

Once recorded, please return Deed to:

Palmerlee & Durrant, LLC  
Attorneys & Counselors at Law  
11 North Main Street  
Buffalo, Wyoming 82834



2014-716485 12/16/2014 11:03 AM PAGE 1 OF 2  
BOOK: 550 PAGE: 739 FEES: \$15.00 SM WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

**Thomas B. Walker**, a married person dealing in his sole and separate property ("Grantor"), for and in consideration of Ten Dollars (\$10.00), conveys and warrants to Cal-Gal Holdings Company, LLC ("Grantee"), whose mailing address is 10 Wakely Road, Sheridan, Wyoming 82801-9635, the following described real property situate in the County of Sheridan, State of Wyoming, to wit:


Please see Exhibit "A"

TOGETHER WITH all improvements situate thereon, and all easements and appurtenances belonging thereto.

SUBJECT TO all easements, reservations, covenants and restrictions of record, if any. FURTHER SUBJECT TO discrepancies, conflicts in boundary lines, shortage in area, encroachments, and any facts which a correct survey and inspection of the premises would disclose and which are not shown in the public records.

HEREBY releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, if applicable.

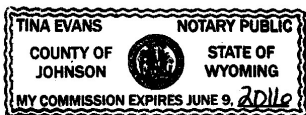
WITNESSED this 11<sup>th</sup> day of December, 2014.

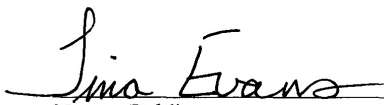
By:   
Thomas B. Walker

STATE OF WYOMING     )  
                                      )ss.  
COUNTY OF JOHNSON    )

The foregoing instrument was acknowledged before me by **Thomas B. Walker** on this 11<sup>th</sup> day of December, 2014.

Witness my hand and official seal.



  
Notary Public  
My commission expires 6-9-16



**EXHIBIT 'A'**

Lots numbered 13, 14, 15 and 16 of Block 1 of Kilbourne Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

**AND**

Lots 6, 7, and 8 and the South 24 3/4 feet of Lot 5, Block 5, Kilbourne Addition to the Town now City of Sheridan, Sheridan County, Wyoming.

**AND TO INCLUDE** that portion conveyed in Quitclaim Deed recorded January 19, 1999, in Book 401, Page 519, Sheridan County, Wyoming records, more particularly described as follows:

That portion of a vacated alley lying north of the north right of way line of Whitney Street; east of the east line of Lot 2, Block 1, Residence Hill Addition; west of the west line of Lots 13, 14, 15 and 16, Block 1, Kilbourne's Addition to the City of Sheridan, Sheridan County, Wyoming said portion being more particularly described as follows:

Beginning at the southeast corner of said Lot 2, Block 1, Residence Hill Addition, (Monumented with a 1 1/2" Aluminum Cap Per LS 2615); thence N 00°25'49"E, 105.06 feet along said east line of Lot 2, Block 1, Residence Hill Addition to a point; thence S 87°21'09"E, 12.86 feet to a point, said point lying on said west line of Lot 13, block 1, Kilbourne's Addition; thence S 00°26'47"W, 104.56 feet to a point, said point being the southwest corner of said Lot 16, Block 1, Kilbourne's Addition (Monumented with a 1 1/2" Aluminum Cap Per LS 2615); thence N 89°34'51"W, 12.83 feet along said north right of way line of Whitney Street to the Point of Beginning.

**NO. 2014-716485 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
PALMERLEE & DURRANT LLC ATTORNEYS AND COUNSELORS AT I  
11 NORTH MAIN STREET - SUITE 100 BUFFALO WY 82834 *Ed*