

**Recording Requested By:**

Jerry M. Grandahl And Carol L. Grandahl Trust

**When Recorded Return To:**

Robert James Wyatt, Attorney

For Jerry M. Grandahl And Carol L. Grandahl Trust

Post Office Box 846

Sheridan, Wyoming 82801-0846

## **WARRANTY DEED**

**JERRY M. GRANDAHL and CAROL L. GRANDAHL**, husband and wife, as tenants by the entirety, who appear herein in the first part as the **GRANTORS**, and whose physical and postal address is 1070 Clarendon Avenue, Sheridan, Wyoming 82801-2916; and who are the **owners** of the real property, improvements, and appurtenances that the **GRANTORS** herein below describe and convey, heretofore having derived and acquired title thereto by, through, and under that certain **WARANTY DEED** which was **recorded** in the office of the Clerk and Recorder for Sheridan County, within the State of Wyoming, on **May 11, 1998**, in **Book 392 of Deeds**, commencing at **Page 638**, being denoted therein also as **Document No. 284202**, **FOR AND IN CONSIDERATION** of family love and affection and for other good consideration, which is acknowledged, by these presents do **GRANT, GIVE, CONVEY, WARRANT, AND DELIVER** unto the **JERRY M. GRANDAHL AND CAROL L. GRANDAHL TRUST**, which said Trust is established and administered under that certain written **Joint Declaration Of Trust and Trust Agreement** that originally was made and **dated September 21, 2020**, and as and if thereafter amended, restated, or otherwise modified, and which said Trust entity appears herein in the second part as the **GRANTEE**; and, of which said Trust **Jerry M. Grandahl and Carol L. Grandahl are the current Trustees** as of the date of this conveyance, but as to which designation of Trustees with respect to this conveyance the **GRANTORS** and the **GRANTEE** hereunder also do intend to include any and every Successor Trustee or alternate Successor Trustee of and under that said Trust; and, which said Trust is for the lifetime benefit of Jerry M. Grandahl and Carol L. Grandahl, **and the survivor of the two of them**, and thereafter for the residuary benefit of other



beneficiaries who are designated or described in the said Trust Agreement; and, the mailing address of which said Trust entity as of the date of this conveyance for the purpose of mailing property tax notices and all other purposes hereunder is 1070 Clarendon Avenue, Sheridan, Wyoming 82801-2916, the real property, improvements, and appurtenances which the GRANTORS herein below describe, and which are situate in the County of Sheridan, within the State of Wyoming, to wit:

**The East ½ of Lot 5, Block 5, Sheridan Land Company's First Addition to the City of Sheridan, Sheridan County, Wyoming;**

**TOGETHER WITH all improvements situate thereon and rights and interests appurtenant thereto; and,**

**SUBJECT TO all reservations, restrictions, easements, rights-of-way, and covenants of record;**

**Otherwise Known And Numbered As:**

**1070 Clarendon Avenue  
Sheridan, Wyoming 82801-2916**

**HEREBY RELEASING and WAIVING HOMESTEAD RIGHTS** that otherwise might arise under or by virtue of the homestead exemption laws of the State of Wyoming.

**DATED AND SIGNED on September 21, 2020.**

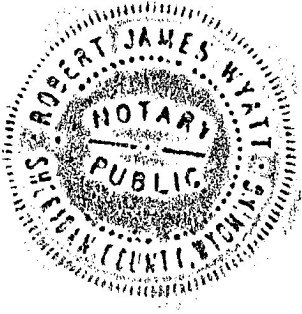
  
JERRY M. GRANDAHL, GRANTOR

  
CAROL L. GRANDAHL, GRANTOR

**ACKNOWLEDGMENT**

STATE OF WYOMING            )  
  )       ss.  
County Of Sheridan         )

The foregoing **WARRANTY DEED** was **signed and acknowledged** before me on **September 21, 2020**, by **Jerry M. Grandahl** and by **Carol L. Grandahl**, who appear therein in the first part as the **GRANTORS**, and who personally are known to me; as witnesseth my hand and official seal.



*Robert James Wyatt*  
Notary Public

My commission expires: March 19, 2023

**NO. 2020-762249 WARRANTY DEED**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
ROBERT WYATT PO BOX 846  
SHERIDAN WY 82801