

QUITCLAIM DEED

Charles Clark Van Hoosier, a married person who took title as a single person, GRANTOR, for and in consideration of Ten and No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and quitclaim to Charles Clark Van Hoosier and Alexandra Lin Van Hoosier, husband and wife, as tenants by entirety with rights of survivorship, GRANTEES, whose address is 1220 Gladstone St. 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 10 of the Helvey Subdivision of Lots 1 and 2, Block 4 of Fifth Vale Avoca Place, an addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

AND

Lots numbered Eleven and Twelve, Helvey Subdivision of Lots One and Two, Block Four, Fifth Vale Avoca Place, an addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

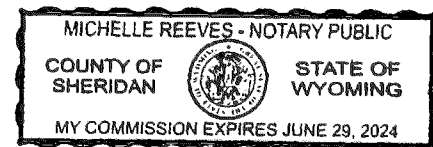
EXCEPTING THEREFROM that certain parcel of land conveyed to Mike K. Brophy and Susan M. Brophy as contained in Warranty Deed recorded December 24, 1990, Book 338, Page 612.

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 our hands this 1 day of March, 2023.

Charles Clark Van Hoosier
Charles Clark Van Hoosier



STATE OF WYOMING)
)ss.
COUNTY OF Sheridan)

This instrument was acknowledged before me on the 1 day of March, 2023 by Charles Clark Van Hoosier.

WITNESS my hand and official seal.

Michelle Reeves
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 6-29-2024