

WARRANT OF DEED

THIS WARRANTY, made and entered into at Sheridan, Wyoming, this 22nd day of May, A. D. 1951, of and between the Sheridan Investment Company, a corporation of Sheridan, Wyoming, Party of the First Part, and Levi G. Hayes and Cora B. Hayes, Parties of the Second Part, all of Sheridan, Wyoming, witnesseth that:

WHEREAS the Party of the First Part is the owner of:

Lot 3 of Township First Addition to the town, New City of Sheridan, Wyoming, as said lot is platted on the official plat of the said City of Sheridan,

and which said lot is twenty-five (25) feet in width and one hundred and twenty-five (125) feet in depth, fronting on Main Street in the said City of Sheridan, Wyoming, and

WHEREAS the said Parties of the Second Part are the owners of:

Lot 2 of Township First Addition to the town, New City of Sheridan, Wyoming, as said lot is platted on the official plat of the said City of Sheridan,

and which said lot is also twenty-five (25) feet in width and one hundred and twenty-five (125) feet in depth, facing on said Main Street in the City of Sheridan, Wyoming, and is adjacent to and immediately south of the said lot of the Party of the First Part, and,

WHEREAS, the West 40 Feet of both lots is now vacant and unoccupied but the tenant of the Party of the Second Part is proposing to construct on the premises of the Party of the Second Part a one-story building approximately 40 feet in depth, which additional structure is to be situated West and adjoining the present building on said lot, and,

WHEREAS the North wall of said structure so to be constructed by the tenant of the Parties of the Second Part shall be of cement block construction eight (8") inches thick and which said

100, 101, 102, 103 and 104. Dispositions and studies by and between the Party of the first part, for and on its successors and heirs, and the parties of the second part for the aforesaid, their successors, administrators and assigns, as follows:

(5) That said work shall be constructed by the Parties of the Second Part in a substantial and workmanlike manner, and permit for the construction thereof shall be obtained from the building inspector of the City of Cheyenne, Wyoming, and shall meet all requirements of the building codes on or the City of Cheyenne, and shall have the approval of the said or the order of said City.

(b) In "holder" entered on either of the parties may add to and interest on said well but such additions shall be placed upon the land of the parties and I then and there. In case any extension or addition to said land shall be made by either of the Parties hereto, their successors, heirs or assigns, the then owners of said adjacent property to said forty well, shall be at liberty to use the whole or any part on of such extension or addition upon making payment of one-half of the actual cost thereof, or of

with portion thereof as each party shall desire.

(c) Each of the parties to this agreement, their successors, heirs and assigns, shall have the right to use the side of the party wall upon the lot owned by such party, by attaching structural and finishing materials thereto. It being understood that said wall is to be cut to a depth of six (6) inches, and that such cutting is to be confined to the area actually necessary to receive the structural materials to be supported.

(d) The Parties hereto, for themselves, their successors, heirs, administrators, and assigns, do covenant each with the other that the agreements herein contained shall be covenants running with the lands, and that the rights, duties, and obligations hereunto of each party, and those claimed under them, shall cease with the termination of its or their ownership of said respective lots or parcels of land, except the duties or obligations growing out of any erection or use during ownership.

At which time, the Party of the first part has caused these presents to be executed in its name by its Vice-President, thereto duly authorized, and its corporate seal to be hereunto affixed and attested by its secretary; and the Parties of the second part have hereunto set their hands and seals the day and year first above written.

Witness:

Arthur H. Hough
Secretary.

Witness: *Arthur H. Hough*

Marie E. Hough
Vice-President.

PARTY OF THE FIRST PART

Witnessed by:

John J. Hough

Levi S. Hough

Ella E. Hough
PARTY OF THE SECOND PART

Notary Public for the State of Wyoming
County of Sheridan

On this 15th day of May, A.D. 1951, before me personally appeared Levi S. Howes, to me known to be the person whose name is subscribed to the foregoing instrument, and he acknowledged to me that he executed the same as his free act and deed.

My commission expires on January 2, 1954.

Given under my hand and Notarial seal this day and year in this certificate above written.

THE STATE OF WYOMING)
County of Sheridan) ss

On this 22nd day of May, A.D., 1951, before me personally appeared Levi S. Howes and Cora E. Howes to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Given under my hand and notarial seal the day and year in this certificate above written.

My commission expires:

January 2, 1954

Notary Public