



WARRANTY DEED

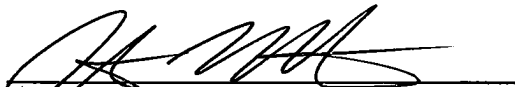
Justin Martin and Amber Martin, husband and wife, GRANTORS, for and in consideration of Ten And No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Jason R. Angell and JoDean Angell, husband and wife, as tenants by entirety with rights of survivorship, GRANTEES, whose address is 1261 S. Sheridan Ave 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:

A tract of land situated in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 35, Township 56 North, of Range 84 West of the 6th P.M., described as follows:
Commencing at a point in the East line of Sheridan Avenue 52 feet North of the South Line of the NW $\frac{1}{4}$ of said Section; thence East parallel to the South line of said NW $\frac{1}{4}$ 143.1 feet to a point; thence North parallel with said Sheridan Avenue 67 feet to a point; thence West to the East line of Sheridan Ave; and thence South 67 feet to the point of beginning.

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 4th day of October, 2023.


Justin Martin

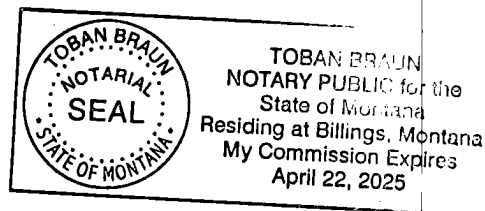
STATE OF Montana)
COUNTY OF Yellowstone)ss.

This instrument was acknowledged before me on the 4th day of October, 2023 by Justin Martin.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 04/22/2025



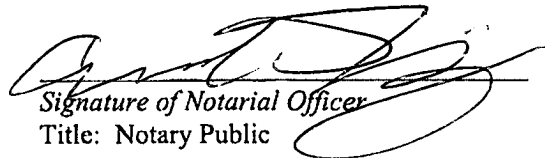



Amber Martin

STATE OF Colorado)
COUNTY OF El Paso)ss.

This instrument was acknowledged before me on the 4th day of October, 2023 by
Amber Martin.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 04/13/2027

