

A. R. KINNEY AND WIFE)
TO : DEED
CITY OF RAVENNA)

Filed for record April 25, 1934 at 9:35 A.M.
Lydia A. Finke REGISTER OF DEEDS.

DEED

THIS INDENTURE WITNESSETH, That, Grantors, A. R. Kinney and Grace B. Kinney, husband and wife, of the City of Omaha, in the County of Douglas, State of Nebraska. For and in consideration of the sum of One Dollar (\$1.00) cash in hand paid, Grant, Bargain, sell, convey and assure, to the city of Ravenna, Nebraska, its successors, and assigns, the following described real estate, to-wit:

Lot No. One (1) in Block No. One (1) Kinney Addition to Ravenna, Nebraska, and all of Block No. Two (2) in Kinney Addition to the City of Ravenna, Nebr. excepting the south one hundred and Fifty (150) feet of said Block No. Two (2) upon the following condition:

CONDITION: That said property is to be used solely for the benefit of the City library of said city.
CONDITION: That upon recommendation of the City Library Committee, their successors in office, the said City of Ravenna, Nebr. by its mayor and authorization of the City council may sell and convey said premises to such purchaser, or purchasers, as the said Library Committee may direct.

CONDITION: That all money, funds, or property, derived from the sale of said real estate shall be delivered to said Library committee for the use and benefit of said Library of said City.

CONDITION: That a receipt for the money, proceeds of said sale, from the Library committee to the city clerk of said city, shall be conclusive evidence of the completion of the trust herein created, and the purchaser, or purchasers, shall have and take title to said premises in fee simple, free and clear of all limitations, restrictions or reservations what-so-ever.

We the Grantors covenant and warrant to the said City of Ravenna, Nebraska, that we are lawfully seized of said premises and have good right and lawful authority to sell and convey the same; that said premises are free from encumbrance, excepting taxes levied and assessed against the same for the year 1933, and this conveyance is subject thereto. IN WITNESS WHEREOF, We, A. R. Kinney and Grace B. Kinney have set our hands this 28th day of Nov. 1933.

In the presence of
R. S. Dickinson
A. R. Kinney
Grace B. Kinney

STATE OF NEBRASKA)
DOUGLASS COUNTY)

On this 28th day of Nov, 1933, before me, the undersigned, a Notary Public duly commissioned and qualified for and residing in said county and State personally appeared A. R. Kinney and Grace B. Kinney husband and wife, to me personally known to be the identical persons who executed the foregoing deed of conveyance and jointly and severally acknowledged the execution of said instrument to be their voluntary act and deed.

IN WITNESS whereof I have hereunto set my hand and affixed my notarial seal the day and year last above written.

(SEAL) My commission expires Aug 20, 1936.

M. Brennan Notary Public

UNITED STATES OF AMERICA)
TO : PATENT
SIDNEY A. MARSHALL)

Filed for record April 26, 1934 at 10:15 A.M.
Lydia A. Finke REGISTER OF DEEDS.
Lela I. Blain Deputy.

THE UNITED STATES OF AMERICA
Certificate No. 1715 :

WHEREAS SIDNEY A. MARSHALL of Buffalo County, Nebraska has deposited in the General Land office of the United States a Certificate of the Register of the Land Office at Grand Island, Nebraska, whereby it appears that full payment has been made by the said Sidney A. Marshall according to the provisions of the Act of Congress of the 24th of April, 1820, entitled "An act making further provision for the sale of the Public Lands," and the acts supplemental thereto, for

The south half of the southeast quarter of section ten in township eleven north of range fifteen west of the sixth principal meridian in Nebraska, containing eighty acres

according to the official plat of the survey of the said lands, returned to the General Land Office by the Surveyor General which said tract has been purchased by the said Sidney A. Marshall. NOW KNOW YE, That the United States of America, in consideration of the premises, and in conformity with the several acts of Congress in such case made and provided, Have given and granted, and by these presents do give and grant, unto the said Sidney A. Marshall and to his heirs, the said Tract above described; TO HAVE AND TO HOLD the same, together with all the rights, privileges, immunities, and appurtenances, of whatsoever nature, thereunto belonging, unto the said Sidney A. Marshall and to his heirs and assigns forever. IN TESTIMONY WHEREOF, I Chester A. Arthur President of the United States of America, have caused these letters to be made Patent, and the seal of the General Land Office to be hereunto affixed. GIVEN under my hand at the City of Washington, the thirteenth day of August, in the year of our Lord one thousand eight hundred and eighty three and of the Independence of the United States the one hundred and eighth.

By the President Chester A. Arthur
By O. L. Judd Asst. Secretary
S. W. Clark Recorder of the General Land Office

(SEAL) Recorded Vol 3, page 289.

J. C. TYE ADMINISTRATOR)
TO : ADMINISTRATOR'S DEED
ZULMA M. VANDEVOORDE)

Filed for record April 26, 1934 at 9:30 A.M.
Lydia A. Finke REGISTER OF DEEDS.
Lela I. Blain Deputy.

ADMINISTRATOR'S DEED

KNOW ALL MEN BY THESE PRESENTS: THAT I, J. C. Tye, Administrator with the Will annexed on the estate of Felix Eckhout, deceased, do hereby by virtue of the powers vested in me by the Last Will and Testament of the said Felix Eckhout, deceased, which instrument is in words and figures following, to wit:

LAST WILL AND TESTAMENT OF FELIX ECKHOUT; KEARNEY, NEBRASKA.

Know all men by these presents: That I, Felix Eckhout of Kearney, Nebraska, being of sound mind and memory and mindful of the uncertainty of this life, do make and publish this my Last Will and Testament as follows: to-wit: FIRST, I direct that my executor, hereinafter named, shall pay all my just debts, expenses of my last sickness and funeral expense, and expense of probating this will out of any personal estate that I may leave, not including the note and mortgage of Zulma M. Vandevoorde, or proceeds from the same. If such personal estate should not be sufficient to pay the items mentioned in this paragraph, then I direct my executor to sell so much of my real estate as may be necessary for such purpose, and I hereby grant him such authority without any order of court.

SECOND: I give and devise nothing to my wife, Ida Eckhout, for the reason that she and I entered into an ante-nuptial contract before marriage and as appears by Exhibit "A" hereto attached, made February 1, 1930 in lieu of Original Contract which has been lost or cannot be found at this time, that such substituted contract is hereto attached marked Exhibit "A" and filed with this my Last Will and Testament.

THIRD: I give and bequeath to my granddaughters, Audrey Lenore Mills and Almee Mills, daughters of my daughter, Florence Mills, a certain note and mortgage in the sum of Twelve Hundred Dollars (\$1200.00) of Zulma M. Vandevoorde, or so much of the same as may remain at my death as I have collected from such mortgage.

FOURTH: I give and bequeath to my son, Raymond Alphonse Eckhout, the sum of Five Dollars (\$5.00).

FIFTH: after the above provisions have been complied with, I give and bequeath and devise the remainder of my estate as follows, to-wit: To my son, George Eckhout, and to my daughter, Mary Emma Chipps, the sum of five per cent (5%) each of such balance of my estate; to my daughter Rosa Virginia Lilly Chipps, ten per cent (10%) of the remainder of my estate, to my son, Charles Adolph Eckhout, the sum of Ten per cent (10%) of the remainder of my estate; to my son, August Felix Eckhout, the sum of fifteen per cent (15%) of the remainder of my estate; to my daughter, Florence Lucy

Mills, the sum of Fifteen per cent (15%) of the remainder of my estate; to my daughter, Mathilda Georgine Wieland, the sum of ten per cent (10%) of the remainder of my estate; to my daughter Gertrude Clark the sum of ten per cent (10%) of the remainder of my estate; to my daughter, Aimee Clementing Carman, the sum of ten per cent (10%) of the remainder of my estate; to my grandson, Everett Chipps, son of my daughter, Rosa Virginia Lilly Chipps, the sum of ten per cent (10%) of the remainder of my estate.

SIXTH, I hereby appoint my son, Charles Adolph Eckhout, to be executor of this my Last Will and Testament, hereby revoking all former wills made by me.

Felix Eckhout

We, the undersigned, do hereby certify that the above testator, Felix Eckhout, signed his name to the foregoing instrument in our presence and declared at the same time that said instrument was his Last Will and Testament, and we at his request signed our names hereto in his presence, and in the presence of each of us as attesting witnesses.

J. H. Dean of Kearney, Nebraska
Fred A. Nye of Kearney, Nebraska

AND by virtue of the fact that it became necessary for me as Administrator with the Will annexed of said Estate to sell said property herein conveyed in order to pay and discharge the claims filed and allowed against said estate and the expenses of administration thereof, and payment of the amount due to Ida Eckhout, widow of the deceased by virtue of the Ante-nuptial agreement referred to in the will,

NOW, THEREFORE, I, J. C. Tye as Administrator with the Will annexed of the estate of Felix Eckhout, deceased, in consideration of the above and foregoing premises and the sum of Five Hundred Fifty dollars (\$550.00) in hand paid by Zulma Vandevoorde and by virtue of the powers vested in me by said Last Will and Testament do by these presents grant, bargain, sell and convey unto the said Zulma Vandevoorde and to her heirs and assigns the real estate described as follows:

Block Twenty seven (27) and Twenty eight (28) in Whiteakers Grove Addition to the City of Kearney, Buffalo County, Nebraska, with all the appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same to her, her heirs and assigns forever. Said grantor conveying all the right, title, interest, property, possession, claim and demand whatsoever which he as Administrator with the Will Annexed of the Estate of Felix Eckhout, deceased, has.

IN WITNESS WHEREOF, I have hereunto set my hand this 21st day of April, 1934.

In Presence of
Warren Pratt

J. C. Tye Administrator with the Will
Annexed of the Estate of Felix Eckhout,
Deceased

STATE OF NEBRASKA)

) SS.

COUNTY OF BUFFALO)

On this 21st day of April, 1934, before the undersigned Notary Public, duly commissioned and qualified in and for said County and State, personally appeared J. C. Tye, as Administrator with the Will annexed of the Estate of Felix Eckhout, deceased, personally known to me to be the identical person whose name is subscribed to the foregoing deed as grantor and acknowledged the execution thereof, to be his own voluntary act and deed as said Administrator for the purposes therein expressed.

WITNESS my hand and seal the day and year above written.

(SEAL) My commission expires -

Warren Pratt Notary Public

LEROY H. HARRIS EXECUTOR)

TO :

EXECUTORS DEED

Filed for record April 26, 1934 at 3:50 P.M.
Lydia A. Finke REGISTER OF DEEDS.

EARNEST N. THOMAS)

EXECUTOR'S DEED PURSUANT TO LICENSE FROM DISTRICT COURT:

KNOW ALL MEN BY THESE PRESENTS: That in pursuance of an order of the Honorable B. O. Hostetler, Judge of the District Court of Buffalo County, Nebraska, made on the 4th day of March, 1933, I was licensed by said Judge and court, to sell at public auction, in the manner provided by law, the real estate hereinafter described, together with other lands; that thereupon I gave notice of the time and place of said sale as required by law, and at the time and place therein specified, after said sale had been held open one hour, I sold said real estate at Public Auction to, Earnest N. Thomas, he being the highest bidder therefor, that said bidder thereafter in open court and in writing, raised his bid for the purchase of said premises to sum of \$900.00, that said sale was thereupon reported to said Judge of the District Court and by him in all things confirmed; and I was ordered to make a Deed of said premises to said purchaser.

NOW, THEREFORE, I, LeRoy H. Harris as Executor of the estate of James G. Harris, deceased, in consideration of the premises and the sum of \$900.00, so bid and paid by the said purchaser, and by virtue of the powers entrusted in me, by said order and proceedings of said court, do by these presents, grant and sell and convey unto the said Earnest N. Thomas, and to his heirs and assigns, the real estate described as follows, to-wit:

Lot 6 and the South Half of Lot 5, in Block 19, original town of city of Ravenna, all in Buffalo County, Nebraska, with all the appurtenances thereunto belonging,

to have and to hold, the same unto the said Earnest N. Thomas, and to his heirs and assigns for ever.

IN WITNESS WHEREOF, I have hereunto set my hand this 18 day of April, 1934

Witness

E. G. Reed

(REV \$1.00 Can. L.H.H. 4/19/34)

Le Roy H. Harris

STATE OF NEBRASKA)

) SS.

COUNTY OF BUFFALO)

On the 18 day of April, 1934, before me, E. G. Reed, a Notary Public, within and for the said county, personally appeared LeRoy H. Harris, as Executor of the Estate of James G. Harris, deceased, and to me personally known to be the identical person who executed the foregoing instrument as grantor, also known to me to be the Executor of said estate and he, as said Executor acknowledged the execution of the foregoing instrument to be his voluntary act and deed, for the purpose therein set forth.

Witness my hand and notarial seal in said county of Buffalo, the day and year last above written.

(SEAL) My commission expires Sept 29, 1934.

E. G. Reed Notary Public

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This instrument was on the day of the date thereof, signed, published and declared by the said Edmund J. O'Dea, to be his last will and Testament, in the presence of us who at his request have subscribed our names thereto as witnesses in his presence and in the presence of each other.

Frances O'Dea McGuire
A. H. Berbig

CERTIFICATE OF PROBATE OF WILL

State of Nebraska)

) SS.

County of Buffalo)

IN COUNTY COURT.

In the matter of the estate of Edmund J. O'Dea deceased. I hereby certify that on the 30th day of July 1932, the foregoing instrument of writing to which this certificate is attached was duly probated and allowed as the Last Will and Testament of Edmund J. O'Dea deceased and the same was duly filed and entered upon the probate records of said county. Witness my hand and official seal, this 30th day of July, 1932.

(SEAL)

J. M. Easterling County Judge