



2022-779898 7/6/2022 3:24 PM PAGE: 1 OF 1  
FEES: \$12.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

The Ascent Group, LLC, a Wyoming limited liability company, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten Dollars and No Cents (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEES, Peter R. Widener and Maggie Widener, Trustees of The Peter R. Widener and Maggie Widener Revocable Trust Dated January 1, 2021, whose address is 30 Harlequin Dr, Sheridan, WY 82801, 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 6, Twin Eagle at Powder Horn Ranch, Number Three, a subdivision in Sheridan County, Wyoming, filed November 10, 2020 as Plat T-36.**

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.

DATED this <sup>6th</sup> day of ~~June~~ July, 2022. *AS*

THE ASCENT GROUP, LLC

*Peter Spencer*

By: Peter Spencer, Member

*Lynn Spencer*

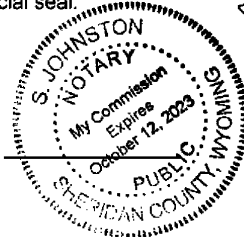
By: Lynn Spencer, Member

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me this <sup>6th</sup> day of ~~June~~ July, 2022, by Peter Spencer and Lynn Spencer, as Members of The Ascent Group, LLC, a Wyoming limited liability company.

Witness my hand and official seal.



*[Signature]*

Signature of Notarial Officer  
Title: Notary Public

My Commission Expires:

**NO. 2022-779898 WARRANTY DEED**

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