



## WARRANTY DEED

104 North Main, a Wyoming general partnership, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Montgomery Estate, LLC, a Wyoming close limited liability company, GRANTEE, whose address is P.O. Box 713, Big Horn, WY 82833, 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:

Condo Unit 13 of *The Montgomery Building Condominium*, as described and defined in that DECLARATION OF CONDOMINIUM OF THE MONTGOMERY recorded on March 4, 2016 in Book 558 at Page 544, and as shown and described on THE MONTGOMERY BUILDING AMENDED/RESTATED CONDOMINIUM MAP recorded March 4, 2016, in Condominium Drawer 1 at Page 24 of the Sheridan County Clerks Office;

TOGETHER WITH an undivided one-thirteenth (1/13<sup>th</sup>) interest in the general common areas, common elements and common facilities, as established, defined and described in the above-described Declaration and Condominium Map;

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 or known 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 my/our hand(s) this 29<sup>th</sup> day of August, 2016.

104 North Main,  
a Wyoming general partnership

By: Greg Von Kroesick  
Partner

STATE OF WYOMING )  
 )ss.  
COUNTY OF SHERIDAN )

This instrument was acknowledged before me on the 29<sup>th</sup> day of August, 2016, by Greg Von Kroesick, as partner of 104 North Main, a Wyoming general partnership.

WITNESS my hand and official seal.

My Commission expires 5-13-18

[Signature]  
Signature of Notarial Officer  
Title: Notary Public

