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BOOK: 580 PAGE: 303 FEES: \$15.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Two Sons, LLC, a Wyoming limited liability company, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten and More Dollars (\$10.00), in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEES, **Derek Gilbert and Kimberlee Gilbert, husband and wife, as tenants by the entirety**, whose address is 495 Kingfisher Ave, Sheridan, WY 82801, the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

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

Together with all water, water rights, ditch and ditch rights, and other irrigation rights owned by Sellers or appertaining to the above described lands.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building and zoning regulations and city, state and county subdivision laws.

WITNESS my hand this 30th day of April, 2019.

TWO SONS, LLC

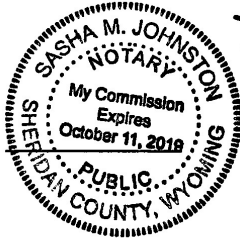
Stacey Staben
By: Stacey Staben/ Managing Member

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me by Stacey Staben, as Managing Member of Two Sons, LLC, this 30 day of April, 2019.

Witness my hand and official seal.



My Commission Expires:

Sasha M. Johnston
Signature of Notarial Officer
Title: Notary Public



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EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land located in the Southwest Quarter of the Southwest Quarter (SW1/4SW1/4) of Section 28, in the South half of the Southeast Quarter (S1/2SE1/4) of Section 29, and in the Northwest Quarter of the Northwest Quarter (NW1/4NW1/4) of Section 33, Township 56 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

Beginning at a point located S35°22'44"E, 1279.08 feet from the Northwest corner of said Section 33, said point being located on the northerly right of way of State Highway No. 1701 (Big Goose Road); thence N20°56'30"W, 914.70 feet; thence N55°40'48"W, 2806.31 feet to a point on the North line of the S1/2SE1/4 of said Section 29; thence along the North line of said S1/2SE1/4 S88°25'10"E, 1923.51 feet to the South one-sixteenth corner between said Section 28 and said Section 29; thence along with North line of the SW1/4SW1/4 of said Section 28 S89°21'51"E, 522.51 feet; thence S46°52'18"E, 816.91 feet; thence S35°12'41"E, 63.43 feet; thence S32°23'52"E, 60.01 feet; thence S32°13'06"E, 50.54 feet; thence S23°34'51"E 47.94 feet; thence S11°36'18"E, 45.18 feet; thence S4°47'00"W, 32.35 feet; thence S18°50'20"W, 63.31 feet; thence S40°02'12"W, 49.02 feet; thence S18°47'52"W, 77.23 feet; thence S21°08'24"E, 92.52 feet; thence S25°37'33"E, 226.08 feet; thence S14°42'46"E, 98.51 feet; thence N84°59'38"E, 60.34 feet to a point on the East line of the NW1/4NW1/4 of said Section 33; thence along said East line S1°15'19"E, 763.47 feet to a point on the Northerly right of way of State Highway No. 1701 (Big Goose Road); thence along said Northerly right of way along a curve to the right having a radius of 2814.79 feet, a central angle of 7°58'30", and arc length of 391.79 feet, with chord bearing and distance of S68°38'03"W, 391.47 feet; thence continuing along said Northerly right of way S72°37'18"W, 324.41 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed by that certain Warranty Deed recorded May 20, 1981 in Book 257 of Deeds at Page 349.

ALSO EXCEPTING THEREFROM all of that land now described as Osprey Hill One and Osprey Hill Two Subdivisions as shown on the Official Plats thereof, on file in the Office of the Sheridan County Clerk.