

WARRANTY DEED

Julie A. Porter, a married person dealing in her sole and separate property, grantor, of Sheridan County, Wyoming, CONVEYS and WARRANTS TO Ronald A. Gradwohl and Laura A. Gradwohl, husband and wife, as tenants by the entireties with full rights of survivorship, grantees, the following described real estate situate in Sheridan County, Wyoming, to-wit:

A tract of land located within Lots 15 and 16 of Civin Subdivision, City of Sheridan, Sheridan County, Wyoming, as originally platted, being more particularly described as follows:

Beginning at the Northeast corner of said Lot 15, said point being located S 0°32'03"E, 755.39 feet from the Southwest corner of Lot 31, of said Civin Subdivision; thence along the East line of said Lot 15 S 0°32'03"E, 123.42 feet to the Southeast corner of said Lot 15, thence along the South line of said Civin Subdivision S89°54'11"W, 64.91 feet; thence N 46°53'07"W, 181.79 feet to a point on the Southeasterly right of way of Thomas Drive; thence along said Southeasterly right of way along a curve to the left having a radius of 130.00 feet, a central angle of 22°28'46", and arc length of 51.00 feet, with chord bearing and distance of N 26°06'22"E, 50.68 feet to the Northwest corner of said Lot 15; thence along the North line of said Lot 15 S 79°08'01"E, 180.19 feet to the point of beginning;

Said tract being described as Lot 15, Civin Subdivision, City of Sheridan, Sheridan County, Wyoming, as described in Lot Line Adjustment Plat recorded July 16, 2002 in Drawer A, as Plat Number 282, as instrument #413557.

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

This conveyance is made subject to all reservations, restrictions, easements, rights-of-way and covenants of record.

Grantor hereby releases and waives all rights under and by virtue of the homestead exemption laws of the State of Wyoming; she makes this conveyance for and in consideration of One Dollar (\$1.00), and other good and valuable consideration, in hand paid, receipt whereof is hereby acknowledged.

Grantees' address is 1491 Thomas Dr. Sheridan, WY.

WITNESS my hand this 1st day of June 2007.

Julie A. Porter
Julie A. Porter

STATE OF WYOMING)
 : SS
COUNTY OF SHERIDAN)

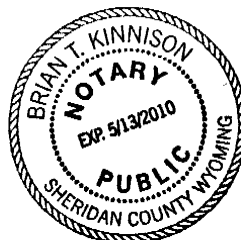
Julie A. Porter acknowledged the foregoing instrument before me, this 1st day of June 2007.

WITNESS my hand and official seal.

[Signature]
NOTARY PUBLIC

My Commission Expires: 5-13-10

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