

WARRANTY DEED

Judith A. Shamley, a single person, GRANTOR, 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 Kathryn S. Dehn, a single person, GRANTEE, whose address is 55 Beaver Creek Sheridan, WY 82801 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" attached hereto.

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 30 day of Nov, 2023.

Judith A. Shamley
Judith A. Shamley

STATE OF WY)
)ss.
COUNTY OF Sheridan)

This instrument was acknowledged before me on the 30th day of November, 2023 by Judith A. Shamley.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-28

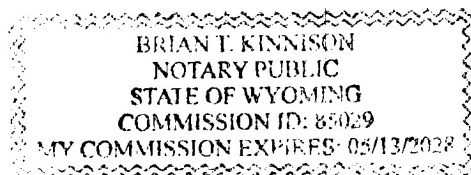


EXHIBIT A

A tract of land situate in the NE $\frac{1}{4}$ SW $\frac{1}{4}$, Section 11, T55N, R85W, 6th P.M., Sheridan County, Wyoming, being more particularly described as follows:

Beginning at a point described in a legal description per W.J. Pilch, Book 185, Page 146 thereof, Sheridan County Records, as 95.9 feet East and S25°40'00"E, 1,376.50 feet from the northeast corner of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 11 (said point being a rebar and aluminum cap found during this survey); thence N89°43'10"W on a line with a rebar and aluminum cap found during this survey and described by W.J. Pilch, 191.00 feet to the center of a 30 foot road easement (said point being a rebar and plastic cap per L.S. 529); thence N22°29'00"W, 429.56 feet along said road easement to a rebar and plastic cap per L.S. 529 set at the intersection of the center of above mentioned road easement and the center of another 30 foot road easement, both easements being described in Book 185, Page 146, Sheridan County Records, thence N76°15'00"E, 150 feet along the center of said road easement to a point, said point being a rebar and plastic cap per L.S. 529, thence S25°48'00"E, 481.50 feet to the point of beginning.