

WARRANTY DEED

For value received, Michele L. Bennett, a married woman dealing with her sole and separate property ("Grantor") conveys and warrants to MPr Investments, LLC ("Grantee") whose address is P.O. Box 7009, Sheridan, WY 82801 the following described property situate in Sheridan County, Wyoming, hereby releasing and waiving any and all rights under and by virtue of the homestead exemption laws of the State of Wyoming:

Lot 1 of Block 19 of Thurmond Second Addition to the City of Sheridan, Sheridan County, Wyoming.

Together with all buildings, improvements and fixtures situate thereon.

The above described property is conveyed subject to all exceptions, reservations, rights of way, easements, dedications, covenants, restrictions, and rights of record and subject to conflicts in boundary lines and encroachments and building, zoning and subdivision regulations, real estate taxes, and any state of facts that would be disclosed by a physical inspection or accurate survey of the premises. The above described property

is sold in "AS IS, WHERE IS" physical condition.	
	Dated this <u>28</u> day of <u>May</u> , 2021
	Michele L. Bennett
State of Wyoming)) ss.	
County of Sheridan)	/ _
This instrument was acknowledged before me this 28day of	
Notar y P ublic	
My commission expires:	573-22
	May 13, 2022