



2022-779319 6/10/2022 4:20 PM PAGE: 1 OF 2
FEES: \$15.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Clinton S. McGarvin and Lynn A. McGarvin, husband and wife, GRANTORS, for and in consideration of Ten And No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Kelly J. Waugh and Misty D. Waugh, husband and wife, GRANTEES, whose address is 2105 Bruce Mtn. Drive, 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:

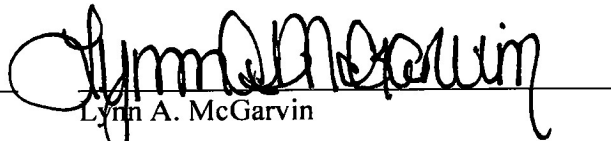
Lot 1 of Cloud Peak Ranch, Second Filing, a subdivision of the City of Sheridan, Sheridan County, Wyoming as filed in Drawer C, Plat 57 in the Office of the Sheridan County Clerk.

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 our hands this 10th day of June, 2022.


Clinton S. McGarvin


Lynn A. McGarvin

STATE OF WY
COUNTY OF Sheridan

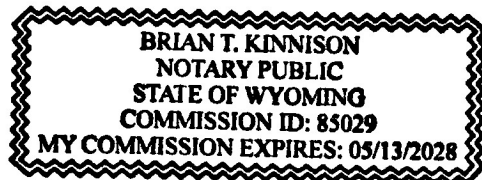
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This instrument was acknowledged before me on the 10th day of June, 2022 by Clinton S. McGarvin.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 57328





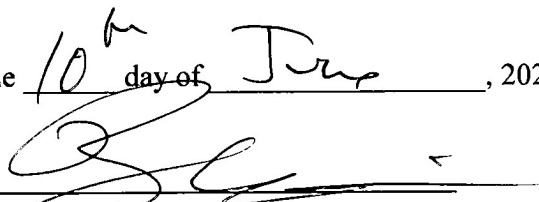
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STATE OF WY
COUNTY OF Sheridan

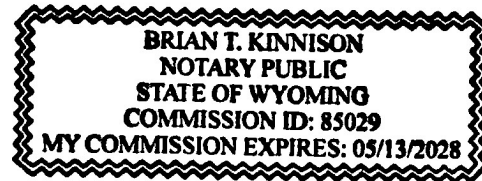
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This instrument was acknowledged before me on the 10th day of June, 2022
by Lynn A. McGarvin.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-28



NO. 2022-779319 WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
WILCOX AGENCY
SHERIDAN WY 82801