

## WARRANTY DEED

**Powder Horn Ranch 2, L.L.C., a Wyoming limited liability company**, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten and More Dollars (\$10.00) in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEE, **Jerrold C. Sadler**, whose address is 4530 Running W Dr Apt#103, Gillette, WY 82718 the following described real estate, situate in Sheridan 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:

**Lot 16, Block CC, Powder Horn Ranch II Planned Unit Development, a subdivision in Sheridan County, Wyoming, as recorded April 12, 2004 as Plat Number P-68.**

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to 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 my hand this 15 day of July, 2020.

POWDER HORN RANCH 2, L.L.C.

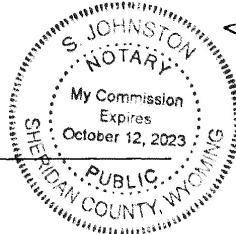
Homer A. Scott Jr.  
Homer A. Scott Jr.  
General Manager

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me by Homer A. Scott Jr., as General Manager of Powder Horn Ranch 2, L.L.C., a Wyoming limited liability company, this 15<sup>th</sup> day of July, 2020.

Witness my hand and official seal.



S. Johnston  
Signature of Notarial Officer  
Title: Notary Public

My Commission Expires:

### NO. 2020-760078 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
SHERIDAN COUNTY TITLE INSURANCE AG 23 S MAIN STREET  
SHERIDAN WY 82801