Agricultural Land Sales Worksheet

Cnty No.	B	ook	Page	Sale	e Date					School Dis	trict Co	le d	SALCON SALC	No.		
91	20	019	1846	846 6/19/2019		Base:	Base: 01-0123 A				Affiliated:			Unified:		
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			o Sale Pric				To	tal R	eca	pture Va	alue:		- ·- - · -			
ssessor Com	ments a	and Rea	son for Adjus	tment:								· _				

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

NEBRASKA Good Life. Great Service.

Real Estate Transfer Statement

172

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 applicable item number. DEPARTMENT OF REVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 1 County Name 3 Date of Sale/Transfer 2 County Number 4 Date of Deed 2019 WEBSTER - 91 Mo. 06 Day 19 Yr. 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) DIANE HARVEY DH & CB KARR FARM, LLC Street or Other Mailing Address
2309 PADRE ISLAND DRIVE Street or Other Mailing Address
2309 PADRE ISLAND DRIVE City PUNTA GORDA Zip Code 33950 City PUNTA GORDA Zip Code FL 33950 Phone Number (307) 640-3225 Phone Number (307) 640-3225 Is the grantee a 501(c)(3) organization? Yes √ No If Yes, is the grantee a 509(a) foundation? Yes √ No Email Address dianerickharvey@yahoo.com dianerickharvey@yahoo.com 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) 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 Distribution Land Contract/Memo Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Death Certificate - Transfer on Death Cemetery Executor Mineral V Quit Claim Warranty Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) ✓ Distribution 10 Type of Transfer Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Fasement Gift Life Estate Trustee to Beneficiary ☐ Yes Court Decree Exchange Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) √ Yes ☐ No ✓ Yes No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Yes Family Corp., Partnership, or LLC Aunt or Uncle to Niece or Nephew 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.) \$382.600 (Based on 2019 assessed value for tax purposes) ✓ No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.) Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent DIANE HARVEY 2309 PADRE ISLAND DRIVE 18a ✓ No address assigned 18b Vacant land PUNTA GORDA, FL 33950 20 Legal Description The East Half of the Northeast Quarter (E1/2NE1/4) of Section Three (3), Township Four (4) North, Range Eleven (11) West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 1!00 22 23 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 1100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number 21 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. Christopher O. Estwick (402) 392-1250 Print or Type Name of Grantee or Authorized Representative sign Attorney Representative Signature of Grantee or Authorized Representative here Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded 27 Value of Stamp or Exempt Number 28 Recording Data Exempt 2019 1846 Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK2019, Pg 1846

State of Mahazala 3	D/3019,101 19
State of Nebraska County of Webster ss.	,)
Entered on the numerical index and filed for record in the Clerk's office of said county this 1 day of 14a A.D., 2019, at 11:43 o'clock AM. Recorded in Book 2019 on Page 1846-1848 County Clerk 22.60 Deputy Ind Comp Assessor Carded	NEBRASKA DOCUMENTARY STAMP TAX Date 8-1-19 \$Exempt#21 By ab
After recording return to: Nicole Seckman Illek Abrahams Kaslow & Cassman LLP 8712 W. Dodge Road, Suite 300 Omaha, NE 68114	ne For Recording Data]
consideration of One Dollar (\$1.00) and of HARVEY, an individual, GRANTEE, quite estate (as defined in Neb. Rev. Stat. 76-201): The East Half of the Northeast Qu	Nyoming limited liability company, GRANTOR, in ther valuable consideration received from DIANE claims to GRANTEE the following described real marter (E1/2NE1/4) of Section Three (3), even (11) West of the 6 th P.M., Webster
North Caroliner STATE OF FLORIDA) SS. COUNTY OF <u>Burcante</u>)	DH & CB KARR FARM, LLC, a Wyoming limited liability company Diane Harvey, Member
The foregoing instrument was acknowled Diane Harvey, a member of DH & CB Karr Far My_Commission Expires:	edged before me on <u>June</u> 19 th 2019, by rm, LLC, a Wyoming limited liability company.
7/19/2013	Notary Public Kyle Mello NOTARY PUBLIC BUNCOMBE COUNTY, NC MY COMMISSION EXPIRES 7/29/2023

[Space Above This Li	ne For Recording Data]
Nicole Seckman Jilek Abrahams Kaslow & Cassman LLP	
8712 W. Dodge Road, Suite 300 Omaha, NE 68114	
QUITC	LAIM DEED
consideration of one policy (\$1.00) and of	lyoming limited liability company, GRANTOR, in ther valuable consideration received from DIANE laims to GRANTEE the following described real
The East Half of the Northeast Qu Township Four (4) North, Range E County, Nebraska.	uarter (E1/2NE1/4) of Section Three (3), leven (11) West of the 6 th P.M., Webster
Executed this day of	_, 2019.
	DH & CB KARR FARM, LLC, a Wyoming limited liability company
	Diane Harvey, Member
STATE OF FLORIDA)	
COUNTY OF) SS.	
The foregoing instrument was acknow by Diane Harvey, a member of DH & CB ompany.	ledged before me on, 2019, Karr Farm, LLC, a Wyoming limited liability
4y Commission Expires:	Notary Public

Cheryl Bout

BK2019, Pg 1848

Cheryl Baxter, Member

STATE OF WYOMING)
COUNTY OF Largaice) SS.

The foregoing instrument was acknowledged before me on 19 TUK, 2019, by Cheryl Baxter, a member of DH & CB Karr Farm, LLC, a Wyoming limited liability company.

Notary Public

My Commission Expires:

10-10-2020

JEREMY NGIRBEDUL - NOTARY PUBLIC

County of State of Wyoming

My Commission Expires 10-10-2020

Residential & Commercial Sales Worksheet

Cnty No.	Вс	ok	Page			Sal	e Date	医透镜			1570 ×	Sch	ool Dis	trict C	ode			
91	20	19	1869		7	/26	/2019	Base:	91-	000	2	Affilia	ited:	***************************************		Unit	fied:	
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(102) 🗷 Two	Story		***************************************	(30)	丟		erage			(1)				ictural S		rame	States for 1	
(103) □ Split Level				(40)	*	Go				(2)				oncrete l			-	
(104) 🗆 1 1/2	2 Story			(50)		Ver	y Good			(3) Masonry Bearing Walls								
(111) 🗆 Bi-L	evel			(60) Excellent						(4)								
(106) 🗆 Othe	er		rí.	10 %	T.W			(5) Metal Frame and Walls										
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(302) 🗆 Two	Story	·		(20) □ Fair						(10)	(10) ☐ Low (10) ☐ Worn Out						Dut	
(307) 🗆 1 1/2				(30) 🗷 Average					(20)		Averag	ge		(20)) 🗆	Badly V	Vom	
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(305) 🗆 Two	Story D	uplex		Western George					馬斯	1			1315.12		(60)		Exceller	nt
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Real Estate Transfer Statement

FORM 521

Good Life, Great Service.

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

					Cili Hallinger.				
10	The deed will not be recorded	unless this stateme							
1 County Name	2 County Number WEBSTER - 91		3 Date of Sale/Tra	anster ay <u>26</u> Yr. <u>2019</u>	4 Date of Deed	Day	2019		
E Constanta Name A									
Grantor's Name (Selle	ddress, and Telephone (Please Print)		Grantee's Name (e, Address, and Tele	pnone (Please Print	θ			
Jeremy Muhs			Alisa Hartman						
Street or Other Mailing 51 N. Seward			Street or Other M 51 N. Seward	1					
City Red Cloud	State NE	Zip Code 68970			State NE		Zip Code 6897		
Phone Number 307-250-5425	AMANUA A		Phone Number 970-219-7991		ntee a 501(c)(3) orga ne grantee a 509(a) f		Yes √ No Yes √ No		
Email Address jeremymuhs@h			Email Address ahwebcoas@						
7 Property Classifica	ation Number. Check one box in catego	ries A and B. Check C	if property is also a	mobile home.					
(A) Status		(E	3) Property Type				(C)		
Improved	✓ Single Family Indu		Mineral Interests	-Nonproducing	State Assess	ed 1	Mobile Home		
Unimproved OLL		cultural reational	Mineral Interests	-Producing	Exempt				
8 Type of Deed	Conservator		and Contract/Memo	Partition	Sheriff	Other			
Bill of Sale	Corrective	_ =	ease	Personal Rep.	Trust/Trustee	Other			
Cemetery	Death Certificate - Transfer on Death	Executor M	ineral	Quit Claim	Warranty				
9 Was the property popart of an IRS like-k	urchased as 10 Type of Transfer	Distribution Fored	closure [] frrevocal	ole Trust Revocab	le Trust	Transfer on Dea	ath .		
(I.R.C. § 1031 Excha	ange)Auction	Easement ✓ Gift	Life Esta	te Sale		Trustee to Bene	ficiary		
Yes 🗸			tor Trust Partition		ion of Contract	Other (Explain)			
	sferred in full? (If No, explain the division.) No		12 V	Vas real estate purcha ✓ Yes	sed for same use? (if No, state the in	ntended use.		
13 Was the transfer bet	ween relatives, or if to a trustee, are the tri	ustor and beneficiary rel	atives? (If Yes, check	the appropriate box.)					
Yes N	lo Aunt or Uncle to Niece or Neph	ew 🔲 Family Corp.,	Partnership, or LLC	Self	□ ∘	ther			
	Brothers and Sisters	Grandparents	and Grandchild	Spouse					
	✓ Ex-spouse	Parents and C	hild	Step-parent ar	nd Step-child				
	narket value of the real property?	- W	15 Was the mortga	age assumed? (If Yes,		d interest rate.)			
72,900				✓ No \$			%		
Yes VIIIs CONVEYABLE	e divide a current parcel of land? No		of the agent or	rough a real estate ag title company contact.	ent or a title compan) Yes	y? (If Yes, includ	te the name		
8 Address of Property 51 N. Seward			19 Name and Addr	ess of Person to Who		Should be Sent	_		
Red Cloud, NE 68	397N		Alisa Hartman						
_ ′	_		51 N. Seward Red Cloud, NE 68970						
8a No address ass	igned 18b Vacant land		rted Cloud, NL	00970					
10 Legal Description Lots 10-12 Block 4	4 Garber's Addition Red Cloud								
	· Sales of tadiasti fled Sieda								
1 If agricultural, list total	number of acres	_							
					1 18	-			
22 Total purchase price	ce, including any liabilities assumed .		• • • • • • • • • • • • • • • • • • • •		22		0		
23 Was non-real prop	erty included in the purchase?	es No (If Yes, er	nter dollar amount a	and attach itemized	list.) 23	-	, 0		
	price paid for real estate (line 22 mi				\$		000		
			~						
Und	empt from the documentary stamp to er penalties of law, I declare that I have	ax, itst the exemption examined this statemen	number	hest of my knowledge	ge and helief true of	complete and			
correct, an	id that I am duly authorized to sign this sta	tement.	R and that it is, to the	s best of my knowled	ge and bester, true, c				
Alisa H						970-21			
sign ["()"()"	pe Name of Grantee or Authorized Repres	sentative \				Phone Num 8/2/2			
Signatura	of Grantee or Authorized Representative		Title .						
nere · Signature				······································		····			
Date Deed Recorded	Registe 27 Value of Stamp or Exe	er of Deed's Use On empt Number	ly 28 Recording Data			For Dept. L	Jse Only		
Mo. B Day 2	Lyr 19 \$ Exempt	+50	BKaor	1 12 1869	ት				
braska Department of Rever		-w	LIVAUI	', '4 '00	Authorized by Neb. I	_ Rev. Stat. §§ 76-21	4, 77-1327(2)		
rm Na, 96-269-2008 6 -2 019 (Rev. Supersedes 96-269-2008 Rev. 9-2017			J	•				

State of Nebraska	}ss.		
County of Webster.	Ent		on the
numerical index an	d filed for 1	recon	d in the
Clerk's office of sai	d county th	ıis <u>o</u>	<u>\</u> day
of Jug A.D.	., 20 <u>14</u>	, at_	1.41
o'clock_OOM. Re	corded in	Book	3014
on Rage 1869			
Louise Pet	<u>کر کار ک</u> ر	ount	y Clerk
10.08	u		Deputy
indCompA	ssessor	_carc	ied



QUIT CLAIM DEED

Jeremy Muhs, a single person, herein called Grantor, in consideration of love and affection, quitclaims to Alisa Hartman, a single person, herein called the Grantee whether one or more, the following described real estate in Webster County, Nebraska:

Lots 10-12 Block 4 Garber's Addition Red Cloud

To have and to hold the above described premises together with all tenements, hereditaments and appurtenances thereto belonging unto the grantee and to grantee's heirs and assigns forever. And the grantor does hereby covenant with the grantee and with the grantee's heirs and assigns that grantors are lawfully seized of said premises; that they are free from encumbrances that grantors have good right and lawful authority to convey the same; and that the grantors warrant will defend the title to said premises against the lawful claims if all person whomsoever.

Executed: 2nd Day of August 2019

Seremy Muhs

STATE OF NEBRASKA) ss COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me this 2^{nd} Day of August 2019 by Jeremy Muhs.

A GENERAL NOTARY - State of Nebraska
TAMARA L. SCHEUNEMAN
My Control. Exp. Aug. 28, 2021

Jamosa & Johemenon Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	В	ook	Page		Sal	e Date 🔑 🕏				, vert	Sch	ool Dis	trict Cod	e≆ ⊹		
91	20	19	1870	•	7/31	./2019	Base:	01-	0123		Affili	ated:		Ur	nified:	
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2	,000		44,865	5	Anders in Commission	46,865	Status	P	roperty	Tv	De l	Zoning	Location	i c	lity Size	Parcel Size
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				and the		Residential							Commer			
	Mul	tiple Imp	provements:	Multiple.	W 210/52) Inc.	Marchine III (1995)	的工程和股份公司 。	ining general				ments :	Kap ay magayan	· · · · · · · · · · · · · · · · · · ·		
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(100) 🗆 Mol	oile Hon	ne		(10)	Wo	ın Out			Prima				nerl:		Other2:	
(101) 🗆 One	Story			(20)	Bac	ily Wom	· ·		Comr	ner	cial Co	nstruct	ion Class:	Project Constant		
(102) 🗷 Two	Story			(30) 🗷	Ave	erage			(1)				ctural Steel			<u> </u>
(103) 🗆 Split	t Level			(40) 🗆	Goo	od			(2)		Reinf	orced Co	ncrete Fra	ne		
(104) 🛘 1 1/2 Story				(50) 🗆	Ver	y Good			(3)		Maso	иу Веаг	ing Walls			.,
(111) □ Bi-Level				(60) 🗆		ellent			(4)		Wood	or Steel	Framed E	xt. Wa	lls	
(106) □ Othe	and the second section of the	Walion Selection of	A Trial in the control of the September of the	124 Sept.					(5)	П	Metal	Frame a	nd Walls			
Townhouse or		Style:	<u> </u>	Resident	ial Qu	ality: 50	60 (60 K) (10 k) (40 K) (21		(6)		Pole F	гате				
(301) □ One				(10) 🗆	Low		<u></u>		Cost F	tan	k:		C	onditi	on:	
(302) Two				(20)	Fair	 					Low		(1	0) 🗆	Worn (Out
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Real Estate Transfer Statement

174

FORM

Good Life. Great Service. 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 applicable item number.

521

	The deed will not be recorded unle	ss this statemen			tely completed	1.			
1 County Name	2 County Number		3 Date of Sale/Tra		4 Date of Deed	21 0040			
	WEBSTER - 91		 	ay <u>31 Yr. 2019</u>		_{Day} 3 1 _{Yr.} 2019			
	ess, and Telephone (Please Print)			e, Address, and Telephor	ne (Please Print)	·			
Grantor's Name (Seller) Sally Cox			Grantee's Name (See attache						
Street or Other Mailing Ad PO Box 204	dress		Street or Other M	ailing Address					
City Bladen	State NE	Zip Code 68928	City		State	Zip Code			
Phone Number (402) 984-4327			Phone Number	Is the grantee If Yes, is the g	a 501(c)(3) orgar rantee a 509(a) fo	nization? Yes ✓ No pundation? Yes ✓ No			
Email Address NA			Email Address NA	•		Land Land			
7 Property Classificatio	n Number. Check one box in categories A	and B. Check Cif	property is also a	mobile home.					
(A) Status		(B)	Property Type			(C)			
✓ Improved	✓ Single Family Industrial		Mineral Interests	-Nonproducing	State Assesse	ed Mobile Home			
Unimproved	Multi-Family Agriculture Commercial Recreation	<u> </u>	Mineral Interests	-Producing [Exempt				
			nd Contract/Memo	Partition [15	Sheriff [Other			
· =		asement Lea		= =	snenn Frust∕Trustee	Other			
Cemetery [=	xecutor Min	eral	= : =	Varranty				
9 Was the property purch part of an IRS like-kind	nased as 10 Type of Transfer Dist	ribution Forecio	osure Irrevocal	ble Trust 🔲 Revocable Tr	ust 🔲	Transfer on Death			
(I.R.C. § 1031 Exchang	ge)AuctionEas	ement Gift	✓ Life Esta	-	=	Trustee to Beneficiary			
Yes No	Court Decree Exci	hange Granto	r Trust Partition			Other (Explain)			
Yes No.	ed in tune (n ivo, explain the division.)			Yes No	for same use? (II	No, state the intended use.)			
13 Was the transfer between	en relatives, or if to a trustee, are the trustor a	and beneficiary relat	ives? (If Yes, check	the appropriate box.)					
Yes No	Aunt or Uncle to Niece or Nephew	Family Corp., Pa	• •	Self	☐ Ot	her			
	☐ Brothers and Sisters	Grandparents a		Spouse					
Mbst is the gurrent read	Ex-spouse ket value of the real property?	Parents and Ch		Step-parent and S	•				
\$46.865	ter value of the real property?			age assumed? (If Yes, stat	e the amount and	,			
1 1	vide a current parcel of land?				or a title company	% (If Yes, include the name			
Yes Vo		ļ	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						
719 North Mair	n Street, Bladen, NE 6892	8	Grantor						
18a 🔲 No address assign	ed 18b Vacant land								
20 Legal Description						,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,			
See attached									
21 If agriculturai, list total nu	mber of acres								
-					1 (\$				
22 Total purchase price,	including any liabilities assumed	• • • • • • • • • • • • • • • • • • • •	· · · · · · · · · · · · · · · · · · ·		22	0,00			
23 Was non-real propert	ty included in the purchase? 🔲 Yes	No (If Yes, ent	er dollar amount a	and attach itemized list.) 23				
24 Adjusted purchase pr	rice paid for real estate (line 22 minus li	ine 23)			\$ 24	0,00			
25 If this transfer is exen	apt from the documentary stamp tax, lis	st the exemption r	_{number} 5a	_		•			
Under	penalties of law, I declare that I have examinat I am duly authorized to sign this statement	nined this statement		e best of my knowledge a	ınd belief, true, c	omplete, and			
Don E. T		rit.				(402) 746-2774			
Printor type	Name of Grantee or Authorized Bepresentat	tive				Phone Number			
sign 📈	75 hes d			Attorney		7/31/19			
here Signature of	Grantee of Authorized Representative	П	tle	-/124		Date			
		Deed's Use Only				For Dept. Use Only			
6 Date Deed Recorded	27 Value of Stamp or Exempt I	Number 2	8 Recording Data	0					
Mo. Day ebraska Department of Revenue	Yr L D EXEMPT #	Da	RK 2019	, by 1870	Acceptance of the second				
	Supersedes 96-269-2008 Rev. 9-2017			`J '	Authorized by Neb. F	lev. Stat. §§ 76-214, 77-1327(2)			

Part of Lots One (1) and Two (2), in the Southeast Quarter (SE1/4) of Section Seven (7), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska, described as follows: Beginning at a point 280 feet South of the Northeast corner of said Lot One (1) running thence West 254 feet; thence South 379 feet; thence East 256.7 feet; thence North along the East line of Lots One (1) and Two (2) to the point of beginning, except the South 160 feet thereof.

Grantees

Nathan J. Cox

405 NHAMPTON STREET BAY CITY, MI 48708

Telephone number:: 989 - 702 - 3028

Lucas J. Cox

POBOX 433 Blue Hill, NE 68930

Telephone number:

402-984-1088

Wilbur J. Cox

PO BOX 523

BlueHill, NE 68930

Telephone number:

402-705-7505

BK2019, Pg 1870

State of Nebraska Scounty of Webster	retard on the
on Page 1870	iled for record in the county this day 20 at 10.34 orded in Book 20.5 Ch County Clerk Deputy Carded



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

WARRANTY DEED

Sally Cox, a single person, Grantor, in consideration of love and affection received from Grantees, Nathan J. Cox, Lucas J. Cox and Wilbur J. Cox, conveys to Grantees, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Part of Lots One (1) and Two (2), in the Southeast Quarter (SE1/4) of Section Seven (7), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska, described as follows: Beginning at a point 280 feet South of the Northeast corner of said Lot One (1) running thence West 254 feet; thence South 379 feet; thence East 256.7 feet; thence North along the East line of Lots One (1) and Two (2) to the point of beginning, except the South 160 feet thereof.

** Reserving full life use and benefit otherwise known as a Life Estate to Sally Cox, a single person.

Grantor covenants 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.

Sally Cox

STATE OF NEBRASKA)

) ss.

COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me on July 3 1, 2019 by Sally Cox, a single person.

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

Executed July 3

Agricultural Land Sales Worksheet

Čnty No.	Book	Page	Sal	e Date		er en			Sc	hool Dis	trict Cod	e Sin	State of the state	
91	2019	1874	8/2	/2019	Bas	e: 0	1-01	23	94 35.6	iated:	en fan Hall Jacker	Uni	fied:	Barren Charles
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002507300	residence des constitutions	175	4	05	Geo	Cde	Twn	Rng	Sec	ole (m) 10 年 日本	Subdiv	Area	Blk	Parcel
	Date of	Sale Assessed	Value 💆) (a) (b) (c) (d) (d) (d) (d) (d) (d) (d) (d) (d) (d	41:	Carrier 15	4	12	1	2	00000	1	000	3165
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	Irrig	ation Type:			A)	Confession of the	B)	05	0.0445 m	c) 5	D) 3	E)	0	F) 9
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	lA					•		1	G		0.990			1,350
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·	2A				:			2	G		4.340			5,925
	A.I							30	31					
	A								G		0.010			15
	11	· · · · · · · · · · · · · · · · · · ·						4G			1.600			29,485
DRYLAND 11	A					CL	-14 - 11.	40		5.	1.440			70,215
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4					:		Ног	ne Site	s					
							Re	creation	+					
Dwelling Outbuilding			··			Von .	AG TO	Othe			.980			
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Assessor's Adju Assessor Commen							Te	otal R	leca _]	pture V	alue:			_
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Comments from			. <u></u>		<u>. </u>	Car	nment				<u></u>		·	
Comments II out	_	· <u>·</u>			<u> </u>	COL	ıment	s:						

PAT 96-106-99

(Continue on back)

<u>NEBRASKA</u>

Good Life, Great Service,

Real Estate Transfer Statement

175

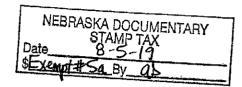
• To be filed with the Register of Deeds. • Read instructions on reverse side.
• If additional space is needed, add an attachment and identify the applicable item number.

FORM **521**

DEFACTION OF REPER			00 10 1100000, 00										
	The deed		corded unless th	nis staten		<u></u>				<u> </u>			
1 County Name	l	2 County Nu	mber	7		3 Date of Sal				4 Date of D		201	9
		STER - 91				Mo. 8			-			2 Yr. 201	<u> </u>
5 Grantor's Name, Ad		phone (Please I	Print)						and Telephor	•	Print)		
Grantor's Name (Selle Kevin Karr	ετ)					Kevin W.	. Karr	and N	lary L. Kar	т			
Street or Other Mailing 2347 Road 750	Address)					Street or Oth 2347 Roa	er Mailir	ing Addre					
City Bladen		State NE		Zip Code 6892		City Bladen				State NE		~	8928
Phone Number (402) 460-8514	•				_	Phone Numb (402) 460		4	Is the grantee a If Yes, is the gr				√ No √ No
Email Address NA						Email Addres NA	s						
7 Property Classifica	ation Number. C	heck one box in	categories A and	B. Check	C if	property is al	lso a m	obile ho	me,				
(A) Status					(B) I	Property Ty	•			7		(C)	
☐ Improved ☐ Unimproved ☐ IOLL	Single Fa	mily	Industrial Agricultural Recreational			Mineral Inte Mineral Inte		•	oing [State As:	sessed	│	: Home
8 Type of Deed Bill of Sale Cemetery	Conservator Corrective Death Certification	ate – Transfer on	Distribu Easem Death Execute	ent 🔲	Land Leas Mine		mo [Partitio Person	ai Rep. 🔲 T	heriff rust/Trustee Varranty	_	her	
9 Was the property p part of an IRS like-I (I.R.C. § 1031 Exch	urchased as kind exchange? ange) No	10 Type of Trai	Distribution Easement Cree Exchange	on For	eclos	sure Irrev	Estate tition	Trust	Revocable Tri Sale Satisfaction o	ust f Contract	Truste	er on Death e to Beneficiary (Explain)	
11 Was ownership trans	sferred in full? (If No	No, explain the o	livision.)					s real est] Yes	ate purchased No	for same us	se? (If No, s	tate the intende	∌d use.) ———
13 Was the transfer bet ✓ Yes	No Aunt o	or Uncle to Niece ers and Sisters	or Nephew F	amily Corp	., Pai ts an	rtnership, or L d Grandchild	LC	Self	•	ep-child	Other_		
14 What is the current in \$111.700	narket value of th	e real property?			1	15 Was the m		a	ed? (If Yes, state	e the amou	nt and inter	·	%
16 Does this conveyanc		t parcel of land?			1	7 Was transf	er throu	ugh a rea		or a title con	— npany? (If)	es, include the	
18 Address of Property					+	9 Name and	Addres	s of Pers	on to Whom the	e Tax State	ment Shoul		
rural Webste	r County,	Nebraska			- 1	Kevin & Ma 2347 Road	•	arr					
18a 🗸 No address ass	signed 18b	✓ Vacant land	I		- 1	Bladen, NE		28					
20 Legal Description													
West Half of Twelve (12) \ 21 If agricultural, list tota	Nest of th	e 6th P.M), To\	wnship F	our (4)	North	, Range	
22 Total purchase pri	ice, including a	ny liabilities as	sumed							22 \$		o¦(00
23 Was non-real prop	perty included	in the purchase	e? Yes 📝 1	No (If Yes,	ente	er dollar amo	unt an	d attach	itemized list.	23 \$		0 <mark>1</mark> 0	00
24 Adjusted purchase	e price paid for	real estate (lin	e 22 minus line 2	3)						24		oje	00
	ler penalties of	documentary law, I declare th authorized to sig	at I have examined	exemption	on ne	umber five	(5) 0 to the b	best of m	y knowledge a	nd belief, tr	rue, comple	te, and	
D. Ch	arles Shoen	naker										(402) 460-85	514
sign Print or T	ype ivaime of Gira	niee or Authorize	ed Representative				Affo	rnev f	or Grantee	1	Р	hone Number 8-2-19	
	of Grantee or A	uthorized Repres	entative		Titl	le	- 1110	oy 11	. Olulloo	-	D	ate	
			Register of Dee	ďs Use C	only						F	or Dept. Use C	Only
26 Date Deed Recorded	10		np or Exempt Numb			8 Recording D		$\overline{\Omega}$!			-	
Mo. 8 Day	Yr. 1	\$ Exer	not # Ja	<u>-</u>		BK201	19.	191	874				
lebraska Department of Reve	enue		1							luthorized by	Neb. Rev. St	at. §§ 76-214, 77-1	1327(2)

BK2019, Pg 1874

State of Nebraska	5.
State of Nebraska Scounty of Webster	Entered on the
numerical index and f Clerk's office of said of A.D., o'clock D.M. Reco	iled for record in the
on Page 1874	COUNTY Clerk Deputy
IndCompAss	essorCarded



Return Address: Sullivan Shoemaker P.C., L.L.O.; Attn: D. Charles Shoemaker; PO Box 309, Hastings, NE 68902-0309

WARRANTY DEED

Kevin W. Karr and Mary L. Karr, husband, and wife, GRANTORS, in consideration of love and affection and other good and valuable consideration, receipt of which is hereby acknowledged, convey to Kevin W. Karr and Mary L. Karr, husband and wife, GRANTEES, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. Section 76-201):

West Half of the Northwest Quarter (W½NW½) of Section One (1), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

GRANTORS covenant, jointly and severally, with GRANTEES that GRANTORS:

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

Executed: August 2, 2019.

Sixen (2), Yarr Mary L. Karr

STATE OF NEBRASKA)

COUNTY OF Adams) SS:

The foregoing instrument was acknowledged before me on Hugust 2019 by Kevin W. Karr and Mary L. Karr, husband and wife.

GENERAL NOTARY - State of Nebraska NORMA J. JOHNSON My Comm. Exp. December 15, 2021

Notary Public

Residential & Commercial Sales Worksheet

Cnty No:	Book	Page		Sal	e Date			P program		Sch	ool Dis	trict Co	de	T S	14 × 14 (6: 2: 2:	
91 2	019	1877		8/5	/2019	Base:	91-	007	4	Affilia	ıted:	Open a 1200 a 7 % on 20 4 4 5 2 4		Unif	ied:	31. 0
_Location ID	Sale	Number	Üseal	bility	& Code#	1700 P. C.		6-14-2-46-2 16-25-25-3 16-25-25-3	5654E	P	arcel l	Number	AGAINS AGAINT			
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	Date of S	ale Assessed	Value	10°0		4133	A see all the	13.	e business survey	00	0	2002	5	Not star	000	8470
Land	Imp	rovements	Div Jan 15	T	otal .	SW G		Date	of S	Sale Pr	operty	Classif	icati	on (ode ==	
9,320	343437 1174	50,28			59,600	Status	1	Proper	ty Ty	pe 2	Zoning	Locati	on	Clt	y Size	Parcel Size
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			and sold the latest the latest terms of the la		Residentia		S De	7 W		PAGE STATE	Mon	Comme	rcia	I,	randity	
	ultiple (m	provements:	Multiple.	improv	ements.:			1		Improve		Reference Annual London Street, 19 No. 19 Co.	on some rings	egen garrier, se	and the said	
n profesional de Albanda. Para familia de Albanda.	Constr	uction Date:	Constructi	on Dat	.e: 19	05				ion Date						
2000年1月2日		Floor:	Floor Sq. 1	Ft. :	1,1	10		Floo	r Sq.	Ft. :	·					·
	Buildin	g Cost New:	Cost:		104,1	30		Cost								
Single Family Style:	101		Resident	ial Co	ndition: 3	ָר בּי בּי בּי בּי	14	Con	nme	rcial Oc	cupanc	y Code:		Project Altrial		
(100) 🗆 Mobile Ho	nne		(10)	Wo	nn Out				іату:			nerl:	algoritics		other2:	<u> </u>
(101) 🗷 One Story			(20)	Bao	ily Wom	-		Con	amei	rcial Co	nstruct	ion Class	946 V.	Tallan and		
(102) 🗆 Two Story	-		(30) 🗷	Av	erage			(1)				ictural Ste				
(103) 🗆 Split Leve			(40)	Go	od			(2)		Reinfo	rced Co	oncrete Fr	ame			
(104) 🗆 1 1/2 Story	<i>r</i>		(50) 🗆	Vei	y Good			(3)		Masor	ну Веаг	ing Walls				
(111) □ Bi-Level			(60) 🗆		ellent			(4)		Wood	or Stee	l Framed	Ext.	Wall	s	
(106) □ Other		in the second se			roje (* 1500) Hermania	2. 人。 第二人		(5)		Metal	Frame a	nd Walls				
Townhouse or Duple	x Style:		Resident	ial Qu	iality: \$30	表发射机	DATE:	(6)		Pole F	rame					
(301) ☐ One Story			(10)	Lov	Δ			Cost	Rar	ık:	4.3	新发生物	Con	ditio	d:	
(302) Two Story			(20)	Fair				(10)		Low			(10)		Worn C)ut
(307) 🗆 1 1/2 Story			(30) 🗷	Ave	rage			(20)		Averag	ge		(20)		Badly V	Vom
(308) Split Level			(40) □	God	od			(30)		Above	Averag	e i	(30)		Average	•
(309) 🗆 2 1/2 Story			(50)	Ver	y Good			(40)		High	Section 1997	(Control of the Control of	(40)		Good	
(304) ☐ One Story		780	(60) 🗆	Exc	ellent	List. 245 köldedens inn st	ala-bazir				eta 150		(50)		Very G	ood
(305) Two Story	Duplex								-44(1)		きたす		(60)		Exceller	nt
Assessor's Adju	stment	to Sale Pr	ice (+ o	r -):												
Assessor Commen	ts and Re	ason for Ad	justmen	t:						· ·	-					
WD - REMOVI	SPOU;	SE NAME														
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	**															
Comments from		***************************************				~				D-1						pers-
Comments II VIII			-	·		Co	mm	ents:								
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	·														(Continu	e 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 applicable item number.

NO

FORM 521

Good Life. Great Service.

I ne deed will not be recorded unless this statemen	is signed and items 1-25 are accurately completed.
1 County Name 2 County Number Select County & County Number	3 Date of Sale/Transfer 4 Date of Deed
Select County & County Number 5 Grantor's Name, Address, and Telephone (Please Print)	Mo. 8 Day 5 Yr. 2019 Mo. 8 Day 5 Yr. 2019
Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) 7
Street or Other Mailing Address	Kenth J. Buschows
1001 W. Saline St P.V. Box 51	Street or Other Mailing Address 1001 W. Salin & St. P. D. Box 51
City Blue Hill State NE 684930	City Blue Hill NE 68930
	Phone Number, Is the grantee a 501(c)(3) organization? Yes No
Email Address	702-156-36 16 If Yes, is the grantee a 509(a) foundation? Yes No Email Address
7 Property Classification Number. Check one box in categories A and B. Check C if	nyonarty is also a mahila hawa
	Property Type (C)
Improved Single Family Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
LIOLL Commercial Recreational	
	Contract/Memo Partition Sheriff Other
Cemetery Death Certificate – Transfer on Death Executor Mine	
9 Was the property purchased as 10 Type of Transfer Distribution Forecles	
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale Trustee to Beneficiary 50 01.5
Yes No Court Decree Exchange Grantor 11 Was ownership transferred in full? (If No, explain the division.)	Trust Partition Satisfaction of Contract Other (Explain)
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 relative	
Yes No Aunt or Uncle to Niece or Nephew Family Corp., Pa	
Brothers and Sisters Grandparents an	
Ex-spouse Parents and Chill 14 What is the current market value of the real property?	
# 52.000 =	5 Was the mortgage assumed? (If Yes, state the amount and interest rate.) Yes No \$ %
16 Does this conveyance divide a current parcel of land?	7 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 X No
18 Address of Property W. Cass St.	9 Name and Address of Person to Whom the Tax Statement Should be Sent
_ Blue Hill, NE 68930	Reith J. Buschow
18a No address assigned 18b Vacant land	P.O. Box 51 Blue Hill, NE 68930
20 Legal Description	,
Outlots 5 and 6 Buschows A	adition Blue Hill. NE
Out 10/3	orde mil, IVE
t1 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, ente	\$
	7.77 S
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 nu	mber 5A
correct, and that I am duly authorized to sign this statement.	and that it is, to the best of my knowledge and belief, true, complete, and
Reith J. Buschow	402-756-3676 Phone Number
Print or Type Name of Grantee or Authorized Representative	Phone Number
nere Signature of Grantee or Southorized Representative Title	Dayer 8-6-19
IICIC	Date
Register of Deed's Use Only 5 Date Deed Recorded 27 Value of Stamp or Exempt Number 28	Recording Data
Mo. 8 Day 5 Yr. 19 \$ 5x0m 50	31 2019 Pa 1877
braska Department of Revenue m No. 96-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

NEBRASKA DOCUMENTARY
STAMPTAX
Date 92-10-19
\$ Exempt 50 By 10

BY 2019, Pg 1877

State of Nebraska Sss.

WARRANTY DEED

Return to:
GRANTOR(S), Keith J. Buschow and Patricia A. Buschow
whether one or more, in consideration of one dollar and No/100 (\$1.00)
receipt of which is hereby acknowledged, conveys to GRANTEE(S) Keith J. Buschow
the following described real estate (as defined in Neb. Rev. Stat § 76-201) in Webster County, Nebraska Outlot Five (5) and Six (6), Buschow's Addition to the Village of Blue Hill, Webster County, Nebraska
Grantor covenants (jointly and severally, if more than one) with Grantees that Grantor: (1) Is lawfully seized of such real estate and that it is free from encumbrances, except: No Exceptions
(2) Has legal power and authority to convey the same; Warrants and will defend the title to the real estate against the lawful claims of all. Executed this 5th day of
State of Nebraska, County of <u>Webster</u> The foregoing instrument was acknowledged before me this <u>5th</u> day of <u>August</u> 20 19, by Keith J. Buschan and Patricia H. Buschan.
tary Public Signature Steven Knueger Printed Notary Name My Commission Expires: February, 22, 2020

Residential & Commercial Sales Worksheet

Cnty No.	Bo	ook	Page	ing g		Sale	Date		增援	W.S.	nes la S siede Sa		Scho	ool Dis	trict C	ode		Beriev Maria	
91	20	19	1878		8	/5/	2019	Base	e: 9	1-0	074	1	Affilia	ted:			Unif	ĭed:	
Location	ı ID	Sale	Number	U	seabi	lity	& Code#		(2) (新)	養色		FOXED STATE	P	arcel I	Vumbe	r L		tat A. A.	
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	, p	ate of S	ale Assessed	⊥ l Valı	ue 🖟			413	10.00	Thillian con-	PSC To Secure	11 Sept 21 A	00	0	2002	1890 To 1886	garan.	000	8470
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(302) 🗆 Two				<u>``</u>		Fair				_	``		Low			(10)		Worn C	
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(308) □ Split				· · · ·		Good					-			Averag	<u>;e</u>	(30)		Average	е
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FORM 521

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 applicable item number.

The deed will not be recorded unless this statement	ent is signed and items 1-25 are accurately completed.
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed
Webster Select County & County Number	Mo. 8 Day 5 Yr. 2019 Mo. 8 Day 5 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller)	Granton's Name (Bures)
Keith J. Buschow	Keith I. Buschow
Street or Other Mailing Address 1001 W. Saline St. P.O. Box 51	1001 W. Saline St P.O. Box 51
City Blue Hill NE 68930	City Blue Hill NET 68930
Phone Number 402 - 756 - 3676	Phone Number Is the grantee a 501(c)(3) organization? Yes No Yes
Email Address	Email Address
7 Bronouty Classification Number Charles have	
7 Property Classification Number. Check one box in categories A and B. Check C	
	Property Type (C)
☐ Improved ☐ Single Family ☐ Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
OLL Commercial Recreational	
	and Contract/Memo Partition Sheriff Other
<u></u>	ease Personal Rep. Trust/Trustee
	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
(I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale Trustee to Beneficiary remove
Yes No Court Decree Exchange Grant	or Trust Partition Satisfaction of Contract Other (Explain) 50050
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If No, state the intended use.)
	X Yes
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.,	Partnership, or LLC Self Other
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 interest rate.)
\$4000-	☐ 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
Yes No	of the agent or title company contact.) Yes X No
18 Address of Property 202 W. Cass st	19 Name and Address of Person to Whom the Tax Statement Should be Sent
	Keith J. Baschow
Blue Hill, NE 68930	P.O. Box 51
18a No address assigned 18b X Vacant land	Blue Hill, NE 68930
20 Legal Description	DIA 1111, 10E 60130
Lot 3 in Set SE14 4-4-10	Colonial Terrace Addition
her 3 in septential trib	-
21 If agricultural, list total number of acres	Blue Hill
22 Total purchase price, including any liabilities assumed	22 \$
	ter dollar amount and attach itemized list.) 23
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	77. × 1 C
25 if this transfer is exempt from the documentary stamp tax, list the exemption	number <u>5A</u> .
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, complete, and
Meith J. Buschaus	HA-751 7171
Print or Type Name of Grentee or Authorized Penropentative	702-756-3676 Phone Number
sign North House hard	Buver 8-6-19
here Signature of Grantee or Authorized Representative	Duyer g-6-19
HOLO	Date
Register of Deed's Use Onl	
	28 Recording Data
Mo. 8 Day 5 Yr. 14 \$ Exempt #50	BY-2019, 19 1878
Nebraska Department of Revenue	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

٢	NEBRASKA DOCUMENTARY STAMP TAX	
	Date STAMP TAX	-
1	\$Exercise	

Return to: GRANTOR(S), Keith J. Buschow and Patricia A. Buschow whether one or more, in consideration of one dollar and No/100 (\$1.00) receipt of which is hereby acknowledged, conveys to GRANTEE(S) Keith J. Buschow the following described real estate (as defined in Neb. Rev. Stat § 76-201) in Webster County, Nebraska Lot No. Three (3) Township Four (4), in the Southeast Quarter (SE1/4) of Section Fourr (4), North Range Ten (10), West of the 6th P.M., Colonial Terrace Addition Blue Hill, Webster County, Nebraska. Grantor covenants (jointly and severally, if more than one) with Grantees that Grantor: (1) Is lawfully seized of such real estate and that it is free from encumbrances, except: No Exceptions (2) Has legal power and authority to convey the same; Warrants and will defend the title to the real estate against the lawful claims of all. Executed this 54k day of State of Nebraska, County of The foregoing instrument was acknowledged before me this

WARRANTY DEFD

GENERAL NOTARY - State of Nebraska STEVEN KRUEGER My Comm. Exp. February 22, 2020

Notary Public Signaturé

My Commission Expires: Felruary 22, 2020

Printed Notary Name

Agricultural Land Sales Worksheet

Cnty No. B	ook	Page	Sale	Date 🚎 🗒	School District Code											
91 2	019 1	L879	7/9/	2019	Base:	91-00	02	Affil	ated:			Unif	ïed:	<u> </u>		
Location ID	Sale Num	ber	Useability	& Code#	117.3											
001402000	178		4 05 6			GeoCde Twn Rng		Sect	Sect Qrt		Subdiv		Blk	P	arcel	
	Date of Sale A	ssessed	Value		4489	1	10	4	0	000	000	1	000	3	685	
Land	Improver	nents	To	tal		12.7 D	ate of	Sale I	roperty	Cla	ssifica	tion (ode			
1,987,805		6,595	1,9	94,400	Status	Pro	perty Ty	pe	Zoning	Lo	cation	Cit	y Size	Pare	cel Size	
	Irrigation Ty	pe:			A) 2	B)	05	(·) 5	D)	3	E)	0	F)	9	
LCG	ACRE	S:	VAL	TIE:		LCG	7.75	W.S	ACR	re			VALI	TIC.	N 11F1	
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12	4				······	-	1	G	1	8.1	50				720	
2A	1 26	.400	1	17,350	<u></u>		20	1	-	4.1	00			5,	595	
2.4	120	.700	5	21,420			2	G	5	0.1	80			67,	465	
3A	1 21	.200		91,265			30	1	2	3.2	70			31,	230	
3.6	Λ.						3	G		0.7	10			_	130	
4A.	<u> </u>	.300	1	25,115			4G	1	1	8.0	00			24,	570	
4.P		.830		3,545			4	G .	4.	3.0	10			39,	025	
DRYLAND 1D1		780	1:	18,575	S	ielterbe	lt/Timbe	er								
10		740		8,735	···	A	Accretio	n		0.02		_				
2D1		500		3,160			Wast	e	8:	1.38	во			L4,	650	
2D 3D1	····	450	10	2,800			Othe									
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412					n(me Site	 -								
Dwellings						KE	Othe	+			_					
Outbuildings			<u></u>	6,595	Non	AG T			- 6	5.84	0			7,7	15	
A		****		<u> </u>		· .			·							

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
WD - TRANSFER TO LLC; ALSO INCLUDES 14021,	14031, 14039, & 14044
Comments from	Comments:
	(Continue on back)

NEBRASKA

Real Estate Transfer Statement

178

FORM 521

Good Life. Great Service

Form No. 96-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017

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

The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 2 County Number 1 County Name 3 Date of Sale/Transfer 4 Date of Deed Mo. 07 Day 09 2019 07 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) Coon Legacy Farm, L.L.C. Susan Ellen Manthey Street or Other Mailing Address 6416 Lake Shadows Circle Street or Other Mailing Address 6416 Lake Shadows Circle Zip Code 37343 Zip Code 37343 State TN Hixson Is the grantee a 501(c)(3) organization?
If Yes, is the grantee a 509(a) foundation? Phone Number 423-503-5709 Phone Number 423-503-5709 √ No Yes √ No Yes Email Address n/a Email Address 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home ✓ Unimproved Multi-Family ✓ Agricultura! Mineral Interests-Producing ☐ Exempt ☐ IOLL Commercial Recreational . 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Trans to LLC Bill of Sale Corrective Trust/Trustee Fasement Lease 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 Irrevocable Trust Revocable Trust Transfer on Death Auction Easement Gift Life Estate Sale Trustee to Beneficiary Yes ✓ No Court Decree Exchange Satisfaction of Contract Grantor Trust Partition ✓ Other (Explain) Trans to LLC 11 Was ownership transferred in full? (If No. explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) √ Yes ∏ No √ Yes □ No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child Step-parent and Step-child 14 What is the current market value of the real property? 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 2,770,000 **√** 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_ V No Yes **√** No 18 Address of Property Rural Webster County 19 Name and Address of Person to Whom the Tax Statement Should be Sent Coon Legacy Farm, L.L.C. 6416 Lake Shadows Circle Hixson, TN 37343 18a 🗸 No address assigned 18b Vacant land 20 Legal Description see atached 21 If agricultural, list total number of acres 22 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 statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. Mark, A. Beck 402-463-4500 Jame of rized Representative Phone Number Attorney 07/09/2019 here esentative Title Date Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded Value of Stamp or Exempt Number 28 Recording Data 1879 Day . Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

Lots Two (2) and Three (3), and Southwest Quarter of the Southwest Quarter (SW 1/4 of SW 1/4) of Section Four (4); Southeast Quarter (SE 1/4) and Government Lots 9 and 11 in Section Five (5); Lot Three (3) in the Southeast Quarter of the Southeast Quarter (SE 1/4 of SE 1/4) of Section Six (6); the West Half of the Northeast Quarter (W 1/2 of NE 1/4) and Surveyor's Lot Two (2) in the Southeast Quarter of the Northeast Quarter (SE 1/4 of NE 1/4) and the West Half of the Northwest Quarter (W 1/2 of NW 1/4) of Section Eight (8); and the Northeast Quarter of the Northwest Quarter (NE 1/4 of NW 1/4) of Section Nine (9); AND Government Lot Ten (10) and the Southeast Quarter of the Southwest Quarter (SE 1/4 of SW 1/4) of Section Five (5); and the East half of the Northwest Quarter (E 1/2 of NW 1/4) of Section Eight, all in Township One (1) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

BK2019, Pg 1879

State of Nebraska Ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 7 day of A.D., 2019, at 9.48 o'clock A.M. Recorded in Book 2019 on Page 1879-1880

Active Petach County Clerk 10.40 Deputy Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 8-7-19
SEX-LIMPT \$50 BY 11

Return to: Beck Law Office, P.C., L.L.O. P.O. Box 10 Hastings, NE 68902-0010

WARRANTY DEED

SUSAN ELLEN MANTHEY, GRANTOR, in consideration of the Formation of a Limited Liability Company, received from GRANTEE, COON LEGACY FARM, L.L.C., a Nebraska Limited Liability Company, conveys to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Two (2) and Three (3), and Southwest Quarter of the Southwest Quarter (SW 1/4 of SW 1/4) of Section Four (4); Southeast Quarter (SE 1/4) and Government Lots 9 and 11 in Section Five (5); Lot Three (3) in the Southeast Quarter of the Southeast Quarter (SE 1/4 of SE 1/4) of Section Six (6); the West Half of the Northeast Quarter (W 1/2 of NE 1/4) and Surveyor's Lot Two (2) in the Southeast Quarter of the Northeast Quarter (SE 1/4 of NE 1/4) and the West Half of the Northwest Quarter (W 1/2 of NW 1/4) of Section Eight (8); and the Northeast Quarter of the Northwest Quarter (NE 1/4 of NW 1/4) of Section Nine (9); AND Government Lot Ten (10) and the Southeast Quarter of the Southwest Quarter (SE 1/4 of SW 1/4) of Section Five (5); and the East half of the Northwest Quarter (E 1/2 of NW 1/4) of Section Eight, all in Township One (1) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

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

- (1) is lawfully seised of such real estate and that it is free from encumbrances except for 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.

BK2019, Pg 1880

Executed this grade day of July, 2019.

Susan Ellen Manthey

STATE OF TENNESSEE

ss.

COUNTY OF Hamilton

The foregoing instrument was acknowledged before me on this game day of ______, 2019, by Susan Ellen Manthey.

Notary Public

Agricultural Land Sales Worksheet

Cnty No.	ook 👚 📄 Page 🖔	Sale	Date 4				S	chool Dis	trict Co	de 🧦 😘		
91 20	1881	7/9/	/2019	Base:	91-00	02	Aff	iliated:		Uni	fied:	
Location ID	Sale Number	Useability	& Code#	海拉斯斯 古拉克克				Parcel I	Number		を聞くなり Website	milio grace Propinsi
001402000	179	4	05	GeoCde	Twn	Rng	Se	ct Qrt	Subdiv	Area	Blk	Parcel
resident of the C	Pate of Sale Assessed	Value -	in all the	4489	1	10	4	. 0	00000) 1	000	3685
Land	Improvements	To	ital 🧗		e C D	ate of	Sale	Property	Classif	ication	Code	
1,987,805	6,595	1,9	94,400	Status	Proj	erty Ty	pe l	Zoning	Locati	on Ci	ty Size	Parcel Size
	Irrigation Type:			A) 2	B)	05	- dodak	c) 5	D) 3	E)	0	F) 9
LCG	ACRES:	VAL	IIF:		LCG	e filiate		ACR	ES.		VAL	IIE.
IRRIGATED 1A1		1	33,000	GR	ASSLA	ND 10	G1	4	3.020	#4.#25.#261.278.k.	.24.0.7.222	58,725
1.4						1	.G	1	8.150			21,720
2A1	26.400	1	17,350			20	31		4.100			5,595
2A	120.700	5	21,420			2	:G	5	0.180			67,465
3A1	21.200		91,265			30	31	2	3.270			31,230
3A						3	G		0.710			130
4A1	29.300	1	25,115			40	31	1	8.000			24,570
4A	0.830		3,545			4	G	4	3.010			39,025
DRYLAND 1D1	<u></u>	1	18,575	S	helterbe	lt/Timb	er					
1D			8,735		I	Accretic	n		0.020			
2D1			3,160		<u></u>	Was	te	8	1.380		•	14,650
2D	<u> </u>	1	02,800	- :		Oth						
3D1	1		8,290	AG L	AND I		_		6.760		1,9	30,090
3D			22,050			Road	-		4.840		BEN W	
4DI			3,780			ım Site	+		2.000			7,715
4D	30.630	Daging Suchar Design	57,895			me Site	- 	· · · · · · · · · · · · · · · · · · ·				
					Re	ecreatio	+					
Dwellings Outbuildings			6,595	N	-AG T	Othe			6.840			7 71=
Outoundigs		·	0,595	TAOD	-AG 1	UIA		1	0.840			7,715

	0,333	INGE-AG TOTAL	0.040	,,,,
Assessor's Adjustment to Sale Price	(+ or -):	Total Recapt	ure Value:	
Assessor Comments and Reason for Adjust	tment:			
QCD - TRANSFER TO LLC; ALS	O INCLUDES 1402	21, 14031, 14039, 1	4044	
	** · 			
	- " -			
Comments from		Comments:	S-SHECT	
			4	
			* *J*-b*-	(Continue on back)
	37343			

Real Estate Transfer Statement

FORM

Good Life. Great Service. 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 applicable item number.

521

	The deed will	not be recorde	d unless this st	atemen	t is signed and	items 1-25	are accui	ately compl	eted.		
1 County Name	2	County Number			3 Date of Sale/Tra	ansfer		4 Date of De	ed		
	WEBSTE				Mo. 07 Da	_{ay} 09 _Y	r. <u>2019</u>	Mo. 07	Day	09_Yr.	2019
5 Grantor's Name, Addr	ess, and Telephor	ne (Please Print)			6 Grantee's Nam	e, Address,	and Teleph	one (Please P	rint)		
Grantor's Name (Seller) George T. Manthey					Grantee's Name (Coon Legacy F	Buyer) arm, L.L.(2.				·
Street or Other Mailing Ac 6416 Lake Shadows C	idress Circle				Street or Other M 6416 Lake Sha						
City Hixson		State TN	Zip Co	ode 37343	City Hixson	<u>.</u>		State TN		Z	Zip Code 37343
Phone Number 423-503-5709					Phone Number 423-503-5709		is the grante If Yes, is the	e a 501(c)(3) o grantee a 509(rganizatio a) foundat	n? lion?	Yes ✓ No Yes ✓ No
Email Address n/a					Email Address n/a			· · · · · · · · · · · · · · · · · · ·			
7 Property Classificatio	n Number. Check	cone box in categ	ories A and B. Ch			mobile hor	ne.				
(A) Status	Circle Feeth			(B)	Property Type						(C)
Unimproved	Single Family Multi-Family Commercial	☑ Ag	lustriai ricultural creational		Mineral Interests Mineral Interests	•	ing	State Ass	essed		lobile Home
Bill of Sale Cometery E		Transfer on Death	Distribution Easement Executor	Lan Lea Min		Partition Persona Quit Cla	il Rep.	Sheriff Trust/Trustee Warranty	Ott	her	
9 Was the property purch part of an IRS like-kind (I.R.C. § 1031 Exchang	nased as exchange?	Type of Transfer [Auction Court Decree	Distribution Easement Exchange	Foreclo	osure Irrevocal Life Esta		Revocable Sale		Trustee	er on Deat	
11 Was ownership transfer	red in fuil? (If No, e			_ Grantoi	12 V		te purchase	of Contract d for same use			tended use.)
13 Was the transfer between						√Yes	No				
✓ Yes No No What is the current mark	Aunt or Und Brothers ar Ex-spouse	cle to Niece or Nep nd Sisters	hew 🔽 Family (☐ Grandp	Corp., Pa arents ar and Chi	artnership, or LLC nd Grandchild ld	Self Spou	use -parent and		Other		
2,770,000	et value of the rea	al property?			15 Was the mortga			ate the amount	and intere	est rate.)	
16 Does this conveyance di	vide a current parc	cel of land?		-	Yes 17 Was transfer the of the agent or the transfer transfer the transfer transfer the transfer transfe	rough a real	estate agen		pany? (If Y	es, include	
18 Address of Property Rural Webster Coun				6	19 Name and Addr Coon Legacy F 3416 Lake Sha	ess of Perso arm, L.L. dows Circ	on to Whom	Yes	ent Should	i be Sent	V No
18a 🔽 No address assign	ed 18b 🗌	Vacant land		1	Hixson, TN 373	43					
20 Legal Description see atached 21 If agricultural, list total nu	mber of acres								. 		
22 Total purchase price,	including any lia	abilities assumed	l					. 22 \$			0
23 Was non-real propert	y included in the	e purchase?	Yes 📝 No (If)	res, ente	er dollar amount a	and attach i	itemized lis	t.) 23 \$			
24 Adjusted purchase pr	ice paid for real	estate (line 22 n	ninus line 23)					. 24 \$			000
25 If this transfer is exem	npt from the doc	umentary stamp	tax, list the exen	nption n	umber 5b		_				
Under property and the Mark Ay. E	penalties of law, I hat I am duly autho Beck	I declare that I have prized to sign this s	e examined this statement.	atement	and that it is, to the	e best of my	knowledge	and belief, tru		te, and 402-463	3-4500
sign //	Name of Grantee	of Authorized Repr	esentative		do	Attor	ney			07/09/2	
here Signature of t	A CONTROL OF AGUIDA	zeu wepresentative	-	Tit	ie				Da	te	
6 Date Deed Recorded	107.11		ter of Deed's Us						Fo	r Dept. U	se Only
Mo. 8 Day 7	yr. 19 27 Vs	alue of Stamp or E Exempt	#56	2	8 Recording Data BK 2019	Pal	88 l				
ebraska Department of Revenue irm No. 96-269-2008 6-2019 Rev.	Supersedes 96-269-	-2008 Rev 9-2017				'J'	<u> </u>	Authorized by N	eb. Rev. Stat	t. §§ 76-214	, 77-1327(2)

Lots Two (2) and Three (3), and Southwest Quarter of the Southwest Quarter (SW 1/4 of SW 1/4) of Section Four (4); Southeast Quarter (SE 1/4) and Government Lots 9 and 11 in Section Five (5); Lot Three (3) in the Southeast Quarter of the Southeast Quarter (SE 1/4 of SE 1/4) of Section Six (6); the West Half of the Northeast Quarter (W 1/2 of NE 1/4) and Surveyor's Lot Two (2) in the Southeast Quarter of the Northeast Quarter (SE 1/4 of NE 1/4) and the West Half of the Northwest Quarter (W 1/2 of NW 1/4) of Section Eight (8); and the Northeast Quarter of the Northwest Quarter (NE 1/4 of NW 1/4) of Section Nine (9); AND Government Lot Ten (10) and the Southeast Quarter of the Southwest Quarter (SE 1/4 of SW 1/4) of Section Five (5); and the East half of the Northwest Quarter (E 1/2 of NW 1/4) of Section Eight, all in Township One (1) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

BK2019, Pg 1881

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 day of AD, 20 19, at 9:56 o'clock AM. Recorded in Book 2019 on Page 1331-1832

On Page 1331-1832

County Clerk

[0.20]

Assessor_Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 2-7-19
\$Exempt # Sb By (Lb)

Return to: Beck Law Office, P.C., L.L.O. P.O. Box 10 Hastings, NE 68902-0010

QUITCLAIM DEED

GEORGE T. MANTHEY, Spouse of Susan Ellen Manthey, GRANTOR, in consideration ONE DOLLAR (\$1.00), received from GRANTEE, COON LEGACY FARM, L.L.C., a Nebraska Limited Liability Company, quitclaims to GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Two (2) and Three (3), and Southwest Quarter of the Southwest Quarter (SW 1/4 of SW 1/4) of Section Four (4); Southeast Quarter (SE 1/4) and Government Lots 9 and 11 in Section Five (5); Lot Three (3) in the Southeast Quarter of the Southeast Quarter (SE 1/4 of SE 1/4) of Section Six (6); the West Half of the Northeast Quarter (W 1/2 of NE 1/4) and Surveyor's Lot Two (2) in the Southeast Quarter of the Northeast Quarter (SE 1/4 of NE 1/4) and the West Half of the Northwest Quarter (W 1/2 of NW 1/4) of Section Eight (8); and the Northeast Quarter of the Northwest Quarter (NE 1/4 of NW 1/4) of Section Nine (9); AND Government Lot Ten (10) and the Southeast Quarter of the Southwest Quarter (SE 1/4 of SW 1/4) of Section Five (5); and the East half of the Northwest Quarter (E 1/2 of NW 1/4) of Section Eight, all in Township One (1) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

Executed the 4th day of Suly, 2019.

George T. Manthey

BK2019, fg 1882

STATE OF TENNESSEE)

COUNTY OF Amilton)

The foregoing instrument was acknowledged before me this day of July, 2019, by George T. Manthey.

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	· / Bo	ook 📜	Page			Sal	Date 🗀					Sch	ool Dis	trict Co	de			
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Real Estate Transfer Statement

180

FORM 521

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

Email Address Final Email Address Email Ema			innent and identity the applicable item number.	
Select County & County Number Select County & County Number Services Andreas, and Telephone (Please Print)	·			
S Granteur's Name, Address, and Telephone (Please Print) Granteur's Name, Address, and Telephone (Please P				2/ 10
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Street or Other Malitips Aginess State According State A		Shorall	Grantee's Name (Buyer)	
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Froperty Classification Number. Check one box in categories A and B. Check 6 if property is also a mobile home.		<u> </u>		ndation? Yes
A) Status Commercial Industrial Commercial Industrial Indu			Chial Dadiess	
Improved Single Family Industrial Minoral Interest-Nonproducting State Assessed Mobile His Grampowed Matter Family Agricultural Minoral Interests-Nonproducting Exempt Mobile His Grampowed Matter Family Agricultural Agricultural Minoral Interests-Nonproducting Exempt Mobile His Minoral Interests - Nonproducting Exempt Mobile His Minoral Interests - Nonproducting Exempt Minoral Interest Exempt Minoral Interest - Nonproducting Exempt Minoral Interest - Nonproducting Exempt Minoral Interests - Nonproducting Exempt Minoral Interest - Nonproducting Minoral Interest - Nonproducting Minoral Interest State - Nonproducting Minoral Interest Minoral Interest State - Nonproducting Minoral Interest	7 Property Classification Number. Check	one box in categories A and B. Check C	if property is also a mobile home.	
Commercial Racrestonal Recentional R			B) Property Type	(C)
Commercial Recreational Recrea	العلام	Industrial	Mineral Interests-Nonproducing State Assessed	Mobile Home
8 Type of Deed Conventor Distribution Land ContractNemo Partition Distribution Silver Contract Distribution Casamush Lease Passonal Ripu. TrustFurster Casamush Lease Passonal Ripu. TrustFurster Casamush Lease Cauch Mineral Cauch Calam Warranty 9 Was the property purchased as part of an IRS (Ba-kind evokased as part of a IRS (Ba-kind evokased evokased as part of a IRS (Ba-kind evokased evoka		<u> </u>	Mineral Interests-Producing Exempt	
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Ves No Account Decree Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain)	part of an IRS like-kind exchange?			
11 Was conversible trensferred in full? (if No, explain the division, which is the conversible of the conv				•
See No No No No No No No				
Yes No			Yes No	o, state the interpret use.)
Yes No	13 Was the transfer between relatives, or if to	a trustee, are the trustor and beneficiary re	latives? (If Yes, check the appropriate box.)	
Exspouse Parents and Child Stepparent 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 Does this conveyance divide a current parcel of land? 17 Was transfer frugely a real estate agent or a title company? (if Yes, include the name of the agent or title company contact.) yes No % No No address of Person to Whom the Tax Statement Should be Sent Echael Schuman Po Box 73 Flankl:n Ne C843: No No address assigned 18b Vacant land Po Box 73 Flankl:n Ne C843: No 19 No address assigned 18b Vacant land No Echael No No No Echael No No No Echael No No Echael No No No Echael No No No Echael No No No No No No No N				er
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of the agent or title company contact.) \[\text{Yes} \] \[\text{SNN} \] 18 Address of Property \[\text{19 Name and Address of Porson to Whom the Tax Statement Should be Sent \[\text{Ec warld Schwingen} \] \[\text{Loweld Schwingen} \] 18a \[\text{No address assigned} \] 18b \[\text{Vecant land} \] 20 Legal Description \[\text{Lot's 19, 20, 21, BLK8, OT of Inquale, Webster Corenty, Webs.} \] 21 If agricultural, list total number of acres \[\text{22 Total purchase price, including any liabilities assumed} \] 22 Total purchase price, including any liabilities assumed \[\text{23 Was non-real property included in the purchase? } \[\text{Yes} \] \[\text{No (if Yes, enter dollar amount and attach itemized list.)} \] 23 Was non-real property included in the purchase? \[\text{Yes} \] \[\text{No (if Yes, enter dollar amount and attach itemized list.)} \] 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 number \[\text{Exempt # 2} \] Under penaltics 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 \[\text{Print or Type Name of Grantee or Authorized Representative} \] Print or Type Name of Grantee or Authorized Representative \[\text{Phone Number Signature of Grantee or Authorized Representative} \] Register of Deed's Use Only 8 Exempt # 2 BRegording Data BK 2019, Ag 1885			Yes 🗹 No \$	%
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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 statement. Here Print or Type Name of Grantee or Authorized Representative Signature of Grantee or Authorized Representative Title Register of Deed's Use Only For Dept. Use Only Bay 1885			11.	
Sign Print or Type Name of Grantee or Authorized Representative Signature of Grantee or Authorized Representative Register of Deed's Use Only 6 Date Deed Recorded Mo. Day Yr. 19 Signature of Stamp or Exempt Number EXEMPT 28 Recording Data BK 2019 Print or Type Name of Grantee or Authorized Representative Phone Number 9-7-/9 Phone Number 9-7-/9 Print or Type Name of Grantee or Authorized Representative Phone Number 9-7-/9 Print or Type Name of Grantee or Authorized Representative For Dept. Use Only 18 1885	25 If this transfer is exempt from the doc	Imentary stamp tax, list the exemption	number <u>exempt</u> a.	
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6 Date Deed Recorded Mo. B Day 7 Yr. 19 \$ Exempt #2 SEXEMPT #2 EXEMPT #2 28 Recording Data BK 2019, Pq 1885	Nere ' Signature of Grantee of Authorit	reu nepresemative	Title /	Date
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Should Develop 14 f.D.	6 Date Deed Recorded 27 V		28 Recording Data /	
ebraska Department of Revenue	Mo. Day Yr. 17 \$	Exempt#2	BK2019, 1/2 1885	
orm No. 95-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017		2008 Day 9 2017	Authorized by Neb. Rev	. Stat. §§ 76-214, 77-1327(2)

Book 2019, Pg 1885

State of Nebraska ss.

Comp

Entered on the numerical index and filed for record in the Clerk's office of said county this 7th day of August A.D., 2019, at 4:10 o'clock R. M. Recorded in Book 2019 on Page 1885-1886

Assessor_

SHERIFF'S DEED

KNOW ALL PERSONS BY THESE PRESENTS:

Carded

NEBRA	SKA DO	CUMENTA	ARY
	STAMP	TAX	
Date	8-7-19	·	
\$ exempt	# 2 By	LIZ	

THAT, WHEREAS, in an action in the District Court of the Tenth Judicial District of the State Of Nebraska, within Webster County, Nebraska, entitled: THE COUNTY OF WEBSTER NEBRASKA, a Body Politic and Corporate, Plaintiff, vs. TODD LANDHOLM and CINDY LANDHOLM, a husband and wife, et al., Defendants; District Court Case No. CI16-80, that Webster County, Nebraska (judgment creditor) did on or about April 10, 2017, obtain a decree finding there to be due the sum of \$283.76, plus interest thereon from the date of judgment until paid in full, plus costs of the suit:

WHEREAS, it was further ordered that in default of the payment of the sum so found due that the Webster County Sheriff, should cause the lands and tenements hereinafter described to be advertised and sold according to law to pay the same, and

WHEREAS, default having been made therein, the Webster County Sheriff, pursuant to and by the virtue of said decree and the order of sale to him duly directed, did on the 28th of June, 2017, in the Commissioners Meeting Room in the Webster County Courthouse in Red Cloud, Nebraska, having first given due and legal notice of the time, date, and place of sale by publication once in each week for four (4) consecutive weeks in a newspaper published, printed and of general circulation in Webster County, Nebraska, did then and there sell said premises at public auction to EDWARD SCHURMAN, hereinafter referred to as "GRANTEE" whether one of more property described as LOTS NINETEEN (19), TWENTY (20), TWENTY-ONE (21) BLOCK EIGHT (8), ORIGINAL TOWN OF INAVALE, WEBSTER COUNTY, NEBRASKA, for the sum of \$25.00, which said sale was afterwards on the 11th of September, 2017, examined and confirmed by the District Court upon the return of sale by this officer, with the Court directing this Sheriff to convey the premises to the said GRANTEE.

NOW THEREFORE, I TROY R. SCHMITZ, Sheriff of Webster County, Nebraska GRANTOR herein, and by the virtue of the powers vested in me by law and the decree of said Court, do hereby give, devise, and grant to the said GRANTEE, his/he/heirs, and/or assigns the following described real estate, to-wit:

LOTS NINETEEN (19), TWENTY (20), TWENTY-ONE (21), BLOCK EIGHT (8), ORIGINAL TOWN OF INAVALE, WEBSTER COUNTY, NEBRASKA.

IN WITNESS WHEREOF, I have, as Webster County, Nebraska, Sheriff, hereunto set my hand this 26 day of June 2019.

Troy R. Schmitz
SHERIFF of Webster County, Nebraska

STATE OF NEBRASKA)

COUNTY OF WEBSTER)

On the day of June, 2019, before me the undersigned, Clerk of Webster County District Court, personally appeared Troy R. Schmitz, Sheriff of Webster County, Nebraska, personally known to me as Sheriff of said County, being the same person who signed the foregoing instrument as Grantor, and acknowledged the same to be his voluntary act and deed, as Webster County Sheriff for the particular uses and purposes therein set forth.

WITNESS, my hand and official seal the date and year written last above.

COURTER SEAL SEAL SEAL

Clerk of Webster County District Court

(seal)

Cnty No.	ook 👢	Page		Sal	e Date					Sch	ool Dis	trict Cod	e 🦠	SA SAG	
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NEBRASKA

Real Estate Transfer Statement

181

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

FORM **521**

Good Life. Great Service.

Nebraska Department of Revenue

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

DEPARTMENT OF REVENUE · If additional space is needed, add an attachment and identify the applicable item number. The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 1 County Name 2 County Number 3 Date of Sale/Transfer 4 Date of Deed WEBSTER - 91 Day 🧃 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Selier) HARLAN SIEBRASS & MILDRED SIEBRASS Grantee's Name (Buyer) HARLAN H SIEBRASS & MILDRED L SIEBRASS TRUSTE Street or Other Mailing Address 206 N PAYNE Street or Other Mailing Address 206 N PAYNE Zip Code 68930 City BLUE HILL State NE BLUE HILL Zip Code 68930 Phone Number (000) 000-0000 Phone Number (000) 000-0000 is the grantee a 501(c)(3) organization? ✓ No Yes If Yes, is the grantee a 509(a) foundation? Email Address Email Address 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) 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 Bill of Sale Corrective Easement Lease Personal Ren. Trust/Trustee Death Certificate - Transfer on Death ☐ Cemeterv 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 Yes ₽ No Court Decree Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) ✓ Yes No ✓ Yes No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) ✓ Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self ✓ Other REVOCABLE TRUST 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.) \$79,290 **√** 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 Yes of the agent or title company contact.) Yes ₩ No ✔ No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 206 N PAYNE, BLUE HILL, NE HARLAN H. SIEBRASS & MILDRED L. SIEBRASS TRUSTEES PO BOX 425 BLUE HILL, NE 68930 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 0.00 23 24 Adjusted purchase price paid for real estate (line 22 minus line 23) 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number 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 ct, and that I am duly authorized to sign this statement. Authorized Representative Phone Number sign here Title Date Register of Deed's Use Only For Dept. Use Only 26 Date Deed Rec Value of Stamp or Exempt Number 28 Recording Data 8 RK 2019 'Day 188 ⁻

ALL MY INTEREST IN AND TO:

PART OF LOT FOUR (4) IN HAWLEY'S SUBDIVISION OF ROHRER'S ADDITION TO THE VILLAGE OF BLUE HILL, WEBSTER COUNTY, NEBRASKA, DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTHEAST (SE) CORNER OF LOT FOUR (4) HAWLEY'S SUBDIVISION OF ROHRER'S ADDITION TO THE VILLAGE OF BLUE HILL, NEBRASKA, THENCE WEST ONE HUNDRED FIFTEEN (115) FEET ALONG THE SOUTH BOUNDARY LINE OF SAID LOT FOUR (4), THENCE DUE NORTH EIGHTY-FIVE (85) FEET, THENCE DUE EAST ONE HUNDRED FIFTEEN (115) FEET TO THE EAST BOUNDARY LINE OF SAID LOT FOUR (4), THENCE SOUTH ALONG THE EAST BOUNDARY LINE OF SAID LOT FOUR (4) EIGHTY-FIVE (85) FEET TO THE POINT OF BEGINNING.

BK2019, Pg 1887

Entered on the numerical index and filed for record in the Clerk's office of said county this B day of Qua A.D., 20 9, at 10:33 o'clock A.M. Recorded in Book 2019 on Page 1887-1888

County Petich County Clerk 16.00 Deputy Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 8-8-19
\$ Exempt \$ 50 By as

QUIT CLAIM DEED

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

HARLAN SIEBRASS and MILDRED SIEBRASS, husband and wife, herein called Grantor whether one or more, in consideration of one dollar and other valuable consideration, received from Grantee, does quitclaim, grant, bargain, sell, convey, and confirm unto HARLAN H. SIEBRASS and MILDRED L. SIEBRASS, TRUSTEES OF THE HARLAN H. SIEBRASS & MILDRED L. SIEBRASS JOINT REVOCABLE TRUST herein called the Grantee whether one or more, the following described real estate property in Webster County, Nebraska:

ALL MY INTEREST IN AND TO:

PART OF LOT FOUR (4) IN HAWLEY'S SUBDIVISION OF ROHRER'S ADDITION TO THE VILLAGE OF BLUE HILL, WEBSTER COUNTY, NEBRASKA, DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTHEAST (SE) CORNER OF LOT FOUR (4) HAWLEY'S SUBDIVISION OF ROHRER'S ADDITION TO THE VILLAGE OF BLUE HILL, NEBRASKA, THENCE WEST ONE HUNDRED FIFTEEN (115) FEET ALONG THE SOUTH BOUNDARY LINE OF SAID LOT FOUR (4), THENCE DUE NORTH EIGHTY-FIVE (85) FEET, THENCE DUE EAST ONE HUNDRED FIFTEEN (115) FEET TO THE EAST BOUNDARY LINE OF SAID LOT FOUR (4), THENCE SOUTH ALONG THE EAST BOUNDARY LINE OF SAID LOT FOUR (4) EIGHTY-FIVE (85) FEET TO THE POINT OF BEGINNING.

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

Dated this 3 day of august, 2019

HARLAN SIEBRASS, Grantor

MILDRED SIEBRASS, Grantor

STATE OF NEBRASKA)

)SS.

COUNTY OF CLAY

Before me, a notary public qualified for said county, personally came HARLAN SIEBRASS and MILDRED SIEBRASS, husband and wife, 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

GENERAL NOTARY - State of Nebraska CRYSTAL M. SHESTAK My Comm. Exp. June 26, 2023

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2019ء مممر

Notaty Public CRYSTAL M SHESTAL

Agricultural Land Sales Worksheet

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Nebraska Department of Revenue

Form No. 96-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017

Real Estate Transfer Statement

FORM

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

 To be filed with the Register of Deeds.
 Read instructions on reverse side. 521 If additional space is needed, add an attachment and identify the applicable item number. The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 1 County Name 2 County Number 3 Date of Sale/Transfer 4 Date of Deed WEBSTER - 91 2019 Mo._ 7 Mo. __7 Day __29 29 Day . 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Donna R. Rose Donna R. Rose, Trustee of the Donna R. Rose Living Trust dated 6.19.2018 Street or Other Mailing Address Street or Other Mailing Address 2016 Road S 2016 Road S City Blue Hill State NE Zip Code 68930 City Blue Hill State NE 68930 Phone Number (402) 756-2073 Phone Number (402) 756-2073 Is the grantee a 501(c)(3) organization? √ No Yes If Yes, is the grantee a 509(a) foundation? Email Address Yes √ No Email Address NA 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) ▼ 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 Sheriff Partition Other Bill of Sale Corrective Lease Easement Trust/Trustee 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? 10 Type of Transfer Distribution Foreclosure Irrevocable Trust ✓ Revocable Trust Transfer on Death (I.R.C. § 1031 Exchange) Auction Easement Giff Life Estate Sale Trustee to Beneficiary Yes ✓ No Court Decree Exchange Grantor Trust Satisfaction of Contract Partition Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) √ Yes No √ Yes □ No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) ✓ Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC ✓ Setf 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.) \$79,025 √ 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 17 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 Donna Rose 2016 Road S 18a 🗸 No address assigned Blue Hill, NE 68930 18b D Vacant land 20 Legal Description An Undivided One-Half Interest In: The South Half of the Southwest Quarter (S½SW¼) of Section Fifteen (15), Township Three (3) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 22 0 0 23 24 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number 4 Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and corrects and that I am duly authorized to sign this statement. Jamě T Blazek (402) 496-3432 Name of Grantee or Authorized Representative sign Phone Number Attorney 8/6/2019 Signature of Grantee or Authorized Representative here Title Date Register of Deed's Use Only 26 Date Deed Recorded For Dept. Use Only 27 Value of Stamp or Exempt Number 28 Recording Data 8 Day . BK 2019.

BK2019, Kg 1889

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 A.D., 20 9, at 10.41 o'clock a.M. Recorded in Book 2019 on Page 1089

County Clerk

Deputy

Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 8-8-(9
\$Exempt#4 by (1)

WARRANTY DEED

DONNA R. ROSE, a single person, GRANTOR, in consideration of One Dollar (\$1.00) and other consideration received from DONNA R. ROSE, Trustee of the DONNA R. ROSE LIVING TRUST dated June 19, 2018, and any amendments thereto, GRANTEE, conveys to Grantee, the following described real estate:

An Undivided One-Half Interest In:

The South Half of the Southwest Quarter (S½SW¾) of Section Fifteen (15), Township Three (3) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

GRANTOR covenants, jointly and severally (if more than one), with GRANTEE that GRANTOR are 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 2 7th day of July 2019.

DONNA R. ROSE, Grantor

STATE OF NEBRASKA

) ss.

COUNTY OF WEBSTER

The foregoing instrument was acknowledged before me on this 29 2019, by DONNA R. ROSE, Grantor.

State of Nebraska - General Notary
JOAN | POTTS
My Commission Expires
March 26, 2023

otary Public

Return to:

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

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Real Estate Transfer Statement

FORM

Good Life. Great Service. 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 applicable item number.

521

	The deed will not be recorded unless this statem	ent is signed and items 1-25 are accurately comp	leted.
1 County Name	2 County Number WEBSTER - 91	3 Date of Sale/Transfer 4 Date of D	~~ ~
5 Grantor's Name Add	dress, and Telephone (Please Print)	Mo. 8 Day 7 Yr. 2019 Mo. 7	
Grantor's Name (Seller)		6 Grantee's Name, Address, and Telephone (Please Grantee's Name (Buyer)	Print)
Nikki D. & Dougl Street or Other Mailing	las Terry and Bradley & Tonya Gilbert	Amy R. Case	
_302 W. Gage		Street or Other Mailing Address 613 W. Seward St.	
^{City} Blue Hill	State Zip Code NE 68930	O Blue Hill NE	Zip Code 68930
Phone Number	Ne	Those Number Cit (a) Is the grantee a 501(c)(3)	organization? Yes ✓ No
Email Address	Na	Email Address	(a) foundation? Yes ✓ No
7 Property Classificati	ion Number. Check one box in categories A and B. Check (n/a	
(A) Status		B) Property Type	(C)
✓ Improved	✓ Single Family Industrial	Mineral Interests-Nonproducing State Ass	
Unimproved	Multi-Family Agricultural	Mineral Interests-Producing Exempt	
IOLL	Commercial Recreational		
		.ease Personal Rep Trust/Trustee	Other
		.ease Personal Rep. Trust/Trustee	
9 Was the property pure part of an IRS like-kin	chased as 10 Type of Transfer Distribution Fore	ciosure Irrevocable Trust Revocable Trust	Transfer on Death
(I.R.C. § 1031 Exchan	ge)AuctionEasementGift	Life Estate Sale	Trustee to Beneficiary
Yes V No	Court Decree Exchange Gran	ntor Trust Partition Satisfaction of Contract	Other (Explain)
✓ Yes No		12 Was real estate purchased for same use	e? (If No, state the intended use.)
13 Was the transfer between	een relatives, or if to a trustee, are the trustor and beneficiary re	latives? (If Yes, check the appropriate box.)	
Yes _✓No	Aunt or Uncle to Niece or Nephew Family Corp.,	Partnership, or LLC Self	Other
		and Grandchild Spouse	
14 What is the current mar	Ex-spouse Parents and C rket value of the real property?	ctop parent and otop-child	
\$78,000	and the second property.	15 Was the mortgage assumed? (If Yes, state the amoun Yes ✓ No \$,
	divide a current parcel of land?	17 Was transfer through a real estate agent as a title com	pany? (If Yes, include the name
Yes No		of the agent or title company contact.) Yes Erin	Tessman No
	d St. Phys Lill NE coops	19 Name and Address of Person to Whom the Tax Statem	ent Should be Sent
010 W. Sewan	d St., Blue Hill, NE 68930	Grantee	
18a No address assign	ned 18b Vacant land		
20 Legal Description			
Lots 5, 6 and 7	, Block 24, Original Town of Blue Hil	lm, Webster County, Nebraska, acc	ording to the
recorded plat to	nereof.		0
21 If agricultural, list total nu	imber of acres		
22 Total purchase price	, including any liabilities assumed		78,000 <mark>,</mark> 00
23 Was non-real proper	ty included in the purchase? \square Yes \square No (If Yes, e	nter dollar amount and attach itemized list.)	· · · · · · · · · · · · · · · · · · ·
	rice paid for real estate (line 22 minus line 23)	and the second s	78,000100
	npt from the documentary stamp tax, list the exemption	ti: **t	70,000,00
Under	penalties of law. I declare that I have examined this statemon	numbernt and that it is, to the best of my knowledge and belief true	a complete and
correct, and t	this statement.	the state of the s	e, complete, and
Printer Type	Name of Grantee or Authorized Representative		<u>402-519-8449</u>
sign	m Care	Grantee	Phone Number 8-7-2019
here Signature of	Grantee er Authorized Representative	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	For Dept. Use Unity
Mo. O Day	yr. 19 \$ 175.50	BK2019, Kg 1902	
arm No. 96-269-2008 6-2019 Rev.	. Supersedes 96-269-2008 Rev. 9-2017	O Authorized by Ne	eb. Rev. Stat. §§ 76-214, 77-1327(2)

State of Nebraska ss.

numerical index and filed for record in the Entered on the Clerk's office of said county this 12 day of aug A.D., 20 19, at 10:44 o'clock a.M. Recorded in Book 2019 on Page 1902-1903 County Clerk 16.00 Deputy _Comp_ Assessor

Carded

NEBRASKA DOCUMENTARY

Return to: Amy R. Case, 613 W. Seward St., Blue Hill, NE 68930

WARRANTY DEED

NIKKI D. TERRY AND DOUGLAS TERRY, wife and husband; AND BRADLEY GILBERT AND TONNA GILBERT, husband and wife; GRANTORS in consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, convey to AMY R. CASE, a single person, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. Section 76-201):

Lots Five (5), Six (6) and Seven (7), Block Twenty-Four (24), Original Town of Blue Hill, Webster County, Nebraska, according to the recorded plat thereof.

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

- (1) are lawfully seised of such real estate and that it is free from encumbrances except easements and restrictions of record;
- 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.

2019.

BRADLEY GILBERT

STATE OF Nebrasks

(SS:

COUNTY OF Platte

(COUNTY OF

GENERAL NOTARY - State of Nebraska Epin R. Tessman My Comm. Exp. March 13, 2022

Cnty No:	* Book	e g Page			Sal	e Date.		2 (B)				Sch	ool Dis	triet (ode			
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(103) □ Split Le	vel		(40)		God	ođ			•	(2)		Reinfo						
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(307) ☐ 1 1/2 Sto			(30)		Ave							Averag			(20)) 🗆	Badly V	Wom
(308) ☐ Split Lev (309) ☐ 2 1/2 Sto			` 		Goo					-		Above	Averag	e	(30)		Average	
(304) ☐ One Stor			(50)			y Good				SANCE TO	102/00/2020	High	alider (large	akonostaturi e	(40)		Good	
(305) ☐ Two Stor			(60)		Exc	ellent	Asali Serie	e de Carre	and sold	Alerte			eri e		(50)		Very G	
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Real Estate Transfer Statement •To be filed with the Register of Deeds. • Read instructions on reverse side.

 If additional: 	space is needed, add a	n attachment and identify the item.

521

	The deed will not be recorded	unless this statem	ent is signed and iter	ns 1-25 are accur	ately complete	d.	
1 County Name	2 County Number		3 Date of Sale/Transf	er	4 Date of Deed	· ·	
	WEBSTER - 91		Mo. 07 Day _	09 Yr. 2019	Mo. 08	Day16Yr.	2019
	ddress, and Telephone (Please Print)		6 Grantee's Name, A		one (Please Print)	
Grantor's Name (Selle Raymond J. &	Dorothy L. Wescoat		Grantee's Name (Buy Eric W. & Lori	_{er)} J. Brown			
Street or Other Mailin 233 N Hastings	g Address		Street or Other Mailin	a Address			
Citv	State	Zip Code	930 N Franklin	<u> </u>	State		ip Code
Hastings Phone Number	NË NË	68901		1	NE		68970
	·		Phone Number		e a 501(c)(3) orga: grantee a 509(a) fo		Yes VN
Email Address			Email Address				~-
7 Property Classific	ation Number. Check one box in catego	ries A and B. Check (if property is also a mo	bile home.	,		
(A) Status			B) Property Type			•]	(C)
[Improved		ıstrial	Mineral Interests-No	nproducing	State Assesse		lobile Home
Unimproved		cultural	Mineral Interests-Pro	ducing	Exempt		
8 Type of Deed	Conservator Rec	reational	10				
Bill of Sale	Corrective	⊢ . ⊨	=		Sheriff Trust/Trustee	Other	
Cemetery	Death Certificate - Transfer on Death	= =		· =	Warranty		
9 Was the property p part of an IRS like-	urchased as 10 Type of Transfer	Distribution Fore	closure irrevocable T			Transfer on Deat	
(I.R.C. § 1031 Exch	lange). LAuction L	Easement Gift	Life Estate	✓ Sale	=	Trustee to Benef	
Yes V	No Court Decree sferred in full? (If No, explain the division.)		tor Trust Partition			Other (Explain) _	
	No		12 Was i	eal estate purchased es No	i for same use? (If	No, state the in	tended use.
13 Was the transfer bet	ween relatives, or if to a trustee, are the tru	ustor and beneficiary re	-			······································	
Yes V	No Aunt or Uncle to Niece or Neph		Partnership, or LLC	Self	Пон	her	
	Brothers and Sisters	Grandparents	and Grandchild	Spouse			
	Ex-spouse	Parents and C	-	Step-parent and S			
14 What is the current m	narket value of the real property?		15 Was the mortgage a		te the amount and	finterest rate.)	
16 Does this conveyance	e divide a current parcel of land?	1	Yes V	· · · · · · · · · · · · · · · · · · ·		- "	%
☐ Yes 🔽 N			17 Was transfer through of the agent or title of	ompany contact.)	or a title company	/? (If Yes, include	the name No
18 Address of Property		.	19 Name and Address	of Person to Whom the		Should be Sent	_ 140
940 N Franklin St Red Cloud, NE 68	2070		same as Gran				
18a No address ass							
20 Legal Description	signed 18b Vacant land	·	<u> </u>				
· ·	Top (10) Floor (14)	. I.T. I. //o					
Nobrocks:	, Ten (10), Eleven (11) aı	nd I welve (12	!), Stokes Subd	ivision, Red	Cloud, We	ebster Co	unty,
Nebraska.	•						
21 If agricultural, list total	number of acres		•				
00 7-4-1		· · · · · · · · · · · · · · · · · · ·	<u>.</u>	<u> </u>	1 1\$	 -	- ,
22 lotal purchase prid	ce, including any liabilities assumed .		• • • • • • • • • • • • • • • • • • • •		. 22	10,00	00,00
23 Was non-real prop	erty included in the purchase? 🔲 Ye	es 🔽 No (If Yes, e	nter dollar amount and	attach itemized list.	.) 23 \$		0,00
24 Adjusted purchase	e price paid for real estate (line 22 mir	aus line 23)			\$ 24	10.00	00100
					· [65.78]	10,00	70100
Unde	cempt from the documentary stamp to er penalties of law, I declare that I have	examined this stateme	number	et of my knowledge e	and to Bet to		
correct, an	id that I am duly authorized to sign this stat	tement.	in and matricis, to the bes	st of my knowledge a	and belief, true, co	omplete, and	
Print or Tv	. McCracken pe Name of Grantee or Authorized Repres	entative				(402) 746	
sign	1/1/1/			Attorney		Phone Numb	er / , 0
here Signature	of Grantee or Authorized Representative		Title		7.1	_U0 / (p/	7/7
	Parinte	r of Deed's Use On		-			
6 Date Deed Recorded	27 Value of Stamp or Exe		28 Recording Data			For Dept. U:	se Only
_Mo	1 yr. 19 \$ 22.50	5	BX 2010	Da 19:	38		
ebraska Department of Reven	nue Rev. Supersedes 96-269-2008 Rev. 7-2014			' 	Authorized by Neb. R	L ev. Stat. §§ 76-214,	77-1327(2)

Bx 2019, Pg 1938

NEBRASKA DOCUMENTARY
STAMP TAX
Date 9-16-19
\$ 22:50 By 10

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 11e day of ALQUST A.D., 20 19, at 3'22 o'clock D.M. Recorded in Book 20'A on Page 1938

LOSE POSSON County Clerk
10.00 V.D peputy Ind Comp Assessor Carded

JOINT TENANCY WARRANTY DEED

Raymond J. Wescoat and Dorothy L. Wescoat, husband and wife, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to Eric W. Brown and Lori J. Brown, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Stokes Subdivision, 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.

Executed August 16, 2019.

DOROTHY L. WESCOAT

Raymond J. Wescoat

Raymond J. Wescoat, A-I-F

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on August 16, 2019, by Raymond J. Wescoat, a married person, and Raymond J. Wescoat, attorney-in-fact, on behalf of Dorothy L. Wescoat.

Comm. expires

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

Notary Public

Cnty No.	* B	ook	Page			Sal	Date			ANTA ANTA			Scho	ol Dis	trict Co	de			
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(101) 🗷 One	Story			(20)	*	Bad	ly Worn	-			and the last	Children or	cial Cor	istruct	ion Class				
(102) 🗆 Two	Story			(30)		Ave	rage				(1)		* 1 150 150 100	40.11.00	ctural Ste	C W	гатпе	1.1821.6-13. [2-75]	<u> 18. júni – John I</u>
(103) 🗆 Split	t Level			(40)		Goo	od				(2)	•			ncrete Fr				
(104) 🗆 1 1/2	2 Story			(50)		Ver	y Good				(3)				ing Walls				
(111) 🗆 Bi-Le	evel			(60)		Exc	ellent				(4)				Framed		Walls	 S	-
(106) 🗆 Othe			ý			NA.		i Autor			(5)				nd Walls			 .	
Townhouse or	Duplex	Style:		Resid	lentia	al Qu	ality: 20		na se		(6)		Pole Fr	ame				<u> </u>	
(301) □ One	Story			(10)		Low	•				Cost	Ran	k:			Con	dition	15 (2).	
(302) 🗆 Two	Story			(20)	*	Fair					(10)		Low			(10)		Worn O	ut
(307) 🗆 I 1/2				(30)		Ave	age				(20)		Average	3	((20)		Badly W	/отц
(308) □ Split	Level			(40)		Goo	<u>d</u>				(30)		Above .	Average	e ((30)		Average	;
(309) 🗆 2 1/2				(50)		Very	Good									(40)		Good	
(304) □ One S				(60)		Exce					选 名		ar in		tiali (50)		Very Go	od
(305) 🗆 Two :	Story D	uplex	,								and English	更加。 支持				60)		Excellen	ıt
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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	ent is signed and items 1-25 are accurately completed.
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed
WEBSTER - 91	Mo. 08 Day 16 Yr. 2019 Mo. 08 Day 6 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) Cecil A. Lewis	Grantee's Name (Buyer) James H. & Kathleen J. Spain
Street or Other Mailing Address	Street or Other Mailing Address
60 N Walnut St City State Zip Code	13071 Hwy 281 City State Zip Code
Red Cloud NE 68970 Phone Number 68970	Lebanon KS 66952
Phone Number	Phone Number Is the grantee a 501(c)(3) organization? Yes No (608) 617-5829 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	if property is also a mobile home.
	3) Property Type (C)
✓ Improved ✓ Single Family Industrial	Mineral Interests-Nonproducing ☐ State Assessed ☐ Mobile Home
Unimproved Multi-Family Agricultural	Mineral Interests-Producing Exempt
Ornmercial Recreational	
	and Contract/Memo Partition Sheriff Other
	ease Personal Rep. Trust/Trustee ineral Quit Claim Warranty
	closure Irrevocable Trust Revocable Trust Transfer on Death
part of an IRS like-kind exchange? Auction Easement Gift	☐ Life Estate
	tor Trust Partition Satisfaction of Contract Other (Explain)
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If No, state the intended use.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel	Yes No
	Partnership, or LLC Self Other
	and Grandchild Spouse
Ex-spouse Parents and C	
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)
\$24,500	Yes No \$%
16 Does this conveyance divide a current parcel of land? ☐ Yes	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	or the agent or title company contact.) Yes No 19 Name and Address of Person to Whom the Tax Statement Should be Sent
60 N Walnut St	_
Red Cloud, NE 68970	same as Grantee
18a No address assigned 18b Vacant land	
20 Legal Description	
The North Half (N1/2) of Lot Twenty-two (22) and al	of Lots Twenty-three (23) and Twenty-four (24).
Block Four (4), Garber's Addition to Red Cloud, Wel	oster County, Nebraska.
21 If agricultural, list total number of acres	•
- Tragitalian, not total number of acres	
22 Total purchase price, including any liabilities assumed	
	\$
· · · · · · · · · · · · · · · · · · ·	S S
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement.	at and that it is, to the best of my knowledge and belief, true, complete, and
David B. Garwood	(402) 746-3613
sign Pentron Type Name of Grantee of Authorized Depresentative	Phone Number
	Attorney 3-16-19
here Signature of Grantee of Authorized Representative	Title Date
Register of Deed's Use On	
26 Date Deed Recorded 27 Value of Stamp or Exempt Number \$ 90.00	28 Recording Data OV ON DO NOTE:
Mo. Day TVr. \$ 40.00 Nebraska Department of Revenue	BL 2014, 19 1948
Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK 2019, 48 1448

State of Nebraska ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this leady of Pools A.D., 2019, at 3:54 or clock O.M. Recorded in Book 201

o'clock O M. Recorded on Page 1948 - 200

Page MCD County Clerk

O.O. Vak Beput

NEBRASKA DOCUMENTARY
STAMP TAX
Date 8-16-19
\$ 90.00 By 10

JOINT TENANCY WARRANTY DEED

Cecil Allen Lewis, a single person, GRANTOR, in consideration of FORTY THOUSAND AND NO/100 DOLLARS (\$40,000.00) receipt of which is hereby acknowledged, conveys to James H. Spain and Kathleen J. Spain, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The North Half (N½) of Lot Twenty-two (22) and all of Lots Twenty-three (23) and Twenty-four (24), Block Four (4) Garber'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 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 August // 2019.

Cecil Allen Lewis

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on August ________, 2019, by Cecil Allen Lewis, a single person.

Comm. expires $\sqrt{o-3}$

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

Notary Public

Cnty No.	Во	ook	Page	142 A 4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		Sale Date					S	chool D	is	trict Code					
91	MH2	019	2	,	7/	15/2019	Base:	91-	00.	74	Aff	iliated:		<u> </u>	Unified:				
Location	ı ID	Sale	Number	U	seabi	lity & Code#						Parce	l N	lumber					
002650	500				1		GeoCde	Τv	vni .	Rng	Se	ct Qr	t	Subdiv	Area	Blk	Parcel		
	D	ate of S	ale Assesse	d Va	lue		4133				0	0 0		20115	10 00-40	000	0000		
Land	l	Imr	rovements			Total	700 NG 6 2007 LA	p ^{or} (A)	Da	ite of	Sale	Proper	тty	Classific	ation	Code			
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Assessor Lo	ocation:	BLUE	HILL (BH)			A) 3	E	3)	01		C) 1		D) 1	E)	б	F) 0		
						Residential					Sign		. N 199	Commer	cial				
	Mul	tiple Im	provements:	Mult	iple. Im	provements.:	s territoria.	<u>1 1 1.1.</u>	м	fultiple.	Impr	ovements.	· :	<u> 200 20 0 618</u>	Bi r laulina	<u> </u>	<u> </u>		
			uction Date:		struction	- 10	99		\top	onstruct									
			Floor:	_	r Sq. Ft	1,1	84		-	loor Sq.			_						
		Buildin	g Cost New:			59,7	20		\neg	ost :									
Single Family		100			1,02.0(mg/m/	d Condition: 3	0		100	19 1 1 1	rcial	Occupa	ınc	y Code:					
(100) ⅓ Mo		ne) 🗆	Worn Out			_	rimary:		_	_	nerl:	1	Other2:			
(101) 🗆 On	e Story			(20)) 🗆	Badly Worn			С	omme	rcial	Constru	uct	ion Class:					
(102) 🗆 Tw	o Story			(30)) 🗷	Average			((1)	Fu	eproof S	tru	ictural Stee	Frame				
(103) □ Spl	lit Level			(40)) 🗆	Good				(2)	l Re	inforced	C	oncrete Fra	me				
(104) 🗆 11	/2 Story			(50)) 🗆	Very Good				(3)	Ma	asonry B	ear	ring Walls					
(111) 🗆 Bi-	Level			(60)		Excellent			((4)	W	ood or S	tee	l Framed E	xt. Wa	lls			
(106) □ Otl	ner								((5) 🗆	Me	etal Fram	ie a	and Walls					
Townhouse o	r Duplex	Style:		Res	identia	l Quality: 30			(6) 🗆	Po	le Frame	:						
(301) 🗆 On	e Story			(10)		Low			C	ost Ra	nk:			, , , , , ,	onditi	on:			
(302) □ Tw	o Story			(20)		Fair			(10) 🗆	Lo	w		(1	l0) 🏻	Wom	Out		
(307) 🗆 1 1/	/2 Story			(30)	*	Average			(2	20) 🗆	Av	erage		(2	20) 🗆	Badly	Worn		
(308) 🗆 Spl	it Level			(40)		Good			(3	30) 🗆	Ab	ove Ave	ıaş	ge [*] (3	30) 🗆	Averag	ge		
(309) 🗆 21/				(50)		Very Good			(4	40) 🗆	Hiş	gh		(4	Ю) <u>П</u>	Good			
(304) □ One				(60)		Excellent	* * .50						À e	<u> </u>	50) <u></u>	Very (food		
(305) □ Two	o Story I	Duplex											5 7 3 8	(6	50) 🗆	Excelle	ent		
Assessor's	s Adjus	stment	to Sale P	rice	(+ 01	· -):	-												
Assessor Co	mment	s and R	eason for A	djus	tment				."										
521MH;	ID#1	12579	62; 199	9 R	EDMA	N HOMES, I	EMPIRE	NE	3										
<u> </u>	e												_						
Comments f	rom							om	men	ıts:									

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																(Conti	nue on back)		

NEBRASKA Good Life. Great Service.	 To be filed with the 	red Housii	ad instructions	s on reverse side.		FORM 521MH
1 County Name	If additional space	is needed, add an attach 2 County Number	ment and iden	tify the applicable item	number.	OZ I IVII I
Webster		2 County Number	Mo. 7	Day 15 Yr. 2019		
	-17.1h(D)	<u> </u>	1410.		(Diago Drint)	Control of the second of the s
5 Seller's Name, Address, an Seller's Name	no relephone (Please Print)		Buyer's Name	ne, Address, and Telephone	(Please Fillity	
Craig Beck				Lisa Rae Pawlowski		
Current Mailing Address (Nurr 106 N Cherry St	ber and Street or PO Box)		Gurrent Mailing 3020 Rox	Address (Number and Stree Dury Drive	et or PO Box)	
City	State	Zip Code	City		State	Zip Code
Blue Hill	NE	68930	Rapid City	•	SD	57702-5301
Daytime Phone Ema	il Address		Daytime Phone	Email Address		
(402) 705-6179 7 Type of Transfer			(605) 484	-0773		
Sale Auction 8 Was ownership transferred in Y YES NO 10 Was the sale between relative		ion.)	atisfaction of Con 9 Was the prop YES			ange? (IRC§ 1031 Exchange)
YES NO	Spouse Grandparents and Grandol Parents and Child alue of the manufactured hous \$32,500.00		ters	Aunt or Uncle to Niece or N Self gage assumed? (If Yes, state NO \$		Family Corp. or Partnership Other erest rate.) at%
13 Was the sale through an real ✓ YES NO If Yes	estate agent or title company s, include the name of the age	Dridget Dochlings	Gary Thom	oson Agency		
14 Length (Without Hitch)	15 Width	16 Make		17 Model		18 Year
80'	16'	Redman Hom	es, Inc	Empire N	В	1999
19 Location of the Manufactured 106 N Cherry St Blue Hill, NE 68930	Home Before Sale		Wesley & I	ddress of Person to Whom the Lisa Rae Pawlowski		t Should be Sent
19a Location of the Manufacture 106 N Cherry St Blue Hill, NE 68930	d Home After Sale			City, 50 5		
21 Name and Address of the La	nd Owner		22 Legal Descrip	tion of the Land		
Blue Haven Mobile H PO Box 386 Blue Hill, NE 68930	ome Park		Hoovers A	L, 3319 (Parent) All ddition & W 420' X 1 ı & All Eggerts Addit	65' Out Lot	ot 5 Block 3 7 Blue Hill
24 Was non-real prop	ce, including any liab perty included in the the cost amount of	purchase? ☐YES				32,500 ₁ 00

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.

24a Furnishings

24b Moving Costs

24c Set-up Costs.....

sign here Print or Type Name of Buyer or Authorized Representative

Daytime Phone

And Constitution of Buyer or Authorized Representative

Daytime Phone

Title

Date

24a

24b

24c

This statement should be filed with the county treasurer in the county where the application for title is made.

Cnty No.	3ook	Page		Sale	Date				Jen.	Sch	ool Di	strict Cod	e		
91 2	019	1964	8	3/20	/2019	Base:	91-	000	2	Affilia	ated:	<u>, et la dijerjak i ekstap</u>	Ur	nified:	
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Land	Imp	rovements		To	tal	\$1.00 m		Date	of S	Sale Pi	operty	y Classific	ation		3333
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(102) Two Story			30) 🗷	Ave	<u>-</u>			(1)				ictural Stee		<u> </u>	
(103) 🗆 Split Level	· · · · · · · · · · · · · · · · · · ·		10) 🗆	Goo		····		(2)				oncrete Fra			
(104) □ 1 1/2 Story		(5	50) 🗆	Very	Good			(3)				ing Walls			
(111) □ Bi-Level			0) 🗆		ellent			(4)				l Framed E	xt Wa	115	
(106) 🗆 Other				# 1979 4 1774		e e	3	(5)				ind Walls	-		·
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(301) ☐ One Story		(1	0) 🏻	Low				Cost	7.7			C	onditi	on:	
(302) ☐ Two Story		(2	0) 🗆	Fair		118		(10)		Low				Worn C)nıt
(307) 🗆 1 1/2 Story		(3	0) 🗆	Aver	age			(20)		Averag	e		<u>~ =</u> 0)		
(308) □ Split Level	· ·	(4	0) 🗷	Good	i	<u></u>		(30)		Above				Average	
(309) 🗆 2 1/2 Story		(50	0) 🗆	Very	Good					High				Good	
(304) 🗆 One Story D		(60	0) 🗆	Exce	llent			1.11						Very Go	ood
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Assessor's Adjus	stment t	o Sale Price	e (+ o	r -):					Ī					•	
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NEBRASKA Good Life. Great Service.

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

186

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 reco	rded unless this state	emen	t is signed and i	items 1-2	are accur	rately comple	eted.	
1 County Name	2 County Numl	per		3 Date of Sale/Tra	7.7	7 2010	4 Date of Dec		2040
C Canada via Marra - Addusa	WEBSTER - 91			Mo. <u>-8#</u> 27 Da	,	r. <u>2019</u>			Yr. 2019
Grantor's Name (Seller)	ss, and Telephone (Please Pri	nt)		6 Grantee's Name (and releph	one (Please Pr	int)	
Steven L. Terry				John E. & Li	sa M. W				
Street or Other Mailing Add 705 N Cherry St	ress			Street or Other Ma 242 W 3rd A	ailing Addre .venue	SS			
City Red Cloud	State NE	Zip Code 689		City Red Cloud			State NE		Zip Code 68970
Phone Number (402) 705-3451			·	Phone Number	220		e a 501(c)(3) or		Yes V No
Email Address		, 10 7.70, 147.		(402) 746-03 Email Address	020	If Yes, is the	grantee a 509(a	a) foundation	? Yes No
1/a 7 Property Classification	Number, Check one box in c	ategories A and B. Chec	k C if	nronerty is also a	mobile bo			***	
(A) Status		atogonio zi ana p. Once		Property Type	mobile no				(C)
	Single Family	Industrial	\ <u>\\\\</u>	Mineral Interests	-Nonproduc	ina	State Asse	ssed	Mobile Home
Unimproved	Multi-Family Commercial	Agricultural Recreational	Ē	Mineral Interests	•	9	Exempt		wobite frome
8 Type of Deed Co	nservator	Distribution	Lan	d Contract/Memo	Partitio	n 🗀	Sheriff	Other_	
=	rrective ath Certificate - Transfer on De	Easement Easth Executor	Leas		Person	=	Trust/Trustee Warranty	_	
9 Was the property purcha part of an IRS like-kind e	exchange?	= =	oreclo	sure Irrevocab		Revocable	Trust [Transfer o	n Death
(I.R.C. § 1031 Exchange) Yes No	Auction Court Decre	= =	iift	Life Esta	te 🔽		[=	Beneficiary
	d in full? (If No, explain the divi		irantor	_	/as real est		of Contract [d for same use	Other (Exp. ? (If No. state	olain) the intended use.]
✓ Yes ☐ No _				[✓ Yes	No		(
	relatives, or if to a trustee, are					riate box.)		_	41,414
∐ Yes √ No	Aunt or Uncle to Niece or Brothers and Sisters		•	rtnership, or LLC	∐ Self		Ш	Other	
	Ex-spouse	Parents ar		nd Grandchild id	∐ Spo	use -parent and :	Sten-child		
14 What is the current market	t value of the real property?			15 Was the mortga				and interest r	ate.)
77,000	7				No s	i			%
16 Does this conveyance divi	de a current parcel of land?			17 Was transfer thr of the agent or t	ough a real	estate agent	t or a title comp	any? (If Yes, I	
18 Address of Property				19 Name and Addr				ent Should he	Sent
242 W 3rd Avenue			- 1	same as Gr					- OOM
Red Cloud, NE 68970			(arico				
18a No address assigned 20 Legal Description	d 18b Vacant land							· · · · · · · · · · · · · · · · · · ·	
Lots Twenty-two	(22), Twenty-threester County, Nebr	e (23) and Twe aska.	nty-	-four (24), E	Block T	wenty-f	our (24),	Origina	l Town of
22 Total purchase price, ir	ncluding any liabilities assur	med	<i>-</i>			• • • • • • • • • • • • • • • • • • • •	. 22 \$	•	77,000,00
23 Was non-real property	included in the purchase?	Yes No (If Yes	s, ente	er dollar amount a	ınd attach	itemized lis	·		0400
24 Adjusted purchase pric	e paid for real estate (line 2	22 minus line 23)		•••••	•••••	• • • • • • • • • • • • • • • • • • • •	\$. 24		77,000,000
25 If this transfer is exemp	t from the documentary sta	mp tax, list the exempt	tion n	umber		<u></u>			
Under pe correct, and tha	nalties of law, I declare that I t I am duly authorized to sign t	have examined this state nis statement.	ment :	and that it is, to the	best of my	/ knowledge	and belief, true	, complete, a	ınd
Print or Type Na	M WHITE	MER					400	2-746.	0328
sign	a M 1.16	- Course							-74
here Signature of Gr	antee or Authorized Represent	ative	Titl	le				Date	20-17
	Re	egister of Deed's Use	Only	· L				For De	ept. Use Only
6 Date Deed Recorded	ransfer is exempt from the documentary stamp tax, list the exemption number								
Mo DayYr.	11 \$ 173	<u>,, Qち</u>		10K 20	14.	19 141			
					,	U	Authorized by Ne	b. Rev. Stat. 88	76-214, 77-1327(2)

Br 2019, Pg 1964

NEBRASKA DOCUMENTARY

State of Nebraska ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 20 day of A223 A.D., 20 19 at 11:5 o'clock A M. Recorded in Book 20 County Clerk LO Deputy Comp

Assessor

JOINT TENANCY WARRANTY DEED

Steven L. Terry, a married person, who along with his spouse, Mary Terry, are residents of the State of Florida, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to John E. Whitmer and Lisa M. Whitmer, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Twenty-two (22), Twenty-three (23) and Twenty-four (24), Block Twenty-four (24), 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.

Executed August 20, 2019.

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on August 26, 2019, by Steven L. Terry, a married person.

Comm. expires 8/27/202

Notary Public

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

1983	Cnty No.	Во	ok	Page	ý,		Sal	le Date	1 33.99				Sch	ool Di	strict Cod	е.		
Date of Sale Assessed Value	91	20	19	1983		8	3/19	9/2019	Base:	91	-0002		Affilia	ited:		Ur	nified:	' <u>'</u>
Date of Sale Assessed Value	Location	ı ID	Sal	e Number	τ	seal	oility	& Code#					P	arcel I	Number			
Date of Sale Assessed Value	000102	200	_	187		1			GeoCde	1	rwn R	ng	Sect	Qrt	Subdiv	Area	Blk	Parcel
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State	Land	i saya	Im	provements		\$11.7	T	otal	1000 (機能 はよれ 変数		Date	of S	ale Pi	operty		ation		
Assessor Location: RED CLOUD (RC)		515		47,790		1 3 Sec.	rage, it.	48,305	Status		A SIGNATURE OF THE CO.	egas i sea	ersterjoner.	eric of the section o	al rejustestite. La rejustestite.	146 - 156 P	rijases (verke) (s. Vistas Searci Series	Parcel Si
Residential Commercial	Assessor Lo	cation:	RED	CLOUD (R	 C)			.,.	A) 1					a a segreta (100	er the same and	41 5/23	je Spog Btyru vi	
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Floor Sq. Ft. 1,532 Flor				San	-				93									
Bullding Cost New Cost 144 , 675 Cost														<u>. </u>				
Single Family Style: 104 Residential Condition: 35 Commercial Occupancy Code:		A 4 5 4 4 4 5 1	1 4 1 12	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1								oų. r	`		 _			
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Commercial Construction Class Commercial Construction Class	(100) 🗆 Mot	bile Home	e					· · · · · · · · · · · · · · · · · · ·					ciai Oc				Λα Λ.	
102 Two Story	(101) 🗆 One	Story										-	rial Co			CW 2.	Omerz:	
103	(102) 🗆 Two	Story														Cross	<u> </u>	
104 St 11/2 Story	(103) 🗆 Split	t Level			(40)	*												
111	(104) 🗷 1 1/2	2 Story			(50)		Ver	y Good		•••						.10		
106	(111) 🗀 Bi-Le	evel			(60)											t Wa	lle .	
Note Comments Co	(106) □ Othe	er		, i	289				12 12 14 TH	W						.t. 17 Cl.	шъ	<u></u>
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307 1 1/2 Story	(302) 🗆 Two	Story		(20)		Fair							1 get 1 Gran				
Split Level (40)				(30)	*	Ave	гаде										
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One Story Duplex (60) Excellent (50) Very Good				(50)		Very	/ Good										
Assessor's Adjustment to Sale Price (+ or -): Assessor Comments and Reason for Adjustment: JTWD Comments from Comments:					50)		Exce	ellent			3.3		Pt (2)	die de ge	(50			 ood
Sissessor Comments and Reason for Adjustment: UTWD Domments from Comments:	(305) □ Two S	Story Du	plex	125	1 3 1 4 7 3 1 y 88										(60			
Domments from Comments:	Assessor's A	Adjust	ment	to Sale Pric	e (+ or	· -):]							-
omments from Comments:																	 -	
Comments:	JTWD						_		**									
Comments:	<u> </u>						**			_								<u> </u>
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Nebraska Department of REVENUE

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

187

FORM **521**

 If additional space is needed, add an attachment and identify the item. The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. County Name 2 County Number 4 Date of Deed WEBSTER - 91 2019 Mo._& 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 Kyle B. Wagner & Karrisa R. Wagner Debora Jaeke & Emma Jaeke Street or Other Mailing Address 17669 Browne Circle ^{City} Om<u>aha</u> Zip Code 68116 NE Is the grantee a 501(c)(3) organization? Phone Number (402) 657-8185 Yes If Yes, is the grantee a 509(a) foundation? Yes Email Address Email Address debijaeke@gmail.com 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) √ Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt TIOLL Commercial Recreational 8 Type of Deed Land Contract/Memo Distribution Partition Other Bill of Sale Corrective Easement Ti ease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Executor Mineral Quit Claim √ Warranty Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust art of an IRS like-kind exchange? Transfer on Death (I.R.C. § 1031 Exchange) Auction Easement Life Estate Sale Trustee to Beneficiary Yes √ No Court Decree Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain) 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) ✓ Yes ∏ No ✓ Yes ∏ No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Brothers and Sisters Grandparents and Grandchild 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.) \$45,500 ☐ Yes **V** No 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name of the agent or title company contact.)
Yes Keller Williams Yes **√** No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 518 North Webster Street Debora Jaeke & Emma Jaeke Red Cloud, NE 68970 518 North Webster Street 18a No address assigned 18b Vacant land Red Cloud, NE 68970 20 Legal Description Lots Six (6) and Seven (7), Block Three (3), Original Town of Red Cloud, Webster County, Nebraska 21 If agricultural, list total number of acres 45.500.00 22 23 Was non-real property included in the purchase? Yes No (If Yes, enter dollar amount and attach itemized list.) 23 45.500100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number n/a Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. Debora Jaeke and/or Emma Jaeke (402) 657-8185 int or Type Name of Grantee or Authorized Representative Phone Number here Title Register of Deed's Use Only 26 Date Deed Recorded For Dept. Use Only 27 Value of Stamp or Exempt Number 28 Recording Data 20 Day Nebraska Department of Revenue Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014 Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK2019, Pg 1983

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 <u>ao</u> day	
of (144, A.D., 20 (9, at 3·3)	
o'clock PM. Recorded in Book 2019 NEBRASKA DOCUMENTARY	1
on Page STAMP TAX	'
Date 8-20-19 Date 103.50 By 15	
IndCompAssessorCarded	
RETURN TO: John Hodge, Attorney at Law, PO Box 385, Nelson, NE 68961	
JOINT TENANCY WARRANTY DEED	
JOINT I LIVANCT WARRANTT DEED	
KYLE B. WAGNER and KARRISA R. WAGNER, husband and wife, GRANTORS, in considerat	ion of ONE
DOLLAR OR OTHER VALUABLE CONSIDERATION received from GRANTEES, DEBORA J. EMMA JAEKE, convey to GRANTEES, as joint tenants with rights of survivorship, and not	AFKE and
in common, the following described real estate (as defined in Neb. Rev. Stat. §76-201):	as tenants
Lots Six (6) and Seven (7), Block Three (3), Original Town of Red Cloud, Webster County, Neb	raska.
GRANTORS covenant (jointly and severally) with GRANTEES that GRANTORS:	
(1) are lawfully seized of such real estate and that it is free from encumbrances, exeasements, reservations, covenants and restrictions of record;	cept
(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 per	rsons;
Executed the <u>lst</u> day of <u>Hugus t</u> , 2019	
Made reduced 12. Man	
Kyle B. Wagner Karrisa R. Wagner	_
Namoa N. Wagner	
STATE OF NEBRASKA /)	
COUNTY OF UP (AST P) SS.	
The foregoing instrument was acknowledged before me by Kyle B. Wagner and Karrisa R. Wagenr, husband the 5 day of 12019.	and wife, on
M/I/I/I	
GENERAL NOTARY - State of Nebraska MICHAEL T. ENGELHARDT	
My Comm. Exp. Sept. 1, 2021 Públic Notary Signature	
Illand I tracharatt	
(SEAL) Prinf Name My Commission Expires: 9-1-2021	

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Nebraska Department of REVENUE

Mo. ____ Day _____
Nebraska Department of Revenue

Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014

Real Estate Transfer Statement

188

FORM **521**

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

• To be filed with the Register of Deeds. • Read instructions on reverse side. · If additional space is needed, add an attachment and identify the item. 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. 08 Day _ 2019 Mo. 08 Day _ 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) David & Nicole Ellis Gary Mahin Street or Other Mailing Address 40 N Cherry St Street or Other Mailing Address 301 Fourth St Red Cloud Zip Code 68930 State State Blue Hill (Cowles) 68970 Is the grantee a 501(c)(3) organization? Phone Number (402) 746-4795 Yes If Yes, is the grantee a 509(a) foundation? **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 Industrial State Assessed Single Family Mineral Interests-Nonproducing Mobile Home Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt IOLL Recreational Commercial Other 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate – Transfer on Death Executor Mineral Quit Claim √ Warranty 9 Was the property purchased as part of an IRS like-kind exchange? (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 Court Decree Partition Satisfaction of Contract Other (Explain) Exchange **Grantor Trust** 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 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 Yes Self Aunt or Uncle to Niece or Nephew 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.) Yes **V** No \$ 16 Does this conveyance divide a current parcel of land? Was transfer through a real estate agent or a title company? (If Yes, include the name Yes V No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 45 N Seward St same as Grantee Red Cloud, NE 68970 18a No address assigned 18b Vacant land 20 Legal Description Lots One (1), Two (2) and the North Half (N1/2) of Lot Three (3), Block Five (5), Garber's Addition to Red Cloud, Webster County, Nebraska. 21 If agricultural, list total number of acres 4.100.00 22 0,00 23 Was non-real property included in the purchase? 🔲 Yes 📝 No (If Yes, enter dollar amount and attach itemized list.) 4,100100 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. Kory J. McCracken (402) 746-3613 Print or Type Nam of Grantee or Authorized Bepresentative Phone Number sign Attorney Signature of G antee or Authorized Representative Title here Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded Value of Stamp or Exempt Number 28 Recording Data BK2019 2000

BK2019, Pg 2000

State of Nebraska
County of Webster

Entered on the
numerical index and filed for record in the
Cierk's office of said county this 22 day
of 12 A.D., 20 19, at 11:25
o'clock 04 M. Recorded in Book 2019
on Page 2000
County Clerk
10.00 (Deputy
Ind. Comp. Assessor Carded



JOINT TENANCY WARRANTY DEED

Gary Mahin a/k/a Gary L. Mahin, a single person, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to David I. Ellis and Nicole Ellis, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots One (1), Two (2) and the North Half (N½) of Lot Three (3), Block Five (5), Garber'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 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 August 20, 2019.

Our Jinapini

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on August 2019, by Gary Mahin, a single person.

Comm. expires

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

Notary Public

Agricultural Land Sales Worksheet

9 2001	8/2							Acres de la marchine de			471 81 4 4 4 4 4
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	Mark Carlos I			
Assessor's Adjustment to	Recapture Value:			
Assessor Comments and Reas	on for Adjustment:			. ***
CORRECTIVE QCD; UN	DIVIDED 1/3 INTEREST	IN A REVOCABLE	TRUST	
				-

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Comments from		Comments:		
	-			
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	- Control of the Cont			DAT 08 408 00

NEBRASKA Good Life. Great Service.

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

Statement 10

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.

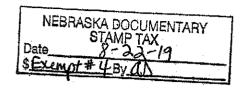
The deed will not be recorded unless this statemen	t is signed and items 1-25 are accurately completed.
1 County Name 2 County Number	3 Date of Sale/Transfer
WEBSTER - 91	
5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller)	6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)
Ronald L. & Betty Kort Street or Other Mailing Address	Betty J. Kort, Ttee - Kort Family Revocable Trust Street or Other Mailing Address
1254 Heritage Place	1254 Heritage Place
City State Zip Code Hastings NE 68901	City State Zip Code Hastings NE 68901
Phone Number	Phone Number Is the grantee a 501(c)(3) organization? Yes ✓ No 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 if	in the state of th
	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
☐ Bill of Sale	and Contract/Memo Partition Sheriff 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.)	Desure Irrevocable Trust Pevocable Trust Transfer on Death 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.)
Yes No undivided 1/3 interest	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., P ☐ Brothers and Sisters ☐ Grandparents and Ch	artnership, or LLC Self V Other Revocable Trust
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)
31 197 198 198 198 198 198 198 198 198 198 198	☐ 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
Rural Property Webster County, NE	same as Grantee
18a No address assigned 18b Vacant land	
20 Legal Description	
see attached 21 If agricultural, list total number of acres	
22 Total purchase price, including any liabilities assumed	
23 Was non-real property included in the purchase? Yes No (If Yes, en	\$
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	\$ 0,000
25 If this transfer is exempt from the documentary stamp tax, list the exemption Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement. David B. Garwood	number It and that it is, to the best of my knowledge and belief, true, complete, and (402) 746-3613
Print or Type Name of Grantes or Authorized Representative	Phone Number
here Signature of Grantee of Authorized Representative	Attorney 2-22-19 Date
Register of Deed's Use On	*
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data BK2019 Pc 2001
Mo Day	Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

An undivided one-third (1/3) interest in the South Half of the Northwest Quarter (S½NW¼) of Section Twenty-one (21), Township Four (4) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska; AND

An undivided one-third (1/3) interest in the Southwest Quarter (SW¼) of Section Eleven (11), Township Four (4) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land described as follows: Commencing at the Southeast Corner of said Southwest Ouarter (SW1/4) which is the Place of Beginning; thence N00°04'45"W (assumed bearing) along the east line of said Southwest Quarter (SW1/4) a distance of 988.00 feet; thence S88°02'55"W a distance of 324.00 feet; thence S15°33'52"E a distance of 132.00 feet; thence S83°26'36"W a distance of 776.74 feet; thence S82°19'46"W a distance of 421.75 feet; thence S01°02'52"E a distance of 704.94 feet to the south line of said Southwest Quarter (SW1/4); thence N90°00'00"E along said south line a distance of 1466.51 feet to the Place of Beginning containing 27.77 acres of which 1.11 acres contained in the south 33.00 feet thereof is presently being used as a public road; and FURTHER EXCEPTING a permanent access easement across property legally described as a Twenty-five foot (25') access easement located in the Southwest Quarter (SW1/4) of Section Eleven (11), Township Four (4) North, Range Ten (10) West of the Sixth P.M., Webster County, Nebraska, more particularly described as commencing at the Southwest corner of said Southwest Quarter (SW1/4) thence N90°00'00"E along the south line of said Southwest Quarter (SW1/4) a distance of 1097.84 feet to the Place of Beginning; thence N55°40'26"E a distance of 86.70 feet; thence N74°23'45"E a distance of 12.55 feet; thence S01°02'51"E a distance of 25.83 feet; thence S74°23'45"W a distance of 1.93 feet; thence S55°40'26"W a distance of 45.97 feet to the south line of said Southwest Quarter (SW1/4); thence S90°00'00"W along said south line a distance of 44.33 feet to the Place of Beginning containing 1840 square feet of which 1439 square feet contained in the south 33.00 feet thereof is presently being used as a public road.

BK2019, Pg 2001

State of Nebraska 3ss. County of Webster 3ss.	tered on the
numerical index and filed for Clerk's office of said county t	record in the
of A.D., 20 17	, at 11-1-2
on Page 2001-2002	
IndCompAssessor	_Carded



CORRECTIVE QUITCLAIM DEED

Ronald L. Kort and Betty Kort, husband and wife, GRANTORS, in consideration of TRANSFER TO TRUST and CORRECTION of prior deed, quitclaim and convey to Betty J. Kort, Trustee of the Kort Family Revocable Trust, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

An undivided one-third (1/3) interest in the South Half of the Northwest Quarter (S½NW¼) of Section Twenty-one (21), Township Four (4) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska; AND

An undivided one-third (1/3) interest in the Southwest Quarter (SW¼) of Section Eleven (11), Township Four (4) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land described as follows: Commencing at the Southeast Corner of said Southwest Quarter (SW¼) which is the Place of Beginning; thence N00°04'45"W (assumed bearing) along the east line of said Southwest Quarter (SW1/4) a distance of 988.00 feet; thence S88°02'55"W a distance of 324.00 feet; thence S15°33'52"E a distance of 132.00 feet; thence S83°26'36"W a distance of 776.74 feet; thence S82°19'46"W a distance of 421.75 feet; thence S01°02'52"E a distance of 704.94 feet to the south line of said Southwest Quarter (SW¼); thence N90°00'00"E along said south line a distance of 1466.51 feet to the Place of Beginning containing 27.77 acres of which 1.11 acres contained in the south 33.00 feet thereof is presently being used as a public road; and FURTHER EXCEPTING a permanent access easement across property legally described as a Twenty-five foot (25') access easement located in the Southwest Quarter (SW1/4) of Section Eleven (11), Township Four (4) North, Range Ten (10) West of the Sixth P.M., Webster County, Nebraska, more particularly described as commencing at the Southwest corner of said Southwest Quarter (SW¼) thence N90°00'00"E along the south line of said Southwest Quarter (SW¼) a distance of 1097.84 feet to the Place of Beginning; thence

BK2019, Pg2002

N55°40'26"E a distance of 86.70 feet; thence N74°23'45"E a distance of 12.55 feet; thence S01°02'51"E a distance of 25.83 feet; thence S74°23'45"W a distance of 1.93 feet; thence S55°40'26"W a distance of 45.97 feet to the south line of said Southwest Quarter (SW¼); thence S90°00'00"W along said south line a distance of 44.33 feet to the Place of Beginning containing 1840 square feet of which 1439 square feet contained in the south 33.00 feet thereof is presently being used as a public road.

This deed is made to CORRECT the Quitclaim Deed filed April 17, 2019, in Book 2019, page 921, which did not describe the interest conveyed as "An undivided one-third (1/3) interest." The actual interest owned by Grantors in this land is a one-third (1/3) interest.

Executed August 20, 2019.	
Royald Kant	Setherfort
Ronald L. Kort	Betty Kort
STATE OF NEBRASKA, COUNTY OF _^	Jebraska) ss.
The foregoing instrument was acknow, 2019, by Ronald L. Kort and Bett	yledged before me on <u>August</u> y Kort, husband and wife.
Comm. expires 7-17-2022	Denise Behrends
	Notary Public
	State of Nebraska — General Notary DENISE BEHRENDS My Commission Expires July 17, 2022

Agricultural Land Sales Worksheet

91	20:	19	2034	7/31	L/2019	Base:	1-00	02	Aff	iliated:			Unif	ied:		
Location 1	D	Sale	Number	Useability	& Code#					Parcel	Nui	mber				
0024117		<u> </u>	L90	4	05	GeoCde	Twn	Rng	Se	ct Qrt	S	Subdiv	Area	Bik	P	arcel
	D	ate of S	ale Assessed	Value .		4247	3	12	3	1 3	0	0000	1	000	3	045
Land		Imp	rovements	T	otal		D	ate of	Sale	Proper	ty C	lassifica	tion (ode		Andrija Angles
459,	945	<u> </u>	392,200		852,145	Status	Proj	perty Ty	рe	Zoning	ı	Location	Cit	y Size	Parc	cel Siz
		Irrigat	ion Type:			A) 2	B)	05		c) 5	1	D) 3	E)	0	F)	9
LCG		A	ACRES:	VA]	LUE:		LCG			AC	RES			VALI	JE:	
IRRIGATEI) 1A1					GR	ASSLA							, 5 		
	1A		44.850		199,355			1	lG	•	15.	.130			20,	310
	2A1							20	G1							
	2A							2	2G		11.	.700			15,	970
	3AI					3G1										
	3A		4.030	 	17,350				3G		0.	.370				505
	4A1		9.870		42,145				G1							
	4A		24.130	-	103,035				4G		37.	.810			45,	510
DRYLAND	1DI						helterbe		\dashv							
	1D							Accretic	-							
	2D1 2D							Was Oth	-							
	3D1					AG L	AND T		_!	1	47 -	.890		4	44.	180
	3D					110,12		Roa	\dashv			900	2 / 15 / 3 2 / 15 / 3			
	4D1						F	arm Sit	es		1.	000			5,	765
	4D			, <u></u>			He	ome Sit	es		1.	.000			10,	000
							R	ecreation	on							
	vellings				260,155			Oth	_							
Outbu	iildings	. 1. 7			132,045	Noi	ı-AG T	OTA	$\mathbf{L} igc $		5.	900			15,	765

T> \$\sigma_{\text{ETITI}}	īgs .			-,		Oute	1		
Outbuildir	ngs		13	2,045	Non-AG	TOTAL		5.900	15,765
Assessor's Ad		Total F	Recapture	Value:					
Assessor Comme	nts and I	Reason for Ac	ljustment:						
TRUSTEE ' S	DEED;	BETWEEN	PARENTS &	CHILD;	ALSO IN	CLUDES	PARCEL	2411701	
· · · · · · · · · · · · · · · · · · ·									
Comments from					Comn	ients:			
i.									
									(Continue on back)
									
									PAT 96-106-99

Real Estate Transfer Statement

FORM

Good Life, Great Service.

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

521

	The deed will not be re-	orded unless this statem							
1 County Name	2 County Nu	mber	3 Date of Sale/Transfer		ate of Deed . 07 _	30 2019			
	WEBSTER - 91	5-1-A	Mo. 07 Day 31 Yr. 2019 Mo. 07 Day 30 Yr. 2019 5 Grantee's Name, Address, and Telephone (Please Print)						
Grantor's Name (Selle	idress, and Telephone (Please)	-nni)	Grantee's Name (Buyer)		Tours Timey	***			
See Attachmen	t		See Attachment	See Attachment					
Street or Other Mailing PO Box 141		7: 0	Street or Other Mailing A 1314 Road 100			7it Codo			
Campbell	State NE	Zip Code 68932		W. C. A. A. A. C. W. C.	State NE	Zip Code 68932			
Phone Number (402) 756-8505			Phone Number (402) 756-8505	Is the grantee a 50 If Yes, is the grante					
Email Address n/a			Email Address n/a						
	ation Number. Check one box is	categories A and B. Check i		le home.					
(A) Status			B) Property Type			(C)			
Improved	Single Family	Industrial	Mineral Interests-Nonp	oroducing S	State Assessed	Mobile Home			
Unimproved	Multi-Family	Agricultural	Mineral Interests-Produ	ecing E	Exempl				
IOTT	Commercial	Recreational							
8 Type of Deed [Bill of Sale	Conservator Corrective			artitionSheri ersonal Rep.		lner			
Cemetery	Death Certificate - Transfer on	<u></u>	=	uit Claim Warri					
9 Was the property p	urchased as 10 Type of Tra	nsfer Distribution For	closure Irrevocable Tru	st Revocable Trust		fer on Death			
part of an IRS like- (I.R.C. § 1031 Exch	kind exchange? Auction	Easement Gift	Life Estate	Sale	✓ Truste	ee to Beneficiary			
Yes 🔽	No Court De		ntor Trust Partition	Satisfaction of Co		(Explain)			
	sterred in full? (If No. explain the No	divisian.)	12 Was re	al estate purchased for s	same use? (If No, :	slate the intended use.)			
13 Was the transfer bel	ween relatives, or if to a trustee,	are the trustor and beneficiary r	elatives? (If Yes, check the a	ppropriate box.)					
☑ Yes ☐	No 🔲 Aunt or Uncle to Niece	or Nephew 🔲 Family Corp.	, Parlnerskip, or LLC 🔝	Self	Other _	, , , , , , , , , , , , , , , , , , ,			
	Brothers and Sisters	· ·	s and Grandchild	Spouse					
tal teliano i ale	Ex-spouse	Parents and		Step-parent and Step-					
\$424,550	narket value of the real property?		15 Was the mortgage as	- ·	is suidant aud uits:	esitate.)			
	ce divide a current parcel of land?		17 Was transfer through		title company? (If	Yes, include the name			
Yes 🗸	No		of the agent or title co		'es	• No			
18 Address of Property			19 Name and Address o		ex Statement Shou	ild be Sent			
			Nelson P. Trambly, Trustee 1314 Road 100						
18a 🗹 No address as	signed 186 Vacant lan	d		Campbell, NE 68932					
20 Legal Description			Campbell, 112 000						
The Southwe	est Quarter (SW1/4)	of Section Thirty-	one (31). Townsl	hip Three (3) N	North, Rand	ge Twelve			
	the 6th P.M., Webs	•	, .	' ',	,	•			
(12) 110010.			ina.						
21 If agricultural, list total	al number of acres	· · · ·							
22 Total purchase pr	ice, including any liabilities a	ssumed		,	22 \$				
23 Was non-real pro	perty included in the purchas	e? Yes 📝 No (If Yes,	enter dollar amount and a	attach itemized list.)	\$ 23	<u> </u>			
24 Adjusted purchas	e price paid for real estate (lin	ne 22 minus line 23)	*****************		24	0 00			
25 If this transfer is a	exempt from the documentary	stamp tax, list the exemption	on number 20						
Un	der penalties of law, I declare ti	nat I have examined this statem		t of my knowledge and	belief, true, compl	ete, and			
	ind that I am duly authorized to si aw M. Loudon, Esq. #21		11			(402) 475-1075 ,			
Print or 1	ype Name of Grantee or Authoriz					Phone Nymber			
sign				Attorney		1/20/19			
here	e of Grantee or Authorized Repre	sentative	Title			Sale			
		Register of Deed's Use C	Inly			For Dept. Use Only			
25 Date Deed Recorded	2 14	mp or Exempl Number	28 Recording Data	0.21					
Mo. 8 Day		mpt# 20	1 KC2019, Hg	2034					
Nebreska Department of Rev Form No. 95-259-2008 5-2014	enue 2 Bou Sumarcadae 06-980-9869 Day 0	-9017	· J	Auth	onzed by Neb. Rev. S	Hat. §§ 76-214, 77-1327(2)			

Form 521 Real Estate Transfer Statement – Attachment

5. Grantors Name

Nelson F. Trambly and Maryetta E. Trambly, as co-trustees of the Nelson F. Trambly Revocable Trust dated the 20th day of May, 2014, and as co-trustees of the Maryetta E. Trambly Revocable Trust dated the 20th day of May, 2014

6. Grantees Name:

Nelson P. Trambly, trustee of the Nelson P. Trambly Irrevocable Trust dated December 14, 2016

Index	
Computer	
Assessor	
Carded	

NEBRASKA DOCUMENTARY STAMP TAX

Date: 08/23/19 \$ Ex020 By AS Bk 2019, Pg 2034

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 23 day of August A.D., 2019, at 10:32 o'clock AM. Recorded in Book 2019 on Pages 2034-2035

Fee: \$16.00 By: AS Deputy
Electronically Recorded

RECORD AND RETURN TO: Andrew M. Loudon, Esq. Baylor Evnen, LLP Wells Fargo Center 1248 "O" Street, Suite 600 Lincoln, NE 68508 402.475.1075

TRUSTEE'S DEED

Nelson F. Trambly and Maryetta E. Trambly, as co-trustees of the Nelson F. Trambly Revocable Trust dated the 20th day of May, 2014, and as co-trustees of the Maryetta E. Trambly Revocable Trust dated the 20th day of May, 2014, Grantors, in consideration of One Dollar and other good and valuable consideration received from Grantee, Nelson P. Trambly, trustee of the Nelson P. Trambly Irrevocable Trust dated December 14, 2016, convey to Grantee the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The Southwest Quarter (SW1/4) of Section Thirty-one (31), Township Three (3) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

This conveyance is subject to the express reservation of a life estate of, Nelson F. Trambly and Maryetta E. Trambly, for their joint lives and for the life of the survivor of them.

Grantors covenant with Grantee that Grantors:

- (1) are lawfully seised of such real estate and that it is free from encumbrances except easements and restrictions of record.
 - (2) have legal power and lawful authority to convey the same;
 - (3) warrant and will defend title to the real estate against any acts of Grantors.

Executed July 31, 20 19.
Nelson F. Trambly Revocable Trust dated the 20 th day of May, 2014, Grantor
By: Melson F. Trambly, Co-Trustee
By: Maryetta E. Trambly, Co-Trustee
Maryetta E. Trambly Revocable Trust dated the 20 th day of May, 2014, Grantor
By: Maryetta E. Trambly, Go-Trustee
By: Melson F. Trambly, Co-Trustee
State of Nebraska)
) ss County of <u>Franklin</u>)
The foregoing instrument was acknowledged before me on the 315th day of 4 class 2019 by Nelson F. Trambly and Maryetta E. Trambly, as Co-Trustees of the Nelson F. Trambly Revocable Trust dated the 20th day of May, 2014 and as Co-Trustees of the Maryetta E. Trambly Revocable Trust dated the 20th day of May, 2014, Grantors, as either personally known to me or identified by me through satisfactory evidence as required by law.
JOYCE LANG General Notary - State of Nebraska My Commission Expires Aug 2, 2022 Notary Public

2543716

Agricultural Land Sales Worksheet

91 2	019	2043 8/7/2019		Base: 01-0123 Affiliated:							Unified:				
1,	1														
Location ID	***	Sale Number Useability & Code #													
002101200	<u> </u>			05	GeoCde 4131	Twn	Rng	Sect	Qrt	Subdiv	20 00 00 00	Blk	Parcel		
	Date of S	ale Assessed	sessed Value			4	11	7	0	0000) 1	000	0130		
Land	Imp	rovements	j	[otal		D	ate of	Sale P	ropert	y Classif	ication	Code			
113,825				113,825	Status Property Type Zo			Zoning	Locat	tion City Size		Parcel Siz			
	Irrigat	ion Type:	<u>'</u>		A) 2	B)	05	C.) 5	D) 3	E)	0	F) 9		
LCG		ACRES:	VA	LUE:		LCG			ACI	RES:		VAL	UE:		
IRRIGATED 14					GR	ASSLA									
1	A					,		1G		1.720			2,350		
2.4	\1						2	G1							
2	A						:	2G							
3/	1			,			3	G1							
3	A						:	3G							
4.4	.1						40	G1		0.310			425		
4	A						····	4G		5.800			7,915		
DRYLAND 11	01	15.180		35,445	5	Shelterb	elt/Timl	per							
	D	15.330		35,795			Accreti	on		3.740					
21		•					Wa			L7.700			3,185		
	D				AC T	AND '	Otl		-	4.970		1	13,825		
	D D				AG L	AND .	Roa			1.920		• • • • • • • • • • • • • • • • • • • •	13,623		
3 4I		14.220		26,875		T	Farm Si				1 1 1 1 1 1 1	To see the man	<u> 2 1 1</u>		
	D	0.970		1,835			ome Si	_	· - .						
			Personal Control	_,			Recreati				1				
Dwellin	ZS.					=	Oth								
Outbuildin					Noi	1-AG [1.920			<u>.</u> .		

		20.00					
Assessor's Adjust	tment to S	ale Price (- or -):	<u></u>	Total Recapt	ure Value:	
Assessor Comments	and Reason	for Adjustm	ent:				
QCD; BETWEEN	PARENT	AND CHI	D INTO	A TRUST			
Comments from				· · · · · · · · · · · · · · · · · · ·	Comments:		
							(Continue on back)
							5.750 400 00

NEBRASKA Good Life. Great Service.

Real Estate Transfer Statement

191

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 re	corded unless the	is statemer	nt is signed and	items 1-25 are acc	curately completed			
1 County Name		2 County Nu			3 Date of Sale/Tra		4 Date of Deed			
	Selec	t County & Co	ounty Number	7	Mo8 Da	ay 1 Yr. 19	_ Mo. <u>8</u> Da	ay 7 Yr. 19		
5 Grantor's Name, Addr	ress, and Tele	ephone (Please	Print)		6 Grantee's Name, Address, and Telephone (Please Print)					
Grantor's Name (Seller)	AEL	CCLICA -	HOUGAN		Grantee's Name (Buyer)					
Street or Other Mailing A	ddress				Street or Other M		OCHOA- HO	00,00		
Street or Other Mailing A	SCEN	ic king	E UR.	_	Greet of Other W	C. L. C	•			
CHINO	Hus	State	917	Zip Code	City	27/1/6	State	Zip Code		
Phone Number					Phone Number		ntee a 501(c)(3) organi			
Email Address					Email Address	III les, is t	he grantee a 509(a) fou	Indation? Yes No		
7 Property Classification	on Number. C	Check one box in	n categories A and I	3. Check C i	f property is also a	mobile home.				
(A) Status				(B) Property Type			(C)		
Improved	Single F	amily	Industrial	[Mineral Interests	-Nonproducing	State Assessed	Mobile Home		
Unimproved	Multi-Fa	ımily	Agricultural	[Mineral Interests	-Producing	Exempt			
☐ IOLL	Comme	rcial	Recreational							
	Conservator		Distribut	tion La	nd Contract/Memo	Partition	Sheriff	Other		
	Corrective Death Certific	ate – Transfer on	Easeme		ase neral	Personal Rep. Quit Claim	Trust/Trustee Warranty			
					AND ADDRESS.	ble Trust Revocat		ransfer on Death		
9 Was the property pure part of an IRS like-kind (I.R.C. § 1031 Exchand	d exchange?	Auction	Easement	_	Life Esta		=	ustee to Beneficiary		
Yes No	9	Court De		=	or Trust Partition		=	ther (Explain)		
11 Was ownership transfer	rred in full? (If							No, state the intended use.)		
Yes No		W. COO.	- 12. 1457			Yes No_	Marian Control of Cont			
3 Was the transfer between	en relatives, c	or if to a trustee, a	are the trustor and be	neficiary rela	tives? (If Yes, check	the appropriate box.)			
Yes No	Aunt	or Uncle to Niece	or Nephew Fa	amily Corp., F	artnership, or LLC	Self	Oth	er		
	Broth	ers and Sisters	☐ G	randparents a	and Grandchild	Spouse				
	Ex-sp	ouse	Pa	arents and Ch	nild	Step-parent a	and Step-child			
4 What is the current mar	ket value of th	ne real property?			15 Was the mortga	age assumed? (If Yes	, state the amount and	interest rate.)		
NA			NO SALE		Yes	No \$	-14	%		
16 Does this conveyance d	livide a currer	nt parcel of land?	Se:					? (If Yes, include the name		
∐ Yes ☑ No						title company contact	, Les	No		
18 Address of Property					19 Name and Add	ress of Person to Who	om the Tax Statement S	should be Sent		
8a No address assign	and 18h	☐ Vacant land	4							
	ned 18b	Vacant land	d							
			(A)							
		Vacant land	(A)	1-11						
			(A)	1-11						
0 Legal Description	SVa	a of SW	14 7-4	1-11						
U Legal Description	SVa	a of SW	(A)	1-11						
10 Legal Description	S Va	g of SW	14 7-4	1-11			22 \$			
20 Legal Description 21 If agricultural, list total no	S 1/2	any liabilities as	114 7-4	o (If Yes, en	iter dollar amount	and attach itemized	22			
20 Legal Description 21 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper	S 1/2 umber of acre e, including a	any liabilities as	14 7 - 4			and attach itemized	22 \$ 1 list.) 23 \$	0,000		
20 Legal Description 21 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper	S 1/2 umber of acre a, including a rty included brice paid for	any liabilities as in the purchaser real estate (lir	ssumede? Yes N	3)		and attach itemized	22	0,00		
20 Legal Description 21 If agricultural, list total not consider the second sec	S 1/2 umber of acre a, including a rty included brice paid for	any liabilities as in the purchaser real estate (lire e documentary	e? Yes No ne 22 minus line 23	3) exemption	number	бь	22 \$ 23 \$ 24 \$ \$ 24 \$			
20 Legal Description 21 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper 24 Adjusted purchase p	s, including a rty included price paid for mpt from the penalties of	any liabilities as in the purchaser real estate (lire documentary flaw, I declare the	e? Yes No ne 22 minus line 23	3) exemption	number	бь	22 \$ 1 list.) 23 \$			
20 Legal Description 21 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper 24 Adjusted purchase p	s, including a rty included price paid for mpt from the penalties of	any liabilities as in the purchaser real estate (lire documentary flaw, I declare the	e? Yes No ne 22 minus line 23 stamp tax, list the nat I have examined to	3) exemption	number	бь	22 \$ 23 \$ 24 \$ \$ 24 \$			
22 Total purchase price 23 Was non-real proper 24 Adjusted purchase p Correct, and	s, including a rty included price paid for mpt from the penalties of	any liabilities as in the purchaser real estate (lire documentary flaw, I declare the	e? Yes No ne 22 minus line 23 stamp tax, list the nat I have examined to	3) exemption	number	бь	22 \$ 23 \$ 24 \$ \$ 24 \$			
1 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper 24 Adjusted purchase proper 25 If this transfer is exercised by the correct, and the correct and the c	s, including a rty included price paid for mpt from the penalties of	any liabilities as in the purchaser real estate (lire e documentary flaw, I declare the authorized to significant flaw, I declare the authorized the authorized the authorized the authorized the authorized t	e? Yes N ne 22 minus line 23 stamp tax, list the nat I have examined to gn this statement.	3) exemption	number	бь	22 \$ 23 \$ 24 \$ \$ 24 \$			
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20 Legal Description 21 If agricultural, list total notation 22 Total purchase price 23 Was non-real proper 24 Adjusted purchase price 25 If this transfer is exerting the second content of the secon	umber of acree, including a rty included orice paid for mpt from the penalties of that I am duly	any liabilities as in the purchase real estate (lire e documentary law, I declare the vauthorized to signature or Authorize	ssumed	exemption this statemen	number	бь	22 \$ 23 \$ 24 \$ \$ 24 \$	Phone Number 8/7/19 Date		
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BK2019, Pg 2043

RECORDING REQUESTED BY AND WHEN RECORDED, MAIL TO:

Voorhees & Ratzlaff Law Group, LLP 13831 Roswell Ave., Suite D Chino, CA 91710 (909) 334-1425 (909) 325-2705 FAX

State of Nebraska 1 ss.	
County of Webster I	
Entered on the	
numerical index and filed for record in the	NEDDADIA DE SA
Clerk's office of said county this 26 day	NEBRASKA DOCUMENTARY
of Tha A.D., 2019 at 11:44	I_ SIAMP TAX
clockA.M. Recorded in Book 2019	Date 8-26-19
on Rage 2043-2044	\$ Exemple # Sb By ax
office Petach County Clerk	
T6.00 (D) Deputy	
Cariotototo	
nd Comp Assessor Carded	

(Space above reserved for Recorder)

APN 2101200

NEBRASKA QUICLAIM DEED

STATE OF NEBRASKA COUNTY OF WEBSTER

KNOW ALL MEN BY THESE PRESENTS, that there is no consideration for this transfer – CONSIDERATION IS ZERO.

There is no Documentary Transfer Tax due. This conveyance transfers the grantor's interest into his/her/their revocable living trust, R & T 11930.

This is a Trust Transfer under §62 of the Revenue and Taxation Code and Grantor has checked the applicable exclusion:

[x] Transfer to a revocable trust:

Transfer to a trust where the trustor or the trustor's spouse is the sole beneficiary;

GRANTOR Michael Ochoa-Hougan, Successor Trustee of the Evelyn Grace Hougan 2005 Trust dated December 5, 2005, hereby

GRANTS TO Michael Ochoa-Hougan and Hila Ochoa-Hougan, Trustees of the *Ochoa-Hougan Family Trust* dated October 9, 2012, and any amendments thereto, all of his right, title and 50% interest in the following described real property located in the County of Webster, State of Nebraska.

LEGAL DESCRIPTION: An undivided one-half interest in the South Half of the Southwest Quarter (S1/2, SW1/4) of Section Seven (7), Township Four (4) North, Range Eleven (11), West of the 6th P.M., Webster County, Nebraska.

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

[This Deed results in full ownership being placed in the Ochoa-Hougan Family Trust]

GRANTOR:

2115 Scenic Ridge Dr., Chino Hills, CA 91709

(Tax statements to: Michael & Hilda Ochoa-Hougan, 2115 Scenic Ridge Dr., Chino Hills, CA 91709)

BK2019, Pg 2044

HOLLY MARIE RATZLAFF
Commission No. 2188661
NOTARY PUBLIC-CALIFORNIA
SAN BERNARDINO COUNTY
MY Comm Expires MARCH 27, 2021

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

STATE OF CALIFORNIA)
) ss
COUNTY OF SAN BERNARDINO)

On August ______, 2019, before me, Holly Marie Ratzlaff, a Notary Public, personally appeared Michael Ochoa-Hougan, who proved to me on the basis of satisfactory evidence to be the person(s) whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person(s) executed the instrument.

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

WITNESS MY HAND AND OFFICIAL SEAL.

Trust Transfer Deed

APN 2101200

Agricultural Land Sales Worksheet

91 2	019	2053	8/2	4/2019	Base: 01-0123 Affiliated:							Unified:				
Location ID	Sale	Number	mber Useability & Code # Parcel Number													
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	Date of S	Sale Assessed Value			4129	4	12	3	3 ()	00000	1	000	32	225	
Land	Improvements Total Date of Sale Property Classification C								Code							
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	Irrigat	ion Type:	•		A) 2	B)	05		C) 5	;	D) 3	E)	0	F) :	10	
LCG	1	ACRES:	VA	LUE:		LCG			A	CR	ES:		VAL	UE:		
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2.2	.1						20	GI								
2	A						2	2G			5.800			7,9	915	
3.A	.1						30	G1								
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4A							40	G1			6.600		· · · · · · · · · · · · · · · · · · ·	9,0		
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Outbuilding	s				Nor	1-AG 7	ОТА	L		1	0.000					

					110111	10 1011.				
Assessor's Adjustment to Sale Price (+ or -):						Total	Recaptu	re Value:		
Assessor Comments and Reason for Adjustment:						•			·	
TRUSTEE'S	DEED;	BETWEEN	PARENT	& CHILD;	ALSO IN	CLUDES	PARCEL	25055		

Comments from					Con	nments:				
		13-11-11								:
					•					
						=				(Continue on back)
										DAT 06 106 00

<u>NEBRASKA</u>

Real Estate Transfer Statement

192

FORM **521**

Good Life, Great Service

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

• If additional space is needed, add an attachment and identify the item. DESARTHENT OF SEVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 3 Date of Sale/Transfer 1 County Name 2 County Number 4 Date of Deed Day 24 2019 2019 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 (Selfer) see attached see attached Street or Other Mailing Address Street or Other Mailing Address Citv State Zip Code 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 MA 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) [mproved Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Single Family ✓ Agricultural Mineral Interests-Producing ✓ Unimproved Multi-Family Exempt Recreational Commercial 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Death Certificate - Transfer on Death Executor Mineral Quit Claim Warranty Cemetery 9 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 Ecreclosure Transfer on Death Trustee to Beneficiary Auction Easement Life Estate Sale Yes Court Decree Other (Explain) **√** No Exchange Grantor Trust Partition Satisfaction of Contract 11 Was ownership transferred in full? (If No. explain the division.) 12 Was real estate purchased for same use? (If No. state the intended use. Yes Yes No an undivided 1/2 tenant in common interest 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 ✓ Parents and Child Ex-spouse 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.) \$1,291,665 √ No \$ 18 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 little company contact.) Yes Yes V No ✓ No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Ricky Sorensen 504 Huron Dr. 18a / No address assigned Kearney, NE 68847 18b | Vacant land 20 Legal Description See Attached -80021 If agricultural, list total number of acres 00:00 22 23 Was non-real property included in the purchase? Tyes Vol (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 76-902(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 only authorized to sign this statement. Ricky Sorensen (308) 440-9095 of Grantee or Authorized Representative Phone Number sign Grantee Signature of Granties or Authorized Representative Title Register of Deed's Use Only For Dept. Use Only Value of Stamp or Exempt Number 25 Date Deed Recorded 28 Recording Data a BK 2019 2053 Day

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

Nebraska Department of Rovenue Form No. 96-269-2008 3-2017 Rev. Supersedes 96-269-2003 Rev. 2-2016

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

5. Grantor's Name, Address, and Telephone

Rodney Sorensen and Ricky Sorensen, Co-Trustees of the Clair W. Saylor Revocable Trust 504 Huron Dr. Kearney, NE 68847 (308) 440-9095

6. Grantee's Name, Address, and Telephone

Roxanne Saylor 676 W. Irving Park Road, Apt F4 Chicago, IL 60613 (312) 437-0423

Randall Sorensen P.O. Box 68 Bladen, NE 68928 (402) 756-1171 Rodney Sorensen 420 S. Shore Dr. Hastings, NE 68901 (402) 462-0202

Ricky Sorensen 504 Huron Dr. Kearney, NE 68847 (308) 440-9095

20. Legal Description

Parcel 1

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The South Half (S½) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land located in the Southeast Quarter (SE½) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., being more particularly described as follows: Beginning at a point 1182 feet South of the Northeast Corner of said Southeast Quarter (SE½) section, thence West 290 feet, thence South 303 feet, thence East 290 feet, thence North 303 feet, to the point of beginning, containing approximately two (2) acres, more or less.

Parcel 2

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The Southeast Quarter (SE¼) and the West Eighty (W80) acres of the Northeast Quarter (NE¼), of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and the South Half of the Northwest Quarter (S½NW¼) and the Southwest Quarter (SW¼) of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

Index	
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NEBRASKA DOCUMENTARY STAMP TAX

Date: 08/27/19 \$ Ex020 By AS Bk 2019, Pg 2053

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 27 day of August A.D., 2019, at 09:21 o'clock AM. Recorded in Book 2019 on Pages 2053-2057

Fee: \$34.00 By: AS Deputy
Electronically Recorded

AFTER RECORDING PLEASE RETURN TO: Daniel R. Camahan Dvorak Law Group, LLC 9500 Dodge Street, Suite 100 Omaha, NE 68114

TRUSTEE'S DEED

RODNEY SORENSEN and RICKY SORENSEN, successor Co-Trustees of the Clair W. Saylor Revocable Trust established under agreement dated November 22, 1991 (collectively, "Grantors"), convey and release to ROXANNE SAYLOR, a married person, RANDALL SORENSEN, a married person, RODNEY SORENSEN, a married person, and RICKY SORENSEN, a married person (collectively, "Grantees"), as tenants in common, an undivided one-half (½) interest in that certain real estate legally described in Exhibit "A" attached hereto and incorporated by reference herein, subject to easements, reservations, covenants, restrictions and encumbrances of record.

Transaction is exempt from documentary stamp tax pursuant to NEB. REV. STAT. § 76-902(20).

Grantors have determined that Grantees are the persons entitled to distribution of the real estate from said trust. Grantors covenant with Grantees that Grantors have legal power and lawful authority to convey and release the same.

Dated: $\frac{9}{24}$, 2019.

GRANTORS:

Rodney Solensen, successor Co-Trustees of the Clair W. Saylor Revocable Trust under agreement dated November 22, 1991

Ricky Sorensen, successor Co-Trustees of the Clair W. Saylor Revocable Trust under agreement dated November 22, 1991

AFTER RECORDING PLEASE RETURN TO: Daniel R. Carnahan Dvorak Law Group, LLC 9500 Dodge Street, Suite 100 Omaha, NE 68114

TRUSTEE'S DEED

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Dated: <u>*94</u>, 2019.

GRANTORS:

Rodney Sorensen, successor Co-Trustees of the Clair W. Saylor Revocable Trust under agreement dated November 22, 1991

Ricky Sorensen, successor Co-Trustees of the Clair W. Saylor Revocable Trust under agreement dated November 22, 1991

STATE OF NEBRASKA)
COUNTY OF Adams) ss.)
The foregoing instrument	was acknowledged before me on <u>Marust 20th</u> , 2019, by Co-Trustees of the Clair W. Saylor Revocable Trust under 1991.
	Notary Public Durin
STATE OF NEBRASKA	JODY MUSICH My Comm. Exp. May 23, 2022
COUNTY OF) 55.
	was acknowledged before me on, 2019, by o-Trustees of the Clair W. Saylor Revocable Trust under 1991.
	Notary Public

STATE OF NEBRASKA)
COUNTY OF) SS.)
	was acknowledged before me on, 2019, by Co-Trustees of the Clair W. Saylor Revocable Trust under 991.
	Notary Public
STATE OF NEBRASKA COUNTY OF BUSCO)) ss.)
	was acknowledged before me on (11544, 2019, by o-Trustees of the Clair W. Saylor Revocable Trust under 991.
GENERAL NOTARY - State of Nebraska SHAWNTEL DANIELL My Comm. Exp. Sept. 30, 2019	Notary Public Consul

EXHIBIT "A"

Legal Description

Parcel 1

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The South Half (S½) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land located in the Southeast Quarter (SE½) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., being more particularly described as follows: Beginning at a point 1182 feet South of the Northeast Corner of said Southeast Quarter (SE½) section, thence West 290 feet, thence South 303 feet, thence East 290 feet, thence North 303 feet, to the point of beginning, containing approximately two (2) acres, more or less.

Parcel 2

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The Southeast Quarter (SE¼) and the West Eighty (W80) acres of the Northeast Quarter (NE¼), of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and the South Half of the Northwest Quarter (S½NW¼) and the Southwest Quarter (SW¼) of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

Agricultural Land Sales Worksheet

91	20:	19	2058	8/24/2019		Base: 01-0123 Affilia				iliated: Unified:					
Location II)	Sale	Number	Useability & Code #		ode# Parcel Number									
00250530	0	1	93	4	05	GeoCde	Twn	Rng	Sect	Qrt	Subdiv	Агеа	Blk	Parcel	
	Da	ite of Sa	ile Assessed	Value		4129	4	12	3	0	00000	1	000	3225	
Land		Imp	rovements		Fotal	Date of Sale Property Classification Code									
1,607,3	320	• •	**************************************	1,	607,320	Status	Pro	perty Ty	ре	Zoning	Locatio	n Cit	y Size	Parcel Si	
Irrigation Type:			A) 2	B)	05		c) 5	D) 3	E)	0	F) 10				
LCG		A	CRES:	V/	LUE:		LCG			AC	RES:		VAL	UE:	
IRRIGATED	IA1	-				GR	ASSLA								
	lΑ					1			1G	42.800			58,425		
	2A1							24	G1						
	2A					2G			2G	5.800			7,915		
	3A1							36	G1			<u> </u>			
	3A					3G			3G				16,655		
	4A1					4G1			GI	6.600			9,010		
	4A								4G	1	09.500		1	49,47	
DRYLAND	1D1		45.100		105,310	\$	Shelterbe		-						
	1D		461.700	1,	078,065	<u>-</u>		Accreti		··		<u> </u>			
	2D1							Was			3.200			575	
	2D 3D1		4.800		9,410	AC T	AND T	Oth		7	82.700		1 5	07,320	
	3D1		7.000		13,720	AG L	AND.	Roa	-		10.000	out of the	-,0	01,320	
	4D1		45.900		86,755		F	arm Sit	_	•		To an or dis	4.8% a 15 <u>7</u>	<u> </u>	
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Dwe	ellings							Oth	-						
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Outpundings And the second sec	Non-AG TOTAL 10.000
Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
TRUSTEE'S DEED; BETWEEN PARENT & CHILD;	ALSO INCLUDES PARCEL 25055
Comments from	Comments:
	(Continue on back)
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NEBRASKA Good Life, Great Service.

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

193

FORM **521**

· If additional space is needed, add an attachment and identify the item. DEBARTMENT OF SEVENCE 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 2019 2019 Пач WEBSTER - 91 Yr. 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 see attached Street or Other Mailing Address Street or Other Mailing Address State Zip Code City State Zio Code Is the grantee a 501(c)(3) organization? Phone Number Yes 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. (B) Property Type (C) (A) Status Mobile Home Mineral Interests-Nonproducing State Assessed [] Improved Single Family Industrial Agricultural Mineral Interests-Producing Exempt Unimproved Multi-Family Commercial Recreational ∏ JOLL 8 Type of Deed Conservator Distribution Land Contract/Memo Fartition Sheriff Other Lease Bill of Sale Corrective ☐ Easement Personal Rep. √ Trusi/Trustee Cemetery 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 Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Auction Giff Life Estate Sale ▼ Trustee to Beneficiary Easement Satisfaction of Contract Other (Explain) 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.) No an undivided 1/2 tenant in common interest ✓ Yes ∏ No. Yes 13 Was the transfer between relatives, or if to a trustee, are the truster and beneficiary relatives? (If Yes, check the appropriate box.) Other Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Brothers and Sisters Grandparents and Grandchild ☐ Spause 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.) ☑ No Yes \$1,291,665 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 **V** No Yes ✓ No 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property Ricky Sorensen 504 Huron Dr. Kearney, NE 68847 18a 🗸 No address assigned 18b | Vacant land 20 Legal Description See Attached ~800 21 If agricultural, list total number of acres 0.00 23 Was non-real property included in the purchase? Tyes 🕡 No (If Yes, enter dollar amount and attach itemized (ist.) 23 0100 25 if this transfer is exempt from the documentary stamp tax, list the exemption number $\frac{76-902(20)}{}$ 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. (308) 440-9095 Ricky Sorensen Print or Type Name of Grantee or Authorized Representative Phone Number , sign Grantee Signature of Grantes of Authorized Representative here Register of Deed's Use Only For Dept. Use Only 28 Recording Data 26 Date Deed Recorded Value of Stamp or Exempt Number _Day **27** 15K2019 2058 Authorized by Neb, Flev. Stat. §§ 75-214, 77-1327(2) Nebraska Department of Revenue Form No. 96-269-2006 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016

5. Grantor's Name, Address, and Telephone

Rodney Sorensen and Ricky Sorensen, Co-Trustees of the Ronald R. Saylor Revocable Trust 504 Huron Dr. Kearney, NE 68847 (308) 440-9095

6. Grantee's Name, Address, and Telephone

Roxanne Saylor 676 W. Irving Park Road, Apt F4 Chicago, IL 60613 (312) 437-0423

Randall Sorensen P.O. Box 68 Bladen, NE 68928 (402) 756-1171 Rodney Sorensen 420 S. Shore Dr. Hastings, NE 68901 (402) 462-0202

Ricky Sorensen 504 Huron Dr. Kearney, NE 68847 (308) 440-9095

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NEBRASKA DOCUMENTARY STAMP TAX

Date: 08/27/19 \$ Ex020 By AS Bk 2019, Pg 2058

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 27 day of August A.D., 2019, at 09:21 o'clock AM. Recorded in Book 2019 on Pages 2058-2062

Fee: \$34.00 By: AS Deputy Electronically Recorded

AFTER RECORDING PLEASE RETURN TO: Daniel R. Carnahan Dvorak Law Group, LLC 9500 Dodge Street, Suite 100 Omaha, NE 68114

TRUSTEE'S DEED

RODNEY SORENSEN and RICKY SORENSEN, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017 (collectively, "Grantors"), convey and release to ROXANNE SAYLOR, a married person, RANDALL SORENSEN, a married person, RODNEY SORENSEN, a married person, and RICKY SORENSEN, a married person (collectively, "Grantees"), as tenants in common, an undivided one-half (½) interest in that certain real estate legally described in Exhibit "A" attached hereto and incorporated by reference herein, subject to easements, reservations, covenants, restrictions and encumbrances of record.

Transaction is exempt from documentary stamp tax pursuant to Neb. Rev. STAT. § 76-902(20).

Grantors have determined that Grantees are the persons entitled to distribution of the real estate from said trust. Grantors covenant with Grantees that Grantors have legal power and lawful authority to convey and release the same.

Dated: <u>8/24</u>, 2019.

GRANTORS:

Rodney Sorensen, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017

Ricky Sorensen, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017

AFTER RECORDING PLEASE RETURN TO: Daniel R. Carnahan Dvorak Law Group, LLC 9500 Dodge Street, Suite 100 Omaha, NE 68114

TRUSTEE'S DEED

RODNEY SORENSEN and RICKY SORENSEN, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017 (collectively, "Grantors"), convey and release to ROXANNE SAYLOR, a married person, RANDALL SORENSEN, a married person, RODNEY SORENSEN, a married person, and RICKY SORENSEN, a married person (collectively, "Grantees"), as tenants in common, an undivided one-half (½) interest in that certain real estate legally described in <u>Exhibit "A"</u> attached hereto and incorporated by reference herein, subject to easements, reservations, covenants, restrictions and encumbrances of record.

Transaction is exempt from documentary stamp tax pursuant to NEB. REV. STAT. § 76-902(20).

Grantors have determined that Grantees are the persons entitled to distribution of the real estate from said trust. Grantors covenant with Grantees that Grantors have legal power and lawful authority to convey and release the same.

Dated: \$24 .2019.

GRANTORS:

Rodney Sorensen, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017

Ricky Sorensen, successor Co-Trustees of the Ronald R. Saylor Revocable Trust established under agreement amended and restated June 7, 2017

STATE OF NEBRASKA	
COUNTY OF Atams)	SS.
The foregoing instrument was Rodney Sorensen, successor established under agreement amer	as acknowledged before me on MyNSt 2019, by Co-Trustees of the Ronald R. Saylor Revocable Trust and and restated June 7, 2017.
	Notary Public
STATE OF NEBRASKA) COUNTY OF)	GENERAL NOTARY- State of Nebrasku. JODY MUSICH My Corrent, Esp., May 23, 2022
The foregoing instrument wa	as acknowledged before me on, 2019, by rustees of the Ronald R. Saylor Revocable Trust established stated June 7, 2017.
	Notary Public

STATE OF NEBRASKA)
COUNTY OF) SS.)
	was acknowledged before me on, 2019, by Co-Trustees of the Ronald R. Saylor Revocable Trust ended and restated June 7, 2017.
	Notary Public
STATE OF NEBRASKA) ss.
The foregoing instrument v	was acknowledged before me on Curust 24, 2019, by Frustees of the Ronald R. Saylor Revocable Trust established estated June 7, 2017.
GENERAL NOTARY - State of Nebraska SHAWNTEL DANIELL My Comm. Exp. Sept. 30, 2019	Notary Public

EXHIBIT "A"

Legal Description

Parcel 1

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The South Half (S½) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract of land located in the Southeast Quarter (SE¼) of Section Three (3), Township Four (4) North, Range Twelve (12) West of the 6th P.M., being more particularly described as follows: Beginning at a point 1182 feet South of the Northeast Corner of said Southeast Quarter (SE¼) section, thence West 290 feet, thence South 303 feet, thence East 290 feet, thence North 303 feet, to the point of beginning, containing approximately two (2) acres, more or less.

Parcel 2

An undivided one-half (½) tenant in common interest in that certain real estate legally described as follows: The Southeast Quarter (SE¼) and the West Eighty (W80) acres of the Northeast Quarter (NE¼), of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska; and the South Half of the Northwest Quarter (S½NW¼) and the Southwest Quarter (SW¼) of Section Four (4), Township Four (4) North, Range Twelve (12) West of the 6th P.M., Webster County, Nebraska.

Agricultural Land Sales Worksheet

Cnty No. Book Page Sale Date			School District Code											
91 2	019	2084	8/27/2019		Base: 65-0011 Affiliated:					atana on t	Unified:			
Location ID	Sal	e Number	Useability & Code #		Parcel Number									
001001600	001001600 194 4 05		05	GeoCde	Twn	Rng	Se	ct Qrt	Subdiv	Area	Blk	P	arcel	
Date of Sale Assessed Value			4487	1	9	!	5 1	00000	1	000	0:	100		
Land Improvements Total				D	ate of	Sale	Propert	y Classific	ation (Code		7.3 2.3 		
693,09	5	73,935 767,030		767,030	Status	Pro	perty Ty	ре	Zoning	City Size Parcel			cel Siz	
	Irriga	tion Type:	1		A) 2	B)	05		c) 5	D) 3	E)	0	F)	9
LCG		ACRES:	\mathbf{v}_{2}	ALUE:		LCG			AC	RES:		VAL	ÜE:	
	A1				GR	ASSLA	ND 1	G1						
	1A	44.060		195,845				1G	0.5					710
2	A1				2G1		2.650		3,09		095			
	2A						:	2G				<u> </u>		
3	A1	8.510		36,635			30	Gl	•					
	3A	11.870		51,105			:	3G						
4	A1	16.100		68,750	4G1		2.550		<u> </u>			480		
	4A	61.060		260,725	4G		 -		27.630			30,	060	
·	D1				\$	Shelterbe	elt/Timb	per	. -					
•	ID	10.050		23,465			Accreti	on						
	DI						Wa	-						
	2D				ACT	A NID 1	Oth		1:	26 020			77,	330
	D1	0.070		135	AG L	AND T		_	186.830 4.930				,,,	
	3D D1	1.300		2,455	Roads Farm Sites		-	1.000		5 3 1 4 5 5 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		5	765	
	4D	0.460		870	Home Sites		-+	1.000				10,		
							ecreati	_						
Dwellir	gs			52,025			Otl							
Outbuildir				21,910	No	n-AG ′				6.930			15,	765

Outbuildings	21,910	Non-A	G TOTAL	6.930	15,/65
Assessor's Adjustment to Sale Price (+ or -	-):		Total Rec	apture Value:	
Assessor Comments and Reason for Adjustment:					
TRUSTEE'S WD; SPOUSE OF DECEASE	D; FROM	TRUST TO	TRUSTEE;	ALSO INCLUDES	
PARCEL 10022 & 1003			·		
					-
Comments from		Com	ments:		
					· · · · · · · · · · · · · · · · · · ·
			_		
					<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.

194

FORM **521**

Authorized hy Neh Rey Stat && 76-914 77-1397/91

 If additional space is needed, add an attachment and identify the applicable item number. PERPARTMENT OF REVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 1 County Name 2 County Number 3 Date of Sale/Transfer 4 Date of Deed WEBSTER - 91 Mo. 8 Day 27 Yr. 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller Grantee's Name (Buyer) Ted E. Delka, Trustee; Ted E. Delka Revocable Trust Ted E. Delka, Successor Trustee; Myrtie J. Delka Rev Trst Street or Other Mailing Address 2086 Road F Street or Other Mailing Address 2086 Road F City Guide Rock Zip Code 68942 State City Guide Rock Zip Code 68942 State Is the grantee a 501(c)(3) organization? Yes If Yes, is the grantee a 509(a) foundation? Yes 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 Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. ✓ Trust/Trustee Death Certificate - Transfer on Death Cemetery 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 Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Auction Easement Gift Life Estate Trustee to Beneficiary Yes Court Decree Exchange Grantor Trust Partition Satisfaction of Contract Other (Explain) Estate Planning 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.) \$371,470 ₩ No 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 Yes **✓** No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rural Webster County, Nebraska Ted E. Delka, Trustee; Ted E. Delka Revocable Trust 2086 Road F 18a V No address assigned 18b Vacant land Guide Rock, NE 68942 20 Legal Description SEE ATTACHED 200 +/-21 If agricultural, list total number of acres 0,00 0,00 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number §76-902(19) 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. Ted E. Delka, Trustee; Ted E. Delka Revocable Trust (402) 257-2635 Print or Type Name of Grantee or Authorized Representative Phone Number Grantee Signature of Grantee or Authorized Representative Date Register of Deed's Use Only For Dept. Use Only 28 Recording Data 27 Value of Stamp or Exempt Number 2086

GRANTOR'S INTEREST IN THE FOLLOWING:

The East Half (E ½) of the Northeast Quarter (NE ¼) of Section Five (5), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT for that portion deeded to the State of Nebraska in Book 29, Page 474;

The East Half (E ½) of the Southeast Quarter (SE ¼) of Section Five (5), Township One (1) North, Range Nine (9), West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion deeded to the County of Webster in Book 90, Page 1451; and

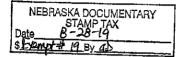
Lots One (1) and Two (2), in Section Eight (8), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion deeded for railroad right-of-way in Book D, Page 247, AND EXCEPT that portion deeded to the United States of America in Book 29, Page 55, AND EXCEPT that portion deeded to the County of Webster in book 89, Page 1451.

BK2019, Fg 2084

State of Nebraska ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 28 day of 0.2019, at 2.19 o'clock DM. Recorded in Book 2619 on Rage 2681-2685

County Clerk Deputy Ind Comp Assessor Carded



Return recorded document to: Brad Moncrief, L.L.C. 1239 N. Burlington Avenue, Suite 200 Hastings, NE 68901

TRUSTEE'S WARRANTY DEED

TED E. DELKA, SUCCESSOR TRUSTEE; MYRTIE J. DELKA REVOCABLE TRUST, GRANTOR, in consideration of One and 00/100 (\$1.00) DOLLAR and other valuable consideration received from GRANTEE, conveys to GRANTEE, TED E. DELKA, TRUSTEE; TED E. DELKA REVOCABLE TRUST, all of GRANTOR'S interest in the following described real estate (as defined in Neb. Rev. Stat., § 76-201):

The East Half (E ½) of the Northeast Quarter (NE ½) of Section Five (5), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT for that portion deeded to the State of Nebraska in Book 29, Page 474;

The East Half (E ½) of the Southeast Quarter (SE ½) of Section Five (5), Township One (1) North, Range Nine (9), West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion deeded to the County of Webster in Book 90, Page 1451; and

Lots One (1) and Two (2), in Section Eight (8), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion deeded for railroad right-of-way in Book D, Page 247, AND EXCEPT that portion deeded to the United States of America in Book 29, Page 55, AND EXCEPT that portion deeded to the County of Webster in book 89, Page 1451.

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

- (1) is lawfully seized of such real estate and that it is free from encumbrances;
- 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 8/27/19 ,2019.

MYRTIE J. DELKA REVOCABLE

TRUST

BY:

Ted E. Delka, Successor Trustee; Myrtie J.

Delka Revocable Trust

BK2019, Pg 2085

STATE OF NEBRASKA))ss.	GENERAL NOTARY - State of Nebraska NANCY J GENUNG Ny Comm. Exp. December 18, 2021
COUNTY OF WEBSTER)	
The foregoing instru 2019, Revocable Trust, Grantor.	ment was by Ted	acknowledged before me on this 27 day of E. Delka, Successor Trustee; Myrtie J. Delka