

## WARRANTY DEED

A Piece of 307, LLC, a Wyoming limited liability company, GRANTOR, for and in consideration of Ten and No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Margaret H. Lenz, a married person dealing in her sole and separate property, GRANTEE, whose address is 2340 Pleasant Draw Road, 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 30 and 31 of Wyoming Mutual Investment Company's Second Addition to the Town, now City, of Sheridan, Wyoming.**

AND

**The North 5.5 feet of an Alley right-of-way located adjacent to Lot 31, of Wyoming Mutual Investment Company's Second Addition to the Town, now City, of Sheridan, 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 our hands this 14 day of April, 2022

A Piece of 307, LLC, a Wyoming limited liability company

Richard L. Lenz  
BY: Richard L. Lenz  
TITLE: Manager

STATE OF WYOMING

)  
)ss.  
)

COUNTY OF Sheridan

This instrument was acknowledged before me on the 14<sup>th</sup> day of April, 2022  
by Richard L. Lenz, as Manager of A Piece of 307, LLC, a Wyoming  
limited liability company.

WITNESS my hand and official seal.

Cloie  
*Signature of Notarial Officer*  
Title: Notary Public

My Commission expires: 3/2/24

