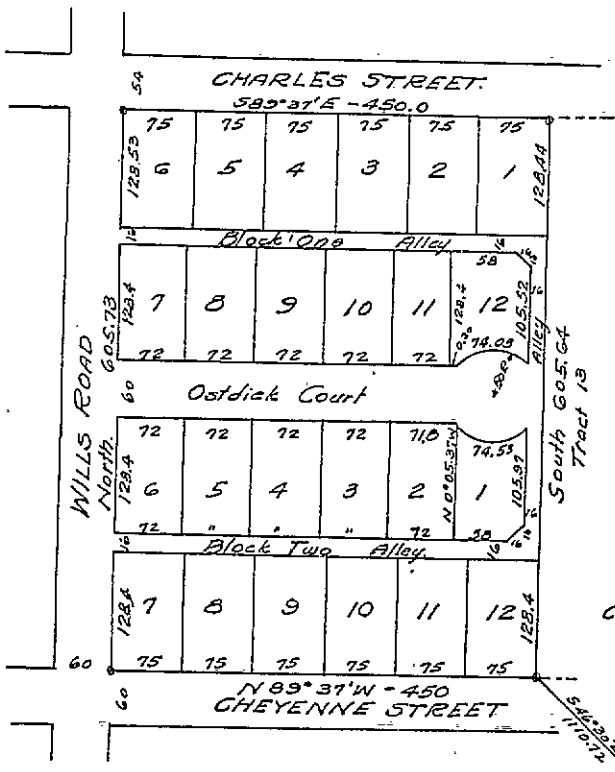




First American Title™

These documents are provided by First American Title as a courtesy to you. Should you have any questions regarding these documents, please contact your Realtor or a Real Estate Attorney.

Please be advised that any provision contained in this document, or in a document that is attached, linked, or referenced in this document, that under applicable law illegally discriminates against a class of individuals based upon personal characteristics such as race, color, religion, sex, sexual orientation, gender identity, familial status, disability, national origin, or any other legally protected class, is illegal and unenforceable.



167022

The plat shown was filed for record in the office of the County Clerk of Laramie County, Wyoming, on the 27th day of February, 1969, at 10:52 AM. The same was received in the office of the County Clerk of Laramie County, Wyoming, on the 27th day of February, 1969, at 10:52 AM.

John W. Munson
County Clerk & Ex-Officio, J.P.

Chord Bearings
Block Lot Distance Bearing

1	12	74.08	585°03'W
2	1	74.53	58°40'E

Curved lot lines are chord lengths

CERTIFICATE OF ENGINEER

State of Wyoming }
County of Laramie } ss
I, R.C. Kay, of Cheyenne, Wyoming, hereby certify that this plat of Ostdiek Subdivision was made from notes taken during an actual survey made by me in February, 1969, and that it accurately shows the location of the lots and blocks as marked on the ground by 12" spikes at each lot and block corner except the boundary corners which are marked by 3/4" Iron pipes and that the land embraced in the Subdivision is all of Tract 14, 15, and 16 of Sunnyside Addition, Second Filing, Laramie County, Wyoming and contains 6.26 acres, more or less.

R.C. Kay
Wyo. Reg. No. 186.

DEDICATION

Know all men by these presents, that Lelorne Ostdiek, Sandra Ann Ostdiek, Rudolph J. Grunke and Anna E. Grunke owners in fee simple of the land embraced in this plat and description of Ostdiek Subdivision, a subdivision of Tracts 14, 15 and 16, Sunnyside Addition, Second Filing, Laramie County, Wyoming do hereby declare this Subdivision of the within described land 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 *Jean Munson*
Witness *Jean Munson*
Witness *Jean Munson*
Witness *Jean Munson*

L. Lorne Ostdiek
Sandra Ann Ostdiek
Rudolph J. Grunke
Anna E. Grunke

ACKNOWLEDGEMENT

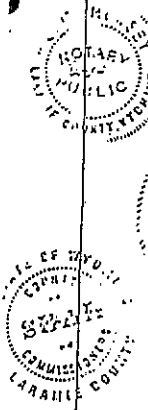
State of Wyoming }
County of Laramie } ss
On this 26th day of Feb. AD, 1969, personally appeared Lelorne Ostdiek, Sandra Ann Ostdiek, Rudolph J. Grunke and Anna E. Grunke, to me known to be the persons described in and who executed the within and foregoing dedication and acknowledged said instrument 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 8-25-69.

Jean Munson
Notary Public
Cheyenne
Residing at

APPROVALS.

Approved by the City Commissioners of the City of Cheyenne Wyoming this 26th day of February, AD, 1969
Attest *Jean C. Crawford* Deputy City Clerk
Approved by the Board of County Commissioners of Laramie County, Wyoming this 26th day of Feb. AD, 1969
Attest *John B. Huisman* County Clerk
Approved by the Planning Commission of the City of Cheyenne this 26th day of Feb. AD, 1969
Attest *Harold J. McEhee* Chairman

OSTDIEK SUBDIVISION
A SUBDIVISION OF TRACTS
14, 15 and 16 SUNNYSIDE ADDITION
SECOND FILING LARAMIE COUNTY
WYOMING
Scale 1" = 100' February 1969



RECORDED MAY 14 1945 1116 PAGE 1
EXEMPTION NO. 431974

WARRANTY DEED—Short Form

Printed and for sale by Pioneer Ptg. Co.

Know all men by these presents, that Frank R Dildine and Mary C Dildine, Husband and Wife, of Cheyenne, County of Laramie and State of Wyoming, grantors

for and in consideration of Two Hundred and Fifty (250.00) Dollars in hand paid, conveys and warrants to Max Meyer Becker, of Cheyenne, County of Laramie and State of Wyoming, grantees

the following described real estate, situated in the County of Laramie and State of Wyoming, to-wit: All of Tract number One (1) in Sunny Side Addition to the City of Cheyenne, first (1st) filing, as shown by the plat of said Sunny Side Addition, of record in the office of the County Clerk and ex-Officio Recorder of deeds in and for Laramie County Wyoming, excepting and reserving, all rights in and to the said property which have been excepted or reserved in the Patent thereto issued by the United States of America, and in all prior conveyances of said property, to which said exceptions and reservations in the said Patent and said Prior conveyances this deed is subject.

PROTECTIVE COVENANTS.

The said Max Meyer Becker, his Heirs, Executors, Administrators or Assigns, hereby agrees not to erect any residential structure on the said Premises of less than one story high above the ground, and that the ground floor area of said structure exclusive of Porches and attached Garages, shall not contain less than four Hundred square feet.

That any and all buildings erected thereon shall be built of Frame, Brick, Stone or Stucco, and shall be kept painted and in good repair, so that the same shall not become unsightly.

No noxious or offensive trade or activities shall be carried on on the said premises which may become a nuisance to the neighborhood.

No Live Stock shall be permitted or maintained on the said premises that may become a nuisance or menace to the health of the neighborhood.



Any person violating any or all of these covenants, may be subject to prosecution by law, by any person or persons owning real property in the neighborhood.



Restrictions indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin are hereby deleted to the extent such restrictions violate 42 USC 3604(c).

And the said Frank R. Dildine and Mary C. Dildine,
 hereby covenants with the said Max Meyer Becker,
 that they are lawfully seized of said premises; that they are free from encumbrances, and they warrant the title thereto against the lawful claims of all persons whomever, except

Hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Law of this State.

Dated this the 27th day of November A. D. 1944
 Signed, Sealed and Delivered in Presence of
[Signature] (Seal) Frank R. Dildine (Seal)
[Signature] (Seal) Mary C. Dildine (Seal)



THE STATE OF Wisconsin
 County of Lincoln

On this 27 day of November 1944 before me personally appeared Frank R. Dildine and Mary C. Dildine

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed, including the release and waiver of the right of homestead, the said wife having been by me fully apprised of her right and the effect of signing and acknowledging the said instrument.



My commission (term) expires on the 19 day of October 1946
 Witness my hand and official seal, this 27 day of November 1944
[Signature]
[Signature]