

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **PHYLLIS M. RHODES, General Partner of T & P RHODES INVESTMENTS PARTNERSHIP**, a Wyoming partnership, Grantor, of Johnson County, Wyoming, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, the receipt whereof is hereby acknowledged, CONVEYS AND QUITCLAIMS unto **RHODES RANCH, LLC**, a Wyoming limited liability company, Grantee, whose mailing address is 770 North Ridge Way, Buffalo, Wyoming 82834, any and all of its right, title and interest in the following-described real estate, situate in the County of Sheridan, State of Wyoming, to-wit:

Township 53 North, Range 79 West, 6th P.M., Sheridan County, Wyoming

Section 18: Lots 29, 30, 31.

TOGETHER WITH all buildings, improvements, and fixtures situate on the above-described property and all fences, gates, corrals, windmills, pumps, water and irrigation systems, weirs, cattle guards, stock tanks, stock watering systems, water lines, fence panels, panel gates, chutes, and all water and water rights, ditches and ditch rights, reservoirs and reservoir rights appurtenant to, used on, or located on the above-described property and together with all easements and appurtenances belonging thereto;

SUBJECT TO all easements, reservations, covenants and restrictions, if any, of record; and,

FURTHER SUBJECT TO discrepancies, conflicts in boundary lines, shortages in area, encroachments, and any facts which a correct survey and inspection of the premises would disclose, and which are not shown in the public records.

This Deed is an absolute conveyance of any interest the Grantor may have or hereafter acquire in the subject property.

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

WITNESS MY HAND this 12th day of December, 2019.

**T & P RHODES INVESTMENTS
PARTNERSHIP:**

Phyllis M. Rhodes
**PHYLLIS M. RHODES,
General Partner**

STATE OF WYOMING)
) ss.
County of Johnson)

The foregoing instrument was acknowledged before me by **PHYLLIS M. RHODES, General Partner of T & P RHODES INVESTMENTS PARTNERSHIP**, who acknowledged said instrument to be the free act and deed of said partnership, this 12th day of December, 2019.

Witness my hand and official seal.

Ashley L. Engen
Notary Public

My Commission Expires: 5/7/23



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FEES: \$12.00 DO QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

NO. 2020-755095 QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
KIRVEN & KIRVEN PO BOX 640
BUFFALO WY 82834