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BOOK: 572 PAGE: 507 FEES: \$12.00 HM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Byran K. Bettcher and Kathy M. Bettcher, 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 Douglas G. Riggs and Vanessa A. Riggs, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 1310 Dans Ave Sheridan WY 82801, 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:

Lot 1, Fishpond Minor Addition to the City of Sheridan, Sheridan County, Wyoming, as recorded in Drawer F of Plats, #14;

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 15 day of March, 2018 ^{BO} _{KB}

[Signature]
Byran K. Bettcher

[Signature]
Kathy M. Bettcher

STATE OF WY
COUNTY OF Sheridan ^{ss.}

This instrument was acknowledged before me on the 15 day of March, 2018 ^{PLC} by
Byran K. Bettcher.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-18

STATE OF WY
COUNTY OF Sheridan ^{ss.}

This instrument was acknowledged before me on the 15 day of March, 2018 ^{PLC} by
Kathy M. Bettcher.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-18

