



2017-736009 7/12/2017 4:41 PM PAGE: 1 OF 1  
BOOK: 567 PAGE: 736 FEES: \$12.00 SM WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

Joshua Q. Gardner and Misty D. Gardner, husband and wife, 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 Ian J. Hunter and Crissy A. Hunter, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 400 Shadow Ridge Blvd, 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:

**Tract 3, Block 2, Sheridan Links Planned Unit Development Subdivision, a subdivision in Sheridan County, Wyoming as filed in Drawer S, Page #143;**

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 12 day of July, 2017.

\_\_\_\_\_  
Joshua Q. Gardner

\_\_\_\_\_  
Misty D. Gardner

STATE OF Wyoming )  
 )ss.  
COUNTY OF Sheridan )

This instrument was acknowledged before me on the 12 day of July, 2017 by Joshua Q. Gardner.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 4-10-18

STATE OF Wyoming )  
 )ss.  
COUNTY OF Sheridan )

This instrument was acknowledged before me on the 12 day of July, 2017 by Misty D. Gardner.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 4-10-18

**NO. 2017-736009 WARRANTY DEED**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
MILCOX AGENCY  
SHERIDAN WY 82801