



2022-777826 4/15/2022 12:12 PM PAGE: 1 OF 2
FEES: \$15.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

John K. Wilson, GRANTOR, for and in consideration of Ten Dollars and No Cents (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEE, Robbins Land, LLC, a Wyoming limited liability company, whose address is 159 Wolf Creek Rd, Ranchester, WY 82839, 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:

SEE EXHIBIT "A" ATTACHED HERETO

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, 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 and zoning regulations and city, state and county subdivision laws.

WITNESS my hand this 13th day of April, 2022.



John K. Wilson

State of Michigan

County of Mason

The foregoing instrument was acknowledged before me by John K. Wilson, this 13th day of April, 2022.

Witness my hand and official seal.



Signature of Notarial Officer
Title: Notary Public

My Commission Expires: 03/08/2024

Rebecca S. Scott
Notary Public, State of Michigan
County of Mason
My Commission Expires 03/2024
Acting in the County of _____



EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land in the NW1/4SW1/4 of Section 35, Township 56 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, described as follows:

Beginning at a point which is 631 feet East and 662.9 feet South from the West quarter corner of said Section 35; thence South 401.2 feet to the center of the channel of Little Goose Creek; thence following down the center of the channel of said creek to its intersection with the West line of Sheridan Avenue extended; thence North 141.2 feet to a stake, said stake being 662.9 feet south of the center line of said Section 35; thence West 460 feet to the point of beginning.

NO. 2022-777826 WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
SHERIDAN COUNTY TITLE INSURANCE AG 23 S MAIN STREET
SHERIDAN WY 82801