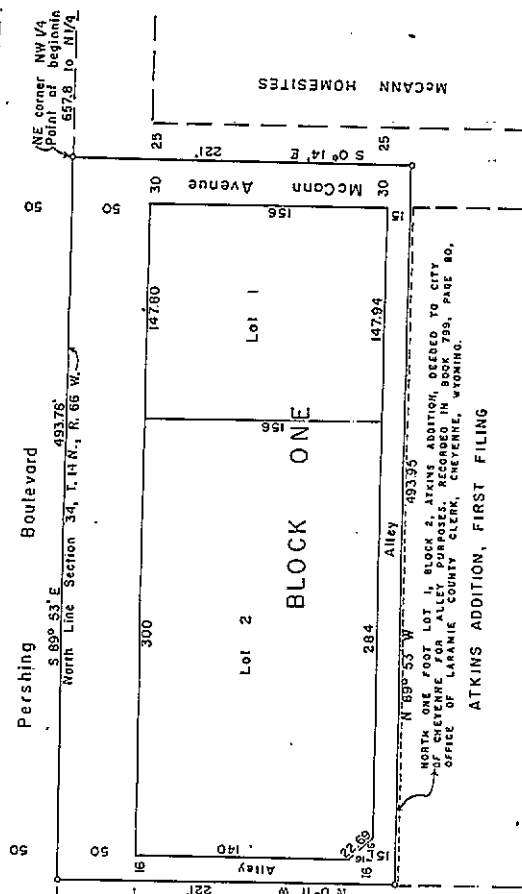




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DEDICATION

Know all men by these presents, that George R. Atkins and Mary M. Atkins, owners in fee simple of the lands embraced in this plat and description of ATKINS ADDITION, FIRST FILING, do hereby declare the subdivision of said lands, as appears on this plat, to be their free act and deed and in accordance with their desires, and do hereby dedicate to the use of the public forever all of the streets and alleys shown hereon.

Witness: Mrs. M. J. Brown
George R. Atkins
Mary M. Atkins

ACKNOWLEDGEMENT

The State of Wyoming } ss
 County of Laramie }
 On this 3rd day of September, A. D., 1964, before me, a Notary Public in and for the State of Wyoming, personally appeared George R. Atkins and Mary M. Atkins, to me known to be the persons who executed the above and foregoing Dedication and acknowledged said instrument to be their free act and deed and for the purpose therein mentioned.
 In Witness Whereof, I have hereunto set my hand and affixed the seal of my office the day and year first above written.

My Commission expires March 29, 1966
Mrs. M. J. Brown
 Notary Public
 Residing at Cheyenne, Wyoming



SURVEYOR'S CERTIFICATE

The State of Wyoming } ss
 County of Laramie }
 I, Malcolm D. Martin, of Cheyenne, Wyoming, hereby certify that this plat of ATKINS ADDITION, SECOND FILING, was made from notes taken during an actual survey made under my direction on September 2nd, 1964; that it accurately represents the lots, blocks, streets and alleys, as marked on the ground by iron pipe set at all block corners; and that the land embraced in this Addition is all that part of the NW 1/4 NE 1/4 NW 1/4, Section 34, T. 14 N., R. 66 W., 6th P. M., Laramie County, Wyoming, (hereinafter called the Subdivision) containing 2.5 acres, more or less, and being more particularly described as follows: Beginning at the northeast corner of the Subdivision; thence S 0° 14' E, along the east boundary of said Subdivision, a distance of 221 feet to a point; thence N 89° 53' W, parallel to the north boundary of said Subdivision, a distance of 493.95 feet to a point; thence N 0° 11' W, a distance of 221 feet to a point on the north boundary of said subdivision; thence S 89° 53' E, along the north boundary of said subdivision, a distance of 493.76 feet to the point of beginning.

Malcolm D. Martin
 Wyo. Reg. No. 228

52846

(Small handwritten notes and signatures)

Approved by the City Commission of the City of Cheyenne this 12th day of September, A. D., 1964.
Bill Martin
 Mayor

APPROVALS

Approved by the Board of County Commissioners of Laramie County, Wyoming this 15 day of September, A. D., 1964.
 Attest: John B. Hutchinson
 Deputy County Clerk

Approved by the City Planning Commission of the City of Cheyenne this 11th day of September, A. D., 1964.
 Attest: Richard L. Haines
 Planning Director



ATKINS ADDITION, SECOND FILING

A Subdivision of Part of the NW 1/4 NE 1/4 NW 1/4
 Section 34, T. 14 N., R. 66 W., 6th P. M.

Laramie County, Wyoming

September, 1964

190

RECORDED MAR 26 1900 AT CHEYENNE WYOMING RECEIPTION N. 592100

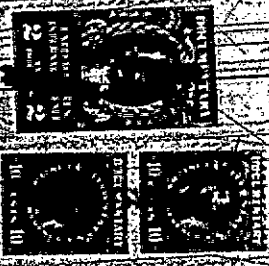
BOOK 515

WARRANTY DEED

J. L. McCann and Anna T. McCann, husband and wife, of Cheyenne,

for and consideration of other valuable consideration in hand paid, convey and warrant to Ray L. Avery, a single man of Cheyenne, Wyoming, grantee, the following described real estate situated in the County of Laramie, State of Wyoming, to-wit:

the Northwest Quarter of the Northwest Quarter of the Northeast Quarter of the Northwest Quarter of Section 34, Township 14 North, Range 66 West of the 6th P.M. Meridian, south of the Lincoln Highway, at subject always to the public highway abutting thereon which is constructed on the north side thereof, and also subject to a right of way twenty-five feet in width on the west side and the south side of said tract for street and road purposes, and all of said rights of way are excepted and reserved for streets and roads for the benefit of said property and all other property adjacent thereto and in the vicinity thereof.



This property is also conveyed subject to the following conditions:

1. All covenants, conditions and restrictions shall apply to the premises hereby conveyed and property lying adjacent thereto which belongs to the grantors or either of them, that is to say that neither of the parties to this deed, their heirs, successors or assigns shall construct any residence upon said premises of less than five rooms where such residence faces on Lincoln Highway, and any such building shall be modern in construction and shall be constructed in a good and workmanlike manner, and provided further that any place of residence which may be constructed upon said premises which does not face upon Lincoln Highway shall contain not less than four rooms and shall be modern in construction and shall be constructed in a good and workmanlike manner. The said premises are granted subject to the further condition and restriction that neither the grantees nor their heirs, successors, administrators or assigns shall permit any of the premises hereby conveyed to be used for a gravel pit, hog lot or for ranch or any other use for any kind of business or use which may be detrimental to the premises and the premises adjacent thereto as places of residence. It is further provided that these restrictions shall not prevent the premises hereby conveyed from being used for any other purpose.

BOOK 515

39

1952

under and to the benefit of the homestead exemption laws

dated this 22nd day of March, 1952

THE STATE OF WYOMING)

) ss.

Notary Public

On this 22nd day of March, 1952, before me personally appeared

N. Avery, a single man, to me known to be the person

executed the foregoing instrument and acknowledged that he executed

same as his free act and deed, including the release and waiver of the

right of homestead.

My commission expires on the 10th day of _____, 1952.

Given under my hand and notary seal this 22nd day of March, 1952.

Notary Public

AUG 19 1952 4 10 PM

606883

WARRANTY DEED WITH RELEASE OF HOMESTEAD

OF AND BY THESE INSTRUMENTS: That we, R. P. McGinn and Anna J. McGinn, husband and wife

Grantor of Laramie County and State of Wyoming

for and in consideration of \$10.00 and other valuable consideration DOLLARS

in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO Anna J. McGinn

grantee of Laramie County and State of Wyoming

the following described real estate, situate in Laramie County and State of Wyoming

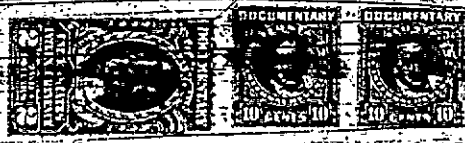
hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State to wit: The East Half of the Northwest Quarter of the Northeast Quarter of the Northwest Quarter (31 1/2 x 36 1/2) of Section THIRTY-FOUR (34), Township Fourteen (14) North, Range Sixty-six (66) West, the 11th T. M. in Laramie County, Wyoming, lying south of the Lincoln Highway but subject to the public highway abutting thereon which is constructed on the north side thereof, and also subject to a right-of-way twenty-five feet in width on the east side and the south side of said tract for street and road purposes, and all of said rights-of-way are excepted and reserved for streets and roads for the benefit of said property and all other property adjacent thereto and in the vicinity thereof.

This property is also conveyed subject to the following conditions and restrictions which shall apply to the premises hereby conveyed and to other property lying adjacent thereto which belongs to the grantors or either of them, that is to say, that neither of the parties to this deed nor their heirs, successors or assigns shall construct any residence upon said premises of less than five rooms where such residence faces on Lincoln Highway, and any such building shall be modern in construction and shall be constructed in a good and workmanlike manner, and provided further that any place of residence which may be constructed upon said premises which does not face upon Lincoln Highway shall contain not less than four rooms and shall be modern in construction and shall be constructed in a good and workmanlike manner. The said premises are granted subject to the further condition and restriction that neither the premises nor their heirs, executors, administrators or assigns shall permit any of the premises hereby conveyed to be used for a gravel pit, hog lot or horse ranch, or junk yard, or for any kind of business or use which may be detrimental to the use of said premises and the premises adjacent thereto as places of residence, provided, however, that these restrictions shall not prevent any of the parties mentioned herein from erecting a building on the premises affected by this provision.

WITNESS our hand and seal this 19th day of August, 1952

Signed, sealed and delivered in presence of [Signatures]

THE STATE OF WYOMING, County of Laramie



On this 19th day of August, 1952, before me personally appeared R. P. McGinn and Anna J. McGinn, husband and wife,

known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed, including the release and waiver of the right of homestead, the said Anna J. McGinn being fully apprised of her right and the effect of signing and acknowledging the said instrument.



Notary Public, State of Wyoming

My commission expires on the 1st day of August, 1953