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FEES: $15.00 HLM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

FRANK AUZQUI and CHERYL AUZQUI, husband and wife, Grantors, of Sheridan 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, hereby CONVEYS AND WARRANTS to **FRANCIS AUZQUI and CHERYL AUZQUI, Trustees of the AUZQUI JOINT TRUST dated June 17, 2013**, Grantees, whose mailing address is 311 US Highway 14 E, Sheridan, Wyoming, 882801, the following-described real estate situate in the County of Sheridan, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

A tract of land situated in the E½SE¼ of Section 7 and the W½SW¼ of Section 8, Township 55 North, Range 83 West, 6th P.M., Sheridan County, Wyoming; said tract more particularly described as follows:

Commencing at the east quarter corner of said Section 7;

Thence S75°18'50"W, 833.45 feet to the POINT OF BEGINNING of the herein described tract, said point lying on the easterly right of way line of U.S. Highway No. 14;

thence N82°12'18"E, 391.25 feet along the south line of a tract of land described in Book 363 of Deeds, Page 551 to a point;

thence S16°23'00"E, 1142.00 feet to a point;

thence N77°12'55"E, 356.07 feet to a point;

thence N07°20'46"E, 240.81 feet to a point;

thence N63°47'13"E, 186.24 feet to a point, said point lying on the west line of said tract described in Book 363 of Deeds, Page 551;

thence S12°28'00"E, 346.54 feet along said west line of a tract described in Book 363 of Deeds, Page 551 to a point;

thence S73°16'42"E, 260.49 feet along said west line of a tract described in Book 363 of Deeds, Page 551 to a point;

thence S19°03'06"W, 34.89 feet along said west line of a tract described in Book 363 of Deeds, Page 551 to a point;

thence S81°19'05"E, 143.05 feet along said west line of a tract described in Book 363 of Deeds, Page 551 to a point, said point lying on the north line of a tract of land described in Book 22 of Deeds, Page 537;

thence S87°10'08"W, 45.75 feet along said north line of a tract described in Book 22 of Deeds, Page 537 to a point, said point lying on the south line of said NW¼SW¼;

thence S89°48'43"W, 28.22 feet along said north line of a tract described in Book 22 of Deeds, Page 537 and said south line of the NW¼SW¼ to a point;

thence Due South, 162.50 feet along said north line of a tract described in Book 22 of Deeds, Page 537 to a point;

thence S87°00'54"W, 819.73 feet along said north line of a tract described in Book 22 of Deeds, Page 537 to a point, said point lying on the west line of said SW¼SW¼ of Section 8, and being S00°23'27"E, 202.50 feet from the northwest corner of said SW¼SW¼;

thence S00°23'27"E, 91.44 feet along said west line of the SW¼SW¼ and the west line of said tract of land described in Book 22 of Deeds, Page 537 to a point, said point lying on the easterly right of way line of U.S. Highway No. 14;

thence N39°23'56"W, 682.54 feet along said easterly right of way line to a point;

thence through a curve to the right, having a radius of 1587.02 feet, a central angle of 24°14'21", an arc length of 671.39 feet, a chord bearing of N27°17'12"W, and a chord length of 666.40 feet along said easterly right of way line to a point;

thence N15°09'42"W, 300.32 feet along said easterly right of way line to the POINT OF BEGINNING.

TOGETHER WITH all improvements, hereditaments and appurtenances thereunto belonging to or appertaining thereto, and all of Grantors' rights, title, and interest in and to all water and water rights, wells and well rights, ditches and ditch rights, reservoirs and reservoir rights, and reservoir permits belonging or in any appertaining to subject property.

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.

WITNESS OUR HANDS this 12th day of December, 2019.

Frank Auzqui
FRANK AUZQUI

Cheryl Auzqui
CHERYL AUZQUI

STATE OF WYOMING §
§ ss.
County of Sheridan §

The foregoing instrument was acknowledged before me by **CHERYL AUZQUI**, this 12th day of December, 2019.

Witness my hand and official seal.

Melanie J. Jacobs
Notary Public

My Commission Expires: 2-15 2023

MELANIE J. JACOBS NOTARY PUBLIC
COUNTY OF SHERIDAN STATE OF WYOMING
MY COMMISSION EXPIRES FEBRUARY 15, 2023

NO. 2019-754766 WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
KIRVEN & KIRVEN PO BOX 640
BUFFALO WY 82834

STATE OF WYOMING §
§ ss.
County of Sheridan §

The foregoing instrument was acknowledged before me by **FRANK AUZQUI**, this 12th day of December, 2019.

Witness my hand and official seal.

Kendall Ingalls
Notary Public

My Commission Expires: 21