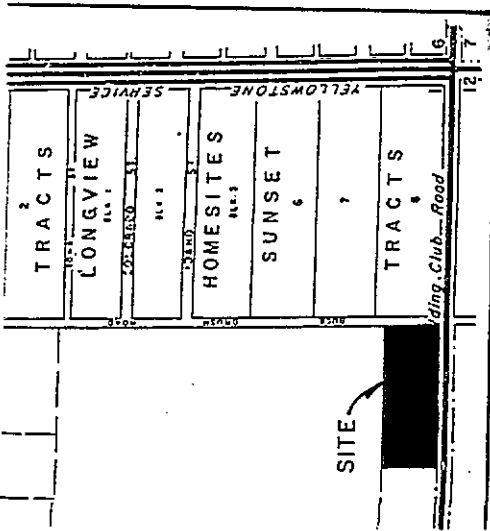




First American Title™

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VICINITY MAP



R.67, N. 6th P.M., Laramie County, Wyoming being more particularly described as follows:

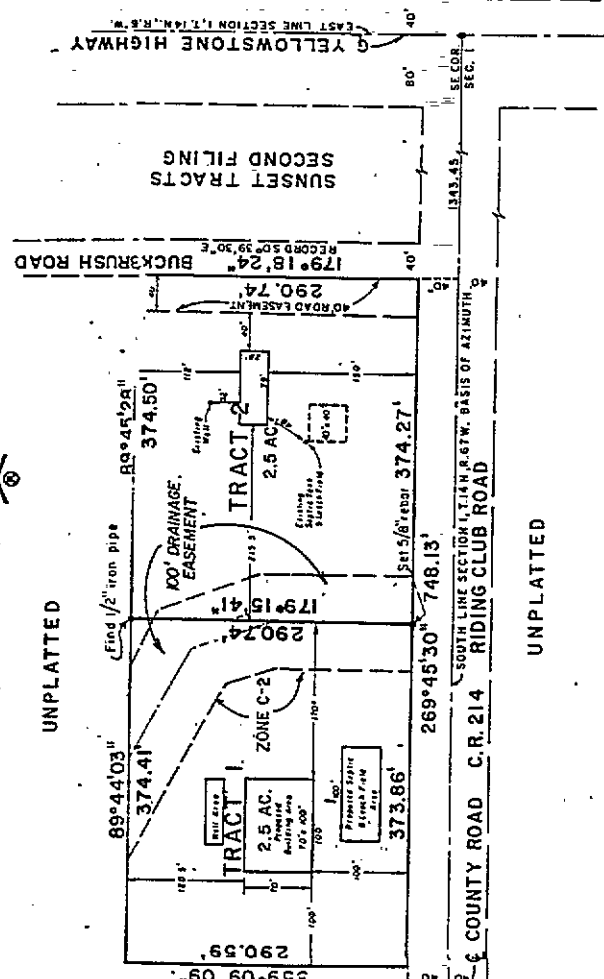
Beginning at the southeast corner of said Section 1; thence on an azimuth of 269°45'30" a distance of 134.45 feet to a point; thence on an azimuth of 150°28'10" a distance of 40.00 feet to the southwest corner of Sunset Tracts, Second Filing also being the True Point of Beginning; thence on an azimuth of 169°11'30" a distance of 748.13 feet along the north Right-of-Way line of Riding Club Road to the southwest corner of Sundown Tracts; thence on an azimuth of 359°09'09" a distance of 290.59 feet to the northwest corner of Sundown Tracts; thence on an azimuth of 89°44'03" a distance of 374.41 feet along the north boundary of Sundown Tracts to a point; thence on an azimuth of 89°45'28" a distance of 374.50 feet to the north-north corner of Sundown Tracts; thence on an azimuth of 179°15'41" a distance of 290.74 feet to the southeast corner of Sundown Tracts also being the True Point of Beginning. Said parcel containing 5.00 acres, more or less.

SURVEYOR'S CERTIFICATE

I, John L. Anderson, a Professional Engineer and Land Surveyor registered in the State of Wyoming, hereby certify that this plat of Tracts 1 & 2, Sundown Tracts, was prepared from record documents on file at the Laramie County Clerk's office and from an actual survey made under my direct supervision during the month of February, 1983 of the land described hereon and so monumented as indicated on this plat. I further certify that this plat contains and accurately shows tracts and interests therein and Sundown Tracts as shown hereon to the best of my knowledge.

Said parcel of land contains 5.00 acres more or less.

John L. Anderson
John L. Anderson
Wyoming P.E. & L.S. No. 2111



Know All Men By These Presents That:

Paul D. Draper and Nancy L. Draper being owners in fee simple of lands embraced in this plat and so described as Sundown Tracts, Laramie County, Wyoming 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.

Paul D. Draper
Paul D. Draper

Nancy L. Draper
Nancy L. Draper

ACKNOWLEDGEMENT

STATE OF WYOMING)
COUNTY OF LARAMIE) SS

The foregoing instrument was acknowledged before me by Paul D. Draper and Nancy L. Draper on this 30 day of MARCH, 1983.

My Public Seal: *John L. Anderson*
My Commission Expires: 2-8-87

Witness my hand and seal of office at Cheyenne, Wyoming, this 28th day of March, 1983.

APPROVALS

Approved by the Cheyenne/Laramie County Regional Planning Commission, this 5 day of February, 1983.

John L. Anderson
Secretary

John L. Anderson
Chairman

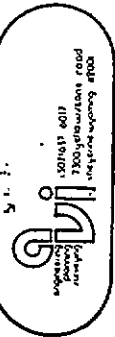
Approved by the County Commissioners of Laramie County, Wyoming this 5 day of February, 1983.

John L. Anderson
County Clerk

FINAL PLAT
SUNDOWN TRACTS
SITUATED IN THE SE 1/4 SEC. 1,
T.14N., R.67W., S.10R.M.
LARAMIE COUNTY, WYOMING

job no: 2-0766 reviewed by: D.S.
surveyed by: J.A. approved by: J.A.
drawn by: R.D.S.
date: FEB. 22, 1983

project title: FINAL PLAT - SUNDOWN TRACTS
client: PAUL DRAPER



51993

Exception No. JANET C. WHITEHEAD, Recorder

WARRANTY DEED

The Murray Brothers Partnership

Registered 100
DWA
15
19

grantee of Laramie County, and State of Wyoming, for and in consideration of Ten dollars and other good and valuable considerations (\$10.00) DOLLARS

in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO Paul D. Draper and Nancy L. Draper, husband and wife

grantee, whose address is 3516 Dillon, Cheyenne, Wyoming 82001

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:

A portion of the S 1/2 S 1/2 SW 1/4 SE 1/4 of Section 1, T. 14 N., R. 67 W., 6th P.M., Laramie County, Wyoming, containing 2.5 acres, more or less, and being more particularly described as follows: Beginning at a point on the north R/W line of a Branch of County Road No. 72, which point is S 89° 45.5' W, a distance of 1343.45 feet and N 0° 39.5' W, a distance of 40 feet from the southeast corner of said Section 1, said point of beginning being also the southwest corner of Sunset Tracts, Second Filing, Laramie County, Wyoming; thence S 89° 45.5' W, along the north R/W line of said County Road and parallel with the south boundary of said Section 1, a distance of 374.4 feet to a point; thence N 0° 39.5' W, parallel with the east boundary of the W 1/2 SE 1/4 of said Section 1, a distance of 290.75 feet to a point on the north boundary of said S 1/2 S 1/2 SW 1/4 SE 1/4; thence N 89° 44' E, along the north boundary of the S 1/2 S 1/2 SW 1/4 SE 1/4 a distance of 374.4 feet to a point on the east boundary of the W 1/2 SE 1/4 of said Section 1; thence S 0° 39.5' E, along said east boundary, (being also the west boundary of Sunset Tracts, Second Filing), a distance of 290.9 feet to the point of beginning.

Declaration of Protective Covenants attached hereto and made a part here of. See Exhibit A.

WITNESS my hand this 1st day of May, 19 81

The Murray Brothers Partnership
By: Edward F. Murray, Jr., Managing Partner

State of Wyoming
County of Laramie

The foregoing instrument was acknowledged before me by Edward F. Murray, Jr.

this 1st day of May, 19 81

Witness my hand and official seal



Carolyn C. Wheeler
Carolyn C. Wheeler Signature
Notary Public
Title of Officer

My Commission Expires: August 24, 1981

BOOK 1154

