Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sa	le Date					Scho	ol Dis	trict	Code						
91	20	19	2100	8/2	9/2019	Base:	65-0	005	Af	filiat	ed:			Unif	ied:				
Location 1	ID	Sale	Number	Useabilit	y & Code #	Parcel Number													
0013167	00		L95	1		GeoCde	Twn	Rng	s	Sect	Qrt	Subdiv		Area Blk		Pa	rcel		
		ate of S	ale Assessed V	/alue		4135 4 9 36 1 00000 1							000	35	65				
Land		Imp	rovements	1	otal	Date of Sale Property Classification Code													
310,	,395		9,570		319,965	Status Property Type			Z	Zoning Location			n City Size		Parce	el Size			
	1.5	Irrigati	ion Type:			A) 1 B) 05					5	D)	3	E)	0	F)	9		
LCG ACRES: VALUE:							LCG	:	٠.		ACR	ES:	4	VALUE:					
IRRIGATE	D 1A.					GRASSLAND 1G1						4.0	-		5,!	555			
***************************************	1 <i>A</i>	7							1G			4.8	10	6,56					
	2A.	i.				2G1													
	2 <i>A</i>	7			-				2G										
	3A.	l						3	3G1										
***************************************	3 <i>A</i>	L .							3G			0.4	30	-			585		
	4A.	1				4G1													
	4.4	L.				4G 42. 2				12.2	70			57,	700				
DRYLAND	1D:	L	9.380		21,900		Shelter	belt/Tirr	iber										
	10		80.960		189,040			Ассте	ion										
	2 D	i						W	aste			5.6	00			1,	010		
	21								ther			. <u></u> .							
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	31)	2.540		4,980				ads			3.9				<u> </u>			
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THE WAT TO A THE WATER	4D 3.860 7,29					Home Sites 1.00					10,000								
the Thirt has been				100 M 2 M	Care Contract	Recteation													
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Outb	ouilding	s			1,360	No	n-AC	TOT	\mathbf{AL}	<u>L.</u> .		5.9	80			15,	/65		

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

<u>NEBRASKA</u>

Real Estate Transfer Statement

195

FORM **521**

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

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. 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 21 WEBSTER - 91 _ Dav <u>21</u> 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) **Dennis Heil** Grantee's Name (Buyer) Richard Heil Street or Other Mailing Address 2310 W. 6th Street Street or Other Mailing Address 2050 N. Adams Cenral Road Zip Code 68955 ^{City} Juniata Zip Code 68901 State City Hastings ✓ No ✓ No Phone Number (402) 463-9374 Is the grantee a 501(c)(3) organization? Phone Number (402) 705-8360 Yes If Yes, is the grantee a 509(a) foundation? 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) Industrial Mineral Interests-Nonproducing State Assessed Mobile Home ✓ Improved Single Family Unimproved Agricultural Mineral Interests-Producing Multi-Family Exempt Recreational Commercial 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Lease Bill of Sale Corrective Easement Personal Ren 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 Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Auction Gift Life Estate ✓ Sale Trustee to Beneficiary Easement Satisfaction of Contract Other (Explain) ✓ No Court Decree Partition Yes Exchange Grantor Trust 12 Was real estate purchased for same use? (If No, state the intended use. 11 Was ownership transferred in full? (If No, explain the division.) ✓ Yes ☐ No. ✓ Yes No. 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Family Corp., Partnership, or LLC Other. ✓ Yes Aunt or Uncle to Niece or Nephew ✓ Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child Step-parent and Step-child 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$110,000 ✓ No \$ Was transfer through a real estate agent or a title company? (If Yes, include the name 16 Does this conveyance divide a current parcel of land? of the agent or title company contact.) Yes ✓ No **☑** No 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property Rural Webster County, Nebraska Richard Heil 2310 W. 6th Street Hastings, NE 68901 18a V No address assigned 18b Vacant land 20 Legal Description Grantor's undivided 24.7619% interest in the NE 1/4 of Section 36, Township 4 North, Range 9 West of the 6th P.M., Webster County, Nebraska. 160 +/-21 If agricultural, list total number of acres 110,000.00 23 Was non-real property included in the purchase? Yes Vo (If Yes, enter dollar amount and attach itemized list.) 23 110.000L00 25 If this transfer is exempt from the documentary stamp tax, list the exemption number Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. (402) 463-9374 Richard Heil Phone Number int or Type Name of Grantee or Authorized Representative sign Grantee Title Date Signature of Grantee or Authorized Representative Register of Deed's Use Only For Dept. Use Only Value of Stamp or Exempt Number 28 Recording Data 26 Date Deed Recorded 50 \$

				BK2019, Pa	70
State of Nebraska	ss.			_)
numerical index and	Entered on the filed for record in the				
Clerk's office of said	county this <u>3</u> day 20 19 . at 11:28				
o'clock AM. Reco	orded in Book 2019		NEBRASKA DO	CUMENTARY	
on Page 2100	tach County Clerk		DateSTAMP	7TAX 1-3-19	
10-00 Ind Comp Ass	Deputy essorCarded		\$_247.50 By		
indcompA33	essorearoeu				
Return recorded do		. •			
Brad Moncrief, l 1239 N. Burling	L.L.C. ton Avenue, Suite 200				
Hastings, NE 68	901				
	V	VARRAN	TY DEED		
DENN	NIS HEIL, a single pe	rson, in co	nsideration of One	and 00/100 (\$1.00)	
DOLLAR and	d other valuable consi	ideration re	eceived from GRA	NTEE, conveys to	
GRANTEE, I	RICHARD HEIL, a si	ingle perso	n, Grantor's undiv	rided 24.7619% intere	st in
the following	described real estate	(as defined	d in Neb. Rev. Stat	., § 76-201):	
The N West	ortheast Quarter (NE of the 6 th P.M., Webs	34) of Sector County	tion 36, Township , Nebraska.	4 North, Range 9	
GRAI	NTOR covenants (join	ntly and se	verally, if more tha	an one) with GRANT	EE
that GRANT	OR:				
(1)	is lawfully seized of	f such real	estate and that it is	s free from encumbran	ices;
(2)	has legal power and	l lawful au	thority to convey t	he same;	
(3)	warrants and will de	efend title	to the real estate ag	gainst the lawful clain	ıs of
	all persons.				
Executed	8-29-19		, 2019.		
			Q	1 Km	
			DENNIS F	ŒIL	
STATE F NE	EBRASKA)				

The foregoing instrument was acknowledged before me on August 29 2019, by Dennis Heil, a single person, Grantor.

GENERAL NOTARY - State of Nebraska DEEBRA L. WEBER My Comm. Exp. October 14, 2020

Notary Public

COUNTY OF ADAMS

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		Sa	ale Date				hool Di										
91	20	19	2118		9/	4/2019	Base: \$	1-0	002	Affiliated:					Unified:					
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0001414	100		196		1		GeoCde	Twn	Rng	Sect	Qrt		Subdiv	Area	Blk	P	arcel			
	D	ate of S	Sale Assessed	Val	ue ,	je dana iji.	4371			00	0	1	.0025		008	0	000			
Land		Im	provements			Total			Date of	Sale 1	Propert	ty C	lassific	ssification Code						
1	,250		49,60	5		50,855	Status	Pi	roperty Ty	ре	Zoning	,	Location	City Size		Par	cel Size			
Assessor Lo	cation:	RED	CLOUD (I	RC)			A) 1	B)	01		් 1		D) 1	E)	6	F)	2			
				Residential								C	Commer	cial			<u>.</u>			
	Mul	tiple In	nprovements:	Multiple. Improvements. :					Multiple.	Impro	vernents.	:								
		Cons	truction Date:	1004					Construc	tion D	ate:									
		1 1. 1.	Floor:	Floor Sq. Ft.: 1,816					Floor Sq.	. Ft. :										
	ing Cost New:	Cost		208,7	90		Cost:													
Single Family	y Style:	104		Resi	dential	Condition: 3	0 🦠		Comme	ercial	Occupa	ncy	Code:							
(100) □ Mo									Primary: Other1: Other2:											
(101) 🗆 On	e Story								Commercial Construction Class:											
(102) 🗆 Tw	o Story		<u></u>	(30) 🗷 Average					(1) ☐ Fireproof Structural Steel Frame (2) ☐ Reinforced Concrete Frame											
(103) 🗆 Sp	lit Level		<u>-</u>	(40)					<u> </u>					ame						
(104) 🗷 11	/2 Story			(50)		Very Good							ig Walls							
(111) 🗆 Bi-	Level			(60)		Excellent			- `` -				Framed I	Ext. W	alls					
(106) □ Ot	her				<u>. 1911) i</u>		(5) [] Me	tal Fram	ie an	ıd Walls									
Townhouse o	r Duple	x Style:		Residential Quality: 40							e Frame)								
(301) 🗆 On	e Story			(10)		Low			Cost Ra			12.		Condi						
(302) □ Tw	o Story			(20)		F air			(10) E					`	□ Worr					
(307) 🗆 11	/2 Story			(30)		Average			<u> </u>	Av					☐ Badly		n			
(308) 🗆 Sp	lit Level			(40)		Good			 		ove Ave	rage			☐ Aver					
(309) 🗆 21	<u>`</u>			(50)) 🗆	Very Good		_	(40) E] Hi	z h			<u> </u>	☐ Good					
(304) 🗆 Or	ne Story I	Duplex		(60)) 🗆	Excellent	. :		<u> </u>	<u> </u>		1.			☐ Very		1			
(305) □ Tw	o Story	Duplex												(60) I	☐ Exce	llent				
Assessor'	s Adin	stme	nt to Sale P	rice	(+ or	· -):														
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WD																				
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NEBRASKA

Real Estate Transfer Statement

FORM

Good Life, Great Service

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 DEVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 3 Date of Sale/Transfer 4 Date of Deed 2 County Number 1 County Name 2019 2019 Mo. 9 Day FRANKLIN - 31 Мо. .. 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Wendell J. Ord and Diana L. ord Kyle Prellwitz and Jessica Prellwitz Street or Other Mailing Address Street or Other Mailing Address 437 W 7th Avenue Zip Code 68942 Zip Code **68970** City Guide Rock State Red Cloud ✓ No ✓ No Phone Number Is the grantee a 501(c)(3) organization? Yes Phone Number (402) 257-7003 *2-25*7 · If Yes, is the grantee a 509(a) foundation? Email Address n/a 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Single Family √ Improved Unimproved Multi-Family Agricultural Mineral Interests-Producing Exempt Recreational Commercial Conservator Other_ 8 Type of Deed Distribution Land Contract/Memo Sheriff ☐ Easement Lease Personal Rep. Trust/Trustee Bill of Sale | Corrective Minera! Quit Claim ✓ Warranty Cemeterv Death Certificate - Transfer on Death Executor Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Irrevocable Trust Revocable Trust Transfer on Death 10 Type of Transfer Distribution Foreclosure Life Estate √ Sale Trustee to Beneficiary Auction Easement Court Decree Partition Satisfaction of Contract Other (Explain) Yes Yes ✓ No Exchange Grantor Trust 12 Was real estate purchased for same use? (If No, state the intended use.) 11 Was ownership transferred in full? (If No, explain the division.) √ Yes No. Yes ☐ No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other Yes Grandparents and Grandchild Spouse Brothers and Sisters Parents and Child Step-parent and Step-child Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$50,000 ✓ No Was transfer through a real estate agent or a title company? (If Yes, include the name 16 Does this conveyance divide a current parcel of land? of the agent or title company contact.) Yes Southern Title. LLC Yes **V** No 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property 437 W 7th Avenue Grantee Red Cloud, NE 68970 18a No address assigned 18b Vacant land 20 Legal Description Lots Eleven (11) and Twelve (12), Block Eight (8), LeDuc's Addition to the City of Red Cloud, Webster County, Nebraska. 21 If agricultural, list total number of agres 50,000,00 23 Was non-real property included in the purchase? Tyes Vo (If Yes, enter dollar amount and attach itemized list.) 23 50.000100 24 25 If this transfer is exempt from the documentary stamp tax, list the exemption number Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement.

402-257-7129 Prellwitz Print or Type Name of Grant sign Grantee 9/4/2019 Date Title signature of Grantee or Authorized Representative

Register of Deed's Use Only For Dept. Use Only 27 Value of Stamp or Exempt Number Recording Data 26 Date Deed Recorded 11a.50 2118 \$

Nebraska Department of Revenue Form No. 96-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017 Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK 2019, Fg 2118

7

NEBRASKA DOCUMENTARY

Return Southe POBo Red Cloud, NE 68970

WARRANTY DEED

Wendell J. Ord and Diana L. Ord, husband and wife, Grantors, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Kyle Preilwitz and Jessica Prellwitz, a married couple, convey to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots Eleven (11) and Twelve (12), Block Eight (8), LeDuc's Addition to the City of Red Cloud, Webster County, Nebraska.

Grantors covenant, jointly and severally, if more than one, with Grantees that Grantors:

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

Executed September 4, 2019. STATE OF NEBRASKA) ss. COUNTY OF WEBSTER

The foregoing instrument was acknowledged before me on September 4, 2019 by Wendell J. Ord and Diana L. Ord, husband and wife.

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

Notary Public

Llurbald_

8/27/2021 My commission expires:

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sal	e Date	School District Code											
91	20	19	2147	6/19	/2019	Base: 0	1-01	23	Aff	iliated:			Unif	ied:			
Location	ID.	Sa	le Number	Useability	& Code#		4			Parcel	Ņι	ımber					
0021004	100		197	4	05	GeoCde	Twn	Rng	Se	ct Qrt		Subdiv	Area	Blk	Р	arcel	
	D	ate of	Sale Assessed	Value		4131	4	11	3	3 0	(00000	1	000	7004		
Land		In	aprovements	T	otal	Date of Sale P				Proper	ty (Classifica	cation Code				
328	,245				328,245	Status	Proj	perty Ty	рe	Zoning		Location	Cit	y Size	Pare	cel Size	
		Irrig	ation Type:			A) 2	B)	05		c) 5		D) 3	E)	0	F)	9	
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	2A1					2G1											
	2A								2G								
	3A1							30	G1								
	3A	-							3G								
	4A1		9.400		40,140			41	G1								
	4A								4G								
DRYLAN	D 1D1		0.500		1,170		Shelterb	elt/Timl	per								
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Out	buildings	S				No	n-AG	IOTA	TT.		-	5.000					
								(T) 1 7				7.1					

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

NEBRASKA

Real Estate Transfer Statement

197

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. Good Life, Great Service 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. 4 Date of Deed 3 Date of Sale/Transfer 2 County Number 1 County Name 80 2019 Mo. 06 Day 19 Mo. WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) DIANE HARVEY Grantor's Name (Seller) DH & CB KARR FARM, LLC Street or Other Mailing Address 2309 PADRE ISLAND DRIVE Street or Other Mailing Address 2309 PADRE ISLAND DRIVE Zip Code 33950 Zip Code 33950 CIIY PUNTA GORDA City PUNTA GORDA is the grantee a 501(c)(3) organization? √ No Phone Number (307) 640-3225 If Yes, is the grantee a 509(a) foundation? Email Address dianerickharvey@yahoo.com Email Address dianerickharvey@yahoo.com 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (C) (B) Property Type (A) Status Mobile Home State Assessed Mineral Interests-Nonproducing Improved Industrial Single Family Exempt Mineral Interests-Producing ____Unimproved Agricultural ☐ Multi-Family Recreationa Commercial Other_ Land Contract/Memo Sheriff Distribution Partition Conservator 8 Type of Deed Trust/Trustee Personal Reg. Lease Bill of Sale √ Corrective T Easement Quit Claim Warranty Mineral Death Certificate - Transfer on Death ☐ Executor Cemetery Irrevocable Trust Revocable Trust Transfer on Death 9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer **✓** Distribution Foreclosure Trustee to Beneficiary Sale Life Estate Auction Easement ☐ Gift Satisfaction of Contract Other (Explaîn) Grantor Trust Partition Exchange Yes √ No Court Decree 12 Was real estate purchased for same use? (If No, state the intended use.) Was ownership transferred in full? (If No, explain the division.) √ 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.) Other_ Family Corp., Partnership, or LLC Self Aunt or Uncle to Niece or Nephew √ Yes Grandparents and Grandchild Spouse Brothers and Sisters Step-parent and Step-child Parents and Child ☐ Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$382,600 (Based on 2019 assessed value for tax purposes) Yes ₹ No Was transfer through a real estate agent or a title company? (If Yes, include the name 16 Does this conveyance divide a current parcel of land? of the agent or title company contact.) Yes **√** No Yes ✓ No 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property DIANE HARVEY 2309 PADRE ISLAND DRIVE PUNTA GORDA, FL 33950 18b Vacant land 18a ✓ No address assigned 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. 84.4 21 If agricultural, list total number of acres **a**!00 22 Total purchase price, including any ilabilities assumed 22 23 Was non-real property included in the purchase? Tyes Vo (If Yes, enter dollar amount and attach itemized list.) 23 **1**00 24 25 If this transfer is exempt from the documentary stamp tax, list the exemption number Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. sign Signature of Grantee or Authorized Representative For Dept. Use Only Register of Deed's Use Only Value of Stamp or Exempt Number 26 Date Deed Records 非し

Nebraska Department of Revenue

State of Nebraska 7 County of Webster. Entered on the numerical index and filed for record in the Clerk's office of said county this 6 , at 12.50 A.D., 20 19 NEBRASKA DOCUMENTARY PM. Recorded in Book 2019 STAMP TAX 2147-2148 County Clerk Deputy Carded_ Comp. [Space Above This Line For Recording Data] After recording return to: Nicole Seckman Jilek Abrahams Kaslow & Cassman LLP 8712 W. Dodge Road, Suite 300 Omaha, NE 68114 **QUITCLAIM DEED** (Corrective Deed) DH & CB KARR FARM, LLC, a Nebraska limited liability company, GRANTOR, in consideration of One Dollar (\$1.00) and other valuable consideration received from DIANE HARVEY, an individual, GRANTEE, quitclaims to GRANTEE the following described real estate (as defined in Neb. Rev. Stat. 76-201): 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. This Deed has been executed and delivered to clarify the state of formation of Grantor under that certain Quitclaim Deed, dated June 19, 2019, and recorded on August 1, 2019, in the Books and Records of the Register of Deeds of Webster County, Nebraska, in Book 2019 on Page 1846-1848. Executed this $\frac{30}{10}$ day of $\frac{1}{4}$ Lugust, 2019. DH & CB KARR FARM, LLC, a Nebraska limited liability company STATE OF FLORIDA) The foregoing instrument was acknowledged before me on AUG 30, 2019, by Diane Harvey, a member of DH & CB Karr Farm, LLC, a Nebraska limited liability company. My Commission Expires: 🕯 My Comm. Expires January 11, 2020

465372,1

BK2019, Pg 2148

STATE OF LOUGHING COUNTY OF Laramie

The foregoing instrument was acknowledged before me on Award 29, 2019, by Cheryl Baxter, a member of DH & CB Karr Farm, LLC, a Nebraska limited liability company.

My Commission Expires:

CRYSTAL IRONS - NOTARY PUBLIC

County of Laramie

State of

Wyoming

My Commission Expires 06/25/2021

Agricultural Land Sales Worksheet

Cnty No.	Во	ok	Page	Sal	e Date	<i>F</i> - 1				S	School District Code									
91	20	19	2149	8/30	72019	Base: 0	1-	012	23	Aff	iliate	ed:		Unif	ied:					
Location	\mathbf{D}	Sal	e Number	Useabiliț	& Code#	en en en					Pa	rcel N	lumber							
0021004	100		198	1		GeoCde	Tw	/n	Rng	Se	ct	Qrt Subdiv		Area	Blk	P	arcel			
	D:	ate of	Sale Assessed	Value ,		4131	4		11	1	3	0	00000	1	000	70	004			
Land	* .	Im	provements	3	otal			Da	ate of	Sale	Pre	operty	Classific	cation Code						
328	,245				328,245	Status	I	Prop	erty Ty	рe	Zoning		Location	Location City		Parc	cel Size			
4 ()	- 5-	Irriga	ation Type:			A) 2	В	3)	05		C)	5	D) 3	E)	0	F)	9			
LCG			ACRES:	VA	LUE:		LC	G				ACR	ES:	4.						
IRRIGATE			7.000		31,115	GR	ASS	LAI	ND 10	G1										
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD		
Comments from	Comments:	
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	(Continue of	on back)
		20.400.00

NEBRASKA

Good Life, Great Service.

Real Estate Transfer Statement

If additional space is needed, add an attachment and identify the item.

FORM 521

DESCRIPTIONS OF PEVENINE 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 Adams Mo. 8 Day 30 Yr. 2019 Mo. _ 8 Day 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Paul D. Krueger, Trustee of the Paul D. Krueger Revocable Trust Diane Harvey and Frederick M. Harvey Street or Other Mailing Address Street or Other Mailing Address 2309 Padre Island Dr. 202 So. Hickory St. City Zin Code City State Zip Code State Blue Hill, NE. 68930 Punta Gorda, FL. 33950 ⊠ No ⊠ No Is the grantee a 501(c)(3) organization? Phone Number Phone Number Yes n/a 402-834-3300 If Yes, is the grantee a 509(a) foundation? Yes Empil Address Email Address dwiebe@charter-title.net dwiebe@charter-title.net 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 Single Family Industrial [Improved Exempt 🔯 Agricultural Mineral Interests-Producing Multi-Family ☑ Unimproved Commercia Recreational Conservator 8 Type of Deed Distribution ☐ Partition Sherriff Other Land Contract/Memo Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Death Certificate - Transfer on Death Executor Mineral Quit Claim Warranty Cemetery Transfer on Death 9 Was the property purchased as 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Trustee to Beneficiary part of an IRS like-kind exchange? X Sale Auction Easement Gift Life Estate (IRC § 1031 Exchange) Other (Explain) Grantor Trust Partition Satisfaction of Contract Court Decree Exchange Νo Yes 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 X Yes ☐ No ☐ No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Other ☐ Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC ☐ Self **Brothers and Sisters** Grandparents and Grandchild Spouse Parents and Child Step-parent and Step-child Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$456,000.00 No. ☐ 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 X Yes Charter Title of the agent or title company contact.) ☐ No 19 Name and Address of Person to Whom Tax Statement Should be Sent Paul D. Krueger, Trustee of the Paul D. Krueger Revocable Trust 18 Address of Property . NE Same as #6 18a No address assigned 18b X Vacant Land 20 Legal Description The East Half of the Northeast (E1/2NE1/4) of Section 3, Township 4 North, Range 11 West of the 6th P.M., Webster, County, Nebraska. 21 If agricultural, list total number of acres 456.000 00 22 22 Total purchase price, including any liabilities assumed 23 23 Was non-real property included in the purchase? Tyes No (If Yes, enter dollar amount and attach itemized list.) 456,000 00 24 Adjusted purchase price paid for real estate (line 22 minus line 23) ... 25 If this transfer is exempt from the documentary stamp tax, list the exemption number Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. ~ 402 756 1660 Phone Number Paul D. Krueger, Trustee of the Paul D. Krueger Revocable Trust Print or Type Name of Grantee or Authorized Representative sign August 30 Date 2019 Grantee or Authorized Representative Signature of Grantee or Authorized Representative here For Dept. Use Only Register of Deeds' Use Only 26 Date Deed Recorded 27 Value of Stamp or Exempt Number 28 Recording Data BK 20 19 2149 Day Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327 (2)

BK 2019, Pg 2149

State of Nebraska \$55.
County of Webster
Entered on the
numerical index and filed for record in the
Clerk's office of said county this _ day
of lent A.D. 20 (9 at 12)
n'clark D.M. Recorded in Book 2019
on Page 2149-2150
Louise Petrch County Clerk
Deputy
Ind Comp Assessor Carded

NEBRASKA DOCUMENTARY
STAMP TAX
Date 9-6-19
\$_1026.00 By 4D

Upon Recording Return to: Nicole Seckman Jilek Abrahams Kaslow & Cassman LLP 8712 West Dodge Road Suite 300 Omaha, Nebraska 68114

WARRANTY DEED

DIANE HARVEY and FREDERICK M. HARVEY, wife and husband, GRANTORS, in consideration of One Dollar and other valuable consideration received from PAUL D. KRUEGER, Trustee of the Paul D. Krueger Revocable Trust, and BARBARA J. KRUEGER, Trustee of the Barbara J. Krueger Revocable Trust, GRANTEES, convey to GRANTEES the following described real estate (as defined in Neb. Rev. Stat. § 76-201):

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.

GRANTORS covenant with GRANTEES that GRANTORS:

- (1) are lawfully seised of such real estate and that such real estate is free from encumbrances except for real property taxes levied or assessed in the calendar year 2019, easements, encroachments, reservations, covenants, conditions, restrictions, rights-of-way, and other encumbrances of record, and applicable zoning ordinances and building codes;
- (2) have legal power and lawful authority to convey such real estate; and
- (3) warrant and will defend title to such real estate against the lawful claims of all persons.

Executed this 19 day of August 2019.

Diane Harvey

STATE OF <u>Florida</u>) ss. COUNTY OF <u>Charlotte</u>	
The foregoing instrument was acknowled Diane Harvey. STI PAGOTAR My Comm. Expires January 13, 2023 No. GG 290872 OF FLORING	August 19, 2019, by Hotary Public My commission expires 01-13-2023
Frederick M. Harvey	
STATE OF Florida) ss. COUNTY OF (Mylotto)	
The foregoing instrument was acknowled Frederick M. Harvey.	edged before me on <u>HUGUS+ 19</u> , 2019, by
HINGSTI PING	Notary Public
My Comm. Expires January 13, 2023 No. GG 290872	My commission expires 01-13-2023

Agricultural Land Sales Worksheet

					~ CD2 CD .									-					
Cnty No.	Во	ok	Page	Sa	le Date				Sc	hool	Dist	rict Co	le						
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Land		Im	provements		l'otal		D	ate of	Sale	Prop	erty	Classif	icatio	ation Code					
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
JTWD		
Comments from	Comments:	
		_
	(Continu	ie on back)
L		

Real Estate Transfer Statement

199

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.

The deed will not be recorded unless this statemen	t is signed and items 1-25 are accurately completed.							
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed							
WEBSTER - 91	Mo. 09 Day 10 Yr, 2019 Mo. 09 Day 10 Yr, 2019							
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)							
Grantor's Name (Seller) Melba L. Delli	Grantee's Name (Buyer) Rosa Gomez and Abraham Gomez							
Street or Other Mailing Address PO Box 303	Street or Other Mailing Address 1718 W 8th St							
City State Zip Gode	City State	Zip Code 68901						
Hildreth NE 68947 Phone Number	Phone Number Is the grantee a 501(c)(3) organization	n? Yes √ Mo						
Titolo Namovi	If Yes, is the grantee a 509(a) founda	tion? Yes ✔No						
Email Address	Email Address							
7 Property Classification Number. Check one box in categories A and B. Check C i		(c)						
(2) 0.12.12	Property Type Mineral Interests-Nonproducing State Assessed	Mobile Home						
✓ Improved ✓ Single Family Industrial	Mineral Interests-Nonproducing State Assessed Mineral Interests-Producing Exempt	I Woome rights						
Unimproved Multi-Family Agricultural IOLL Commercial Recreational	I willies a site is start to during							
	nd Contract/Memo Partition Sheriff O	ther						
Bill of Sale Corrective Easement Le	<u> </u>							
Cemetery Death Certificate - Transfer on Death Executor Mi	neral Quit Claim 📝 Warranty							
9 Was the property purchased as part of an IRS like-kind exchange? 10 Type of Transfer Distribution Forection Fasement Gift		fer on Death						
(I.R.C. § 1031 Exchange)		ee to Beneficiary						
	or Trust Partition Satisfaction of Contract Othe 12 Was real estate purchased for same use? (If No,	r (Explain) state the intended use.)						
11 Was ownership transferred in full? (If No, explain the division.) Yes No	Yes No							
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives.								
	Partnership, or LLC Self Other							
	and Grandchild Spouse hild Step-parent and Step-child							
Ex-spouse Parents and C	15 Was the mortgage assumed? (If Yes, state the amount and into	erest rate.)						
14 What is the current market value of the real property?	Yes V No \$	%						
16 Does this conveyance divide a current parcel of land?	17 Was transfer through a real estate agent or a title company? (I							
Yes No	of the agent or title company contact.) Yes	\[\sqrt{N} 00						
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Sho	uld be Sent						
1330 Rd Z	same as Grantee							
Blue Hill, NE 68930								
18a No address assigned 18b Vacant land		······································						
20 Legal Description								
see attached								
21 If agricultural, list total number of agres								
	\$	16,000,00						
22 Total purchase price, including any liabilities assumed	22 \$	0,000						
23 Was non-real property included in the purchase? Yes Vo (If Yes, 6	enter dollar amount and attach itemized list.) 23							
${\bf 24}$ Adjusted purchase price paid for real estate (line 22 minus line 23)	24	16,000,00						
and the latest and the second forms the second property of the	n number							
25 If this transfer is exempt from the documentary stamp tax, list the exemption	n admoet	mists and						
Under penalties of law, I declare that I have examined this statem	ent and that it is, to the best of my knowledge and belief, true, com	plete, and						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken	ent and that it is, to the best of my knowledge and belief, true, com	(402) 746-3613						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative	ent and that it is, to the best of my knowledge and belief, true, con							
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative	ent and that it is, to the best of my knowledge and belief, true, con	(402) 746-3613						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative	ent and that it is, to the best of my knowledge and belief, true, con	(402) 746-3613 Phone Number						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative Signature of Grantee or Authorized Representative Register of Deed's Use C	Attorney Title	(402) 746-3613						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative Signature of Grantee or Authorized Representative Register of Deed's Use Co. 26 Date Deed Recorded 27 Value of Stamp or Exempt Number	Attorney Title Poly Recording Data	(402) 746-3613 Phone Number						
Under penalties of law, I declare that I have examined this statem correct, and that I am duly authorized to sign this statement. Kory J. McCracken Print or Type Name of Grantee of Authorized Representative Signature of Grantee or Authorized Representative Register of Deed's Use C	Attorney Title Part Recording Data BK 2019 Pa 2177	(402) 746-3613 Phone Number						

A tract of land located in the Southwest Quarter (SW1/4) of Section 6, Township 4 North, Range 10 West of the 6th P.M., in Webster County Nebraska, described as follows: The South line of the said SW1/4 was assumed bearing N90°00'00"W and all bearings contained herein are relative thereto; commencing at the Southeast corner of said SW1/4, thence N90°00'00"W on the South line of said SW1/4, 733.22 feet to the true point of beginning; thence N00°17'32"E, 473.70 feet to the South line of the railroad ROW; thence S85°12'39"W, 352.30 feet on the South line of the railroad ROW; thence S00°39'51"E, 444.31 feet to the South line of the SW1/4; thence 90°00'00"E, 343.50 feet on the South line of the SW1/4 to the point of beginning, said tract contains 3.6598 acres more or less.

State of Nebraska 355. County of Webster J

Entered on the numerical index and filed for record in the Clerk's office of said county this_ [O ept A.D., 20 19, at 1:48 o'clock P.M. Recorded in Book 2019 2177-2118 County Clerk Deputy Assessor Carded



JOINT TENANCY WARRANTY DEED

Melba L. Dell, a single person and surviving spouse of Hugh A. Dell, whose death certificate is attached hereto, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to Rosa Gomez, a single person and surviving spouse of Martin Gomez, and Abraham Gomez, a single person, as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land located in the Southwest Quarter (SW1/4) of Section 6, Township 4 North, Range 10 West of the 6th P.M., in Webster County Nebraska, described as follows: The South line of the said SW1/4 was assumed bearing N90°00'00"W and all bearings contained herein are relative thereto; commencing at the Southeast corner of said SW1/4, thence N90°00'00"W on the South line of said SW1/4, 733.22 feet to the true point of beginning; thence N00°17'32"E, 473.70 feet to the South line of the railroad ROW; thence S85°12'39"W, 352.30 feet on the South line of the railroad ROW; thence S00°39'51"E, 444.31 feet to the South line of the SW1/4; thence 90°00'00"E, 343.50 feet on the South line of the SW1/4 to the point of beginning, said tract contains 3 6598 acres more or less.

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 September _________, 2019.

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on September 1/2, 2019, by Melba L. Dell, a single person.

Comm. expires

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

EKANA KAMIN

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

DATE OF ISSUANCE 04/07/2016 LINCOLN, NEBRASKA

STANLES, VITAL

STANLEYS, COOPER
ASSISTANT STATE REGISTRAR
DEPARTMENT HEALTH AND
HUMAN SERVICES



Hugh Arthur Dell	t Last Suffix	j.	73	1			2, SEX	3	DATE OF DE	ATH (Mo.,Dig(Yr.)
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ic. CITY OR TOWN OF DEATH (Include Z	îp Cece)		* • • •	*	31 m	F	COUNTY OF DEA	TH		
Omaha 68105							onglas			
5± RESIDENCE-STATE	9b. COU			ļ ļ	TY OR TO	YN.				
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Agricultural Land Sales Worksheet

Cnty No. Bo	ok	Page	Sale	Date	School District Code								
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Location ID	Sale	e Number	Useability	& Code#					Parcel	Number			
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D	ate of S	Sale Assessed	Value	THE ME	4133	4	10	6	0	00000		000	6290
Land	Im	provements	T	otal		D	ate of	Sale	Propert	y Classific	ation (Code	
18,435		23,150		41,585	Status	Prop	erty Ty	pe	Zoning	Location	Location City		Parcel Size
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3A	1				-		30	31					
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Dwelling				23,150	TAY-	n-AG	Otl		·	3.720	<u> </u>		18,435
Outbuilding	S				190	II-AG	IUIA	اب		3.740	<u> </u>		10, 233

Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:
Assessor Comments and Reason for Adjustment:	
JTWD - BETWEEN GRANDPARENTS & GRANDCHILD	
Comments from	Comments:
	(2)
	(Continue on back)

NEBRASKA

Real Estate Transfer Statement

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

FORM 521

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

3 Date of Sale/Transfer 4 Date of Deed 2 County Number 1 County Name Yr. 2019 Mo. _09 Mo. 09 Day 10 Yr. 2019 10 WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer Grantor's Name (Seller) Rosa Gomez, Abraham Gomez and Candaladio G. Gomez Rosa Gomez and Abraham Gomez Street or Other Mailing Address Street or Other Mailing Address 1718 W 8th St 1718 W 8th St Zip Code Zin Code State 68901 Hastings 68901 NE Hastings. NE Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation? √Ņo Yes Phone Number Phone Number Email Address Email Address 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (C) (B) Property Type (A) Status Mobile Home ✓ Improved Industrial Mineral Interests-Nonproducing ☐ State Assessed Single Family Mineral Interests-Producing Exempt Agricultural Unimproved Multi-Family Recreational ☐ IOLL Commercial Sheriff Other_ Partition Distribution Land Contract/Memo 8 Type of Deed Conservator Personal Rep. Trust/Trustee Easement Lease Bill of Sale Corrective Ouit Claim √ Warranty Death Certificate - Transfer on Death Cemetery Executor Mineral ☐ Irrevocable Trust ☐ Revocable Trust Transfer on Death Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer Distribution T Foreclosure Sale Trustee to Beneficiary Life Estate Auction Easement Gift Satisfaction of Contract Other (Explain) Grantor Trust Partition Exchange Yes **√** No Court Decree 12 Was real estate purchased for same use? (If No, state the intended use.) 11 Was ownership transferred in full? (If No, explain the division.) ☐ No √ Yes √ Yes No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Other_ Family Corp., Partnership, or LLC Aunt or Uncle to Niece or Nephew ☐ Spouse Grandparents and Grandchild Brothers and Sisters Step-parent and Step-child Parents and Child Ex-spouse 15. Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? ✓ No \$ 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 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property 1330 Rd Z same as Grantee Blue Hill, NE 68930 18a No address assigned 18b Vacant land 20 Legal Description see attached 21 If agricultural, list total number of acres 0.00 22 Total purchase price, including any liabilities assumed 0010 23 Was non-real property included in the purchase? Yes Van No (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 5a Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and ct, and that I am duly authorized to sign this statement. Phone Number Date Title Signature of Grantee ized Representative Register of Deed's Use Only For Dept. Use Only Value of Stamp or Exempt Number 28 Recording Data 26 Date Deed Recorded BK2019.14 ID Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) A tract of land located in the Southwest Quarter (SW1/4) of Section 6, Township 4 North, Range 10 West of the 6th P.M., in Webster County Nebraska, described as follows: The South line of the said SW1/4 was assumed bearing N90°00'00"W and all bearings contained herein are relative thereto; commencing at the Southeast corner of said SW1/4, thence N90°00'00"W on the South line of said SW1/4, 733.22 feet to the true point of beginning; thence N00°17'32"E, 473.70 feet to the South line of the railroad ROW; thence S85°12'39"W, 352.30 feet on the South line of the railroad ROW; thence S00°39'51"E, 444.31 feet to the South line of the SW1/4; thence 90°00'00"E, 343.50 feet on the South line of the SW1/4 to the point of beginning, said tract contains 3.6598 acres more or less.

BK2019, Pg 2179

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 10 day of Lot A.D., 2019, at 2.48 o'clock P.M. Recorded in Book 2019 on Page 2179

County Clerk Deputy Clerk Deputy ind Comp Assessor Carded



JOINT TENANCY WARRANTY DEED

Rosa Gomez, a single person, and Abraham Gomez, a single person, GRANTOR, in consideration of ONE AND NO/100 DOLLARS (\$1.00) receipt of which is hereby acknowledged, conveys to Rosa Gomez, a single person, Abraham Gomez, a single person, and Candaladio G. Gomez, a single person, as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

A tract of land located in the Southwest Quarter (SW1/4) of Section 6, Township 4 North, Range 10 West of the 6th P.M., in Webster County Nebraska, described as follows: The South line of the said SW1/4 was assumed bearing N90°00'00"W and all bearings contained herein are relative thereto; commencing at the Southeast corner of said SW1/4, thence N90°00'00"W on the South line of said SW1/4, 733.22 feet to the true point of beginning; thence N00°17'32"E, 473.70 feet to the South line of the railroad ROW; thence S85°12'39"W, 352.30 feet on the South line of the railroad ROW; thence S00°39'51"E, 444.31 feet to the South line of the SW1/4; thence 90°00'00"E, 343.50 feet on the South line of the SW1/4 to the point of beginning, said tract contains 3.6598 acres more or less.

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 September 10, 2019.

Rosa Gomez

Abraham Gomez

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

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

The foregoing instrument was acknowledged before me on September <u>10</u>, 2019, by Rosa Gomez, a single person, and Abraham Gomez, a single person.

Comm. expires

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Вс	ook 👢	Page		高量	Sal	e Date		A CONTRACTOR		Maria Colori	Sc	hool Dis	trict C	ode	ar w p			
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(102) 🗆 Two	Story		,	(30) Average							(1) ☐ Fireproof Structural Steel Frame								
(103) 🗆 Split	Level			(40)) 🏻	Go	od			(2)) 🗆	Rei	nforced C	oncrete	Fran	ie			
(104) 🗆 1 1/2	2 Story			(50)) 🏻	Ve	y Good			(3)) 🗆	Mas	sonry Bea	ring Wa	lls				
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(305) 🗆 Two	Story D	uplex	ļ:	10.3	10		12 · 5 · 6			30E		mate Report of Notice and			(60) 🗆	Excelle	nt	
Assessor's	Adjus	tment	to Sale Pi	rice	(+ o	r -):													
Assessor Con	nments	and Re	ason for A	djus	tmen	t:	·		J								M. W 1-11 1 7 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		
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Nebraska Department of

FORM

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

	The deed	will not be record	ded unless this st	atemen	t is signed and	items 1-25 are	accurate	ly comple	ted.		-
1 County Name	FRAN	2 County Numbe	er .		3 Date of Sale/Tri	ansfer ay _30 _Yr. ⁷ 2	019	Date of Dee		.Yr20	19
5 Grantor's Name, Add	dress, and Tele	ephone (Please Prin	t)		6 Grantee's Nam	e, Address, and	Telephone	(Please Pri	nt)		
Grantor's Name (Seller) Eagle Communi	cations. In	C.		-	Grantee's Name (Eagle Broad	^(Buyer) Iband Invest	ments,	LLC			
Street or Other Mailing 2703 Hall Street	Address t, Suite 15				Street or Other M c/o Northlan	ailing Address d Cable, 10	1 Stewa		Suite 700		
City Hays		State KS	Zip Co 67	7601	Seattle			State VVA		Zip C	98101
Phone Number (785) 625-4000			,		Phone Number (206) 621-1:	351 Is the	grantee a , is the gra	501(c)(3) org ntee a 509(a	ganization?) foundation?	Yes Yes	
Email Address kdavid@goeagle			<u>.</u>		Email Address rod@northla						
7 Property Classificat	tion Number. C	check one box in cat	egories A and B. Ch			mobile home.					
(A) Status				(B)	Property Type					(C)	
✓ Improved Unimproved	Single F	ımily 🔲	Industrial Agricultural		Mineral Interests Mineral Interests			State Asses Exempt	ssed	Mobile	e Home
∐ IOLL	Comme	rcial	Recreational			·					
8 Type of Deed Bill of Sale Cemetery	Conservator Corrective	ate – Transfer on Dea	Distribution Easement th Executor	Lan Lea		Partition Personal Rep Quit Claim	a. ∐Tri	eriff ist/Trustee	Other_		
9 Was the property purpart of an IRS like-ki (I.R.C. § 1031 Excha Yes 7 N 11 Was ownership transf 7 Yes 8 N	rchased as nd exchange? inge) lo ferred in full? (If	10 Type of Transfer Auction Court Decree	Distribution Easement Exchange	Forecide Gift Grantor	sure Irrevoca Life Esta Trust Partition	bie Trust Revo	ocable Trus sfaction of	Contract	Transfer on Trustee to B Other (Expla	eneficiar ain)	
3 Was the transfer betw ☐ Yes ☑No	Aunt o	or Uncie to Niece or N ers and Sisters ouse	lephew	Corp., Pa	artnership, or LLC nd Grandchild	Self Spouse	oox.) int and Ste		Other		
4 What is the current ma	arket value of th	ne real property?			15 Was the mortga		Yes, state	the amount a	and interest rat	le.)	
\$8,085 6 Does this conveyance	divide a currer	nt parcel of land?	- · · · · · · · · · · · · · · · · · · ·		Yes 17 Was transfer th	V No \$ rough a real estat	e agent or	a title compa	any? (If Yes, in		% name
Yes No					of the agent or	title company con	tact.)	Yes Justin	Hardacre	[No
8 Address of Property West 11th and	d Chestn	ut Avenue, R	ted Cloud, N	Εİ	19 Name and Addi Eagle Broadba Stewart St., St	and Investme	nts, LLC	, c/o Nort			
8a No address assig	gned 18b	Vacant land									
D Legal Description THE NORTH 200 I EAST 40 FEET OF 2004 IN BOOK 04, I If agricultural, list total I	THE NOR PAGE 185	TH 200 FEET OF 1, ACCORDING	SAID LOT, AS	SHOW	/N IN THE DED	DICATION RE	, NEBRA CORDE	ASKA, EX ED SEPTE	CEPT THE MBER 16,	<u> </u>	
2 Total purchase price	e, including a	ıny liabilities assum	ed					22 \$		8,085	00
3 Was non-real prope	ŭ	•				and attach itemi	zed list \	23 \$		1	
4 Adjusted purchase								\$		 8,085	00
5 If this transfer is exe							[. ,			
Unde	r penalties of	law, I declare that I hauthorized to sign this	nave examined this st	atement	and that it is, to th	e best of my know	wledge and	d belief, true,	,		
Print or Typ	e Name of Gra	intee or Authorized Re	epresentative	· · · · · ·					(206) Phone I) 621-13 Number	351
Sign Signature of	of Grantee or A	uthorized Represental	ive			tached signa	iture pa	ge.	Dota		
nere ^{/ Signature d}	- Grantes of Al	· · · · · · · · · · · · · · · · · · ·	ister of Deed's Us			-			Date		2-1
Date Deed Recorded	\ _{vr} 19	27 Value of Stamp or \$ 20. 2.	Exempt Number		8 Recording Data BK 2019	1 0 22	<u></u>		For Dep	ot Use C	niy
praska Department of Revenu	ue	<u> </u>			DIJAUIT	, ig ook	Aut	horized by Neb	o. Rev. Stat. §§ 70	6-214, 77-1	1327(2)

State of Nebraska \ ss. County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 12 A.D., 20 19, at 10:05 A.M. Recorded in Book 2019 2209-2210 County Clerk

NEBRASKA DOCUMENTARY STAMP TAX

BK2019, Fg 2209

Return to: Kirkland & Ellis LLP 300 North LaSalle Chicago, IL 60654

SPECIAL WARRANTY DEED

On this day, the _____day of August, 2019, for good and valuable consideration,

Eagle Communications, Inc., a Kansas corporation, (hereinafter "Grantor"), whose address is 2703 Hall Street, Suite 145, Hays, Kansas 67601,

grants, bargains, sells, conveys, and warrants to

Eagle Broadband Investments, LLC, a Delaware limited liability company, (hereinafter "Grantee"), whose address is 101 Stewart Street, #700, Seattle, Washington 98101, in fee simple with covenants, all of the following described real estate (the "Property"), situated in the City of Red Cloud, Webster County, Nebraska, to-wit:

> The North 200 feet of Annex Lot 3, in the City of Red Cloud, Webster County, Nebraska, except the East 40 of the North 200 feet of said lot as show in the Dedication Deed recorded September 16, 2004 in Book 04, Page 1851, according to the recorded plat thereof.

The Grantor covenants with Grantee that Grantor:

- 1. is lawfully seized of the Property and has full right, power, and authority to convey the Property.
- 2. warrants and represents that the Property is free and clear of all taxes, liens, and encumbrances, except, (i) ad valorem taxes due and payable in 2019 and thereafter, which Grantee assumes and agrees to pay; and (ii) all restrictions, easements, and stipulations of record and other governmental laws, rules and regulations affecting the Property; and
- 3. hereby warrant and agrees to forever defend the title to the Property unto the said Grantee against the claims of all persons claiming, through, or under the Grantor, but not otherwise.

[Signature page follows.]

BK2019, Pg 2210

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty deed to be duly executed and delivered to the Grantee effective as of the day and year first written above.

GRANTOR:

Eagle Communications, Inc.,

a Kansas corporation

Gary D Shorman, as CEO and

Chairman of the Board

STATE OF KANSAS, COUNTY OF ELLIS, ss:

ACKNOWLEDGED AND SUBSCRIBED AND SWORN to before me this 30 day of August 2019, by Gary D. Shorman, CEO and Chairman of the Board of Eagle Communications, Inc.

CHRISTOPHER W. SOOK
NOTARY PUBLIC
STATE OF KANSAS
My App. Exp /2-9-22

Appointment Expires

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	В	ok	Page		Sal	e Date 🔻 🦠					Scl	hool Dis	trict Cod	e l			
91	20	19	2211		9/12	2/2019	Base:	91-0	0002	_	Affil	iated:		Un	ified:		
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Lanc		Imp	orovements		T	otal .			Date (of S	ale I	roperty	Classifi	ation	Code	ŽŽI:	
1	,000		25,390)	Programme Albania	26,390	Status	P	roperty	Тур	e e	Zoning	Locatio	n C	ity Size	Parcel	Size
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Mally 188		Constr	uction Date:	Constr	uction Da	te: 19	00		Constr	uctio	on Dat	te:	···		· · · · · · · · · · · · · · · · · · ·		
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Single Family	Style:	101		Resid	ential C	ondition: 2	0		Com	ner	cial C)ccupano	y Code:			Towns 1	S.J.
(100) 🗆 Mo	bile Hon	ne		(10)	□ w	om Out			Prima	īу:		Oť	herl:		Other2:		
(101) 🗷 On	e Story			(20)	∄ Ba	dly Wom			Com	ner	cial C	onstruc	ion Class:				155
(102) 🗆 Tw	o Story			(30)	□ Av	verage			(1)		Fire	proof Str	ictural Stee	l Fram	ie		
(103) 🗆 Spl	it Level			(40)	□ Go	bod			(2)		Rein	forced C	oncrete Fra	me			
(104) 🗆 1 1/	2 Story			(50)	□ Ve	ry Good			(3)		Mas	onry Bear	ring Walls				
(111) 🗆 Bi-	Level			(60)	□ Ex	cellent			(4)		Woo	d or Stee	l Framed I	ext. Wa	alls		
(106) □ Oth	ıer	* / *	1	H	(5)												
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NEBRASKA Good Life. Great Service.

Real Estate Transfer Statement

202

FORM 521

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

DEPARTMENT OF REVENUE	an allacin	ment and identity the a	ipplicable itelli iit	annoen.	
The deed will not be recorded unless this	s statemen	it is signed and items 1	I-25 are accuratel	ly completed.	
1 County Name 2 County Number		3 Date of Sale/Transfer		Date of Deed	2010
WEBSTER - 91		Mo. 9 Day 12	_Yr2019	Mo Day	, <u>28</u> _{Yr.} <u>2019</u>
5 Grantor's Name, Address, and Telephone (Please Print)		6 Grantee's Name, Addre	ess, and Telephone	(Please Print)	
Grantor's Name (Seller) See attached		Grantee's Name (Buyer) Ruby M. Graham			
Street or Other Mailing Address		Street or Other Mailing Ad	idress 104	Perk	View Circle
	ip Code	Red Cloud		State NE	Zip Code 68970
Phone Number	6	Phone Number 5-949-3255 Email Address	Is the grantee a ! If Yes, is the gran		
Email Address n/a		n/a			
7 Property Classification Number. Check one box in categories A and B	. Check C it	f property is also a mobile	home.		
(A) Status	(B)	Property Type			(C)
✓ Improved ✓ Single Family ☐ Industrial ☐ Unimproved ☐ Multi-Family ☐ Agricultural ☐ IOLL ☐ Commercial ☐ Recreational		Mineral Interests-Nonpro Mineral Interests-Produci	· =	State Assessed Exempt	Mobile Home
8 Type of Deed Conservator Distributi Bill of Sale Corrective Easemer Cemetery Death Certificate – Transfer on Death Executor	nt Lea	ase Pers		eriff st/Trustee	Other
9 Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Yes	✓ Gift	Life Estate	Sale Satisfaction of 0	Tru Contract Otl	unsfer on Death ustee to Beneficiary ner (Explain) o, state the intended use.
✓ Yes		Yes	☐ No	,	
☐ Brothers and Sisters ☐ Gra ☐ Ex-spouse ☑ Par	mily Corp., P	artnership, or LLC S	Self Spouse Step-parent and Step		
4 What is the current market value of the real property?		15 Was the mortgage assu	27 (0)		nterest rate.)
\$15,390 6 Does this conveyance divide a current parcel of land?		Yes ✓ No 17 Was transfer through a			(If Yes, include the name
Yes No		of the agent or title com	npany contact.)	Yes	√ No
8 Address of Property 641 W 4th Avenue Red Cloud, NE 68970		19 Name and Address of F Grantee	Person to Whom the	Tax Statement St	hould be Sent
18b Vacant land					
0 Legal Description			CONTRACTOR DESCRIPTION OF THE PROPERTY OF THE		HACHIOLOGIC HONOR CONTRACTOR
The South Five feet (S 5') of Lot Twenty-one and Twenty-four (24), Block Four (4), Radcliff					
1 If agricultural, list total number of acres					
22 Total purchase price, including any liabilities assumed				22 \$	0,00
23 Was non-real property included in the purchase? 🗌 Yes 🛛 No	o (If Yes, en	ter dollar amount and atta	ach itemized list.)	23	
24 Adjusted purchase price paid for real estate (line 22 minus line 23)			24	0100
25 If this transfer is exempt from the documentary stamp tax, list the					
Under penalties of law, I declare that I have examined the correct, and that I am duly authorized to sign this statement. Ruby M. Graham	his statemen	t and that it is, to the best of	of my knowledge and		1999 - 3255
Print or Type Name of Grantee or Authorized Representative			rontos		Phone Number
nere Signature of Grantee or Authorized Representative	— т	itle G	Brantee		9/12/2019 Date
Register of Deed	's Use Onl	v		———Т	For Dept. Use Only
Date Deed Recorded Mo. 9 Day 12 Yr. 19 \$ Exempt High Sa		28 Recording Data	2211		i or bept. Ose orny
braska Department of Revenue	i	DI 2017, 19	aall	horized by Neb Po	, Stat && 76-214 77-1207/01

Russell Graham 3839 Quail Hollow Ct Springfield, OH 45502 605-999-3255

Sondra Peck
Box 222
Bonesteel, SD 57317
605-999-3058

Brinda Simons 27729 310th Ave Winner, SD 57580 605-999-3255

Barry Graham 834 18th St Chetek, WI 54728 605-999-3655

BK2019, fg 2211

Clerk's office of said county this 2 day of Sept A.D., 20 19, at 11:19 o'clock AM. Recorded in Book 2019 on Page 2211-2214 Louis Petoch County Clerk 28.00 Deputy Ind Comp Assessor Carded	NEBRASKA DOCUMENTARY STAMP TAX Date 9-12-19 SEXEMPT SA BY W
Return to: Theobald Law Office P O Box 423 Red Cloud, NE 68970 QUITCLAIM D	EED
Russell L. Graham, a married person and resident of person and resident of South Dakota; Sondra J. Person South Dakota; and Barry D. Graham, a single person affection, convey to Grantee, Ruby M. Graham, the defined in Neb. Rev. Stat. 76-201):	ck, a married person and resident of on. Grantors, in consideration of love and
The South five feet (S5') of Lot Twenty-one (21) at Twenty-three (23) and Twenty-four (24), Block For Cloud, Webster County, Nebraska	nd all of Lots Twenty-two (22), ur (4), Radcliff's Addition to Red
Executed: 8-27, 2019.	
Russell L. Graham	
STATE OF OHIO) COUNTY OF CLARK)ss.	

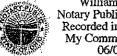
State of Nebraska ss. County of Webster

numerical index and filed for record in the

Entered on the

Notary Public

The foregoing instrument was acknowledged before me on 2019 by Russell L. Graham, a married person and resident of Ohio.



William F. Hackett Notary Public, State of Ohio Recorded in Clark County My Commission Expires 06/05/2020

BK2019, fg 2212

Notary Public

BK2019, Pg2213

Sondra J. Peck

STATE OF SOUTH DAKOTA)

COUNTY OF Oregory)

The foregoing instrument was acknowledged before me on Hugust 26, 2019 by Sondra J. Peck, a married person and resident of South Dakota.

Motary Public

BK2019, fg 2214

BOLO	
Barry D. Graham	

STATE OF WISCONSIN) ss. COUNTY OF Barron

The foregoing instrument was acknowledged before me on 9-5-192019 by Barry D. Graham, a single person.



Notary Public Helene Calkas

Borm Ct, WI Commission expires: 8-10-21

Residential & Commercial Sales Worksheet

Cnty No.	В	ook	Page	等 (4)	m C	sale Date		医			ana Pesak	Scl	ool Di	strict Coc	le		
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Land		Imp	rovements			Total				Date	of S	ale P	ropert	v Classifi	cation	Code	
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(103) 🗆 Split	Level					Good	-			`				oncrete Fra		<u> </u>	
(104) 🗆 1 1/2	Story			(50)		Very Good								ing Walls	-		
(111) 🗆 Bi-Le	vel	<u> </u>		(60)		Excellent	<u> </u>	<u> </u>						I Framed E	xt. Wal	ls.	
(106) 🗆 Other	:			34M	0 - 15 miles	ROBE DE	gle of 1 det			''				ınd Walls			
Townhouse or I	Duplex	Style:		Reside	ential	Quality: 3	0	电影				Pole F			····		··
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(307) 🗆 1 1/2 9	Story			(30) I	Æ A	verage				(20)		Avera	ge			Badly V	
(308) 🗆 Split I	Level			(40) i		ood				(30)		Above	Averag		30) 🗆		
(309) 🗆 21/25				(50) I	□ V	ery Good				(40) I		•			10) 🗆	Good	
(304) 🗆 One S	tory Du	ıplex		(00)	□ E	xcellent			1. 4.	unida unida New York			SAIN.	()	50) 🗆	Very G	ood
(305) 🗆 Two S	Story Du	ıplex	(1) M()		ACTIONS OF			建筑图象				327		13 T (50) 🗆	Excelle	nt
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521 FORM

EOL

Real Estate Transfer Statement

DEPARTMENT OF REVENUE					
Good Life. Great Service					
110111					

• 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
Good Life, Great Service.
NEBBYSKY

lev. Stat. §§ 76-214, 77-1327(2)	Authorized by Neb. F	L.,		2100 0 700 8000 0903	ebraska Department of Revenue		
	Siee	BK3019. H		27.EE \$	Mo. 9 12 YE 19		
fulo and index to t		Recording Data		15 Value of Stamp or Exer	6 Date Deed Recorded		
For Dept. Use Only			r of Deed's Use Only	ətsipəA			
- Date -		əĮ	IIT	evitstnesergeA besirodt	here P Signature of Grantee or Au		
	Closing Agent		ubis				
Phone Number			entative	sendeR hesinorituA no eetr	Print or Type Name of Gran		
(402) 746-2246			nueuro	ame out ufic of positioner	Teresa Theobald		
bns ,etelqmo	t of my knowledge and belief, true, co	and that it is, to the bes	tnemets statement	law, I declare that I have e	Under penalties of I correct, and that I am duly a		
25 If this transfer is exempt from the documentary stamp tax, list the exemption number							
15,000,00	54		(SS ənil su	nim SS ənil) ətstəə lsər	24 Adjusted purchase price paid for		
	Was non-real property included in the purchase? Yes Alo (If Yes, enter dollar amount and attach itemized list.)						
	\$	s pao tanomo sellob se					
15,000,00	22			. bemusss assillities yn	22 Total purchase price, including as		
The South Five feet (S 5') of Lot Twenty-one (21), and all of Lots Twenty-two (22), Twenty-three (23) and Twenty-four (24), Block Four (4), Radcliff's Addition Red Cloud, Webster County, Nebraska stranged from the sores——.							
	- III A		T	Vacant land	18s Vo address assigned 18b 20 Legal Description		
				back taccov(_		
Grantee					641 W 4th Avenue Red Cloud, NE 68970		
Should be Sent	99 Name and Bluorl S harmon the Tax Statement Should be Sent			18 Address of Property			
of the agent or title company contact.) Yes Southern Title. LLC No			oN ▼ sey □				
%	17 Was transfer through a real estate agent or a title company? (If Yes, include the name						
35 Was the mortgage assumed? (If Yes, state the amount and interest rate.) % ON \(\bigve{\bigcup} \) Yes			\$12,000				
Division data purp wared data [7]							
		Brothers and Sisters Grandparents = Standparents =					
Yes \No Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Self Other Grandparents and Grandchild Spouse							
	(.xod etsinqorqqa	ives? (If Yes, check the a	stor and beneficiary relat	r if to a trustee, are the tru	13 Was the transfer between relatives, o		
(2000 000HOUR OUR OWN for L	oV 🔲 se	w			ON Sey N		
Other (Explain)	Satisfaction of Contract (It		Exchange Granto	No, explain the division.)	11 Was ownership transferred in full? (If		
Trustee to Beneficiary		Life Estate	Easement Gift	Auction Auction	(I.R.C. § 1031 Exchange)		
Transfer on Death		ACCORDING TOURS	Distribution Poreclo	10 Type of Transfer	Was the property purchased as part of an IRS like-kind exchange?		
	Quit Claim Warranty	eral	□ Executor □ Min	dised no reiznarT – ets	Cemetery Death Certifica		
	Personal Rep. Trust/Trustee		Easement Lea	j	Bill of Sale Corrective		
Other	Sartition Sheriff	Gontract/Memo	Distribution		8 Type of Deed Conservator		
			eational		IOLL Commer		
emoH əlidoM 📗 be	=	Mineral Interests-Proc			Unimproved Util-Fa		
(C)	essessA etat2 T gniouborq	Property Type Mineral Interests-Non	T Isinta	ubnl Vlims	Find the Fernice F		
(0)	nie home.			ческ опе вох пл сатедог	7 Property Classification Number. C (A) Status		
		n/a			B/n		
oundation? Yes VNc	. 27.5 It Yes, is the grantee a 509(a) to	Email Address			Email Address		
nization? Yes No	Is the grantee a 501 (c)(3) organ	Phone Number		2908	Phone Number		
SHEOE 1	H Saleis SVONS T	CHA COURS	epoo diz	3 N	City Red Cloud		
	Erug Ruad	7172	7	en ande	101 100 101		
uı	ynn and Diana Cagle Wyr	Keenon Paul W Street or Other Mailing	SATILO CALOTVIENO: THE HAT THE PARTY OF THE		Ruby M. Graham Street or Other Mailing Address		
	ynn and Diana Cagle Wyr		Grantor's Name (Seller)				
	Idress, and Telephone (Please Print		7		5 Grantor's Name, Address, and Tele		
0100	6 6100	3 Date of Sale/Transfe		STER - 91			
	s 1-25 are accurately complete		uniess tini seainu	Will not be recorded	I County Name		
			,(-), mil	·	r		

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

Stee of ploets

State of Webraska Scs.

County of Webster Scale County of Webster Scale County this county of Webster Scale County this day of Cork's office of said county this at 11:23 of 10ck A.M. Recorded in Book ADIM on Page Scale Scale Scale Scounty Clerk County Clerk

___1022922A___

Carded

NEBRASKA DOCUMENTARY
STAMP TAX
DAMP TAX
DISTRIBUTION
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Return to: Southern Title, LLC P O Box 221 Red Cloud, NE 68970

10INT TENANCY WARRANTY DEED

Ruby M. Graham, a single person, Grantor, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration received from Grantees, Keenon Paul Wynn and Diana Cagle Wynn, a married couple, conveys to Grantees, as joint tenants and not as tenants in common, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The South Five feet (S 5') of Lot Twenty-one (21), and all of Lots Twenty-two (22), Twenty-three (23) and Twenty-four (24), Block Four (4), Radeliff's Addition Red Cloud, Webster County, Nebraska

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

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

bersons.

Executed September 9,2019.

My Landy M. Charleson

COUNTY OF WEBSTER

The foregoing instrument was acknowledged before me on Septemble foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged before me on Septemble for foregoing instrument was acknowledged by the foregoing in the foregoing instrument was acknowledged by the foregoing instrument was acknowledged by the foregoing instrument was acknowledged by the foregoing in the foregoing in the foregoing

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Motary Public

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

Residential & Commercial Sales Worksheet

Cnty No.	. Bo	ook	Page			Sale Date	San San San San San San San San San San San San San		School District Code											
91	20	19	2253		9/	16/2019	Base:	91-0	0074		Affi	liated:	Ui	Unified:						
Location	$\mathbf{D}^{\mathbb{N}}$	Sale	Number	U	seabi	lity & Code#		ango ja Najorija	Miles Miles			Parc	el N	Number			a va			
000307	600		204		1		GeoCde	Twi	n R	ng	Sec	t Q)rt	Subdiv	Аге	a BU		Parcel		
	D	ate of S	ale Assesse	d Val	ue		4133	gradient state	10,000		00) (0	20005		01	6	6630		
Land		Imp	rovements			Total			Date of Sale Property Classification Code											
1	,850	2,000	110,26	0		112,110	Status	Status Prop			operty Type Zoning					Location City Size				
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		95 - 700 sy. 2 (0.3 - 172)	and the second		1744 3742	Residentia				X X		er serie Generalis	de San h Sal Park	Comme	rcial	kuspetings Without skip				
	Mul	tiple Im	provements:	Multi	ple. In	provements.:			Mult	iple. I	трго	vement	ts. :							
		Section and	uction Date:	<u> </u>			00		Cons	truction	on Da	ate:		•						
en e			Floor:	Floor	Sq. Ft	1,6	52		Floor	Sq. I	it. :									
		Buildin	g Cost New:			191,1	65		Cost											
Single Family	y Style:				dentia	al Condition: 3	5 / [Con	mer	cial	Occup	anc	y Code:			9.1.			
(100) □ Mo				(10)		Worn Out		Commercial Occupancy Code: Primary: Other1: Other2:												
(101) 🗷 One	e Story			(20)		Badly Worn			Con	ımer	cial (Const	ruct	ion Class	•					
(102) □ Tw	o Story			(30)	*	Average		(1) ☐ Fireproof Structural S							eel Frame					
(103) □ Spl	it Level	•		(40)	*	Good			(2)		Rei	nforce	d Co	oncrete Fr	ame					
(104) 🗆 1 1/	/2 Story			(50)		Very Good			(3)		Mas	sonry l	Bear	ing Walls						
(111) 🗆 Bi-l	Level			(60) Excellent							Wo	od or	Stee	l Framed	Ext. W	/alls				
(106) 🗆 Oth	ner										Met	tal Frai	me a	ınd Walls						
Townhouse or	r Duplex	Style:		Residential Quality: 30						□	Pol	e Fram	ie							
(301) 🗆 Ons	e Story			(10)		Low			Cost	Ran	k:	(Park Ma)	al C	ej sa Poresion. Poresiona	Condi	tion:	13.1			
(302) 🗆 Two	o Story			(20)		Fair			(10)		Lov	V			(10)	□ Wo	n O	ut		
(307) 🗆 11/	2 Story			(30)	法	Average			(20) Average						(20)	20) 🗖 Badly Wori				
(308) 🗆 Spli	it Level			(40)		Good			(30) Above Average						(30) □ Averag					
(309) 🗆 21/	2 Story			(50)		Very Good			(40) □ High						(40)	□ Goo	d			
(304) 🗆 One	e Story D	uplex		(60)		Excellent	and the second second second	akita e i Tanez		algebraich der Market der Stein Market der Stein Dem aus der Stein		K And		rijate militarija ja jarit. Stanovnika statelika sen		☐ Ver				
(305) 🗆 Two	o Story I	Duplex			1.19 B					per l Se pr			40.4		(60)	□ Exc	ellen	t		
Assessor's	Adjus	stment	to Sale P	rice	(+ o	r -):														
Assessor Co	<u> </u>								•											
WD				-																
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Comments f	rom							omn	ents:	:					·					
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																(Con	otinu	on back)		

NEBRASKA Good Life, Great Service.

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

204

FORM **521**

- Il additional space is needed, add an attach	ment and identity the applicable item number.	
The deed will not be recorded unless this stateme	nt is signed and items 1-25 are accurately completed.	
1 County Name 2 County Number	3 Date of Sale/Transfer 4 Date of Deed	กร 19
WEBSTER - 91	<u> </u>	y <u>03</u> Yr. <u>19</u>
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)	
Travis G. Haden and Lindsey N. Haden Street or Other Mailling Address	George M. Reitz and Jenny L. Reitz Street or Other Mailing Address	
10550 S. Crystal Lake Ave.	605 W. Saline Street	
City State Zip Code Ауг NE 68925	City State NE	Zip Code 68930
Phone Number (402) 984-3725	Phone Number (1841) - 14 (is grantee a 501(c)(3) organi. (398) 830 1511 - If Yes, is the grantee a 509(a) for	
Email Address N.A.	Email Address N.A.	
7 Property Classification Number. Check one box in categories A and B. Check C	if property is also a mobile home.	
) Property Type	(C)
✓ Improved ✓ Single Family Industrial	Mineral Interests-Nonproducing State Assessed	Mobile Home
Unimproved Multi-Family Agricultural IOLL Commercial Recreational	Mineral Interests-Producing Exempt	
		Other
	ase	
9 Was the property purchased as part of an IRS like-kind exchange?	losure Irrevocable Trust Revocable Trust In	ansier on Death
(I.R.C. § 1031 Exchange)		ustee to Beneficiary
Yes V No Court Decree Exchange Grant 11 Was dwnership transferred in full? (If No, explain the division.)	or Trust Partition Satisfaction of Contract C C 12 Was real estate purchased for same use? [f]	ther (Explain)
✓ Yes No	✓ Yes No	to, state the interroca dise.)
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary rel		
Yes ✓No Aunt or Uncle to Niece or Nephew Family Corp., □ Brothers and Sisters □ Grandparents		er
Ex-spouse Parents and C	and Grandchild Spouse 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.)
\$135,000	Yes	%
16 Does this conveyance divide a current parcel of land? Yes V No	17 Was transfer through a real estate agent or a title company of the agent or title company contact.) Yes Adams L.	7 (If Yes, include the name and Title Co
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement 8	
605 W. Saline Street Blue Hill, NE 68930	See Grantee	
18a No address assigned 18b Vacant land		
20 Legal Description		
The North Half (N1/2) of Lots One (1), Two (2), Three Original Town of Blue Hill, Webster County, Nebras		
21 If agricultural, list total number of acres		
22 Total purchase price, including any liabilities assumed	22 5	135,000,00
23 Was non-real property included in the purchase?	nter dollar amount and attach itemized list.)	_
24 Adjusted purchase price paid for real estate (line 22 minus line 23)		135,000 00
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number	
Under penalties of law, I declare that I have examined this stateme correct, and that I am duly authorized to sign this statement.	nt and that it is, to the best of my knowledge and belief, true, or	
Danielle L. Kelley Poer or Type Name of Grantee or Authorized Representative		(402) 463-4198 Phone Number
sign In -11. Low Illus	Escrow Closing Agent	09-16-19
here Signature of Grantee or Authorized Representative	Title	Date
Register of Deed's Use Or	ly	For Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exampl Number \$ 303 15	BK 2019 Pa 2253	
Mo Day Vyr P		ev. Stat. §§ 76-214, 77-1327(2)
orm No. 96-269-2008 6-2019 Rev. Supersedes 96-269-2008 Rev. 9-2017	J Managed by Heb. 11	January 10 E 1-1, 11-10E (E)

Index	
Computer	
Assessor	
Carded	

NEBRASKA DOCUMENTARY STAMP TAX

Date: 09/19/19 By AS

\$ 303.75

Bk 2019, Pg 2253

State of Nebraska County of Webster

Entered on the numerical index and filed for record in the Clerk's office of said county this 19 day of September A.D., 2019, at 11:13 o'clock AM. Recorded in Book 2019 on Pages 2253-2254

Dozese Letsch County Clerk Fee: \$16.00 Bv: AS Deputy

Electronically Recorded

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

Warranty Deed

The Grantors, TRAVIS G. HADEN AND LINDSEY N. HADEN, HUSBAND AND WIFE, in consideration of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, and conveys to GEORGE M. REITZ AND JENNY L. REITZ, HUSBAND AND WIFE, as joint tenants not as tenants in common, whether one or more, the following described real estate (as described in Neb. Stat. 76-201) in Webster County, Nebraska:

The North Half (N1/2) of Lots One (1), Two (2), Three (3), Four (4) and Five (5), Block Sixteen (16), Original Town of Blue Hill, Webster County, Nebraska, according to the recorded plat thereof.

GRANTORS covenant with GRANTEES that GRANTORS:

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

Executed Syptember 3, 2019.

Travis G. Haden

STATE OF NEBRASKA COUNTY OF Adams	} ss
On this day of Travis G. Haden and Lindse	y N. Haden, husband and wife.
GENERAL NOTARY - State of Nebraske DANIELLE L. KELLEY My Comm. Exp. Sept. 27, 2020	Cumul relly

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page	5.3 V	ŝ.	Sale	Date		10 Mar 12 Mar 12 Mar			S	chool Dis	trict Co	ode					
91	20	19	2272	9/19/2019 Base: 91					-00	02	Aff	iliated:	Unified:							
Location	\mathbf{m}	Sal	e Number	τ	& Code#						Parcel I	Number	er Honor v							
0001470	000	· · · · · · · · · · · · · · · · · · ·	205	4 0			05	GeoCde	GeoCde Twn			Se	ct Qrt	Subdiv	Area	Blk	Parcel			
	D	ate of S	Sale Assessed	d Value				4491		A 100 M A 100		0	0 0	10035		009	0000			
Land	e de la Carlo La La Carlo	Im	provements	Total						D	ate of	Sale	Property	y Classifi	cation	Code				
traul set al la la la la la	,765		46,96	State of the For State of the S				Status		Prop	erty Ty	ty Type Zoning I			n C	Parcel Size				
Assessor Lo	cation:	RED	CLOUD (RC)		-		A) 1		В)	01		C) 1	D) 1	E)	6	F) 3			
	May in	uga en 1995. Sala la primera	gyant, with	Ťý.		4.5	Residentia	164 (25.2)		W 3	The second			Comme	rcial					
	Mul	tiple In	provements:	Mult	iple. In	prove	ments.:		1,000,000	N	fultiple.	Impr	ovements.:			<u>.:</u>				
		2000000	ruction Date:			·					onstruc						 .			
					r Sq. Ft					F	loor Sq.	Ft.:		•		****				
	5.00		ng Cost New:	Cost							Cost :									
Single Family	* A 48 1 12	1,7%		Res	identia	al Co	ndition:		ide ajas	Ĉ	omme	rcial	Оссирац	cy Code:						
(100) □ Mo		(10) Worn Out								Commercial Occupancy Code: Primary: Other1: Other2:										
(101) □ One	e Story		1	(20) Badly Wom							Commercial Construction Class:									
(102) Twe	o Story			(30) Average							(1)	Fir	reproof Str	uctural Ste	el Fram	е				
(103) □ Spl	it Level			(40)) 🗆	Goo	đ				(2)	Re	inforced C	oncrete Fi	ame					
(104) 🗆 11/	2 Story			(50)) 🗆	Ver	7 Good				(3) 🗆	Ma	asonry Bea	ring Walls						
(111) 🗆 Bi-l	Level			(60) 🗆 Excellent							(4)	W	ood or Ste	el Framed	Ext. Wa	ills				
(106) □ Oth	ег										(5) 🗆	Me	etal Frame	and Walls						
Townhouse or	Duplex	Style:		Residential Quality:							(6) 🗆	Po	le Frame							
(301) 🗆 One	Story			(10)		Low	·			C	ost Ra	nk:			Condit	ion:				
(302) □ Two	Story			(20)		Fair				(10) 🗆	Lo	w		(10) E	Worn	Out			
(307) 🗆 1 1/	2 Story			(30)		Ave	rage				(20) Average (20) Badly Wom									
(308) 🗆 Spli	t Level			(40)		Goo	d				(30) Above Average (30) Average									
(309) 🗆 21/							Good			((40)									
(304) □ One	Story D	uplex		(60)		Exc	ellent	Whales see a	23.0		(40) ☐ Good (50) ☐ Very Good									
(30 <i>5</i>) □ Two	Story I	ouplex							Vigra) Temp		Î K				(60) □	Excell	ent			
Assessor Co QCD; BI		djus	tment	t:	PARCEL	1720														
									<u> </u>		4									
Comments f	rom							•	COL	nmei	its:									
													.,,							
																(Conti	mie on back)			

NEBRASKA

DEPARTMENT OF REVENUE

Real Estate Transfer Statement

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

205

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.

1 County Name	2 County Number		3 Date of Sale/Transfer 4 Date of Dee	d .
	Select County & County Number		Mo. 9 Day 19 2019 Mo. 9	Day 19 Yr. 2019
5 Grantor's Name, Address	s, and Telephone (Please Print)		6 Grantee's Name, Address, and Telephone (Please Pri	
Grantor's Name (Seiler)	A		Grantee's Name (Buyer)	
Street or Other Mailing Addre	iolanek		Anna Marie Eck A	K/A Anna Mor
115 N Locu			Street or Other Mailing Address 906 N Franklin	Zvolanet
City	Ştate Zip	Code	City State	68970
Phone Number	KS 674	73_	100	<u> 68970</u>
			Phone Number Is the grantee a 501(c)(3) org	ganization? Yes X No) foundation? Yes X No
Email Address			Email Address	
7 Property Classification N	Number. Check one box in categories A and B.	Choole C i	f managhring loop and filter to	
(A) Status	Tamber Oricon one box in categories A and b.		Property Type	
<u>`</u>	Single Family Industrial		Mineral Interests-Nonproducing State Asses	(C)
Unimproved	Multi-Family Agricultural		Mineral Interests-Producing State Asses	ssed Mobile Home
□ lorr □	Commercial Recreational	<u> </u>		ļ
8 Type of Deed Con	servator Distribution	n 🗆	nd Contract/Memo Partition Sheriff	Other
	rective Easement	·· =		
Cemetery Dear	th Certificate - Transfer on Death Executor	Min	<u> </u>	
Was the property purchas part of an IRS like-kind ex-	sed as 10 Type of Transfer Distribution	Forecle		Transfer on Death
part of an IRS like-kind ex (I.R.C. § 1031 Exchange)	change? Auction Easement	Gift	Life Estate Sale	Trustee to Beneficiary
Yes X No	Court Decree Exchange	Granto		Other (Explain) Divorce
	in full? (If No, explain the division.)		12 Was real estate purchased for same use?	(If No, state the intended use.)
Yes No			X Yes	
	elatives, or if to a trustee, are the trustor and bene			
Yes No				Other
		-	nd Grandchild Spouse	
	<u> </u>	ints and Chi	and branch and such arms	
14 What is the current market	value of the real property?		15 Was the mortgage assumed? (If Yes, state the amount a	and interest rate.)
6 Does this conveyance divide	185		Yes 🔀 No \$	%
Yes X No	e a current parcel or land?		17 Was transfer through a real estate agent or a title compared of the agent or title company contact.)	
18 Address of Property			, [] 162	No
904 N Fro	unklin St.	ĺ	19 Name and Address of Person to Whom the Tax Statemen	nt Should be Sent
Red Cloud			Anna Marie Eck 906 N Franklin St.	
8a No address assigned				0-0
Legal Description			Ked Cloud, NE 689	970
೧೯೯	ATTACHED			
PFF	ATTACHED			
1 If agricultural, list total numb	er of acres		·	
22 Total purchase price, inc	cluding any liabilities assumed			_ ^ ! —
2 Mac non roal property in	polydod in the naveless O TV- The	91536 · ·	\$	
S was non-real property if	ncluded in the purchase? 🗌 Yes 🔝 No (If Yes, enti	' - 	
4 Adjusted purchase price	paid for real estate (line 22 minus line 23) .			0 00
5 If this transfer is evennt	from the documentary stamp tax, list the ex	omnties r	umber 5	
			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.	CLICATION	and that it is, to the best of my knowledge and belief, file,	complete, and
Ann	19 Marie Eck		·	
sign Print or Type Nar	ne or Grantee or Authorized Representative	1		Phone Number
June 1	no Marie Eck	 =	4-	<u> 9-19-19</u>
1ere ^{7 Signature of Gra}	ntee or Authorized Representative	Tit	ue	Dáte
	Register of Deed's	Use Only		For Dept. Use Only
Date Deed Recorded	27 Value of Stamp or Exempt Number	2	8 Recording Data	1
Mo. 4 Day 19 Yr.	19 \$ Exempt # Sa		BK2019 Kg 2272	
braska Department of Revenue m No. 96-269-2008 6-2019 Rev. Sup	partados 96 350 3008 Pay 9 2077			. Rev. Stat. §§ 76-214, 77-1327(2)
	/EISEUCS 30-403-4000 MEV, 9-2017			

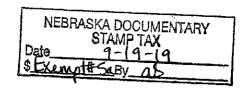
LOTS ONE (1), TWO (2), THREE (3), AND FOUR (4), STOKES SUBDIVISION TO THE CITY OF RED CLOUD, WEBSTER COUNTY, NEBRASKA;

AND

ALL OF BLOCK NINE (9), KALEY & JACKSON'S ADDITION TO THE CITY OF RED CLOUD, WEBSTER COUNTY, NEBRASKA, ACCORDING TO THE RECORDED PLAT THEREOF, AND INCLUDING ALL OF THE ALLEYS IN SAID BLOCK NINE (9) WHICH HAVE PREVIOUSLY BEEN VACATED BY THE CITY OF RED CLOUD, NEBRASKA, PURSUANT TO ORDINANCES DULY AND LAWFULLY PASSED AND ENACTED BY SAID CITY, BUT EXCEPTING THOSE PARTS OF BLOCK NINE (9) WHICH HAVE HERETOFORE BEEN CONVEYED TO THE CITY OF RED CLOUD, NEBRASKA, AS STREET RIGHT-OF-WAY OR TO THE CHICAGO, BURLINGTON & QUINCY RAILROAD COMPANY AS ADDITIONAL RIGHT-OF-WAY FOR THE RAILROAD, WEBSTER COUNTY, NEBRASKA.

BK2019, Fg 2272

State of Nebraska ss. County of Webster	tered on the
numerical index and filed for Clerk's office of said county to of	record in the his 19 day
on Page 2272 Lo.00 A	County Clerk Deputy Carded



QUIT CLAIM DEED

Larry G. Zvolanek, quit claims to Anna Marie Zvolanek, also known as Anna Marie Eck, all of his interest in the real estate located in Red Cloud, Webster County, Nebraska, legally described as follows:

LOTS ONE (1), TWO (2), THREE (3), AND FOUR (4), STOKES SUBDIVISION TO THE CITY OF RED CLOUD, WEBSTER COUNTY, NEBRASKA;

AND

ALL OF BLOCK NINE (9), KALEY & JACKSON'S ADDITION TO THE CITY OF RED CLOUD, WEBSTER COUNTY, NEBRASKA, ACCORDING TO THE RECORDED PLAT THEREOF, AND INCLUDING ALL OF THE ALLEYS IN SAID BLOCK NINE (9) WHICH HAVE PREVIOUSLY BEEN VACATED BY THE CITY OF RED CLOUD, NEBRASKA, PURSUANT TO ORDINANCES DULY AND LAWFULLY PASSED AND ENACTED BY SAID CITY, BUT EXCEPTING THOSE PARTS OF BLOCK NINE (9) WHICH HAVE HERETOFORE BEEN CONVEYED TO THE CITY OF RED CLOUD, NEBRASKA, AS STREET RIGHT-OF-WAY OR TO THE CHICAGO, BURLINGTON & QUINCY RAILROAD COMPANY AS ADDITIONAL RIGHT-OF-WAY FOR THE RAILROAD, WEBSTER COUNTY, NEBRASKA.

for the sum of none. (No real estate validation questionnaire required pursuant to K.S.A. 79-143e(a), Exception #8)

NICHOLE LOCKHART My Comm. Exp. June 14, 2020

Dated this 19 day of September 2019.	ممت
STATE OF NE Larry G. Zvolanek	
Webster County	
This instrument was acknowledged before me on Splember 19, 3019 by Larry G. Zvolanek.	
Notar Public	
My Appointment Expires: July 14 2120	
A CENTRAL MOTARY - State of Nebraska	

Residential & Commercial Sales Worksheet

Cnty No.	В	ook	Page			Sale	Date	2 中央第1 3 中经额	1955年1955年195日 1956年195日			School District Code									
91	20	19	2273		9/	12	/2019	Base:			0011 Affiliated:						Unified:				
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(102) 🗆 Two	Story			(30) 🗆	Ave	erage			,	(1) ☐ Fireproof Structural Steel Frame										
(103) 🗆 Spli	t Level			(40) 🗆	God	od			((2)	Re	inforced	Со	ncrete Fra	me					
(104) 🗆 1 1/2	2 Story			(50) 🗆	Ver	y Good			((3) 🛘	Ma	asonry Be	eari	ng Walls						
(111) 🗆 Bi-L	_evel			(60) Excellent						((4) 🗆	W	ood or St	eel	Framed E	xt. Wal	ls				
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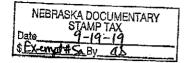
Real Estate Transfer Statement

FORM 521

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

	The deed will not be recorded unless this stateme	nt is signed and items 1-25 are accurately complete	ed.
1 County Name	2 County Number	3 Date of Sale/Transfer 4 Date of Deed	
	WEBSTER - 91	Mo. 09 Day 12 Yr. 2019 Mo. 09	Day 12 Yr. 2019
5 Grantor's Name, Add	ress, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Prin	t)
Grantor's Name (Seiler) Jose Fonseca		Grantee's Name (Buyer) Carmen A. Fonseca	
Street or Other Mailing A	ddress	Street or Other Mailing Address	
13 Avalon Lane	7-0-1	10827 E Amber Dr	75-0-1-
^{City} Hastings	State Zip Code NE 68901	City State AZ	Zip Code 85365-7129
Phone Number		Phone Number Is the grantee a 501(c)(3) orga	anization? Yes Vo
Email Address		If Yes, is the grantee a 509(a) Email Address	foundation? Yes No
7 Property Classification	on Number, Check one box in categories A and B. Check C	if property is also a mobile home.	
(A) Status		3) Property Type	(C)
✓ Improved	Single Family Industrial	Mineral Interests-Nonproducing State Assess	sed Mobile Home
Unimproved	Multi-Family Agricultural	Mineral Interests-Producing Exempt	
☐ (OLL	Commercial Recreational		
<u> </u>		und Contract/Memo Partition Sheriff Personal Rep. Trust/Trustee	Other
=======================================		ease Personal Rep. Trust/Trustee ineral Quit Claim Warranty	
9 Was the property num	chased as 10 Type of Transfer Distribution Forec	losure Irrevocable Trust Revocable Trust	Transfer on Death
part of an IRS like-kin (I.R.C. § 1031 Exchan	d exchange?	Life Estate Sale	Trustee to Beneficiary
Yes V No		or Trust Partition Satisfaction of Contract	Other (Explain)
	erred in full? (If No, explain the division.)	12 Was real estate purchased for same use?	(If No, state the intended use.)
✓ Yes No	1	V Yes No	· · · · · · · · · · · · · · · · · · ·
	een relatives, or if to a trustee, are the trustor and beneficiary rela		
✓ YesNo			Other
	☐ Brothers and Sisters ☐ Grandparents ☐ Ex-spouse ☐ Parents and C	and Grandchild Spouse hild Step-parent and Step-child	
14 What is the current may	rket value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount a	nd interest rate \
14 What is the content men	wer value of the real property:	Yes No \$	o/
16 Does this conveyance of	divide a current parcel of land?	17 Was transfer through a real estate agent or a title compa	ny? (If Yes, include the name
Yes 🔽 No		of the agent or title company contact.) Yes	Z No
18 Address of Property	The Control of the Co	19 Name and Address of Person to Whom the Tax Statemer	t Should be Sent
615 Pleasant St		same as Grantee	
Guide Rock, NE 689			
18a No address assig	ned 18b Vacant land		
20 Legal Description			
	25 feet of Lot Four (4) and the South 5	57.75 feet of Lot Five (5), Robert's A	ddition to Guide
Rock, Webster	r County, Nebraska.		
21 If agricultural, list total n	number of acres		
22 Total purchase price	e, including any liabilities assumed		0,00
22 Was non-root propa	rtv included in the purchase? Yes No (If Yes, er	Star dellar amount and attach iteminad list) 00	0,00
23 Was non-lear prope	Ty included in the purchase? [] fes [] No (ii fes, er	nter dollar amount and attach itemized list.)	
24 Adjusted purchase p	price paid for real estate (line 22 minus line 23)		0400
25 If this transfer is exe	mpt from the documentary stamp tax, list the exemption	number 5a	
Under	r penalties of law, I declare that I have examined this statemen	nt and that it is, to the best of my knowledge and belief, true,	complete, and
	that I am duly authorized to sign this statement. McCracken		(402) 746-3613
Print or Type	e Name of Grantee or Authorized Representative	· · · · · · · · · · · · · · · · · · ·	(402) 746-3613 Phone Number
sign 🍆 🦈		Attorney	9/13/19
here Signature of	f Grantee of Authorized Representative	Title	Date /
	Register of Deed's Use On	hr	For Dent Has Only
26 Date Deed Recorded	27 Value of Stamp or Exempt Number	28 Recording Data	For Dept. Use Only
Mo. 9 Day 19	Y 9 \$ 500 min + \$50	BK2019. Pa 2273	
ebraska Department of Revenu			. Rev. Stat. §§ 76-214, 77-1327(2)
orm No. 96-269-2008 9-2017 Re	ev. Supersedes 96-269-2008 Rev. 2-2016 Grantee — Retain a conv. of th		

State of Nebraska 3ss.



QUITCLAIM DEED

Jose Fonseca, a single person, GRANTOR, whether one or more, in consideration of ONE AND NO/100 DOLLARS (\$1.00) and other valuable consideration receipt of which is hereby acknowledged, quitclaims and conveys to Carmen A. Fonseca, a single person, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The North 42.25 feet of Lot Four (4) and the South 57.75 feet of Lot Five (5), Robert's Addition to Guide Rock, Webster County, Nebraska.

Executed September 12, 2019.

STATE OF NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on September 12, 2019, by Jose Fonseca, a single person.

Comm. expires

Jose Fonseca

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

Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		* * \$	Sale	Date	经数	¥.20		W.			S	ho	ol Dis	trict Co	de	W.	A No.		
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(102) 🗆 Tw	o Story			(30) Average									(1) ☐ Fireproof Structural Steel Frame									
(103) 🗆 Spl	it Level			(40)		God	od						(2)	Re	info	rced C	oncrete l	ram	e			
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NEBRASKA Real Estate Transfer Statement

213

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. Good Life, Great Service. • 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. 4 Date of Deed 3 Date of Sale/Transfer 2 County Number 1 County Name 9 Day 21 Mo. 9 Day 21 Select County & County Number 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer) Grantor's Name (Seller) steven Street or Other Mailing Address Street or Other Mailing Add Zip Code. State State Zip Code Is the grantee a 501(c)(3) organization? Phone Number 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. (C) (B) Property Type (A) Status Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Single Family Improved Mineral Interests-Producing Exempt Multi-Family Agricultural ✓ Unimproved Recreational Commercial T IOLL Sheriff Other, Partition Distribution Land Contract/Memo 8 Type of Deed Conservator Trust/Trustee Personal Rep. Bill of Sale Easement Lease Corrective Quit Claim Warranty Death Certificate - Transfer on Death Mineral Executor Cemetery Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Irrevocable Trust Revocable Trust Transfer on Death Distribution Foreclosure 10 Type of Transfer Sale Trustee to Beneficiary Life Estate Auction Fasement Other (Explain) Court Decree Grantor Trust Partition Satisfaction of Contract Exchange Yes No. 12 Was real estate purchased for same use? (If No, state the intended use.) 11 Was ownership transferred in full? (If No, explain the division.) No Yes Yes Yes □ No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) Other Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Yes Grandparents and Grandchild Spouse Brothers and Sisters Parents and Child Step-parent and Step-child Ex-spouse 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? \$150 No 17 Was transfer through a real estate agent or a title company? (If Yes, include the name 16 Does this conveyance divide a current parcel of land? of the agent or title company contact.) Yes No Yes 19 Name and Address of Person to Whom the Tax Statement Should be Sent 18 Address of Property 18b Vacant land 18a No address assigned 20 Legal Description 12 Block 7 Vances Addition Guide 21 If agricultural, list total number of acres 600 22 23 Was non-real property included in the purchase? Tyes 🔀 No (If Yes, enter dollar amount and attach itemized list.) 23 0100 24 25 If this transfer is exempt from the documentary stamp tax, list the exemption number 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. a Phone Number e Name of Grantee of Authorized Representativ Date Title Signature of Grantee or Authorized Representative For Dept. Use Only Register of Deed's Use Only 27 Value of Stamp or Exempt Number 28 Recording Data 26 Date Deed Recorded Day 2 \$ 2019

Nebraska Department of Revenue

		BK2019, tg 2336
NEBRASKA DOCUMENTARY STAMP TAX		State of Nebraska \ ss. County of Webster \ Entered on the
\$ 2.25 By 05	QUITCLAIM DEED	numerical index and filed for record in the Clerk's office of said county this 2 day. A.D., 2019 at 3:43
Steven & Janyce Perry, husban	d and wife, GRANTORS, in consideration o	dause te well bounty oler
\$600.00 AND OTHER VALUABLE	E CONSIDERATION	IndCompAssessorCarded
	Bencken	GRANTEE, WEBSTER
COUNTY		
quitclaims to GRANTEE, the fol	llowing described real estate (as defined in	n Neb. Rev. Stat. 76-201):
Lots Eleven (11) and Twelve (12 Nebraska	2) Block Seven (7) Vances Addition Guide	Rock, Webster County,
Executed: September 2 , 201	9.	
Steven Perry		
anne Cu		
Janyce Perry		
STATE OF NEBRASKA)		
) ss. COUNTY OF WEBSTER)		
The foregoing instrument was a	acknowledged before me on September 4	21 st , 2019
	Ady	Moach
My commission expires the $\frac{22}{3}$		

A GENERAL NOTARY-State of Nebreaka
JODY MUSICH
My Comm. Exp. May 23, 2022

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		S.	Sale	Date 🔆 🗀		Kalif Kalif				S	hool D	ist	rict Code			Sens de 177. La grada de 1871.				
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(101) □ One	Story			(20) 🗆	Badl	y Wom				Ćom	mei	cial	Constr	ucti	on Class:							
(102) 🗆 Two	Story			(30) 🗆	Ave	age				(1) ☐ Fireproof Structural Steel Frame												
(103) □ Spli	t Level			(40) 🗆				(2) Reinforced Concrete Fr							ime							
(104) 🗆 1 1/	2 Story			(50) U Very Good							(3)	□	Ma	sonry B	ear	ing Walls							
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Good Life. Great Service.

210

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 recor	ded unless this stateme	nt is signed and items 1-25 are acc	urately completed	d.
1 County Name	2 County Numb	Name and Address of the Owner, where the Owner, which is the Owner, where the Owner, which is the Owner, where the Owner, which is the Owne	3 Date of Sale/Transfer	4 Date of Deed	Day 23 Yr. 2019
	WEBSTER - 91		Mo. 9 Day 3 Yr. 2019 6 Grantee's Name, Address, and Tele		
5 Grantor's Name, Addres Grantor's Name (Seller)	s, and Telephone (Please Prin	11)	Grantee's Name (Buyer)	priorie (Flease Friint)	
Masterpiece Enterp			City of Blue Hill		
Street or Other Mailing Add PO Box 244			Street or Other Mailing Address PO Box 277		
City Blue Hill	State NE	Zip Code 68930		State NE	Zip Code 68930
Phone Number (402) 756-2550				ntee a 501(c)(3) orgar ne grantee a 509(a) fo	
Email Address			Email Address cityofbluehill@gtmc.net		
7 Property Classification	Number. Check one box in ca	tegories A and B. Check C	if property is also a mobile home.		7
(A) Status		(B	3) Property Type		(C)
	Single Family	Industrial	Mineral Interests-Nonproducing	State Assesse	ed Mobile Home
Unimproved [Multi-Family Commercial	Agricultural Recreational	Mineral Interests-Producing	Exempt	
_ =	nservator		and Contract/Memo Partition	Sheriff [Other
=	rrective ath Certificate – Transfer on De		ease Personal Rep.	☐ Trust/Trustee Warranty	
9 Was the property purcha	sed as 10 Type of Transf	er Distribution Forec	losure Irrevocable Trust Revocab	le Trust	Transfer on Death
part of an IRS like-kind e (I.R.C. § 1031 Exchange	Auction	Easement Gift	Life Estate Sale	=	Trustee to Beneficiary
Yes No	Court Decre				Other (Explain) f No. state the intended use
Yes No_	d irridir: (ii 140, explairi tile divi	501.)	✓ Yes No_	ised for same use: (i	1740, State the intended use
			atives? (If Yes, check the appropriate box.)		
☐ Yes ☑No	Aunt or Uncle to Niece or Brothers and Sisters		Partnership, or LLC Self and Grandchild Spouse	L Ot	her
	Ex-spouse	Parents and C	PLOTE NO.	nd Step-child	
14 What is the current marke	t value of the real property?		15 Was the mortgage assumed? (If Yes,		d interest rate.)
\$5,425		20h)(3 11112 - 11-12	Yes No \$		%
16 Does this conveyance divi	de a current parcel of land?		17 Was transfer through a real estate ag of the agent or title company contact		y? (If Yes, include the name
18 Address of Property			19 Name and Address of Person to Who	m the Tax Statement	Should be Sent
802 W Saline St	25 Ma		Grantee		
18a No address assigned	d 18b Vacant land				
20 Legal Description	12 Original Town	Plus Hill Webste	r County Nobrooks		
LUIS I & 4 DIUCK	12 Original Town	Dide Hill, Webste	er County, Nebraska		
21 If agricultural, list total num	ber of acres	·			
22 Total purchase price, i	ncluding any liabilities assu	med		22 \$	15,000.00
	included in the purchase?		nter dollar amount and attach itemized	list.) 23 \$	
				\$	15,000,00
	ot from the documentary sta				
Under po	enalties of law, I declare that	have examined this statemen	nt and that it is, to the best of my knowled	dge and belief, true, o	complete, and
	at I am duly authorized to sign t n, City Clerk/Treasure				(402) 756-2056
sign Print or Type N	lame of Gramtee or Authorized	Representative	O.L. O 1./T.		Phone Number
	rantee of Authorized Represent	Lettive :	City Clerk/Treasu	urer	
here 'Signature of G					
26 Date Deed Recorded	27 Value of Stamp	egister of Deed's Use On or Exempt Number	28 Recording Data		For Dept. Use Only
Mo. 9 Day 26 Y		5	BK 2019 Pa 2323		
Nebraska Department of Revenue				Authorized by Neb. I	Rev. Stat. §§ 76-214, 77-1327(2)

BK2019, fg 2323

State of Nebraska Ss.
County of Webster Ss.

Entered on the numerical index and filed for record in the Clerk's office of said county this 36 day of Sant A.D., 20 4 at 11:04 o'clock A.M. Recorded in Book 2010 on Page 2323

Anne Petroh County Clerk Deputy

Assessor

Carded_

NEBRASKA DOCUMENTARY
STAMP TAX
Date 9-26-19
\$ 33.75 By ab

WARRANTY DEED

MASTERPIECE ENTERPRISES, L.L.C., a Nebraska Limited Liability Company, herein called Grantor, in consideration of one dollar and other valuable consideration, received from Grantee, the City of Blue Hill, a Municipality, conveys to Grantee, the following described real estate (as defined in Neb. Rev. Stat. § 76-201):

LOT ONE (1) AND LOT FOUR (4) BLOCK TWELVE (12) ORIGINAL TOWN OF BLUE HILL, WEBSTER COUNTY, NEBRASKA.

Grantor covenants (jointly or 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.

xecuted: 2019

MASTERPIECE ENTERPRISES, LLC by TODD KRANAU, Managing Member

STATE OF NEBRASKA

) ss.

COUNTY OF WEBSTER)

The foregoing instrument was acknowledged before me on this <u>23</u> day of September, 2019, by TODD KRANAU, Managing Member of Masterpiece Enterprises, LLC.

Notary Public

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

Agricultural Land Sales Worksheet

Cnty No. Bo	ok Page	Sale	Date 🛴				Ś	cho	ol Dist	rict Co	le, 📜 🥞		4	
91 20	19 2321	9/10	/2019	Base:	55-00	11	Aff	iliat	ed:		Uni	fied:		
Location ID	Sale Number	Useability	& Code#					Pa	arcel N	umber	。 第二章			
000623501	209	4	05	GeoCde	Twn	Rng	Se	ct	Qrt :	Subdiv	Area	Blk	Blk Parc	
D	ate of Sale Assessed	Value	1 55 par	4487	1	9	-	3	1	40035	5	000	00	000
Land	Improvements	To	ital) ij	ate of	Sale	Pr	operty	Classif	cation	Code		And F
1,257,040	90,305	1,3	Status	Pro	erty Ty	pe	Zoning		Locati	on Ci	ty Size	Parc	el Size	
	Irrigation Type:	<u> </u>		A) 2	В)	01		C)	1	D) 1	E)	7	F)	7
LCG	ACRES:	VÄL	UE:		LCG				ACR	ES:) VALI	Љ:	
IRRIGATED IA1					ASSLA		_							
IA	89.880	3	99,520			1	lG		1	0.630			14,	510
2A1	6.760		30,050			20	GI		1	8.350			14,	
2A						2	2G			4.680	_		6,	390
3A1						30	3 1		ı	0.020				25
3A	19.520		84,035			3	3G			7.840			9,	765
4A1	0.310		1,325			40	31							
4A	29.020	1	23,915				1G		3	8.940	_		48,	340
DRYLAND ID1				S	helterbe	lt/Timb	ет							
1D	122.050		84,985			Accretic	on.			u.,				
2D1	17.860		37,595			Was	ste		10	0.980			1,	975
2D	0.060		120			Oth	_				1			-40
3D1	18.980		37,200	AG L	AND T		-+-			9.860	Chair astric.	1,2	35,	510
3D	23.020		45,120			Roa				0.610				
4D1	0.020		40			arm Sit	+			2.000	-		11,!	
4D	50.940		96,275			ome Sit	─ ├		-	1.000			10,0	000
		Dale de rami		-	R	ecreation								
Dwellings Outbuildings			76,140 14,165	No	ı-AG i	Oth			-	3.610			21,!	530
Oaroandales			T4, T03	1401	1-AG 1	O1A	니			,.010			/-	

Catomana Ling and All Market	22,200	HOIPAG FOTAB		
Assessor's Adjustment to Sale Pr	rice (+ or -):	Total Red	capture Value:	80,460
Assessor Comments and Reason for Ac	ljustment:			
DEED OF DISTRIBUTION BY	PR; BETWEEN PARENT	F & CHILD; ALSO	INCLUDES 10009	,
10015, & 1114				
		/Her in the control of the control o		
Comments from		Comments:		
a side of Print				
100.00	Marie Communication Communicat			
				(C) - 1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-
				(Continue on back)

NEBRASKA Good Life, Great Service.

Real Estate Transfer Statement

209

FORM **521**

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

The deed will not be recorded unless this statement	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	4n 2010
WEBSTER - 91	Mo. 09 Day 10 Yr. 2019 Mo. 09 Day	Yr. 2015
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)	
Douglas J. Crary Estate - Lauren Taylor Crary, PR	Lauren Taylor Crary, Megan N. Crary & Sarah	L. Crary
Street or Other Mailing Address 2802 35th St, SW	Street or Other Mailing Address 2802 35th St, SW	
City State Zip Code Lehigh Acres FL 33976		Zip Code 33976
Phone Number	Phone Number Is the grantee a 501(c)(3) organization If Yes, is the grantee a 509(a) foundati	
Email Address	Ernail Address	
7 Property Classification Number. Check one box in categories A and B. Check C	if property is also a mobile home.	
(A) Status (I	B) Property Type	(C)
✓ Improved Single Family Industrial	Mineral Interests-Nonproducing State Assessed	Mobile Home
Unimproved Multi-Family Agricultural OLL Commercial Recreational	Mineral Interests-Producing Exempt	
8 Type of Deed Conservator	and Contract/Memo Partition Sheriff Oth	ner
	ease Personal Rep. Trust/Trustee	
	lineral Quit Claim Warranty	
part of an IRS like-kind exchange?		er on Death
(I.R.C. § 1031 Exchange)	Life Estate Sale Trustee tor Trust Partition Satisfaction of Contract Other (e to Beneficiary
11 Was ownership transferred in full? (If No, explain the division.)	12 Was real estate purchased for same use? (If No, st	· · · ———
✓ Yes No	✓ Yes No	
13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary re		
	Partnership, or LLC Self Other Other	
Ex-spouse		
14 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest	est rate.)
\$1,744,750—	☐ 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 Yo of the agent or title company contact.)	es, include the name
18 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should	
Rural Property	same as Grantee	7 De Gent
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		
	1 18	
22 Total purchase price, including any liabilities assumed		0,00
23 Was non-real property included in the purchase? Yes No (If Yes, e	enter dollar amount and attach itemized list.) 23	0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	\$	0,00
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number_15	
Under penalties of law, I declare that I have examined this statement	ent and that it is, to the best of my knowledge and belief, true, comple-	te, and
correct, and that I am duly authorized to sign this statement. David B. Garwood	(402) 746-3613
Print or Type Name of Graptee or Authorized Representative		none Number
sign walth musso	Attorney 9.	-23-19
here Signature of Grantee or Authorized Representative	Title Da	ate
Register of Deed's Use O	nly Fo	or Dept. Use Only
26 Date Deed Recorded 27 Value of Stamp or Exempt Number	28 Recording Data	
Mo. 9 Day 23 Yr. 1 \$ Exempt # 15	BK 2019, Hy 2321	
Nebraska Department of Revenue Form No. 96-269-2008 9-2017 Rev. Supersedes 96-269-2008 Rev. 2-2016	Authorized by Neb. Rev. Sta	L §§ 76-214, 77-1327(2)

Lots One (1) and Two (2) in the Southeast Quarter (SE½), and the north Half of the Southeast Quarter (N½SE½) in Section Four (4), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, AND;

The Southwest Quarter (SW¹/₄) of Section Thirty-four (34), Township two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, including Pivot irrigation system and wells, AND:

The Northwest Quarter (NW1/4) and North Half of the Southwest Quarter (N1/2SW1/4) of Section Three (3), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract more particularly described as follows: Commencing at the North Quarter corner of said Section 3; thence S00°00'43"W (assumed bearing) on the East line of said West Half, a distance of 394.91 feet to the Place of Beginning and the Beginning of a curve concave to the Southeast subtended by a radius of 1582.00 feet: thence along said curve the chord of which bears \$44\circ 53'35"W an arc length of 658.74 feet; thence \$07\circ 51'41"W a distance of 182.18 feet; thence \$26°06'33"W a distance of 475.90 feet to the beginning of a curve concave to the Southeast subtended by a radius of 1582.00 feet; thence along said curve the chord of which bears \$3°33'38"W an arc length of 311.46 feet; thence \$08°46'20"E a distance of 113.95 feet; thence S14°00' 14"W a distance of 26.12 feet to the beginning of a curve concave to the Northeast subtended by a radius of 1582.00 feet; thence along said curve the chord of which bearsS31°56'43"E an arc length of 1372.50 feet to the east line of the Southwest Quarter of said Section 3; thence N00°00'42"E on the East line of said Southwest Ouarter, a distance of 328.21 feet to the center Quarter corner of said Section; thence N00°00' 43"E on the East line of the Northwest Quarter of said Section 3, a distance of 2319.67 feet to the place of beginning AND;

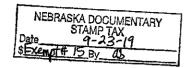
Lot Eleven (11), New Territory of Guide Rock, in the Southwest Quarter(SW¼) of Section Three (3), Township One (1) North, Range Nine (9)West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion described as follows: Commencing at the Southwest Corner of said Lot Eleven (11) and Place of Beginning; thence N00°12'36"W (assumed bearing) along the west line of said Lot Eleven (11) a distance of 226.41 feet; thence N89°58'34"E parallel with the south line of said Lot Eleven (11) a distance of 163.06 feet to the east line of said Lot Eleven (11); thence S00°00'45"W along said east line a distance of 226.41 feet to the North line of State Street; thence S89°58'34"W along said north line a distance of 162.18 feet to the Place of Beginning; and INCLUDING a perpetual easement for ingress and egress over and across the East sixty feet (E60') of the excepted tract.

BK2019, Pg 2321

State of Nebraska
County of Webster

numerical index and filed for record in the
Clerk's office of said county this 33 day
of A.D.; 20 9 at 3.33
o'clock D.M. Recorded in Book 2019
on Page 2321-2322

you Retach County Clerk
16.50 Deputy
Ind Comp Assessor Carded



DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

Lauren Taylor Crary, Personal Representative of the Estate of Douglas J. Crary, Deceased, pursuant to appointment by the County Court of Webster County, Nebraska, Case No. PR 18-18, GRANTOR, conveys and releases to Lauren Taylor Crary, Megan N. Crary and Sarah L. Crary, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

Lots One (1) and Two (2) in the Southeast Quarter (SE¹/₄), and the north Half of the Southeast Quarter (N¹/₂SE¹/₄) in Section Four (4), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, AND;

The Southwest Quarter (SW¼) of Section Thirty-four (34), Township two (2) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, including Pivot irrigation system and wells, AND;

The Northwest Quarter (NW¼) and North Half of the Southwest Quarter (N½SW¼) of Section Three (3), Township One (1) North, Range Nine (9) West of the 6th P.M., Webster County, Nebraska, EXCEPT a tract more particularly described as follows: Commencing at the North Quarter corner of said Section 3: thence S00°00'43"W (assumed bearing) on the East line of said West Half, a distance of 394.91 feet to the Place of Beginning and the Beginning of a curve concave to the Southeast subtended by a radius of 1582.00 feet; thence along said curve the chord of which bears S44°53'35"W an arc length of 658.74 feet; thence S07°51'41"W a distance of 182.18 feet; thence S26°06'33"W a distance of 475.90 feet to the beginning of a curve concave to the Southeast subtended by a radius of 1582.00 feet; thence along said curve the chord of which bears \$3°33'38"W an arc length of 311.46 feet; thence S08°46'20"E a distance of 113.95 feet; thence S14°00' 14"W a distance of 26.12 feet to the beginning of a curve concave to the Northeast subtended by a radius of 1582.00 feet; thence along said curve the chord of which bearsS31°56'43"E an arc length of 1372.50 feet to the east line of the Southwest Quarter of said Section 3; thence N00°00'42"E on the East line of said Southwest Quarter, a distance of 328.21 feet to the center Quarter corner of said Section; thence N00°00' 43"E on the East line of the Northwest Quarter of said Section 3, a distance of 2319.67 feet to the place of beginning AND;

Lot Eleven (11), New Territory of Guide Rock, in the Southwest Quarter(SW½) of Section Three (3), Township One (1) North, Range Nine (9)West of the 6th P.M., Webster County, Nebraska, EXCEPT that portion described as follows: Commencing at the Southwest Corner of said Lot Eleven (11) and Place of Beginning; thence N00°12'36"W (assumed bearing) along the west line of said Lot Eleven (11) a distance of 226.41 feet; thence N89°58'34"E parallel with the south line of said Lot Eleven (11) a distance of 163.06 feet to the east line of said Lot Eleven (11); thence S00°00'45"W along said east line a distance of 226.41 feet

to the North line of State Street; thence S89°58'34"W along said north line a distance of 162.18 feet to the Place of Beginning; and INCLUDING a perpetual easement for ingress and egress over and across the East sixty feet (E60') of the excepted tract;

subject to easements and restrictions of record.

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

Executed September 10+6 2019.

ESTATE OF DOUGLAS J. CRARY, DECEASED.

AY: Lauren Taylor Crary, Personal Representative

STATE OF NEBRASKA, COUNTY OF WEBSTER) SS

The foregoing instrument was acknowledged before me on September 2019, by Lauren Taylor Crary, Personal Representative of the Estate of Douglas J. Crary, Deceased.

Comm. expires October 22, 2022

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

David B. Garwood, Notary Public

Residential & Commercial Sales Worksheet

Cnty No.	Bo	ok	Page		2 3 3	Sale	Date). W	Scl	nool Dis	trict Coo	le						
91	20	19	2294		9/	17	/2019	Base:	91-	-007	4	Affil	iated:	·	U	nifi	ed:				
Location	\mathbf{m}	Sale	Number	Ū	seabi	lity	& Code#						Parcel I	Number .		file V					
0003430	000		208		1			GeoCde	T	WN	Rng	Sect	Qrt	Subdiv	Are	а	Blk	Parcel			
	D.	ate of S	ale Assesse	l Val	ue	V.		4133				00	0	20090			000	0490			
Land		Imp	rovements			T	ital	1900 (1900) 1 (1900) 1 (1900)		Dat	e of S	Sale I	roperty	Classifi	catio	n C	ode				
10	,985		342,83	5		3	353,820	Status		Prope	rty Ty	pe	Zoning	Locatio	n	City	Size	Parcel Size			
Assessor Lo	cation:	BLUE	HILL (BH)				A) 1		B)	03	(C) 2	D) 1	E)	6	F) 5			
						ui) or	Residential			ig inv		1.42		Comme	rcial						
	Mul	tiple Im	provements:	Mult	iple. Im	prov	ements.:			Mu	ıltiple.	Improv	ements. :	6							
		4100 1 2 2	uction Date:		truction	Dat	e :		-	Cos	nstruct	ion Da	te:	1967							
			Floor:	Floor	Sq. Ft.	. :				Flo	or Sq.	Ft.:	2	2,884							
		Buildin	g Cost New:								st:		987	7,830							
Single Family	Style:		Y CONTRACT	Residential Condition:							Cost: 987,830 Commercial Occupancy Code:										
(100) □ Mo	bile Horr	ne		(10) Worn Out							Primary: 313 Other1: Other2:										
(101) 🗆 One	e Story			(20) Badly Wom							Commercial Construction Class: 3										
(102) 🗆 Two	o Story			(30)		Ave	erage			(1) ☐ Fireproof Structural Steel Frame											
(103) 🗆 Spli	it Level			(40) Good						(2) 🗆	Rein	forced C	oncrete Fr	ame						
(104) 🗆 I 1/	2 Story			(50) U Very Good) 🗷	Mas	onry Bea	ring Walls							
(111) 🗆 Bi-I	Level			(60) □ Excellent) 🗆	Woo	od or Stee	el Framed	Ext. W	/alls	}				
(106) 🗆 Oth	er										(5) Metal Frame and Walls										
Townhouse or	Duplex	Style:		Resi	dentia	l Qı	ıality:			(6)) 🗆	Pole	Frame								
(301) 🗆 One	Story			(10)		Lov	∇			Co	st Rai	ak: ²	20		Condi	tior	ı: 30				
(302) 🗆 Two	Story			(20)		Fair				(10)) 🗆	Low		:	(10)		Worn (Out			
(307) 🛘 1 1/2	2 Story			(30)		Ave	rage			(20)) 🗷	Aver	age		(20)		Badly V	Vom			
(308) □ Spli	t Level			(40)		God	od			(30)) 🗆	Abov	ve Averaş	ge i	(30)	¥	Averag	<u>e</u>			
(309) 🗆 21/2	2 Story			(50)		Ver	y Good			(40) 🗆	High		((40)		Good				
(304) 🗆 One	Story D	uplex		(60)		Exc	ellent					建皂			(50)		Very G	ood			
(305) 🗆 Two	Story D	uplex			W. Tal								100 pt 10		(60) l		Excelle	nt			
Assessor's	Adjus	tment	to Sale P	rice	(+ or	· -):															
Assessor Co	mments	and R	eason for A	djust	ment	:															
WD			***************************************																		
Comments for	rom						 		om	ments	s:										
											· · · · · · · · · · · · · · · · · · ·						···				
																	(Continu	ie on back)			



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

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

208

FORM **521**

. If additional space is needed, add an attachment and identify the item. The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 2 County Number 3 Date of Sale/Transfer 4 Date of Deed 1 County Name Mo. __09 Day 17 Yr. Mo. 09 Day 17 Yr. 2019 WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) SPTIHS Properties Trust Grantee's Name (Buyer) NE Blue Hill PropCo, LLC Street or Other Mailing Address 255 Washington Street, Suite 300 Street or Other Mailing Address 702 S. Highway 6 City Newton City Gretna Zip Code 02458 State Zip Code 68028 NF √ No √ No Is the grantee a 501(c)(3) organization? Yes Phone Number (917) 324-7393 Phone Number (617) 796-8350 If Yes, is the grantee a 509(a) foundation? Email Address francis@mrgroup.com shornung@azriahealth.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) Industrial State Assessed Mobile Home ✓ Improved Single Family Mineral Interests-Nonproducing Unimproved Agricultural Mineral Interests-Producing ☐ Exempt Multi-Family I IOLL ✓ Commercial Recreational Distribution Conservator Land Contract/Memo Partition Sheriff Other 8 Type of Deed Bill of Sale Easement Lease Personal Rep. ☐ Trust/Trustee ☐ Corrective Cemetery Death Certificate - Transfer on Death Mineral Quit Claim √ Warranty Texecutor Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Irrevocable Trust Revocable Trust Transfer on Death 10 Type of Transfer Foreclosure Life Estate Auction Gift √ Sale Trustee to Beneficiary Fasement Court Decree Exchange No Grantor Trust Partition Satisfaction of Contract Other (Explain) Yes 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 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 14 What is the current market value of the real property? 550,279 ✓ 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.) Ves V No Yes 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 414 North Wilson Street, P.O. Box 156, Blue Hill, NE c/o Azria Health Management, LLC 702 S. Highway 6 18a No address assigned 18b Vacant land Gretna, NE 68028 20 Legal Description See attached Exhibit A. 21 If agricultural, list total number of acres 550.279!00 22 23 Was non-real property included in the purchase? Tyes No (If Yes, enter dollar amount and attach itemized list.) 23 550,279100 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. Steven Hornung Phone Number Print or Type Name of Graptee or Authorized Representative sign Manager 09/ /2019 Signature of Grantee or Authorized, Appresentative Date Title 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 15 BK2019 Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

EXHIBIT A

LEGAL DESCRIPTION

A tract of land located in the Southeast Quarter (SE 1/4) of Section 4, Township 4 North, Range 10 West of the 6th P.M., Webster County, Nebraska, being described as follows:

Commencing at the Southeast corner of said Section 4; thence S 89° 32' 45" W (assumed bearing) along the south line said Southeast Quarter, 49.20 feet; thence N 00° 25' 06" W 33.00 feet along the west right-of-way line of U.S. Highway No. 281 as described in Deed Record Book 86, Page 1097 to the true place of beginning; thence S 89° 32' 45" W, parallel with and 33.00 feet north of said south line Southeast Quarter 254.16 feet; thence N 00° 00' 00" E, parallel with and 303.60 feet west of the east line said Southeast Quarter, 512.50 feet; thence N 89° 32' 45" E, parallel with and 545.50 feet north of said south line Southeast Quarter 200.14 feet to the west right-of-way line of said U.S. Highway No. 281 being 103.46 feet west of said east line Southeast Quarter; thence S 21° 59' 24" E along said right-of-way line, 136.75 feet to a point 52.25 feet west of said east line Southeast Quarter; thence S 00° 25' 06" E along said right-of-way line, 385.28 feet to the place of beginning.

Index
Computer
Assessor
Carded

NEBRASKA DOCUMENTARY STAMP TAX

Date: 09/23/19 \$1239.75 By AS Bk 2019, Pg 2294

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 September A.D., 2019, at 10:29 o'clock AM. Recorded in Book 2019 on Pages 2294-2296

Fee: \$22.00 By: AS Deputy Electronically Recorded

WARRANTY DEED

THIS WARRANTY DEED, made on the 12 day of September, 2019, by SPTIHS PROPERTIES TRUST, a Maryland real estate investment trust (hereinafter "Grantor"), having an address c/o Senior Housing Properties Trust, 400 Centre Street, Newton, Massachusetts 02458, in favor of NE BLUE HILL PROPCO, LLC, a Nebraska limited liability company (hereinafter "Grantee"), having an address c/o Azria Health Management, LLC, 702 S. Highway 6, Gretna, NE 68028.

WITNESSETH:

THAT Grantor, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, to it paid by Grantee, the receipt of which is hereby acknowledged, does by these presents, grant unto the said Grantee, its successors and assigns, with WARRANTY COVENANTS, the parcel of land lying, being situated in the City of Blue Hill, County of Webster, State of Nebraska, and described on **Exhibit A** attached hereto and incorporated herein by reference.

This conveyance of the Real Estate is made subject to (i) any and all rights-of-way, liens, claims, commitments, covenants, conditions and restrictions, agreements and encumbrances of record, and easements visible upon the Property (ii) any and all matters that would be disclosed by an accurate survey or physical inspection of the Real Estate, (iii) the rights of tenants under the leases, and (iv) the lien for non-delinquent real estate taxes and assessments.

Filed By Chicago Title 191013 NP IN WITNESS WHEREOF, the said Grantor has executed this Warranty Deed the day and year above written.

GRANTOR:

SPTIHS PROPERTIES TRUST

Name Jennifer F. Francis

Its: President

Acknowledgement

Commonwealth of Massachusetts

County of Middlesex

This instrument was acknowledged before me on September 12, 2019 by Jennifer F. Francis, as President of SPTIHS PROPERTIES TRUST known to me to be the same person whose name is subscribed to the foregoing Warranty Deed, appeared before me this day in person and acknowledged that she signed and delivered said Warranty Deed as such President, as her free and voluntary act and deed of said entity for the uses and purposes set forth herein.

Notary Public Michelle Golgnice

My Commission expires: 4 11 25

Prepared by:

Ashley H. Brooks Sullivan & Worcester LLP One Post Office Square Boston, MA 02109

(617) 338-2412

EXHIBIT A

LEGAL DESCRIPTION

A tract of land located in the Southeast Quarter (SE 1/4) of Section 4, Township 4 North, Range 10 West of the 6th P.M., Webster County, Nebraska, being described as follows:

Commencing at the Southeast corner of said Section 4; thence S 89° 32' 45" W (assumed bearing) along the south line said Southeast Quarter, 49.20 feet; thence N 00° 25' 06" W 33.00 feet along the west right-of-way line of U.S. Highway No. 281 as described in Deed Record Book 86, Page 1097 to the true place of beginning; thence S 89° 32' 45" W, parallel with and 33.00 feet north of said south line Southeast Quarter 254.16 feet; thence N 00° 00' 00" E, parallel with and 303.60 feet west of the east line said Southeast Quarter, 512.50 feet; thence N 89° 32' 45" E, parallel with and 545.50 feet north of said south line Southeast Quarter 200.14 feet to the west right-of-way line of said U.S. Highway No. 281 being 103.46 feet west of said east line Southeast Quarter; thence S 21° 59' 24" E along said right-of-way line, 136.75 feet to a point 52.25 feet west of said east line Southeast Quarter; thence S 00° 25' 06" E along said right-of-way line, 385.28 feet to the place of beginning.

Residential & Commercial Sales Worksheet

Cnty No.	Во	ok	Page		S	ale Date		ê d			S	chool Di	str	ict Code			
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FORM

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. Good Life, Great Service, DEPARTMENT OF REVENUE The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 3 Date of Sale/Transfer

Mo. 9 Day 2 Or 2019 4 Date of Deed 2 County Number 1 County Name WERSTER - 91

WEBSTER- 31	100 Day 11 100 1	74y 111							
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)								
Grantor's Name (Seller) Jason Heldt and Stacie Heldt	Grantee's Name (Buyer) Donna Marie Wilson								
Street or Other Mailing Address 1371 River Road	Street or Other Mailing Address 1040 N Franklin St	- Commission - Com							
City State Zip Code Red Cloud NE 68970		Zip Code 68970							
Phone Number 308 - 249 - 5748 4	Phone Number 102-879-9063 Is the grantee a 501(c)(3) organ If Yes, is the grantee a 509(a) for	nization? Yes V No oundation? Yes No							
Email Address n/a	Email Address n/a								
7 Property Classification Number. Check one box in categories A and B. Check C	if property is also a mobile home.								
(A) Status (B) Property Type	(C)							
✓ Improved ✓ Single Family Industrial [Unimproved Multi-Family Agricultural [IOLL Commercial Recreational	Mineral Interests-Nonproducing State Assess Mineral Interests-Producing Exempt	ed Mobile Home							
Bill of Sale Corrective Easement Le Cemetery Death Certificate – Transfer on Death Executor Mi	nd Contract/Memo Partition Sheriff ase Personal Rep. Trust/Trustee neral Quit Claim Warranty	Other							
part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) Auction Easement Gift	Life Estate Sale	Transfer on Death Trustee to Beneficiary Other (Explain) If No, state the intended use.)							
✓ Yes No	Yes	**************************************							
	Partnership, or LLC Self O and Grandchild Spouse	ther							
14 What is the current market value of the real property? \$139,000	15 Was the mortgage assumed? (If Yes, state the amount an Yes No \$	d interest rate.)							
16 Does this conveyance divide a current parcel of land? Yes No	17 Was transfer through a real estate agent or a title compand of the agent or title company contact.) Yes Gary Th	ny? (If Yes, include the name nompson Agency \(\square\) No							
18 Address of Property 1040 N Franklin St Red Cloud, NE 68970	19 Name and Address of Person to Whom the Tax Statement Grantee								
18a No address assigned 18b Vacant land									
20 Legal Description Lots Twenty-two (22), Twenty-three (23), Twenty-for Twenty-seven (27), Stokes Subdivision of Annex Lo 21 If agricultural, list total number of acres	ur (24), Twenty-five (25), Twenty-six It Five (5) to Red Cloud, Webster Cou	(26) and unty, Nebraska							
22 Total purchase price, including any liabilities assumed	22 \$	139,000,00							
23 Was non-real property included in the purchase?	nter dollar amount and attach itemized list.)	1							
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	24	139,000,00							
25 If this transfer is exempt from the documentary stamp tax, list the exemption	number .								
Under penalties of law, I declare that I have examined this statement correct, and that I am duly authorized to sign this statement. Donna Marie Wilson									
Sign Print or Type Name of Grantee or Authorized Representative	Grantee	Phone Number 9/ /2019							
Vonna- Home weeker	Title	Date							
Register of Deed's Use On	ily	For Dept. Use Only							
26 Date Deed Recorded 27 Value of Stamp or Exempt Number \$ 3.12 75	28 Recording Data RK 2019 Pa 2277								

Nebraska Department of Revenue

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

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		BR 2019, Fg
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on Page 20	Latach County Clerk A Deputy	NEBRASKA DOCUMENTARY STAMP TAX Date9-26-19
IndComp/	AssessorCarded	\$ 312.75 By ab
Return to: Southern Title, LLC P O Box 221 Red Cloud, NE 68970	WARRANTY DEEL)
Jason Heldt and Stacie Heldt, husba (\$1.00) and other valuable consider Grantee, the following described re	ation received from Gra	ntee, Donna Marie Wilson, convey to
Lots Twenty-two (22), Twenty-threand Twenty-seven (27), Stokes Sub County, Nebraska	` ''), Twenty-five (25), Twenty-six (26) Five (5) to Red Cloud, Webster
Grantors covenant, jointly and seve	rally, with Grantee that	Grantors:
(2) have legal power and la	awful authority to conve	it is free from encumbrances; by the same; gainst the lawful claims of all persons.
Executed September 16	' , 2019.	
Jason Heldt		acie Geldt
Jason Heldt	Stacie Held	μ
STATE OF NEBRASKA)		

The foregoing instrument was acknowledged before me on September /6, 2019 by Jason Heldt and Stacie Heldt, husband and wife.

) ss.

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

COUNTY OF WEBSTER

Residential & Commercial Sales Worksheet

Cnty No.	Boo	ok	Page						School District Code									
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Real Estate Transfer Statement •To be filed with the Register of Deeds. •Read instructions on reverse side.

214

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. 3 Date of Sale/Transfer 1 County Name 2 County Number 4 Date of Deed 2019 Mo 09 Day Mo. 08 Day 26 WEBSTER - 91 5 Grantor's Name, Address, and Telephone (Please Print) 6 Grantee's Name, Address, and Telephone (Please Print) Grantee's Name (Buyer)
Matthew & Summer Lukasiewicz Grantor's Name (Seller) Estate of Phyllis I. Hartman, Janice K. Jelinek - PR Street or Other Mailing Address 202 W Nemaha St Street or Other Mailing Address 615 Ivy Hall Place Grand Island Zip Code Zip Code Blue Hill 68930 68801 NE Phone Number (308) 382-6417 Phone Number (402) 984-4020 V No Is the grantee a 501(c)(3) organization? 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 ✓ Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Agricultural Unimproved Multi-Family Mineral Interests-Producing Exempt IOLL. Commercial Recreational 8 Type of Deed Conservator Distribution Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Fasement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Executor Mineral Ouit 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 Irrevocable Trust Revocable Trust Foreclosure Transfer on Death ✓ Sale Auction Life Estate Easement Gift Trustee to Beneficiary Court Decree Yes ✓ No **Grantor Trust** Partition Satisfaction of Contract Other (Explain) Exchange 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 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 Fx-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 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 Montgomery Auction &

No Yes V No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent 202 W Nemaha St same as Grantee Blue Hill, NE 68930 18a No address assigned 18b Vacant land 20 Legal Description Lots One (1) and Two (2), Block Two (2), Grussell's Sub-division of Rohrer's Addition and the East Ninety (90) feet of Lot Five (5), Hawley's Sub-division of Rohrer's Addition to the Village of Blue Hill, Webster County, Nebraska. 21 If agricultural, list total number of acres 70.000,00 23 Was non-real property included in the purchase? 🔲 Yes 📝 No (If Yes, enter dollar amount and attach itemized list.) 0,00 23 70.000100 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 and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. David B. Garwood (402) 746-3613 or Authorized Representativ Phone Number Attorney Signature of Grantee or Authorized Representative Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded Value of Stamp or Exempt Number 28 Recording Data 233 Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2)

BK 2019, Pg 2337

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 30 day of A.D., 20 19 at 11.2 o'clock AM. Recorded in Book 2019 on Rage 2337-2338

Assessor

Comp

NEBRASKA DOCUMENTARY
STAMP TAX
Date 9-30-19
\$157.50 By@b

After filing please return to: Vince Dowding, P.O. Box 5315, Grand Island, NE 68801

Carded

WARRANTY DEED

JANICE K. JELINEK AND DONALD L. JELINEK, wife and husband, and the ESTATE OF PHYLLIS I. HARTMAN, GRANTORS, in consideration of One Dollar (\$1.00) and other valuable consideration, convey to MATTHEW J. LUKASIEWICZ AND SUMMER A. LUKASIEWICZ, husband and wife as joint tenants, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. §76-201):

Lots One and Two (1 & 2), Block Two (2), Grussell's Sub-division of Rohrer's Addition and the East Ninety (90) feet of Lot Five (5), Hawley's Sub-division of Rohrer's Addition to the Village of Blue Hill, Webster County, Nebraska.

Grantors covenant with the Grantees that Grantors:

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

Executed September 23, 2019.

ANICE K. JELINEK

DONALD L. JELINEK

ESTATE OF PHYLLIS I. HARTMAN

JANICE K. JELINEK. Personal Representative

STATE OF NEBRASKA

COUNTY OF HALL

]ss

The foregoing instrument was acknowledged before me on September 23, 2019, by Janice K. Jelinek and Donald L. Jelinek, wife and husband, known to me personally or who has produced sufficient evidence of identification to me.

GENERAL NOTARY - State of Nebraska
VINCENT L. DOWDING
My Comm. Exp. Dec. 29, 2020

Notary Public _____

BK2019, Pg 2338

STATE OF NEBRASKA

]]ss]

COUNTY OF HALL

The foregoing instrument was acknowledged before me on ______, 2019, by Janice K. Jelinek, Personal Representative the Estate of Phyllis I. Hartman, known to me personally or who has produced sufficient evidence of identification to me.

Notary Public Alandery

GENERAL NOTARY - State of Nebraska
VINCENT L DOWDING
My Comm. Exp. Dec. 29, 2020

Agricultural Land Sales Worksheet

Cuty No.	B	ook	Page	Sal	e Date					Scl	nool Dis	trict Co	le			
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REVENUE

Real Estate Transfer Statement

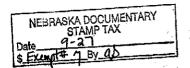
FORM 521

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

The deed will not be recorded unless this staten	nent 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. 09 Day 21 Yr. 2019 Mo. 09 Day 21 Yr. 2019
5 Grantor's Name, Address, and Telephone (Please Print)	6 Grantee's Name, Address, and Telephone (Please Print)
Grantor's Name (Seller) Virginia Kepler, Joann D. Schriner, Steven & Deanne Schrine	Grantee's Name (Buyer) r Virgina L. Kepler and Steven D. Schriner
Street or Other Mailing Address 1014 Rd N	Street or Other Mailing Address 1011 East 65th ST Place
City State Zip Code Red Cloud NE 6897	City State Zip Code NE 68847
Phone Number (402) 460-9561	Phone Number Is the grantee a 501(c)(3) organization? Yes Volume Ves Ves Volume Ves Ves
Email Address	Email Address
7 Property Classification Number. Check one box in categories A and B. Check	C if property is also a mobile home.
(A) Status	(B) Property Type (C)
☐ Improved ☐ Single Family ☐ Industrial	Mineral Interests-Nonproducing State Assessed Mobile Home
✓ Unimproved	Mineral Interests-Producing Exempt
☐ IOLL ☐ Commercial ☐ Recreational	
8 Type of Deed Conservator Distribution	Land Contract/Memo Partition Sheriff Other
	Lease Personal Rep. Trust/Trustee
	Mineral
part of an IRS like-kind exchange?	eclosure Irrevocable Trust Revocable Trust Transfer on Death
(I.R.C. § 1031 Exchange)	Life Estate Sale Trustee to Beneficiary
Yes	ntor Trust Partition Satisfaction of Contract Other (Explain) 12 Was real estate purchased for same use? (If No, state the intended use.)
✓ Yes	Yes NoNo
3 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary r	elatives? (If Yes, check the appropriate box.)
Yes No Aunt or Uncle to Niece or Nephew Family Corp	, Partnership, or LLC Self Other
✓ Brothers and Sisters ☐ Grandparen	s and Grandchild Spouse
Ex-spouse Parents and	Child Step-parent and Step-child
4 What is the current market value of the real property?	15 Was the mortgage assumed? (If Yes, state the amount and interest rate.)
	☐ Yes
6 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 No
8 Address of Property	19 Name and Address of Person to Whom the Tax Statement Should be Sent
Rural Property	Ronald D. Schriner
Webster County, NE	101 First St
8a No address assigned 18b Vacant land	Blue Hill, NE 68930
0 Legal Description	
the oth P.M., Webster County, Nebraska, AND	rter (SE1/4) of Section Four (4), Township Two (2) North, Range Ten (10), West of t (8), Block Twenty-two (22), Original Town of Cowles, Webster County, Nebraska.
1 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,	enter dollar amount and attach itemized list.) 23 \$ 0,00
24 Adjusted purchase price paid for real estate (line 22 minus line 23)	
25 If this transfer is exempt from the documentary stamp tax, list the exemptic	
Under penalties of law, I declare that I have examined this statem	ent and that it is, to the best of my knowledge and belief, true, complete, and
correct, and that I am duly authorized to sign this statement.	, , , , , , , , , , , , , , , , , , , ,
David B. Garwood Print or Type Name of Arantae or Authorized Representative	(402) 746-3613
sign // // // // // // // // // // // // //	Attorney Phone Number
nere Signature of Grantee or Authorized Representative	Title Date
Register of Deed's Use O Date Deed Recorded 27 Value of Stamp or Exempt Number	nly For Dept. Use Only 28 Recording Data
Mo. 9 Day 27 Yr. 19 \$ Exempt# 7	BK2019 Pa 2324
ebraska Department of Revenue rm 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, Ag 2324

State of Nebraska 3ss.



WARRANTY DEED

Virginia L. Kepler, a single person; Joann D. Schriner, a single person; and Steven D. Schriner and Deanne Schriner, husband and wife, GRANTORS, in consideration of ONE AND NO/100 DOLLARS (\$1.00), and EXCHANGE OF PROPERTY, receipt of which is hereby acknowledged, convey to Virginia L. Kepler and Steven D. Schriner, GRANTEES, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

The North 525 feet of County Surveyor's Lot Twelve (12) in the Southeast Quarter (SE¼) of Section Four (4), in Township Two (2) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska, AND

Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7) and Eight (8), Block Twenty-two (22), Original Town of Cowles, Webster County, Nebraska.

GRANTORS covenant with the GRANTEES that GRANTORS:

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

Linginia & Kepler Cann D. Schriner

Steven D. Schriner Deanne Schriner

State Of NEBRASKA, COUNTY OF WEBSTER) ss.

The foregoing instrument was acknowledged before me on September 2/, 2019, by Virginia L. Kepler, a single person; Joann D. Schriner, a single person; and Steven D. Schriner.

Executed: September (2019)

Notary Public

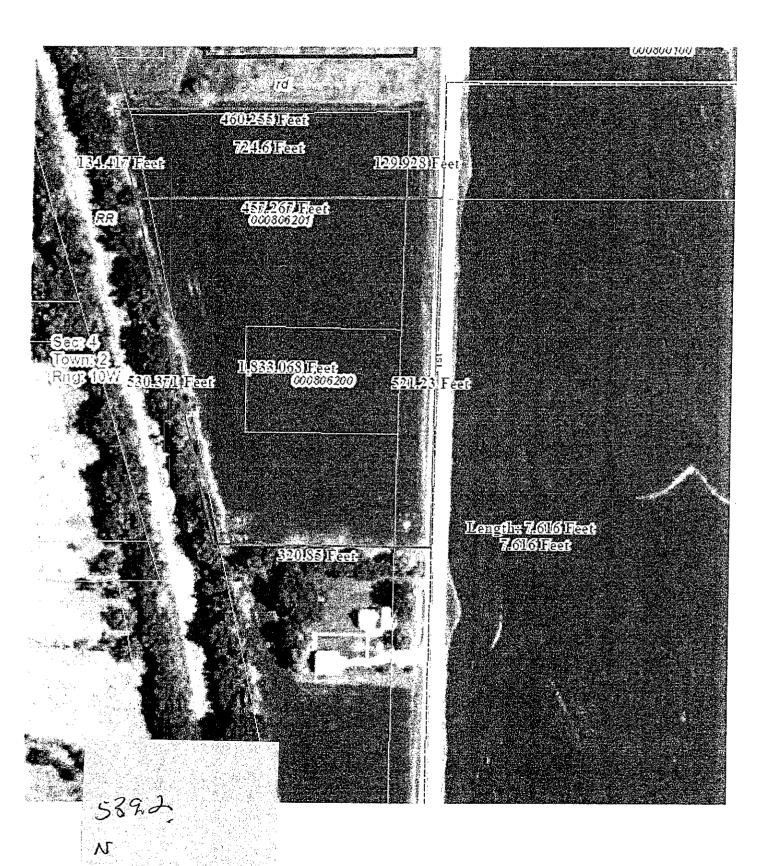
STATE OF NEBRASKA, COUNTY OF BUFFALO) ss.

The foregoing instrument was acknowledged before me on September 23, 2019, by Deanne Schriner.

Comm. expires OC+ 31, 2021

Julio Chom Dom

GENERAL NOTARY - State of Nebrask JULIE THOMSEN My Comm. Exp. October 31, 202



Agricultural Land Sales Worksheet

Cnty No. Bo		ok	Page	Sale Date		School District Code											
91 20		19 2325		9/21/2019		Base: 91-0002 A				Affiliated:				Unified:			
Location ID		Sale Number		Useability & Code #		All April	Parcel Number								22 M		
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Land		Improvements		Total		Date of Sa				ale Property Classifi				ication Code			
1,870		12,470		14,340		Status Property Typ		pe	e Zoning			Location Cit		y Size Parcel Si		cel Size	
		Irrigat	ion Type:	<u> </u>	- ***	A) 1	В)	01		C)	1	D)	1	E)	8	F)	3
LCG	() ()	1	CRES:	VAJ	UE:		LCG				ACRI	rs -	(Sev		VAL	1117.	- 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
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Assessor's Adjustment to Sale Price (+ or -):	Total Recapture Value:	
Assessor Comments and Reason for Adjustment:		
WD - BETWEEN BROTHER AND SISTERS		
Comments from		
Comments from	Comments:	···
		(Continue on back)



Real Estate Transfer Statement

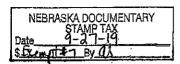
212

521

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

The deed will not be recorded unless this statement is signed and items 1-25 are accurately completed. 2 County Number 3 Date of Sale/Transfer 1 County Name 4 Date of Deed Mo. 09 Day _ Mo. 09 Day 21 WEBSTER - 91 6 Grantee's Name, Address, and Telephone (Please Print) 5 Grantor's Name, Address, and Telephone (Please Print) Grantor's Name (Seller) Grantee's Name (Buyer) Virginia Kepler, Joann D. Schriner, Steven & Deanne Schriner Joann D. Schriner Street or Other Mailing Address 1011 East 65th ST Place Street or Other Mailing Address 1014 Rd N Zip Code Zip Code Kéarnev 68847 Red Cloud NE 68970 V No Phone Number (308) 440-2736 Phone Number (402) 460-9561 Is the grantee a 501(c)(3) organization? If Yes, is the grantee a 509(a) foundation? Email Address **Fmail Address** 7 Property Classification Number. Check one box in categories A and B. Check C if property is also a mobile home. (A) Status (B) Property Type (C) ✓ Improved Single Family Industrial Mineral Interests-Nonproducing State Assessed Mobile Home Unimproved ✓ Agricultural Multi-Family Mineral Interests-Producing Exempt I IOLL Commercial Recreational 8 Type of Deed Distribution Conservator Land Contract/Memo Partition Sheriff Other Bill of Sale Corrective Easement Lease Personal Rep. Trust/Trustee Cemetery Death Certificate - Transfer on Death Executor Mineral Quit Claim **√** Warranty Was the property purchased as part of an IRS like-kind exchange? (I.R.C. § 1031 Exchange) 10 Type of Transfer Distribution Foreclosure Irrevocable Trust Revocable Trust Transfer on Death Sale Auction Easement Life Estate Gift Trustee to Beneficiary ✓ No Yes Yes Court Decree ▼ Exchange Grantor Trust Satisfaction of Contract Other (Explain) Partition 11 Was ownership transferred in full? (If No, explain the division.) 12 Was real estate purchased for same use? (If No, state the intended use.) √ Yes No √ Yes ☐ No 13 Was the transfer between relatives, or if to a trustee, are the trustor and beneficiary relatives? (If Yes, check the appropriate box.) √ Yes Aunt or Uncle to Niece or Nephew Family Corp., Partnership, or LLC Other ✓ Brothers and Sisters Grandparents and Grandchild Spouse Ex-spouse Parents and Child Step-parent and Step-child 14 What is the current market value of the real property? 15 Was the mortgage assumed? (If Yes, state the amount and interest rate.) 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 V No 18 Address of Property 19 Name and Address of Person to Whom the Tax Statement Should be Sent Rural Property Ronald D. Schriner Webster County, NE 101 First St 18a No address assigned Blue Hill, NE 68930 18b Vacant land 20 Legal Description County Surveyor's Lot Twelve (12), EXCEPT the North 525 feet thereof and County Surveyor's Lot Fifteen (15) both in the Southeast Quarter (SE1/4) of Section Four (4), in Township Two (2) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska. 21 If agricultural, list total number of acres 0.00 23 Was non-real property included in the purchase? Tyes Ves No (If Yes, enter dollar amount and attach itemized list.) 0,00 23 0100 25 If this transfer is exempt from the documentary stamp tax, list the exemption number 1 Under penalties of law, I declare that I have examined this statement and that it is, to the best of my knowledge and belief, true, complete, and correct, and that I am duly authorized to sign this statement. David B. Garwood (402) 746-3613 orized Repres Phone Number Attorney ture of Grantee or Authorized Representative here Title Register of Deed's Use Only For Dept. Use Only 26 Date Deed Recorded Value of Stamp or Exempt Number 28 Recording Data Day -Nebraska Department of Revenue Authorized by Neb. Rev. Stat. §§ 76-214, 77-1327(2) Form No. 96-269-2008 2-2016 Rev. Supersedes 96-269-2008 Rev. 7-2014

BK2019, fg 2325



WARRANTY DEED

Virginia L. Kepler, a single person; Joann D. Schriner, a single person; and Steven D. Schriner and Deanne Schriner, husband and wife, GRANTORS, in consideration of ONE AND NO/100 DOLLARS (\$1.00), and EXCHANGE OF PROPERTY, receipt of which is hereby acknowledged, convey to Joann D. Schriner, GRANTEE, the following described real estate (as defined in Neb. Rev. Stat. 76-201):

County Surveyor's Lot Twelve (12), EXCEPT the North 525 feet thereof and County Surveyor's Lot Fifteen (15) both in the Southeast Quarter (SE½) of Section Four (4), in Township Two (2) North, Range Ten (10), West of the 6th P.M., Webster County, Nebraska.

GRANTORS covenant with the GRANTEE that GRANTORS:

- (1) are lawfully seized of such real estate and that it is free from encumbrances, except roads and highways, easements and restrictions of record;
- (2) have legal power and lawful authority to convey the same;

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

Executed: September 2 , 2019

Linguis Hepler (oann D. Schriner)

Steven D. Schriner (oann D. Schriner)

Steven D. Schriner (oann D. Schriner)

Steven D. Schriner (oann D. Schriner)

State Of Nebraska, County of Webster) ss.

The foregoing instrument was acknowledged before me on September 2 , 2019, by Virginia L. Kepler. a single person; Joann D. Schriner, a single person; and Steven D. Schriner.

BENERAL NOTARY State of Nebraska DAVID B. GARWOOD My Comm. Exp. Detailer 22, 2022

Comm. expires David B. GARWOOD Notary Public

STATE OF NEBRASKA, COUNTY OF BUFFALO) ss.

The foregoing instrument was acknowledged before me on September 3, 2019, by

Deanne Schriner.

A GENERAL PRINCY - State of Nebroska

Comm. expires Off. 31, 2021

My Comm. Exp. October 31; 202

My Comm. Exp. October 31; 202

My Comm. Exp. October 31; 202

Tary Public

GENERAL NOTARY - State of Nebraska

JULIE THOMSEN

Ny Comm. Exp. October 31, 2021

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