

**RECORDATION REQUESTED BY:**

First Interstate Bank  
Sheridan Sugarland Branch  
1613 Coffeen Avenue  
P. O. Box 6499  
Sheridan, WY 82801-1899

**WHEN RECORDED MAIL TO:**

First Interstate Bank  
Sheridan Sugarland Branch  
1613 Coffeen Avenue  
P. O. Box 6499  
Sheridan, WY 82801-1899

FOR RECORDER'S USE ONLY



**MODIFICATION OF MORTGAGE**

**THIS MODIFICATION OF MORTGAGE** dated March 8, 2021, is made and executed between Bland, LLC, a Wyoming limited liability company, whose address is 200 W Brundage St, Sheridan, WY 82801-4220 (referred to below as "Grantor") and First Interstate Bank, whose address is 1613 Coffeen Avenue, P. O. Box 6499, Sheridan, WY 82801-1899 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated September 14, 2020 (the "Mortgage") which has been recorded in Sheridan County, State of Wyoming, as follows:

Recorded October 23, 2020 at the Sheridan County Clerks Office, Sheridan County, Wyoming, in Document Number 2020-763134.

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property located in Sheridan County, State of Wyoming:

Lot 5B of the Wesco Addition Phase 1 to the City of Sheridan, Sheridan County, Wyoming, as recorded November 3, 2005, in Drawer W of Plats, Plat No. 55.

The Real Property or its address is commonly known as 2745 Heartland Dr, Sheridan, WY 82801.

**MODIFICATION.** Lender and Grantor hereby modify the Mortgage as follows:

The original Note secured by the Construction Mortgage provided funds for construction financing to improvements located upon the real property secured by the Construction Mortgage. The construction of the improvements to the real property secured by the Construction Mortgage were completed on March 8, 2021, and the Note is now being converted to permanent financing. Any references to a construction mortgage in the Construction Mortgage are hereby removed and the maturity of the Mortgage, as modified, shall be March 14, 2026.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**ILLEGAL ACTIVITY/FORFEITURE.** Grantor represents and warrants to Lender that: (a) No portion of the Property has been or will be purchased, improved, equipped or furnished with proceeds of any illegal activity (whether under local, state or federal law) and to the best of Borrower's knowledge, there are no illegal activities or activities relating to controlled substances at the Property (including, without limitation, any growing, distributing, processing, storing and/or dispensing of marijuana), and (b) There has not been and shall never be committed by Borrower or any other person in occupancy of or involved with the operation or use of the Property any act or omission affording the federal government or any state or local government the right of forfeiture as against the Property or any part thereof or any monies paid in performance of Borrower's obligations under this Agreement, the Note, the Security Instrument or the other Loan Documents. Borrower hereby covenants and agrees not to commit, permit or suffer to exist any act or omission affording such right of forfeiture. Borrower also hereby covenants and agrees that it shall not commit, permit or suffer to exist any illegal activities or activities relating to controlled substances at the Property (including, without limitation, any growing, distributing, processing, storing and/or dispensing of marijuana).

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED MARCH 8, 2021.**

**GRANTOR:**

BLAND, LLC

By:

Jeremy J Bland, Member of Bland, LLC

By:

Simone S Bland, Member of Bland, LLC

**LENDER:**

FIRST INTERSTATE BANK

x

John Dick, Commercial Relationship Manager II

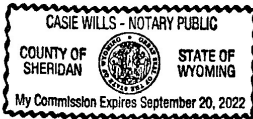
MODIFICATION OF MORTGAGE  
(Continued)

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

State of Wyoming  
County of Sheridan

This instrument was acknowledged before me on 3/8/2021 (date) by Jeremy J Bland, Member of Bland, LLC and Simone S Bland, Member of Bland, LLC.



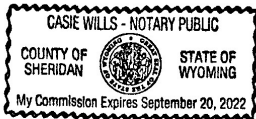
Casie Wills  
(Notarial Signature)

My commission expires: 9-20-2022

LENDER ACKNOWLEDGMENT

State of Wyoming  
County of Sheridan

This instrument was acknowledged before me on 3-8-2021 (date) by John Dick as Commercial Relationship Manager II of First Interstate Bank.



Casie Wills  
(Notarial Signature)

My commission expires: 9-20-2022

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2021-767325 3/18/2021 11:01 AM PAGE: 2 OF 2  
FEES: \$15.00 DO MODIFICATION OF MORTGAGE  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

**NO. 2021-767325 MODIFICATION OF MORTGAGE**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
COVIUS MORTGAGE SOLUTIONS DBA UPF 12410 E. MIREABEAU  
SPOKANE VALLEY WA 99216