

WARRANTY DEED

Connie D. Rice, also known as Connie “DeeDee” Rice, a single person, (hereinafter known as “Grantor,” whether one or more) for and in consideration of ten dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby CONVEYS and WARRANTS to **West Sheridan Land Company LLC, a Wyoming Limited Liability Company**, whose address is **1809 Edwards Drive, Sheridan, WY 82801** (hereinafter known as “Grantee,” whether one or more) the following described real estate, situated in Sheridan County, Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming:

Lots 1, 2, and 3 of Block 59, Downers Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

TOGETHER WITH all improvements situated thereon and all appurtenances thereunto appertaining or belonging.

TO HAVE AND TO HOLD the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantee, its heirs and assigns forever.

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any facts that would be disclosed by an accurate survey or physical inspection of the premises, and also subject to building and zoning regulations, as well as city, state, and county subdivision laws and ordinances.

WITNESS my hand this 31st day of March, 2025.

Connie D. Rice

Connie D. Rice

STATE OF Texas)
)SS.
COUNTY OF Dallas)

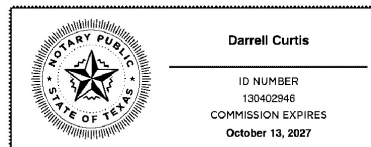
This instrument was executed and acknowledged before me on 03/31/2025, by Connie D. Rice.

Darrell Curtis

Signature of Notarial Officer

Title: Notary Public

SEAL:



My commission expires: 10/13/2027

Electronically signed and notarized online using the Proof platform.