



2021-770354 6/30/2021 12:46 PM PAGE: 1 OF 2
FEES: \$15.00 SM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

Cowboy State Title, LLC
201 North Connor Street, Suite 250,
Sheridan, WY 82801
File No. CST 21-34

WARRANTY DEED

Khanstruction, LLC, a Wyoming limited liability company, located in Sheridan County, State of Wyoming, (hereinafter known as the "Grantor"), for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, receipt whereof is hereby acknowledged, does hereby convey and warrant unto **David W. Meyers, Marian L. Meyers, and Marian Sydney Louise Meyers**, as joint tenants with rights of survivorship, residing in Teton County, State of Wyoming, (hereinafter known as the "Grantee(s)"), the following described real estate situated in Sheridan County, State of Wyoming:

Lot 4 Bright Horizons Subdivisions recorded September 10, 2012 in Drawer B of Plats, Page 61, City of Sheridan, Sheridan County, Wyoming.

Purported Address: 786 East 7th Street, Sheridan, Wyoming 82801

Together with all and singular the tenements, rights, privileges, hereditaments, and appurtenances thereunto belonging or in any wise appertaining thereto, and all improvements affixed thereto, to have and to hold the herein-described property unto the Grantee, and its successors and assigns, in fee simple, forever, subject to all patents, easements, rights of way, reservations, covenants, conditions, restrictions, and prior recorded leases, assignments, deeds, and other conveyances or transfers of record and all ad valorem property taxes levied upon the subject property from and after the date hereof.

And said Grantor, for said Grantor, successors, executors and administrators, covenants with Grantees, and with their heirs and assigns, that Grantor is lawfully seized in fee simple of the said herein-described property; that said herein-described property is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years; and that Grantor will, and their executors and administrators shall, warrant and defend the same to said Grantees, and their heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed and delivered this Warranty Deed under seal as of the day and year first above written.


Signature and acknowledgement on the following page.



2021-770354 6/30/2021 12:46 PM PAGE: 2 OF 2
FEES: \$15.00 SM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

GRANTOR:

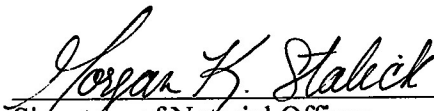
Khanstruction, LLC, a Wyoming limited liability company

By: 
Mohammed W. Khan, Managing Member

ACKNOWLEDGEMENT

STATE OF WYOMING
COUNTY OF SHERIDAN

This instrument was acknowledged before me on this 29th day of June,
2021 by Mohammed W. Khan as Managing Member of Khanstruction, LLC, a Wyoming limited
liability company.


Signature of Notarial Officer

My Commission Expires: 7/27/2024

