



WARRANTY DEED

Shane P. Hansen and Joanne Ondics Hansen, husband and wife, (herein referred to as "Grantors"), for \$10.00 and good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby conveys and warrants to **Brendon E. Kerns and Erin L. Kerns**, husband and wife, as **Tenants by the Entirety** (herein referred to as "Grantee"), whose address is 6 Whitetail Lane, Sheridan, Wyoming, 82801, the following-described real estate which is situate in Sheridan County, Wyoming, to-wit:

Tract 20 of the Beaver Flats Subdivision, Sheridan County, Wyoming.

TOGETHER WITH all improvements located thereon or appertaining thereto, all water rights, ditches and ditch rights.

SUBJECT TO all reservations, restrictions, easements, right-of-ways and covenants of records and; ALSO SUBJECT to the Declaration of Protective Covenants for Beaver Flats Subdivision of Sheridan County, Wyoming which is duly recorded on June 21, 1977, in Book 222 of Deeds at page 516 in the Sheridan County Clerk's Office and First Amendment to Declaration of Protective Covenants filed on June, 28, 199 in Book 380 at page 385 in the Sheridan County Clerk's Office.

SUBJECT FURTHER to shortages in acreages, boundary problems and other matters which an accurate survey of the property would disclose.

Grantors hereby release and waive all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

Dated this 14 day of June, 2019.

Shane P. Hansen by *Joanne Ondics Hansen*
his attorney in fact
 Shane P. Hansen by Joanne Ondics Hansen, his
 Attorney in Fact
Joanne Ondics Hansen
 Joanne Ondics Hansen

STATE OF WYOMING)
) ss.
 County of Sheridan)

The above and foregoing Warranty Deed was subscribed, sworn to and acknowledged before me this 14 day of June, 2019, by the Grantors, Shane P. Hansen by Joanne Ondics Hansen, his Attorney in Fact and Joanne Ondics Hansen.

WITNESS my hand and official seal.

[Signature]
 Notary Public

My Commission expires: 4/10/22

