENUE • If ac

Heal Estato	e Iranster Statem	ent 100	
	r of Deeds. • Read instructions on relead, add an attachment and identify the		
be recorded unless this	statement is signed and items 1-25 ar	e accurately completed.	
esty Number	3 Date of Sale/Transfer	4 Date of Deed	•

i he deed will not be recorded unless this statemen	t is signed and items 1-25 are accurately completed.	·
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed	_{w 10 Yr} 2019
WEBSTER - 91	Mo. 05 Day 10 Yr. 2019 Mo. 05 Da 6 Grantee's Name, Address, and Telephone (Please Print)	y
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	Grantee's Name (Buyer)	· //////
Brenda K. Hall, Personal Representative	Brenda K. Hall	
Street or Other Mailing Address 209 S Payne St	Street or Other Mailing Address 209 S Payne St	
City State Zip Code	City State	Zip Code
Blue Hill NE 68930 Phone Number	Blue Hill NE Phone Number Is the grantee a 501(c)(3) organi	68930 zation? Yes V No
Email Address	If Yes, is the grantee a 509(a) for Email Address	
7 Property Classification Number, Check one box in categories A and B. Check C if		
	Property Type	(C)
	Mineral Interests-Nonproducing State Assessed	
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt	j ~
Outl Commercial Recreational		
	nd Contract/Memo Partition Sheriff	Other
Bill of Sale Corrective Easement Les	· <u>-</u>	
hand hand hand	eral Quit Claim Warranty osure I irrevocable Trust Revocable Trust T	
9 Was the property purchased as part of an IRS like-kind exchange? 10 Type of Transfer		ransfer on Death rustee to Beneficiary
		Other (Explain)
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If	
Yes No	Yes No	·
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.		
Yes No Aunt or Uncle to Niece or Nephew Family Corp., P	<u> </u>	ser
☐ Brothers and Sisters ☐ Grandparents and Ch	<u> </u>	
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and	interest rate.)
\$30,555	☐Yes ☑ No \$	%
16 Does this conveyance divide a current parcel of land? Yes V No	17 Was transfer through a real estate agent or a title company of the agent or title company contact.) Yes	? (If Yes, include the name
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement 5	Should be Sent
609 W Lancaster St	Same as Grantee	
Blue Hill, NE 68930		
18a No address assigned 18b Vacant land		
20 Legal Description		
L4-6, B21, OTBH, WC, NE		
21 If agricultural, list total number of acres		
	18	
22 Total purchase price, including any liabilities assumed		0,00
23 Was non-real property included in the purchase? Yes No (If Yes, en	ter dollar amount and attach itemized list.) 23	ļ
	\$	
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 15	
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement.	it and that it is, to the best of my knowledge and belief, true, o	omplete, and
Kory J. McCracken		(402) 746-3613
Print or Type Name of Grandee or Authorized Representative		Phone Number
sign	Attorney	05/22/19
here Signatule of Grantee or Authorized Representative	itle	Date
T		
Register of Deed's Use On		For Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	ly 28 Recording Data	
	1y 28 Recording Data BK 2019, Pa 1281	

otate of Nedraska (cc
County of Webster \$55.
Entered on the
numerical index and filed for record in the
Clerk's office of said county this 22 day
of Mau A.D., 2019 at 11:38
o'clock a. M. Recorded in Book 2019
on Page 1281
Louise Rotisch County Clerk
16.30 Deputy
indCompAssessorCarded_



DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

Brenda K. Hall, Personal Representative of the Estate of Roy E. Wibben, Deceased, pursuant to appointment by the County Court of Webster County, Nebraska, Case No. PR 18-10, GRANTOR, conveys and releases to Brenda K. Hall, a married person, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Four (4), Five (5) and Six (6), Block Twenty-one (21), Original Town of Blue Hill, Webster County, Nebraska.

subject to easements and restrictions of record.

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

Executed May/0, 2019.

ESTATE OF ROY E. WIBBEN, DECEASED.

Brenda K. Hall, Personal Representative

STATE OF NEBRASKA, COUNTY OF WEBSTER) S.S.

The foregoing instrument was acknowledged before me on May $\angle O$, 2019, by Brenda K. Hall, Personal Representative of the Estate of Roy E. Wibben, Deceased.

Comm. expires: 0 - 19 - 19

Notary Public

Agricultural Land Sales Worksheet

91	2019	1314	5/30	7/2019	Base: 6	55-00	05	Aff	iliat	ed:			Unif	ied:		
Location ID	Sal	e Number	Useability	/ & Code #	A Same				Pa	arcel [Numb	er				
001316600		129	1		GeoCde	Twn	Rng	Se	ct	Qrt	Sub	div	Агеа	Blk	P	arcel
	Date of	Sale Assessed	Value		4135	4	9	3	5	4	000	000	1	000	35	560
Land	Im	provements	1	otal		D	ate of	Sale	Pr	operty	Clas	sifica	ation (Code		
104,74	5	·	***************************************	104,745	Status	Pro	perty T	уре	Z	oning	Lo	cation	Cit	y Size	Parc	el Siz
	Irriga	tion Type:			A) 2	B)	05		C)	5	D)	3	E)	0	F)	9
LCG		ACRES:	VA	LUE:		LCG				ACR	ES:		ing page Na dalam	VAL	UE:	
	lA1				GR	ASSLA	ND 1	G1								
	1A							1G								
	2A1						2	G1								
	2A							2 G								
	3A1						3	G1								
	3A							3G								
4	1A1						4	GI								
	4A							4G								
DRYLAND	ID1					Shelterb	elt/Tim	ber								
	1D	30.000		70,050			Accret	on					_			
	2D1						Wa	ste			7.6	50			1,	375
	2D						Otl	_			<u> </u>					
	BD1				AG L	AND '					4.6				04,	
	3D	17.000		33,320			Roa	-			2.3	50			Fig. 1	
	1D1						Parm Si	-								
	4D						ome Si	-								
						F	Recreati					-				
Dwelli					· · ·	100	Otl				0 0	-				
Outbuildi	ngs				INO	ı-AG	IUTA	Щ			2.3	טט				

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD - BETWEEN PARENTS & CHILD	
Comments from	Comments:
, d. 1947	
	(0.:
	(Continue on back)

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.

DEPARTMENT OF REVENUE	The deed will not be recorded	de is necueu, auu ai			uly completed	
1 County Name		i uniess uns siaiemei	3 Date of Sale/Tra		Date of Deed	
1 County Name	2 County Number WEBSTER - 91	¥		y <u>34 Yr.</u> 2019		<u> 36 Yr. 2019</u>
E Constanta Nama Ada				e, Address, and Telephone		
Grantor's Name (Seller)	dress, and Telephone (Please Print)		Grantee's Name (Buyer)		
Kenneth R Herz	and Glenda S. Herz		Aaron M. He	rz and Laura A. He	rz	
Street or Other Mailing A 1982 Road 2500)		Street or Other Ma P O Box 116		Otata	Zin Codo
City Lawrence	State NE	Zip Code 68957	City Lawrence	Le the greater	State NE . 501 (c)(3) organiza	Zip Code 68957 ation? Yes ✔No
Phone Number	56-7404		Phone Number (402) 984-34	96 If Yes, is the gra	intee a 509(a) four	
Email Address na/			Email Address n/a		·	
7 Property Classificat	tion Number. Check one box in categ	ories A and B. Check C	if property is also a	mobile home.		
(A) Status) Property Type			(C)
Improved		dustrial	Mineral Interests		State Assessed	Mobile Home
Unimproved		ricultural ecreational	Mineral Interests	-Producing	_ Exempt	
8 Type of Deed	Conservator	Distribution La	and Contract/Memo	Partition S	heriff	Other
Bill of Sale Cemetery	Corrective Death Certificate — Transfer on Death		ease ineral		ust/Trustee /arranty	
9 Was the property pu	-	Distribution Fored	closure Irrevoca	ble Trust Revocable Tru	ıst Tra	ansfer on Death
part of an IRS like-ki (I.R.C. § 1031 Excha			Life Esta	rte 🔽 Sale	Tro	ustee to Beneficiary
Yes V		Exchange Gran	tor Trust Partition	Satisfaction o	Contract Ot	her (Explain)
'	ferred in full? (If No, explain the division	:-)			or same use? (If N	io, state the intended use.)
	Vo			Yes No		
	ween relatives, or if to a trustee, are the	-		_		
✓ YesN			Partnership, or LLC	∐ Self	Othe	er
	Brothers and Sisters	= '	and Grandchild	Spouse	1.81	
	Ex-spouse	Parents and C		Step-parent and St	•	
	narket value of the real property?			age assumed? (If Yes, stat	tne amount and i	, ,
\$153,900	e divide a current parcel of land?		Yes	No \$rough a real estate agent of	or a title company?	// // // // // // // // // // // // //
Yes N	· ·		of the agent or	title company contact.)	Yes <u>Southern</u>	Title, LLC No
18 Address of Property			19 Name and Add	ress of Person to Whom th	e Tax Statement S	hould be Sent
Ag Land			Grantee			
18a 🗸 No address ass	signed 18b 🗸 Vacant land					
20 Legal Description	70					
See Attached	Ţ					
OCC Attached	•					
21 If agricultural, list tota	al number of acres 57 ÷	<i>•</i>				
					\$	
22 Total purchase pri	ice, including any liabilities assume	ed			. 22	153,900,00
• •	perty included in the purchase?			and attach itemized list	\$	450,000:00
24 Adjusted purchase	e price paid for real estate (line 22	minus line 23)			. 24	153,900 00
	exempt from the documentary stam			*		
	der penalties of law, I declare that I hand that I am duly authorized to sign this		ent and that it is, to t	he best of my knowledge :	and belief, true, co	mplete, and
	M. Herz					(402) 984-3496
	ype Name of Grantee or Authorized Re	oresentative				Phone Number
sign	w/11 Hay	<		Grantee		5/3 <u>\</u> 0/2019
here Signature	e of Grantee or Authorized Representati	Ve	Title			Date
		ister of Deed's Use O				For Dept. Use Only
26 Date Deed Recorded	~ 10	Exempt Number	28 Recording Data		•	
Mo Day Nebraska Department of Reve	<u> </u>		ושאוש	1, 19 2011	Authorized by Neb. R	ev. Stat. §§ 76-214, 77-1327(2)
	7 Rev. Supersedes 96-269-2008 Rev. 2-2016			\rightarrow	-	

The Southeast Quarter (SE½) of Section Thirty-five (35), Township Four (4) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land situated therein and legally described as follows: Commencing at the Southwest corner of said Southeast Quarter (SE½), thence N 00°19′06″W, along West line of said Southeast Quarter (SE½), 2640.71 feet to the Northwest corner of said Southeast Quarter (SE½), thence N89°34′15″E, along the North line of said Southeast Quarter (SE½), 1345.11 feet; thence S00°21′25″E, 1030.71 feet; thence S39°42′47″E, 1316.58 feet; thence S01°36′54″E, 597.78 feet to the South line of said Southeast Quarter (SE½); thence S89°44′47″W, along the South line of said Southeast Quarter (SE½), 2194.90 feet to the point of beginning.

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 30 day of May A.D., 2019, at 3:42 o'clock P.M. Recorded in Book 2019 on Page 13 14

County Clerk County Clerk 10.00 Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-30-(9
\$ 346.50 By 45

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

WARRANTY DEED

Kenneth R. Herz and Glenda S. Herz, husband and wife, Grantors, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Aaron M. Herz and Laura A. Herz, 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 Southeast Quarter (SE½) of Section Thirty-five (35), Township Four (4) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land situated therein and legally described as follows: Commencing at the Southwest corner of said Southeast Quarter (SE½), thence N 00°19′06″W, along West line of said Southeast Quarter (SE½), 2640.71 feet to the Northwest corner of said Southeast Quarter (SE½), thence N89°34′15″E, along the North line of said Southeast Quarter (SE½), 1345.11 feet; thence S00°21′25″E, 1030.71 feet; thence S39°42′47″E, 1316.58 feet; thence S01°36′54″E, 597.78 feet to the South line of said Southeast Quarter (SE½), 2194.90 feet to the point of beginning.

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 May 30,2	019.			
Remuth R. Herz		<u> Hindo</u> Glenda S. Herz	S. 4	in
STATE OF NEBRASKA)			
COUNTY OF ADAMS) ss.)			
The foregoing instrument was a Kenneth R. Herz and Glenda S. Herz, h	.cknowled usband an	ged before me on Ma d wife.	ay 3○	,2019 by

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

Notary Public

My commission expires: 8/27/2021

Residential & Commercial Sales Worksheet

Cnty No.	Boo	ok	Page		S	Sale D	ate				egeras T Suras C		Sch	ool Dis	strict Co	le		146, 30 23, 23	
91	201	19	1336		5/	13/2	2019	Base:	01	-03	123	A	ffilia	ited:		Ur	nified:		
Location	ID	Sale I	Number	Us	eabil	ity &	Code#						P	arcel l	Number				
0005089	00	1	30		1			GeoCde	e 7	Twn	Rng		Sect	Qrt	Subdiv	Агег	Blk		Parcel
		ite of Sa	le Assessed	Val	Те			4131		<u> </u>	T -	1	00	0	30015	;	00:	3	1100
Land			ovements	1 (1 (1 (1 (1 (1 (1 (1 (1 (1 (Tota	1			, D)ate o	f Sa	le Pı	roperty	y Classifi	cation	ı Code		a siya di <u>Tar</u> Ngay
The state of the s	,835		290		<u> </u>		2,125	Statu	is	Pro	operty	Туре		Zoning	Location	on (City Size	Р	arcel Size
Assessor Lo		BLADE	N (BLA)		<u>_</u>			A) 1		В)	0:		C)) 1	D) 1	E)	7	F) 2
		· · · · · ·				R	esidentia	i.	135 d 265 V						Comme	rcial			
	Mult	iple Impi	rovements:	Multi	ple. Im	provem	ents. :				Multip	le. In	prove	ements.:					
			ction Date:			Date:	19	00			Constr	uction	n Date):					
		2.75	A	Floor	Sq. Ft.			58			Floor S	<u> </u>	- :_						
		Building	Cost New:	Cost			76,3	50			Cost:	_							
Single Family	:	101				l Conc	dition: 2	0			Com	nerc	ial O	ccupan	cy Code:			्राह्म <u>च्य</u> ाप्ट	
(100) 🗆 Mol				(10)		Worn					Prima				ther1:		Other2	2:	
(101) 🗷 One	Story			(20)	***	Badly	Wom				Com	nerc	ial C	onstruc	tion Clas	ş:			
(102) 🗆 Two	Story			(30)		Avera	ige				(1)		Firep	тооf Str	uctural St	eel Fran	ne		
(103) 🗆 Spli	t Level			(40)		Good					(2)		Reini	forced C	Concrete F	rame			
(104) 🗆 1 1/2	2 Story			(50)		Very	Good				(3)		Maso	nry Bea	aring Wall	3			
(I11) 🗆 Bi-I	_evel			(60)		Excel	lent			\bot	(4)		Wood	d or Ste	el Framed	Ext. W	7alls		
(106) □ Oth	er										(5)		Metal	l Frame	and Walls	<u> </u>			
Townhouse or	Duplex	Style:		Resi	dentia	l Qual	lity: 30				4.41	7 - 12 -		Frame	- No. 10 (10 to 10				
(301) 🗆 One	Story			(10)		Low				1	Cost l	Ranl	C:			Condi			
(302) 🗆 Two	Story			(20)		Fair				\perp	(10)		Low			-`	□ Wo		
(307) 🗆 1 1/2	2 Story			(30)		Avera	ge			\perp	<u> </u>		Avera				□ Bad		om
(308) □ Spli				(40)		Good								re Avera	ige		□ Ave		
(309) 🛘 2 1/2		_		(50)		Very					(40)		High		**************************************	<u> </u>	□ Goo		
(304) 🗆 One				(60)		Excel	lent	ention	1,010	1	<u> </u>	<u> </u>		<u> </u>			□ Ver		
(305) □ Two	Story D	ouplex										<u></u>		A 4 (\$1)		(60)	□ Exc	ellent	t
Assessor's					•													_	
Assessor Co	mments	s and Re	ason for A	djust	tment														
WD																			
						-													
		- .												<u> </u>					
Comments f	Form								Co	րրու	ents:								<u> </u>
сошшения І	1 0111							 			-AREDI								
					<u> </u>														
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										_									
												_					(Co	ntinu	e 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.

FORM

The deed will not be recorded unless this statemen	
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed 5 - 13 2019
WEBSTER - 91	Mo. 5 Day 13 Yr. 2019 Mo. 5 Day 13 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)
Grantor's Name (Seller) Bruno A. Irmer	Edgar J. & Carol K. Jones
Street or Other Mailing Address P.O. 4	Street or Other Mailing Address 435 N. Railroad Street, P.O. Box 51
City State Zip Code	City State Zip Code Bladen NE 68928
Bladen NE 68928 Phone Number 407 - 460 - 3744 3744	Phone Number Is the grantee a 501(c)(3) organization? Yes V No (402) 756-1024 If Yes, is the grantee a 509(a) foundation? Yes V No
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.
(A) Status (B)	Property Type (C)
✓ Improved ✓ Single Family Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
Ommercial Recreational	
	d Contract/Memo Partition Sheriff Other
☐ Bill of Sale ☐ Corrective ☐ Easement ☐ Lea ☐ Cemetery ☐ Death Certificate – Transfer on Death ☐ Executor ☐ Min	
9 Was the property purchased as 10 Type of Transfer Distribution Forecle	
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale Trustee to Beneficiary
Yes No Court Decree Exchange Granto	
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	✓ Yes No
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	
	artnership, or LLC Self Other
☐ Brothers and Sisters ☐ Grandparents a ☐ Ex-spouse ☐ Parents and Ch	
	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)
14 What is the current market value of the real property? \$2,800	Yes V No S%
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 No
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent
335 W. Frances Street, Bladen, NE 68928	Grantee
18a No address assigned 18b Vacant land	
20 Legal Description	
Lots 10 and 11, Block 3, Spence's Addition to Blader	n, Webster County, Nebraska.
Od 15 and all was been a supposed as a suppo	
21 If agricultural, list total number of acres	i c
22 Total purchase price, including any liabilities assumed	22 2,800,00
23 Was non-real property included in the purchase? Yes No (If Yes, en	ter dollar amount and attach itemized list.)
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24 2,800,00
25 If this transfer is exempt from the documentary stamp tax, list the exemption	
	t 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. Edgar J. Jones	(402) 756-1024
Print or Type Name of Grantee or Authorized Representative	Phone Number
sign officer of Gone	Grantee 5-13-19
here Signature of Grantee or Authorized Representative	ītle Date
Register of Deed's Use On	y For Dept. Use Only
	28 Recording Data
Mo. 5 Day 31 Yr. 19 \$ 6.75	BK 2019, PO 1336
Nebraska Department of Revenue	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

State of Nebraska
County of Webster

Entered on the
numerical index and filed for record in the

or Page 1330

Carlo Do Do Denty Cterk

County this 31 day

of PAG V A.D., 20 19 at 11:15

o'clock A. Recorded in Book 2019

on Page 1330

Cau is Palsch County Cterk

Carded___

NEBRASH S Date	CA DOC TAMP T	UMENTARY FAX
\$ 6.75	Ву	KO

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

Warranty Deed

The Grantor, **BRUNO A. IRMER, A SINGLE PERSON**, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to **EDGAR J. JONES AND CAROL K. JONES, HUSBAND AND WIFE**, as joint tenants not as tenants in common, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Bladen, Webster County, Nebraska:

Lots Ten (10) and Eleven (11), Block Three (3), Spence's Addition to Bladen, Webster County, Nebraska, according to the recorded plat thereof.

GRANTOR covenants with GRANTEES that GRANTOR:

- is lawfully seized of such real estate and that it is free from all encumbrances subject to easements, reservations, covenants and restrictions of record and subject to all regular taxes and special assessments;
- (2) 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 <u>May 13, 2019</u>.

Bruno A. Irmer

STATE OF NEBRASKA

COUNTY OF WEBSTER

On this 13th day of May, 2019, before me personally appeared Bruno A. Irmer, a

single person.

GENERAL NOTARY - State of Nebraska MICHAEL W. KASSEBAUM My Comm. Exp. May 9, 2021

Notary Public

My Commission Expires:

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sa	le Date	and the second					.7% A. &	trict C	ode	174 BE			
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
TRUSTEE'S DEED - FROM A FAMILY TRUST TO CHILDREN	INCLUDES PARCEL'S 17117,
17028, 3321, 3442 & 34420	
Comments from Comm	nents:
	(7 (1 1)
	(Continue on back)

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.

13

FORM **521**

	it 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. 5 Day 20 Yr. 19 Mo. 5 Day 20 Yr. 19
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)
BRIAN K KORT & KRISTI A ALLEN CO SUCC TRUSTEE	BRIAN K KORT & KRISTI A ALLEN
Street or Other Mailing Address PO BOX 453	Street or Other Mailing Address PO BOX 453
City State Zip Code BLUE HILL NE 68930	City State Zip Code BLUE HILL NE 68930
Phone Number (000) 000-0000	Phone Number Is the grantee a 501(c)(3) organization? Yes V No (000) 000-0000 If Yes, is the grantee a 509(a) foundation? Yes V No
Email Address N/A	Email Address
7 Property Classification Number. Check one box in categories A and B. Check C	N/A I property is also a mobile home
) 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	_
8 Type of Deed ☐ Conservator ☑ Distribution ☐ La	nd Contract/Memo Partition Sheriff Other
Bill of Sale Corrective Easement Le	ase Personal Rep. Trust/Trustee
	neral Quit Claim Warranty
9 Was the property purchased as part of an IRS like-kind exchange?	
(I.R.C. § 1031 Exchange)	Life Estate Sale Trustee to Beneficiary
Yes No Court Decree Exchange Grant 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 NoNo	Vas real estate pulchased for same use: (if No, state the interiord use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.	tives? (If Yes, check the appropriate box.)
Yes No Aunt or Uncle to Niece or Nephew Family Corp., I	Partnership, or LLC Self Other
☐ Brothers and Sisters ☐ Grandparents	
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.)
\$371,594	Yes No \$ %
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
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No
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
16 Does this conveyance divide a current parcel of land? Yes No No 18 Address of Property	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No 19 Name and Address of Person to Whom the Tax Statement Should be Sent KRISTI A. ALLEN PO BOX 453
16 Does this conveyance divide a current parcel of land? Yes No No 18 Address of Property	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No 19 Name and Address of Person to Whom the Tax Statement Should be Sent KRISTI A. ALLEN
16 Does this conveyance divide a current parcel of land? Yes No 18 Address of Property RURAL WEBSTER COUNTY 18a No address assigned 18b Vacant land 20 Legal Description	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No 19 Name and Address of Person to Whom the Tax Statement Should be Sent KRISTI A. ALLEN PO BOX 453
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16 Does this conveyance divide a current parcel of land? Yes No 18 Address of Property RURAL WEBSTER COUNTY 18a No address assigned 18b Vacant land 20 Legal Description SEE ATTACHED 21 If agricultural, list total number of acres 22 Total purchase price, including any liabilities assumed	17 Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes No 19 Name and Address of Person to Whom the Tax Statement Should be Sent KRISTI A. ALLEN PO BOX 453 BLUE HILL, NE 68930
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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 3 day of Nay A.D., 20 19 at 11:45 o'clock A.M. Recorded in Book 2019 on Page 1341 - 1349

Louise Volsch County Clerk Deputy Ind Comp Assessor Carded

2.3

NEBRASKA DOCUMENTARY
STAMP TAX
Date 5-31-19
\$ Exempl+#19 By 140

TRUSTEE'S DEED

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

BRIAN K. KORT and KRISTI A. ALLEN, CO-SUCCESSOR TRUSTEES OF THE KEITH and SHIRLEY KORT FAMILY TRUST, herein called Grantors, in consideration of one dollar and other valuable consideration, received from grantee, do grant, bargain, sell, convey and confirm an undivided one-half interest each unto BRIAN K. KORT, a married person and KRISTI A. ALLEN, a married person Grantee, the following described real estate in Webster County, Nebraska:

A TRACT OF LAND CONTAINING 52 ACRES MORE OR LESS, LOCATED ON THE EAST SIDE OF THE NORTHEAST QUARTER (NE1/4) OF SECTION SEVENTEEN (17), TOWNSHIP FOUR (4) NORTH, RANGE TEN (10), WEST OF THE 6TH P.M., WEBSTER COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 496 FEET SOUTH OF THE NORTH LINE OF THE NE1/4 AND 980 FEET WEST OF THE EAST LINE OF SAID NE1/4; THENCE FOLLOWING AN EXISTING FENCE LINE FOR THE FOLLOWING FIVE COURSES; S01°05'41"W FOR 795.42 FEET; S24°53'34"W FOR 86.16 FEET; S07°42'11"W FOR 735.79 FEET; S13°50'24"W FOR 368.00 FEET; S39°26'13"W FOR 253.81 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHEAST QUARTER; SAID POINT BEING 1,379.4 FEET WEST FROM THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER; THENCE DUE EAST 1379.4 FEET TO THE SOUTHEAST CORNER OF SAID NE1/4; THENCE DUE nNRTH 2144 FEET; THENCE DUE WEST 980 FEET TO THE POINT OF BEGINNING; AND

PARTS OF LOTS NINE (9) AND TEN (10), AND ALL OF LOTS ELEVEN THROUGH SIXTEEN (11-16), BARRETT'S ADDITION TO THE CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA; AND

OUT LOTS EIGHT (8), NINE (9), AND SEVEN (7), **EXCEPT** A TRACT OF LAND LOCATED IN OUT LOT SEVEN (7) DESCRIBED AS BEGINNING AT THE NORTHEAST CORNER OF BLOCK ONE (1), HOOVER'S ADDITION TO BLUE HILL, THENCE NORTH 165 FEET, THENCE WEST 970 FEET, THENCE SOUTH 165 FEET TO THE NORTHWEST CORNER OF LOT FIVE (5), BLOCK THREE (3), HOOVER'S ADDITION TO BLUE HILL, NEBRASKA, THENCE EAST 970 FEET TO THE PLACE OF BEGINNING ALL IN THE NORTHWEST QUARTER (NW1/4) OF SECTION NINE (9), TOWNSHIP FOUR (4) NORTH, RANGE TEN (10), WEST OF THE 6TH P.M., WEBSTER COUNTY, NEBRASKA; AND

LOT SIX (6), BLOCK THREE (3), HOOVER'S ADDITION TO BLUE HILL, WEBSTER COUNTY,

NEBRASKA: AND

LOTS SEVENTEEN THROUGH TWENTY-ONE (17-21) BARRETT'S ADDITION TO THE CITY OF BLUE HILL, WEBSTER COUNTY, NEBRASKA; AND

A TRACT OF LAND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4SE1/4) OF SECTION FOUR (4), TOWNSHIP FOUR (4) NORTH, RANGE TEN (10) WEST; 825 FEET NORTH AS MEASURED ALONG THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4 FROM THE SOUTH OUARTER CORNER OF SAID SECTION 4, THENCE NORTHEASTERLY ON A CURVE TO THE LEFT HAVING A RADIUS OF 587.27 FEET TO A POINT IN A LINE PARALLEL WITH AND 277 FEET EAST AT RIGHT ANGLES FROM THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, 987 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 4, THENCE NORTH PARALLEL TO THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, TO A POINT 1169 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 4. THENCE EAST 90 FEET TO A POINT 116 FEET WESTERLY AT RIGHT ANGLES FROM CENTERLINE OF MAIN TRACT OF THE C.B.&Q.R.R., THENCE SOUTHEASTERLY PARALLEL WITH AND 116 FEET WESTERLY AT RIGHT ANGLES FROM CENTERLINE OF SAID MAIN TRACT 640 FEET, MORE OR LESS, TO A POINT 150 FEET NORTHERLY AS MEASURED ON A CONTINUATION OF THIS COURSE FROM ITS INTERSECTION WITH THE CENTERLINE OF BRANCH LINE MAIN TRACT OF THE C.B.&O.R.R., THENCE WESTERLY AT RIGHT ANGLES TO THE CENTERLINE OF MAIN TRACT 36 FEET, MORE OR LESS, TO A POINT 50 FEET NORTHEASTERLY AS MEASURED RADIALLY FROM CENTERLINE OF SAID BRANCH MAIN TRACT, THENCE NORTHWESTERLY ON A CURVE TO THE LEFT HAVING A RADIUS OF 1005.37 FEET AND PARALLEL WITH AND 50 FEET DISTANT NORTHEASTERLY AS MEASURED RADIALLY FROM THE CENTERLINE OF SAID BRANCH LINE MAIN TRACT TO THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, THENCE NORTH ON THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, TO POINT OF BEGINNING. CONTAINING 2.59 ACRES, MORE OF LESS; AND

A TRACT OF LAND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE WEST LINE OF THE SW1/4SE1/4 SECTION 4, TOWNSHIP 4 NORTH, RANGE TEN (10) WEST, 542 FEET NORTH AS MEASURED ALONG SAID WEST LINE OF THE SW1/4SE1/4 SECTION 4. FROM THE SOUTH QUARTER CORNER OF SAID SECTION 4, THENCE NORTH IN SAID WEST LINE OF THE SW1/4SE1/4 SECTION 4 TOA POINT 50 FEET SOUTHWESTERLY AS MEASURED RADIALLY FROM CENTERLINE OF BRANCH LINE OF MAIN TRACT OF C.B.&Q.R.R, THENCE SOUTHEASTERLY ON A CURVE TO THE RIGHT HAVING A RADIUS OF 905.37 FEET PARALLEL WITH AND 50 FEET DISTANT SOUTHWESTERLY AS MEASURED RADIALLY FROM CENTERLINE OF SAID BRANCH LINE MAIN TRACT TO A POINT IN A LINE PARALLEL WITH AND 277 FEET EAST AS MEASURED AT RIGHT ANGLES FROM SAID WEST LINE OF THE SW1/4SE1/4 SECTION 4, THENCE SOUTHEASTERLY IN A STRAIGHT LINE TO A POINT 350 FEET EAST AS MEASURED AT RIGHT ANGLES FROM THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, AND 390 FEET NORTH AS MEASURED ON A LINE PARALLEL WITH SAID WEST LINE OF SW1/4SE1/4 SECTION 4 FROM THE SOUTH LINE OF SAID SECTION 4. THENCE WEST AT RIGHT ANGLES TO THE WEST LINE OF THE SW1/4SE1/4 SECTION 4, 10 FEET, THENCE NORTHWESTERLY ON A CURVE TO THE LEFT HAVING A RADIUS OF 665.57 FEET TO A POINT IN A LINE PARALLEL WITH AND 277 FEET EAST AT RIGHT ANGLES FROM THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, 459 FEET NORTH AS MEASURED ON SAID LINE FROM THE SOUTH LINE OF SAID SECTION 4, THENCE SOUTH ON SAID LINE PARALLEL WITH THE WEST LINE OF SAID SW1/4SE1/4 SECTION 4, 42 FEET, THENCE NORTHWESTERLY ON A CURVE TO THE LEFT HAVING A RADIUS OF 667 FEET TO THE POINT OF BEGINNING. CONTAINING 0.73 ACRES, MORE OR LESS, EXCEPT LOTS TWENTY-

TWO, TWENTY-THREE (23), TWENTY-FOUR (24), AND TWENTY-FIVE (25), BARRETT'S ADDITION TO BLUE HILL, NEBRASKA, ALL IN WEBSTER COUNTY, NEBRASKA.

To have and to hold the above described premises together will all tenements, hereditaments and appurtenances thereto belonging unto the grantee and to grantee's heirs and assigns forever.

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

Executed: Way 20, 2019
Brian K. Kort, co-successor trustee of the keith and shirley kort family trust, Grantor
KRISTI A. ALLEN, CO-SUCCESSOR TRUSTEE OF THE KEITH and SHIRLEY KORT FAMILY
TRUST, Grantor
STATE OF NEBRASKA) (COUNTY OF
Before me, a notary public qualified for said county, personally came BRIAN K. KORT, CO-SUCCESSOR TRUSTEE OF THE KEITH and SHIRLEY KORT FAMILY TRUST, known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her, or their voluntary act and deed.
Witness my hand and notarial seal on New 20 2019 GENERAL NOTARY - State of Nebraska MARILLYN S. PRICE My Comm. Exp. November 8, 2019
STATE OF NEBRASKA) COUNTY OF Hall)
Before me, a notary public qualified for said county, personally came KRISTI A. ALLEN, CO-SUCCESSOR TRUSTEE OF THE KEITH and SHIRLEY KORT FAMILY TRUST, known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her, or their voluntary act and deed. Witness my hand and notarial seal on
Notary Public Notary Public
GENERAL NOTARY - State of Nebraska MARILYN S. PRICE My Comm. Fyn. November 8, 2010