

When recorded, return to:  
Sovereign State Title Company  
Ref. Order No. SSTC-21-10121  
P.O. Box 6768  
Sheridan, WY 82801



2021-770488 7/6/2021 3:01 PM PAGE: 1 OF 1  
FEES: \$12.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

**WARRANTY DEED**

**Randy Reed and Linda Reed, Trustees of the Randy and Linda Reed Living Trust, dated March 13, 2017**, (hereinafter known as the "Grantor," whether one or more), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY AND WARRANT to **Steve Bush and Tracy Bush, husband and wife, as tenants by the entirety**, whose address is P. O. Box 82, Sheridan, Wyoming 82801, (hereinafter known as the "Grantee," whether one or more), the following described real estate located in Sheridan County, State of Wyoming, and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, to wit:

**Lot 1, Replat of Tracts 5 through 8, Adkins Valley Subdivision, Sheridan County, Wyoming, recorded March 3, 2015, in Play Book A, Page 40;**

TOGETHER WITH all improvements situated thereon and all appurtenances thereunto appertaining or belonging.


TO HAVE AND TO HOLD the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantee, its heirs and assigns forever.

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any facts that would be disclosed by an accurate survey or physical inspection of the premises, and also subject to building and zoning regulations, as well as city, state, and county subdivision laws and ordinances.

SAID GRANTOR for, and on behalf of, its heirs, successors, executors, and administrators, covenants with Grantee, its heirs and assigns, that Grantor is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all liens and encumbrances, except as may have been provided for herein, and except for taxes due for the current and subsequent years; and that Grantor will, and its heirs, executors and administrators shall, warrant and defend the same to said Grantee, and its heirs and assigns, forever against the lawful claims of all persons.

WITNESS my/our hand(s) this 6th day of July, 2021.

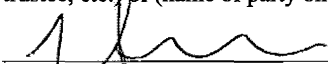
**Randy and Linda Reed Living Trust dated March 13, 2017**

By:   
**Randy Reed, Trustee**

By:   
**Linda Reed, Trustee**

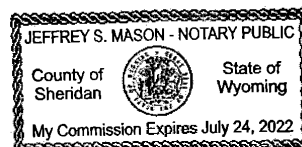
State of Wyoming  
County of Sheridan

This instrument was executed and acknowledged before me on July 6, 2021 by Randy Reed and Linda Reed, Trustees of Randy and Linda Reed Living Trust as (type of authority, e.g., officer, trustee, etc.) of (name of party on behalf of whom instrument was executed).

  
Signature of Notarial Officer

Title: Notary Public

Seal:



My commission expires: 7-24-22

**NO. 2021-770488 WARRANTY DEED**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
SOVEREIGN STATE TITLE COMPANY 205 COFFEEN AVE  
SHERIDAN WY 82801-4806