

**WARRANTY DEED**

**WHITNEY BENEFITS, a Wyoming nonprofit corporation**, Grantor, of Sheridan County; State of Wyoming, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, CONVEYS and WARRANTS to **SHERIDAN COUNTY SCHOOL DISTRICT NO. 2**, Grantee, whose address is P.O. Box 919, Sheridan, Wyoming 82801, an interest in the real estate, situate in the County of Sheridan, State of Wyoming, described as follows:

An undivided seventy-four percent (74%) interest to the following:

Lot 3, Block 1, Whitney Plaza, a subdivision in the City of Sheridan, Sheridan County, Wyoming.

TOGETHER with all improvements situate thereon, and all appurtenances and hereditaments appertaining thereto.

SUBJECT to the following:

1. All exceptions, reservations, rights-of-way, easements, covenants, restrictions and rights of record, specifically including the Declaration of Covenants for Whitney Plaza filed for record on October 18, 2007, in Book 490, Page 0247.
2. That certain unrecorded Agreement for the Sale and Exchange of Real Property, Construction of Improvements and Lease Occupancy of premises dated November 15, 2005. A copy of which is in the offices of the Grantor.

**RESERVING** unto the Grantor an undivided twenty-six percent (26%) in and to the above described property, together with its proportionate share of the improvements, appurtenances and rights attendant thereto.

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

DATED this 14 day of April, 2010.

**WHITNEY BENEFITS,  
a Wyoming nonprofit corporation**

By: \_\_\_\_\_

Tom Kinnison, President

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RECORDED 04/14/2010 AT 04:10 PM  
EDA S. THOMPSON, SHERIDAN COUNTY CLERK

STATE OF WYOMING     )  
                                   ) ss.  
 County of Sheridan     )

The foregoing instrument was acknowledged before me this 14<sup>th</sup> day of April, 2010, by Tom Kinnison as President for Whitney Benefits, a Wyoming nonprofit corporation.

WITNESS my hand and official seal.



Georgia Fosnight  
 Signature of Notarial Officer  
 Rank and Title: Notary Public

My Commission Expires: 12/30/2010