

## WARRANTY DEED

Dane Dexter Culbertson, a single person, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEE, Christopher G. Tellez, a single person, whose address is 843 King Street, Sheridan, WY 82801, the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

**Lots 4, 5 and 6, Block 19, Coffeen's Second Addition to the Town,  
now City of Sheridan, Sheridan County, Wyoming.**

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building and zoning regulations and city, state and county subdivision laws.

WITNESS my hand this 17<sup>th</sup> day of September, 2007.

Dane Dexter Culbertson  
Dane Dexter Culbertson

State of Wyoming )  
                          )ss  
County of Sheridan )

The foregoing instrument was acknowledged before me by Dane Dexter Culbertson, this 17 day of September, 2007.

Witness my hand and official seal.



C. Dolzadelli  
Notary Public

My Commission Expires: 4-2-2011

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658030 QUITCLAIM DEED  
BOOK 511 PAGE 0462  
RECORDED 12/15/2009 AT 10:10 AM  
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS: The City of Sheridan, a municipal corporation situate in Sheridan County, Wyoming, Grantor, does hereby convey and quitclaim, without warranty, unto Christopher G. Tellez, Grantee, as the current record owner of Lots 4, 5 and 6 of Block 19, Coffeen Second Addition to the Town, now City of Sheridan, Sheridan County, Wyoming, all its right, title, interest and claim, if any, in and to all the following described real estate, situated in the County of Sheridan, State of Wyoming, to wit:

All of the part of vacated Carrington Street located in Coffeen Second Addition to the City of Sheridan, adjacent to Block 19 of Coffeen Second Addition, lying north of the north right-of-way of King Street to a point eight (8) feet north of the north boundary of Lots 4, 5, and 6, being the midpoint of the vacated alley determined below, and

The South one half (1/2) of the part of the vacated alley located in Block 19, Coffeen Second Addition to the City of Sheridan lying south of Lots 1, 2, and 3 of said Block 19, and north of Lots 4 thru 6 of said Block 19, Coffeen Second Addition to the City of Sheridan, (collectively herein the "Property");

Subject to easements for existing utilities that may exist within the boundaries of the Property are hereby reserved for continued use, and Subject to all other instruments of record affecting the Property.

This conveyance is made from Grantor to Grantee due to Grantee's current record ownership of the platted lots adjacent to the Property, which the use and designation of said Property as an alley was vacated on January 4, 1994 pursuant to Ordinance No. 1831 and in accord with applicable Wyoming statutes. Grantee shall hereafter have the right to have and to hold the Property, as current record owner of said adjacent Lots 4, 5, and 6, Block 19, Coffeen Second Addition, and his heirs successors and assigns thereof.

IN WITNESS WHEREOF, these presents are hereby executed by the duly authorized representative of the municipality known as the City of Sheridan, situate in Sheridan County, Wyoming on this 14 day of December, 2009

ATTEST

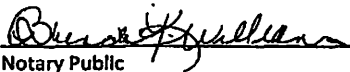
  
Scott Badley, City Clerk

THE CITY OF SHERIDAN

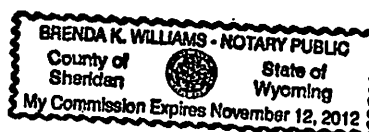
  
Dave Kinskey, Mayor

STATE OF WYOMING     )  
                                      ) ss  
COUNTY OF SHERIDAN    )

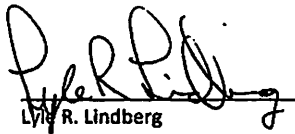
The above and foregoing Quitclaim Deed was subscribed, sworn to, and acknowledged before me by Mayor Dave Kinskey and Scott Badley, both with the authority to so execute on behalf of the City of Sheridan, a municipal corporation within Sheridan County, Wyoming, this 14<sup>th</sup> day of December, 2009.

  
Notary Public

My Commission Expires: Nov 12, 2012



As predecessors in record title of the Grantee herein, the undersigned do hereby consent and agree to the above and foregoing Quitclaim Deed and conveyance of said vacated right-of-way.

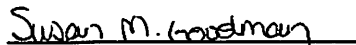
  
Lyle R. Lindberg

  
Loretta R. Lindberg

STATE OF WYOMING    )  
                                  ) ss  
COUNTY OF SHERIDAN )

The above and foregoing Quitclaim Deed was subscribed, sworn to, and acknowledged before me by Lyle R. Lindberg and Loretta R. Lindberg this 9 day of <sup>Nov</sup>~~November~~, 2009.



  
Notary Public

My Commission Expires: June 12, 2010