

## WARRANTY DEED

Anthony Trangmoe and Nancy J. Trangmoe, 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 Jeff Andrews and Jessica Andrews, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is PO Box 536 Dayton WY 82836, 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:

See EXHIBIT "A" attached hereto

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 1 day of Sept., 2020.

Anthony Trangmoe  
Anthony Trangmoe

Nancy J. Trangmoe  
Nancy J. Trangmoe

STATE OF WY  
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 1<sup>st</sup> day of September, 2020 by Anthony Trangmoe.

WITNESS my hand and official seal.

Brian T. Kinnison  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22



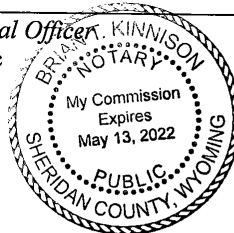
STATE OF WY  
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 1<sup>st</sup> day of September, 2020 by Nancy J. Trangmoe.

WITNESS my hand and official seal.

Brian T. Kinnison  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22





**2020-761571** 9/1/2020 4:19 PM PAGE: 2 OF 2  
FEES: \$15.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

**EXHIBIT "A"**

A tract of land situated in Lot 4 of Section 17, in Lot 1 of Section 18 and in the NW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 20, all in Township 58 North, Range 86 West of the Sixth Principal Meridian, Sheridan County, Wyoming; more particularly described as follows:

Beginning at the Northwest Corner of said Section 20; thence S0°04'24"E for a distance of 1352.88 feet; thence N89°36'56"E for a distance of 920.43 feet; thence N0°01'05"E for a distance of 1586.10 feet; thence N80°55'20"W for a distance of 2162.66 feet; thence S80°58'55"W for a distance of 102.07 feet to a point in the center of the Barker County Road; thence S0°10'15"E for a distance of 496.23 feet; thence S6°18'35"E for a distance of 71.29 feet; thence leaving the center of said Barker County Road on a bearing of N89°53'29"E for a distance of 1304.43 feet to the point of beginning.

**NO. 2020-761571 WARRANTY DEED**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX AGENCY  
SHERIDAN WY 82801