

WARRANTY DEED

Willa K. West, Grantor, whose address is 701 Lois Lane, Rocky Ford, Colorado 81067, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, the receipt whereof is hereby acknowledged, hereby CONVEYS AND WARRANTS to **Cottonwood Property Group, LLC**, a Colorado limited liability company, Grantee, whose mailing address is 701 Lois Lane, Rocky Ford, Colorado 81067, the following-described real estate situate in the County of Sheridan, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

The West 64 feet of Lot 6, Block 12, Residence Hill Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

TOGETHER WITH all improvements situate thereon and all appurtenances belonging thereto;

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record.

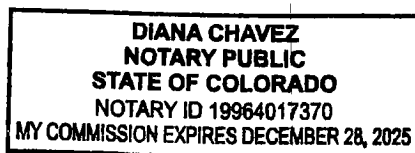
WITNESS MY HAND this 26th day of February, 2024.

Willa K. West
Willa K. West

STATE OF COLORADO)
COUNTY OF Chero) : ss

The foregoing instrument was acknowledged before me by Willa K. West this 26 day of February, 2024.

Witness my hand and official seal.



Diana Chavez
Notary Public

My Commission 12/28/2025
Expires: _____