



2022-778593 5/16/2022 3:33 PM PAGE: 1 OF 3
FEES: \$18.00 PK MODIFICATION OF MORTGAGE
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

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MODIFICATION OF MORTGAGE

DATE AND PARTIES. The date of this Real Estate Modification (Modification) is May 13, 2022. The parties and their addresses are:

MORTGAGOR:

GREGORY BRENT WULFF II

As Trustee

EMILY BARBARA WULFF

As Trustee

Of the **WULFF FAMILY REVOCABLE TRUST AGREEMENT DATED FEBRUARY 15, 2018**

A Wyoming Revocable Trust

PO Box 725

Big Horn, WY 82833

LENDER:

FIRST FEDERAL BANK & TRUST

Organized and existing under the laws of the United States of America

671 Illinois Street

Sheridan, WY 82801

1. BACKGROUND. Mortgagor and Lender entered into a security instrument dated October 27, 2021 and recorded on October 28, 2021 (Security Instrument). The Security Instrument was recorded in the records of Sheridan County, Wyoming at Instrument 2021-773628 and covered the following described Property:

Lot 1, Pickrell Minor Subdivision, a subdivision in Sheridan County, Wyoming recorded January 7, 2000 as Plat #P-51.

The property is located in Sheridan County at 28 Knode Rd., Sheridan, Wyoming 82801.

2. MODIFICATION. For value received, Mortgagor and Lender agree to modify the Security Instrument as provided for in this Modification.

The Security Instrument is modified as follows:

A. Secured Debt. The secured debt provision of the Security Instrument is modified to read:

Wulff Family Revocable Trust Agreement Dated February 15, 2018

Wyoming Real Estate Modification

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Initials

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(1) Secured Debts. The term "Secured Debts" includes and this Security Instrument will secure each of the following:

(a) Specific Debts. The following debts and all extensions, renewals, refinancings, modifications and replacements. A promissory note or other agreement, dated May 13, 2022, from Mortgagor to Lender, with a loan amount of \$1,500,000.00 and maturing on June 1, 2052.

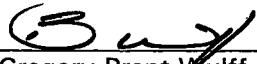
(b) All Debts. All present and future debts from Mortgagor to Lender, even if this Security Instrument is not specifically referenced, or if the future debt is unrelated to or of a different type than this debt. If more than one person signs this Security Instrument, each agrees that it will secure debts incurred either individually or with others who may not sign this Security Instrument. Nothing in this Security Instrument constitutes a commitment to make additional or future loans or advances. Any such commitment must be in writing. This Security Instrument will not secure any debt for which a non-possessory, non-purchase money security interest is created in "household goods" in connection with a "consumer loan," as those terms are defined by federal law governing unfair and deceptive credit practices. This Security Instrument will not secure any debt for which a security interest is created in "margin stock" and Lender does not obtain a "statement of purpose," as defined and required by federal law governing securities. This Modification will not secure any other debt if Lender, with respect to that other debt, fails to fulfill any necessary requirements or fails to conform to any limitations of the Truth in Lending Act (Regulation Z) or the Real Estate Settlement Procedures Act (Regulation X) that are required for loans secured by the Property.

(c) Sums Advanced. All sums advanced and expenses incurred by Lender under the terms of this Security Instrument.

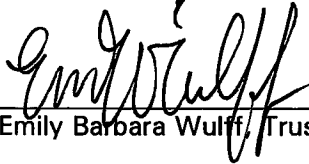
3. CONTINUATION OF TERMS. Except as specifically amended in this Modification, all of the terms of the Security Instrument shall remain in full force and effect.

SIGNATURES. By signing under seal, Mortgagor agrees to the terms and covenants contained in this Modification. Mortgagor also acknowledges receipt of a copy of this Modification.

MORTGAGOR:



Gregory Brent Wulff II, Trustee for Wulff Family Revocable Trust Agreement Dated February 15, 2018



Emily Barbara Wulff, Trustee for Wulff Family Revocable Trust Agreement Dated February 15, 2018

Date 5/12/22



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LENDER:

First Federal Bank & Trust

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By [Signature] (Seal)
Anthony Tarver, Vice President

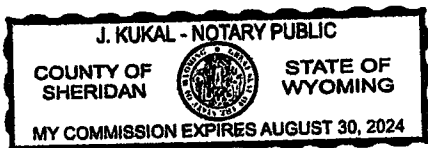
Date 5/12/2022

ACKNOWLEDGMENT.

County OF Sheridan, State OF Wyoming ss.

This instrument was acknowledged before me this 12 day of May, 2022 by
Gregory Brent Wulff II and Emily Barbara Wulff as Trustee and Trustee of Wulff Family Revocable Trust
Agreement Dated February 15, 2018.

My commission expires:



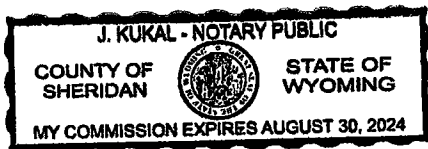
[Signature]
(Notary Public)

(Lender Acknowledgment)

County OF Sheridan, State OF Wyoming ss.

This instrument was acknowledged before me this 12 day of May, 2022 by
Anthony Tarver as Vice President of First Federal Bank & Trust.

My commission expires:



[Signature]
(Notary Public)

NO. 2022-778593 MODIFICATION OF MORTGAGE

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
FIRST FEDERAL BANK & TRUST 46 W BRUNDAGE
SHERIDAN WY 82801