

## WARRANTY DEED

Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Sam D. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015, as to an undivided 1/2 interest and Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Rosalie M. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015, as to an undivided 1/2 interest, 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 Henry R Nyhus, Jr. and Yolanda M. Nyhus, husband and wife, as tenants by entirety with rights of survivorship, GRANTEES, whose address is 51 Redland Dr Powell WY 82435 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:

**Parcel 1 of Acara Subdivision, City of Sheridan, Sheridan County, Wyoming as shown on the Plat, Recorded October 12, 2005 in Drawer A, Page 27 in the Office of the Sheridan County Clerk.**

TOGETHER WITH all improvements, hereditaments and appurtenances thereunto belonging to or appertaining thereto;

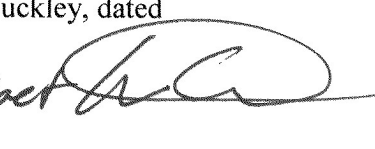
SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants restrictions, and rights of record and subject of any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building and zoning regulations and city, state and county subdivision laws.

WITNESS our hands this 29<sup>th</sup> day of March, 2022.

Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Sam D. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015

BY: Rosalie M Buckley, Trustee, By her Attorney in Fact   
Rosalie M. Buckley, Trustee, by her Attorney in Fact Andrea Arenas

Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Rosalie M. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015

BY: Rosalie M Buckley, Trustee, By her Attorney in Fact   
Rosalie M. Buckley, Trustee, by her Attorney in Fact Andrea Arenas




2022-777375 3/29/2022 4:10 PM PAGE: 2 OF 2  
FEES: \$15.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

STATE OF WY )  
COUNTY OF Sheridan )ss.

This instrument was acknowledged before me on the 29<sup>th</sup> day of March, 2022 by Andrea Arenas, Attorney in Fact for Rosalie M. Buckley, Trustee of Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Sam D. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015.

WITNESS my hand and official seal.

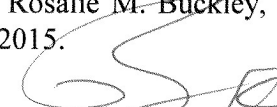
  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22

STATE OF WY )  
COUNTY OF Sheridan )ss.

This instrument was acknowledged before me on the 29<sup>th</sup> day of March, 2022 by Andrea Arenas, Attorney in Fact for Rosalie M. Buckley, Trustee of Rosalie M. Buckley as Trustee of the Revocable Trust Agreement of Rosalie M. Buckley, dated March 11, 2004 and Amended December 2, 2010 and November 6, 2015.

WITNESS my hand and official seal.

  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22



**NO. 2022-777375 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX AGENCY  
SHERIDAN WY 82801