



SPECIAL WARRANTY DEED

Realty Management Group, LLC, a Colorado limited liability company, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Stonemill Construction, LLC, a Wyoming limited liability company, GRANTEE, whose address is 2727 Coffeen Ave. Sheridan, WY 82801, the following described real estate, situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, more particularly described as follows: --

Lot 2 of Spirit Ridge Subdivision, a subdivision filed in Drawer S of Plats, No. 124 in the Office of the Sheridan County Clerk, Sheridan County, Wyoming;

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.

Grantor does hereby covenant with the Grantee, it's heirs and assigns, that the Grantor has not made, done, executed or suffered any act or thing whereby the above described premises or any part thereof now are, or at any time hereafter shall or may be, imperiled, charged or encumbered in any matter whatsoever; and the title to the above granted premises against all persons lawfully claiming the same from, through or under it, Grantor will forever warrant and defend.

WITNESS my hand this 3rd day of October, 2013.

Realty Management Group, LLC

By: Susan M. Stuenkel
 Title: Officer of the Manager

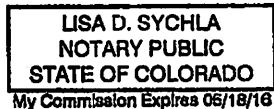
STATE OF Colorado)
)ss.
 COUNTY OF Denver)

This instrument was acknowledged before me on the 3rd day of October, 2013 by Susan M. Stuenkel, as Officer of Manager of Realty Management Group, LLC.

WITNESS my hand and official seal.

Signature of Notarial Officer
 Title: Notary Public

My Commission expires 5/18/16





2015-719012 4/30/2015 4:35 PM PAGE: 1 OF 3
BOOK: 552 PAGE: 799 FEES: \$18.00 PK QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

QUITCLAIM DEED

FOR VALUE RECEIVED, the receipt of which is hereby acknowledged, School District No. 1, Sheridan County, Wyoming Grantor, conveys and quitclaims to Stonemill Construction, LLC ("Grantee"), whose address is 2727 Coffeen Ave., Sheridan, Wyoming 82801, the following described real property situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming:

See Exhibits "A" and "B", attached hereto and by reference incorporated herein.

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

SUBJECT TO all real estate taxes for the year 2015, exceptions, reservations, covenants, conditions, restrictions, easements, rights-of-way, reservations and rights of record and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building, zoning, subdivision, or other regulations of any private or governmental entity.

DATED this 30th day of April, 2015.

Grantor

Sheridan County School District No. 1,
State of Wyoming

By: [Signature]

Title: Superintendent

STATE OF WY
COUNTY OF Sheridan : ss.

The foregoing instrument was acknowledged before me this 30th day of April, 2015, by Marty J. Kobza, Superintendent, of Sheridan County School District No. 1, State of Wyoming.

WITNESS my hand and official seal.



[Signature]
Notary Public
My commission expires: 5-13-18

LEGAL DESCRIPTION
EXHIBIT "A"

Record Owner: School District No. 1, Sheridan County, Wyoming
February 6, 2015

GRANTOR: School District No.1, Sheridan County, Wyoming
GRANTEE: Stonemill Construction, LLC

A tract of land situated in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 24, Township 57 North, Range 86 West, 6th P.M., Sheridan County, Wyoming, as shown on EXHIBIT "B" attached hereto and by this reference made a part hereof; said tract of land being more particularly described as follows:

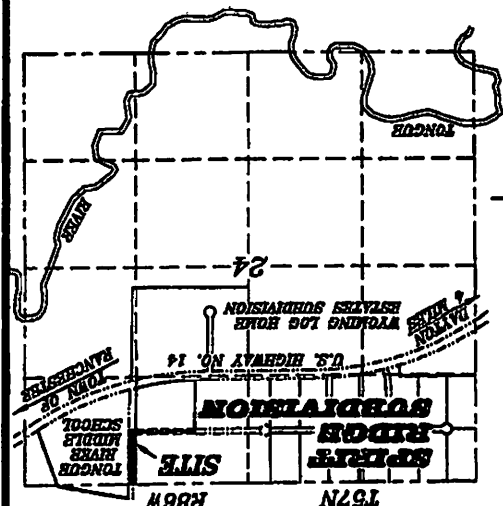
Commencing at the northeast corner of said Section 24 (Monumented with a 3 $\frac{1}{4}$ " Aluminum Cap per PLS 6594); thence S89°30'32"W, 1310.03 feet along the north line of said NE $\frac{1}{4}$ NE $\frac{1}{4}$, Section 24 to the POINT OF BEGINNING of said tract, said point lying on the west line of a tract of land described in Book 299 of Deeds, Page 201; thence S00°21'16"W, 643.26 feet along said west line of said tract described in Book 299 of Deeds, Page 201 to a point; thence S89°40'42"W, 53.25 feet to a point, said point being the northeast corner of Lot 1 Spirit Ridge Subdivision (Monumented with a 2" Aluminum Cap per PLS 6812); thence N00°03'24"W, 643.05 feet along the east line of Lot 2, Spirit Ridge Subdivision to a point, said point being the northeast corner of said Lot 2, Spirit Ridge Subdivision, and being the northwest corner of said NE $\frac{1}{4}$ NE $\frac{1}{4}$, Section 24 (Monumented with a 3 $\frac{1}{4}$ " Aluminum Cap per PLS 6812); thence N89°30'32"E, 57.86 feet along the north line of said NE $\frac{1}{4}$ NE $\frac{1}{4}$, Section 24 to the POINT OF BEGINNING of said tract.

Said tract contains 0.82 acres of land, more or less.

Bearings are Based on the Wyoming Coordinate System, NAD 1983, East Central Zone.



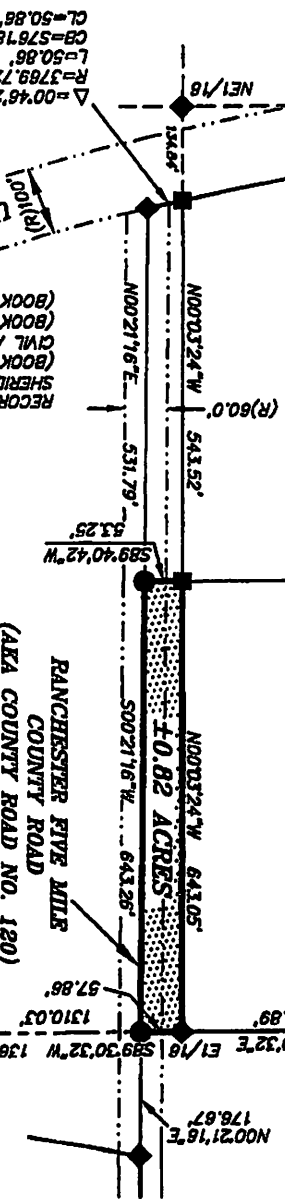
EXHIBIT "B"



- LEGEND:**
- FOUND 3-1/4" ALUMINUM CAP PER PLS 6594
 - FOUND 3-1/4" ALUMINUM CAP PER PLS 6812
 - FOUND 2" ALUMINUM CAP PER PLS 6812
 - SET 2" ALUMINUM CAP PER PLS 6812
 - CALCULATED: NOTHING FOUND/NOTHING SET
 - SECTION LINE
 - INTERIOR SECTION LINE
 - PROPERTY LINE
 - HIGHWAY RIGHT-OF-WAY LINE
 - ±0.82 ACRE TRACT

RECORD OWNER:
 SHERIDAN COUNTY SCHOOL DISTRICT NO. 1
 (BOOK 299, PAGE 201)
 CIVIL ACTION 180-5-83 COURT ORDER
 (BOOK 278, PAGE 505)
 (BOOK 550, PAGE 279)

RANCHESTER FIVE MILE
 COUNTY ROAD
 (AKA COUNTY ROAD NO. 120)



SURVEYOR'S CERTIFICATE

I, THOMAS D. TUCKER, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY STATE THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

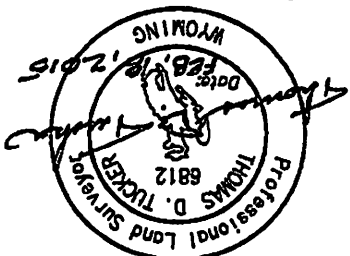
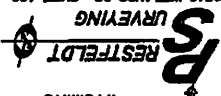


EXHIBIT "B" RECORD OF SURVEY

SCALE: 1"=200'
 BEARINGS ARE BASED ON THE
 WYOMING COORDINATE SYSTEM
 NAD 1983, EAST CENTRAL ZONE
 DATUM HAD B2(1983), NAD 83 (U.S. SURVEY FEET)
 DATA 1.00024
 DISTANCES ARE SURFACE

CLIENT: SHERIDAN COUNTY SCHOOL DISTRICT NO. 1
 LOCATION: NE1/4NE1/4, SECTION 24, TOWNSHIP 57 NORTH,
 RANGE 88 WEST, 8TH P.M., SHERIDAN COUNTY,
 WYOMING



JN: 2013-076
 DN: 2013-076-Q12
 PF: 12013-060
 FEBRUARY 8, 2015