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

WARRANTY DEED

J2 Inc., a Wyoming corporation, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Hill Country Properties LLC, a Wyoming close limited liability company, GRANTEE, whose address is 4100 High Cliff Ct. Gillette, WY 82718 the following described real estate, situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, more particularly described as follows:

Lots 1, 2, 3, and 4, Block 15, Original Town, now City, of Sheridan, Sheridan County, Wyoming;

TOGETHER WITH all improvements, hereditaments and appurtenances thereunto belonging to or appertaining thereto;

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants restrictions, and rights of record and subject of 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 18 day of Dec, 2020.

J2 Inc., a Wyoming corporation

David Sorenson
By: DAVID SORENSON
Title: President

STATE OF WY)
COUNTY OF Sheridan)ss.

This instrument was acknowledged before me on the 18th day of December, 2020, by David Sorenson, as President of J2 Inc., a Wyoming corporation.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires 5-13-22

