



2019-754051 11/15/2019 4:29 PM PAGE: 1 OF 3  
BOOK: 584 PAGE: 369 FEES: \$18.00 SM WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

Larry D. Noble and Dorothy K. Noble, husband and wife, GRANTORS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Colby Garriffa, a single person, and Destiny Barry, a single person, together as joint tenants with rights of survivorship, GRANTEES, whose address is \_\_\_\_\_

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:

See EXHIBIT "A" attached hereto;

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 14 day of November 2019.

\_\_\_\_\_  
Larry D. Noble

Dorothy K. Noble  
Dorothy K. Noble

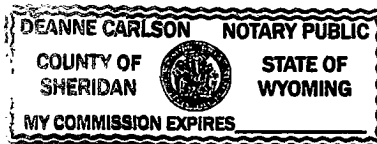
STATE OF Wyoming )  
COUNTY OF Sheridan )ss.

This instrument was acknowledged before me on the 14 day of November 2019 by  
~~Larry D. Noble~~ Dorothy K. Noble

WITNESS my hand and official seal.

Deanne Carlson  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5/23/2023



STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )ss.

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 2019 by  
Dorothy K. Noble.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires:



2019-754051 11/15/2019 4:29 PM PAGE: 2 OF 3  
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EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

Larry D. Noble and Dorothy K. Noble, husband and wife, GRANTORS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Colby Garriffa, a single person, and Destiny Barry, a single person, together as joint tenants with rights of survivorship, GRANTEES, whose address is 708 Broadway Street 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:

See EXHIBIT "A" attached hereto;

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 14 day of Nov, 2019.

Larry D. Noble  
Larry D. Noble

\_\_\_\_\_  
Dorothy K. Noble

STATE OF Wyoming )  
COUNTY OF Natrona )ss.

This instrument was acknowledged before me on the 14 day of November, 2019 by Larry D. Noble.

WITNESS my hand and official seal.

Shannon Cullimore  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: July 12, 2023



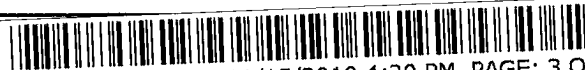
STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )ss.

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 2019 by Dorothy K. Noble.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires:



**2019-754051** 11/15/2019 4:29 PM PAGE: 3 OF 3  
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### **EXHIBIT "A"**

A parcel of land lying in the SE $\frac{1}{4}$  of Section 14, and N $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 23, Township 54 North, Range 83 West of the 6th P.M., Sheridan County, Wyoming; said parcel being more particularly described as follows:

Beginning at a point, said point being S53°40'44"W 902.89' from the SE corner of said Section 14 also being the NE corner of Sierra Dawn No. 2 Subdivision; thence along the north boundary of said subdivision S89°59'44"W, 1187.47' (record S89°59'55"W, 1186.98') to a point on the Easterly line of Murphy Gulch Road; thence along said easterly line N26°38'11"W, 302.76' (record N26°32'51"W, 302.99') to a point; thence N27°18'39"W, 250.04' (record N27°13'17"W, 250.23') to a point; thence N22°17'17"W, 231.37' (record N22°12'09"W, 231.55') to a point; thence N19°34'03"W, 969.05' (record N19°29'02"W, 969.81') to a point; thence N14°22'49"W, 403.67' (record N14°18'03"W, 403.99') to a point on the southerly line of U.S. Highway 14; thence along said southerly line S73°39'57"E, 1288.01' (record S73°35'04"E, 1288.01') to a point; thence through a curve to the right having a radius of 1869.90', a central angle (delta) of 4°52'26", arc length of 159.06', a chord bearing of S71°13'44"E, and a chord length of 159.02' to a point; thence leaving said southerly line S48°20'01"W, 184.44' to a point; thence S3°52'40"E, 993.73' to a point; thence S52°37'29"E, 799.03' to the point of beginning.

### **NO. 2019-754051 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX AGENCY  
SHERIDAN WY 82801