

WARRANTY DEED

Henry F. Schoen and Anita L. Billingsley, husband and wife, GRANTORS, of Sheridan County, State of Wyoming, for and in consideration of Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, do hereby CONVEY and WARRANT to the GRANTEES, Henry F. Schoen, Anita L. Billingsley and Ross A. Billingsley, as joint tenants with rights of survivorship whose address is P.O. Box 155, Dayton, WY 82836, the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

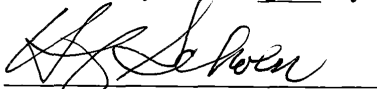
A tract of land located in Section 32, Township 57 North, Range 86 West of the Sixth Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

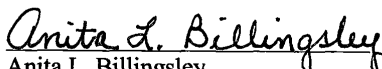
Beginning at a point located S.0°32'28"E., 130.00 feet from the Northeast corner of Lot 18, Block 15 of the Walling's Addition to the Town of Dayton, Wyoming; thence N.89°31'50"E., 74.02 feet to a point on the West right-of-way line of Wolf Creek County Road; thence along said right-of-way S.07°38'37"E., 150.23 feet; thence leaving said right-of-way S.89°14'20"W., 111.74 feet; thence N.00°32'28"W., 146.66 feet thence N89°31'50"E., 33.32 feet to the point of beginning;

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 my hand this 8th day of March, 2021.


Henry F. Schoen


Anita L. Billingsley

STATE OF WYOMING)
)ss
COUNTY OF Sheridan)

The foregoing instrument was subscribed and sworn to before me by Henry F. Schoen this 8th day of March, 2021.

Witness my hand and official seal.



My Commission Expires: 02-23-2025


Notary Public