

WARRANTY DEED

Chris Rodriguez and Carmen Rodriguez, 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 R Ranch, LLC, a Wyoming limited liability company, GRANTEE, whose address is 3501 US Hwy 1414E Clearmont, WY 82835 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:

Township 54 North, Range 79 West 6th PM, Sheridan County, Wyoming:

Section 29: SW $\frac{1}{4}$ SW $\frac{1}{4}$ lying South of the South right of way line of the railroad

Section 30: S $\frac{1}{2}$ SE $\frac{1}{4}$ lying South of the South right of way line of the railroad, SW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 31: N $\frac{1}{2}$, NW $\frac{1}{4}$ SE $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$

Section 32: NW $\frac{1}{4}$ NW $\frac{1}{4}$


EXCEPTING THEREFROM that certain parcel of land contained in Warranty Deed conveyed to the State Highway Department by instrument recorded November 23, 1922 in Book 19, Page 90.

EXCEPTING THEREFROM that certain parcel of land contained in Warranty Deed conveyed to the State Highway Commission of Wyoming by instrument recorded July 10, 1985 in Book 294, Page 465.

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 23 day of June, 2022


Chris Rodriguez


Carmen Rodriguez



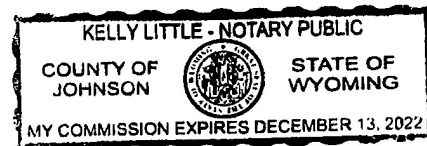
STATE OF Wyoming)
)ss.
COUNTY OF Johnson)

This instrument was acknowledged before me on the 28th day of June, 2022
by Chris Rodriguez.

WITNESS my hand and official seal.

Kelly Little
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 12/13/2022



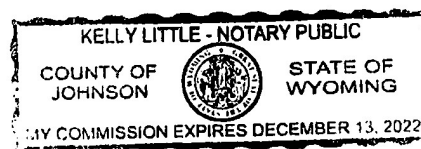
STATE OF Wyoming)
)ss.
COUNTY OF Johnson)

This instrument was acknowledged before me on the 28th day of June, 2022
by Carmen Rodriguez.

WITNESS my hand and official seal.

Kelly Little
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 12/13/2022



NO. 2022-779840 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
WILCOX AGENCY
SHERIDAN WY 82801