

WARRANTY DEED

Acquire, LLC, a Wyoming limited liability company, 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 First Choice Builders, LLC, a Wyoming flexible limited liability company, GRANTEE, whose address is Po Box 369
Sheridan WY 82801, 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 8 and 9, Block 44, of Sheridan Land Company's Addition to the 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/our hand(s) this 10 day of September 2020

Acquire, LLC,
a Wyoming limited liability company

By: Drew Homola
Title: Managing Member

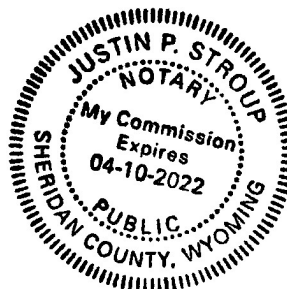
STATE OF Wyoming)
COUNTY OF Sheridan) ss.

This instrument was acknowledged before me on the 10 day of September 2020, by Drew Homola, as Managing Member of Acquire, LLC, a Wyoming limited liability company.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires 4/10/22



NO. 2020-761900 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
FIRST FEDERAL BANK & TRUST 46 W BRUNDAGE
SHERIDAN WY 82801

2022-775747 1/18/2022 11:29 AM PAGE: 1 OF 2
FEES: \$15.00 DO QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

QUITCLAIM DEED

City of Sheridan, a municipal corporation, whose address is P.O. Box 848, Sheridan, Wyoming 82801 (hereinafter "Grantor"), for, and in consideration of, the sum of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and QUITCLAIMS unto **First Choice Builders, LLC, a Wyoming limited liability company**, with an address of 251 South Thurmond St., Sheridan, Wyoming 82801 (hereinafter "Grantee") all right, title, and interest in the following described real estate, situated in Sheridan County, Wyoming:

A twenty (20) foot wide alley adjacent to Lots 8 and 9, Block 44, Sheridan Land Company's Addition, City of Sheridan, located in Sheridan County, Wyoming, being more particularly described and shown on the Exhibit "A" attached hereto and incorporated herein by reference, as vacated on July 19, 2021, by Resolution No. 31-21.

TOGETHER WITH all improvements situated thereon and all appurtenances thereunto appertaining or belonging.

SUBJECT to all reservations, restrictions, easements, rights-of-way, and covenants of record, if any.

DATED this 15th day of December, 2021.

City of Sheridan

By: _____

Mayor

STATE OF WYOMING)
)ss:
COUNTY OF SHERIDAN)

The foregoing document was acknowledged before me this 15th day of December, 2021, by Aaron Linden, on behalf of the City of Sheridan.

WITNESS my hand and official seal.

Susan M. Goodman
Notary Public

My commission expires: 6-12-2022

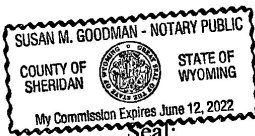
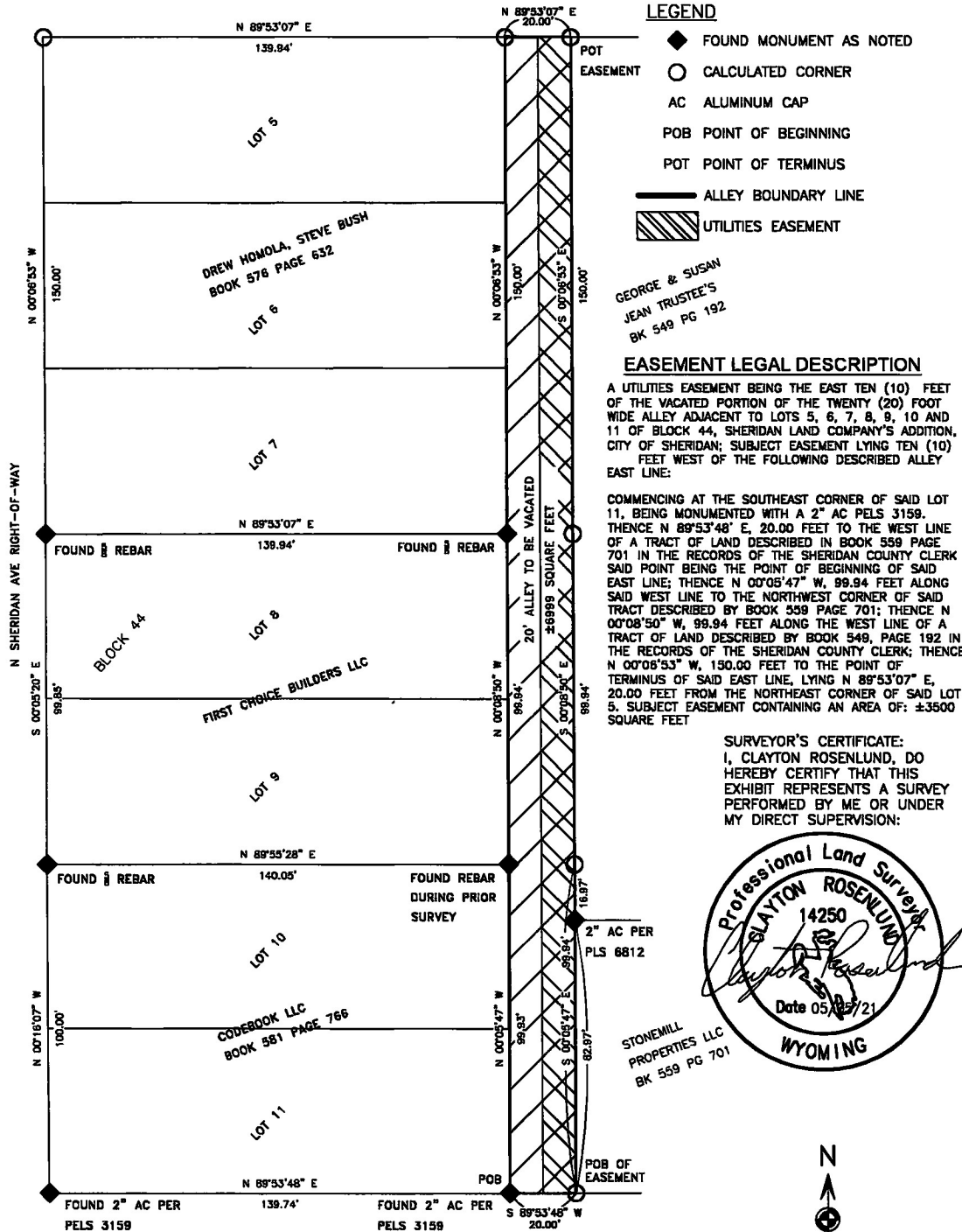


EXHIBIT A

OF THE VACATION OF A TWENTY (20) FOOT WIDE ALLEY ADJACENT TO LOTS 5, 6, 7, 8, 9, 10 AND 11, BLOCK 44, SHERIDAN LAND COMPANY'S ADDITION, CITY OF SHERIDAN, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$ NW $\frac{1}{4}$), SECTION 26, TOWNSHIP 56 NORTH, RANGE 84 WEST, SHERIDAN COUNTY, WYOMING
TOTAL AREA: ± 6999 SQUARE FEET AND
A UTILITIES EASEMENT BEING THE EAST HALF OF SAID VACATED ALLEY



ALLEY AREA TO BE VACATED LEGAL DESCRIPTION

A TWENTY (20) FOOT WIDE ALLEY ADJACENT TO LOTS 5, 6, 7, 8, 9, 10 AND 11, BLOCK 44, SHERIDAN LAND COMPANY'S ADDITION, CITY OF SHERIDAN, LOCATED IN THE SHERIDAN COUNTY, WYOMING BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 11, BEING MONUMENTED WITH A 2" AC PELS 3159 AND BEING THE POINT OF BEGINNING OF SAID ALLEY. THENCE: N 00°05'47" W, 99.93 FEET ALONG THE EAST LINE OF LOTS 11&10; THENCE N 00°08'50" W, 99.94 FEET ALONG THE EAST LINE OF LOTS 8&9; THENCE N 00°06'33" W, 150.00 FEET ALONG THE EAST LINE OF LOTS 5, 6 AND 7 TO THE NORTHEAST CORNER OF SAID LOT 5; THENCE N 89°53'07" E, 20.00 FEET TO THE WEST LINE OF A TRACT OF LAND DESCRIBED BY BOOK 549 PAGE 192 IN THE RECORDS OF THE SHERIDAN COUNTY CLERK; THENCE S 00°06'33" E, 150.00 FEET ALONG SAID WEST LINE; THENCE S 00°08'50" E, 99.94 FEET ALONG SAID WEST LINE; THENCE S 00°05'47" E, 16.97 FEET, TO THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 559, PAGE 701; THENCE S 00°05'47" E, 82.97 FEET ALONG THE WEST LINE OF SAID TRACT DESCRIBED IN BOOK 559, PAGE 701; THENCE S 89°53'48" W, 20.00 FEET TO THE POINT OF BEGINNING CONTAINING AN AREA OF: ± 6999 SQUARE FEET

BASIS OF BEARINGS IS
US STATE PLANE, NAD 83
WYOMING EAST CENTRAL ZONE
PAF:1.000235

FOR: FIRST CHOICE BUILDERS
251 S THURMOND ST
SHERIDAN WY 82801