

2017-733474 3/16/2017 4:03 PM PAGE: 1 OF 1 BOOK: 565 PAGE: 567 FEES: \$12.00 KK WARRANTY DEED EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

Viking Builders, LLC, a Wyoming limited liability company, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Austin D. Ledingham and Rebecca R. Ledingham, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 20 N Dome Dr Sheriden, 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 18 in the Final Plat of Cloud Peak Ranch Sixteenth Filing to the City of Sheridan, Sheridan County, Wyoming;

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.

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 //_ day of ///  The Lange Self  Yiking Builders, LLC, a Wyoming limited liability company	Niking Builders, LLC, a Wyoming limited liability company
By: John L. Tengesdahl Title: Owner	By: Kathy lengesdall   Title: office Manager
STATE OF <u>Dyandon</u> ) )ss. COUNTY OF <u>Sheriden</u> )	,
This instrument was acknowledged before me on the niedday of March, 2017, by  Lhn L. Tenges de li , as Owner of Viking Builders, LLC, a Wyoming limited liability company.	
WITNESS my hand and official seal.	Signature of Notarial Officer, Title: Notary Publicat P. S. Torring
My Commission expires 4 -10-18	My Commission  Expires
STATE OF Wyon; y ) ss. COUNTY OF Shender )	April 10, 2018 O
This instrument was acknowledged before me on the day of March, 2017, by  1/2   Lagesdeh   , as Office Manager of Viking Builders, LLC, a Wyoming limited liability company.	
WITNESS my hand and official seal.	THE THE PARTY OF T
My Commission expires 470-15	Signature of Notarial Officer Title: Notary Publicy Commission  April 10, 2018  OBLIC  OUNTY WHAT
NO. 2017-733474 WARRANTY DEED	

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

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