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FEES: \$12.00 DO WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Raymond L. Kessler and Carol A. Kessler, Trustees of the Raymond and Carol Kessler Trust Dated May 30, 2007, 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 Austin J. Opitz and Nicole Opitz, husband and wife as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 1242 Woodwind Dr 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:

Lot 1 of Sunrise Ranch Subdivision, Sheridan County, Wyoming, as recorded July 6, 2005 as Plat #S-110;

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 my/our hand(s) this _____ day of _____, 2019.

Raymond L. Kessler
Raymond L. Kessler, Co-Trustee

Carol A. Kessler
Carol A. Kessler, Co-Trustee

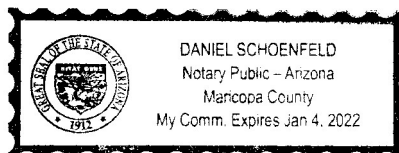
STATE OF Arizona)
)ss.
COUNTY OF Maricopa)

This instrument was acknowledged before me on the 8th day of January, 2020, by Raymond L. Kessler and Carol A. Kessler, Trustees of the Raymond and Carol Kessler Trust Dated May 30, 2007.

WITNESS my hand and official seal.

Daniel Schoenfeld
Signature of Notarial Officer
Title: Notary Public

My Commission expires 01/01/2022



NO. 2020-755145 WARRANTY DEED

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