

QUITCLAIM DEED


Richard Harold Fennell, a married person as his sole and separate property and **Gail Ann Fennell**, a married person as her sole and separate property, GRANTORS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and quitclaim to **Fair Winds Connection, LLC**, a Wyoming limited liability company with an address of 237 Main Street, Ralston, Wyoming 82440, GRANTEE, 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:


SEE EXHIBIT 'A'

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 1 day of MARCH, 2023.

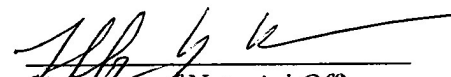

Richard Harold Fennell


Gail Ann Fennell

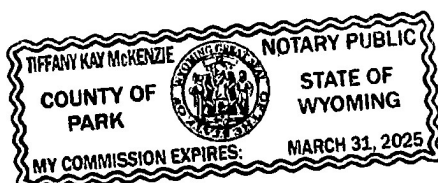
STATE OF WYOMING)
)ss.
COUNTY OF PARK)

This instrument was acknowledged before me on the 1 day of MARCH, 2023 by Richard Harold Fennell.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission Expires: 31 MARCH 2025





STATE OF WYOMING

COUNTY OF PARK

)
)ss.
)

This instrument was acknowledged before me on the 1 day of MARCH, 2023
by Gail Ann Fennell.

WITNESS my hand and official seal.



Signature of Notarial Officer
Title: Notary Public

My Commission Expires: 31 MARCH 2025

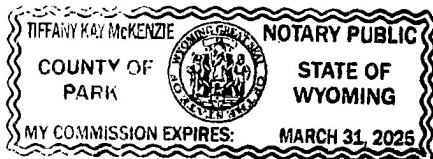


EXHIBIT "A"

All of Richard Harold Fennell's interest in the following parcels being an undivided one-half (½) interest and all of Gail Ann Fennell's interest in the following parcels being an undivided one-half (½) interest:

The North 8 Feet of the vacated East-West alleyway adjacent to Lots 5 and 18, and the South 8 feet of the vacated East-West alleyway adjacent to Lots 6, 7, 8, 9, 10, 11 and 12 and lying East of the easterly right of way line of the C.B. & Q. Railroad Company's spur tract, all in Block 16, Palmer's Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

AND

Lots 1, 2, 3, 4 and 5, Block 16 of Palmer's Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

AND

All of Lots 21, 22, 23 and 24, Block 16 of Palmer's Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

AND

The East half of the vacated portion of Carlin Street lying between Blocks 16 and 17, Palmer's Addition to the City of Sheridan, Wyoming, which abuts upon the West line of Lots 21, 22, 23 and 24, of Block 16 of said Addition, including that portion of said tract which was traversed by the abandoned C.B. & Q. Railroad Company right-of-way.

AND

All that part of Lots 18, 19 and 20, Block 16 of the Palmer's Addition to the Town, not City of Sheridan, Sheridan County, Wyoming, lying easterly of the right of way line of the C.B. & Q Railroad (now Burlington Northern, Inc.) Company's spur track across said Block 16.

AND

All that part of Lots 18, 19 and 20, Block 16 of the Palmer's Addition to the Town, now City of Sheridan, Sheridan County, Wyoming, lying between the centerline of the C.B. & Q Railroad (now Burlington Northern, Inc.) Company's spur track across said Block 16 on the easterly right of way line of the C.B. & Q Railroad (now Burlington Northern, Inc.) Company's spur track across said Block 16.

EXCEPTING THEREFROM the land conveyed to Richard M. Doyle and Hope L. Doyle, husband and wife in Warranty Deed recorded January 25, 1994 in Book 363, Page 632.