



2019-749956 5/15/2019 3:45 PM PAGE: 1 OF 3
BOOK: 1002 PAGE: 507 FEES: \$18.00 HLM MODIFICATION OF M
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 10, 2019. The parties and their addresses are:

MORTGAGOR:

JOHN M LEGERSKI
387 BIG GOOSE ROAD
SHERIDAN, WY 82801

SANDRA R. KOLOS
387 BIG GOOSE ROAD
SHERIDAN, WY 82801

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 May 14, 1999 and recorded on May 19, 1999 (Security Instrument). The Security Instrument was recorded in the records of Sheridan County, Wyoming at Book 409, Page 218, Number 317702. and covered the following described Property:

A TRACT OF LAND LOCATED WITHIN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, T56N, R84W OF THE 6TH P.M., SHERIDAN COUNTY, WYOMING, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS N54 DEGREES 39'25"E, 1827.55 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 31; THENCE ALONG THE NORTHWESTERLY BOUNDARY OF A 29.78 ACRES TRACT OF LAND DESCRIBED IN SHERIDAN COUNTY BOOK OF DEEDS NO. 197, PAGE 230, N61 DEGREES 44'03"E (ORIGINAL PROPERTY RECORD N62 DEGREES 37'E), 208.39 FEET; THENCE S41 DEGREES 45'23"E, 421.78 FEET; THENCE S55 DEGREES 51'16"W, 206.36 FEET; THENCE N41 DEGREES 21'09"W, 87.66 FEET TO A POINT ON THE WEST BOUNDARY OF SAID TRACT (BK.197, PG. 230); THENCE ALONG THE WESTERLY BOUNDARY OF SAID TRACT N41 DEGREES 21'09"W, 355.41 FEET (ORIGINAL PROPERTY RECORD N40 DEGREES 30'W, 356 FEET) TO THE POINT OF BEGINNING.

JOHN M LEGERSKI
Wyoming Real Estate Modification
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Page 1



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The property is located in Sheridan County at 387 Big Goose 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:

(1) Secured Debts and Future Advances. 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 12, 2004, from Mortgagor to Lender, with a modified maximum credit limit of \$10,000.00 and maturing on May 20, 2029.

(b) Future Advances. All future advances from Lender to Mortgagor under the Specific Debts executed by Mortgagor in favor of Lender after this Security Instrument. If more than one person signs this Security Instrument, each agrees that this Security Instrument will secure all future advances that are given to Mortgagor either individually or with others who may not sign this Security Instrument. All future advances are secured by this Security Instrument even though all or part may not yet be advanced. All future advances are secured as if made on the date of this Security Instrument. Nothing in this Security Instrument shall constitute a commitment to make additional or future advances in any amount. Any such commitment must be agreed to in a separate writing.

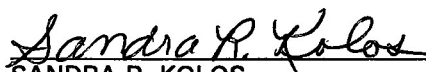
(c) Sums Advanced. All sums advanced and expenses incurred by Lender under the terms of this Security Instrument.

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:

 (Seal)
JOHN M. LEGERSKI

 (Seal)
SANDRA R. KOLOS

LENDER:

First Federal Bank & Trust

By  (Seal)
Stephanie Aggers, Mortgage Loan Officer

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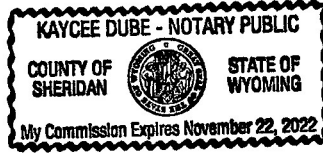


ACKNOWLEDGMENT.

State Wyoming OF County OF Sheridan ss.
This instrument was acknowledged before me this 10th day of May, 2019 by
JOHN M LEGERSKI, and SANDRA R. KOLOS.

My commission expires: 11/22/2022

Kaycee Dube
(Notary Public)



(Lender Acknowledgment)

State Wyoming OF County OF Sheridan ss.
This instrument was acknowledged before me this 10th day of May, 2019 by
Stephanie Aggers as Mortgage Loan Officer of First Federal Bank & Trust.

My commission expires: 11/22/2022

Kaycee Dube
(Notary Public)

