

WARRANTY DEED

Woodland Creek Estates, LLC, a Wyoming limited liability company, GRANTOR, for and in consideration of SEVENTY FIVE THOUSAND Dollars (\$80,000.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Sunrise Homes Const., LLC, a Wyoming limited liability company, GRANTEE, whose address is 39 East Lane, Sheridan, Wyoming, 82801, the following described real estate, situated 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:

Lot 38, Woodland Creek Estates Subdivision, 426 Creek Court, City of Sheridan, Sheridan County, Wyoming, 82801;

TOGETHER WITH all improvements, hereditaments and appurtenances thereunto belonging to or appertaining thereto;

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenant 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 my hand this 1st day of July, 2020.

Woodland Creek Estates, LLC,
A Wyoming limited liability company

BY: Graham Hurley
TITLE: Member

STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

This instrument was acknowledged before me on the 1st day of July, 2020 by Graham Hurley, as Member of Woodland Creek Estates, LLC, a Wyoming limited liability company.



My Commission expires 12/30/22

Georgia Hosnight
Signature of Notarial Officer
Title: Notary Public