



2020-756783 3/26/2020 8:13 AM PAGE: 1 OF 1
 FEES: \$12.00 SM WARRANTY DEED
 EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

John R. Nitschke and Arlene M. Nitschke, 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 Wade T. Sanner and Jane E. Sanner, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 560 Osprey Blvd Sheridan WY, 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: *aka Wade Thomas Sanner

Lot 2, Block 4 of Osprey Hill Two, a subdivision in Sheridan County, Wyoming, as recorded September 7, 2006 in Drawer O, Plat #13;

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 24th day of March, 2020.

John R. Nitschke
 John R. Nitschke

Arlene M. Nitschke
 Arlene M. Nitschke

NO. 2020-756783 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
 WILCOX ABSTRACT & TITLE GUARANTY A 307 W BURKITT ST
 SHERIDAN WY 82801-4109

STATE OF Wyoming)
)ss.
 COUNTY OF Laramie)

This instrument was acknowledged before me on the 24th day of March, 2020 by John R. Nitschke.

WITNESS my hand and official seal.



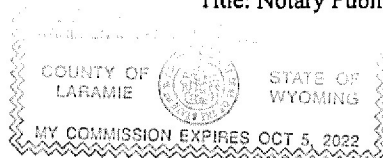
Karlene M. Montoya
 Signature of Notarial Officer
 Title: Notary Public

STATE OF Wyoming)
)ss.
 COUNTY OF Laramie)

This instrument was acknowledged before me on the 24th day of March, 2020 by Arlene M. Nitschke.

WITNESS my hand and official seal.

My Commission expires:
October 5, 2022



Karlene M. Montoya
 Signature of Notarial Officer
 Title: Notary Public