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FEES: \$12.00 HLM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED


Herbert E. Roose and Amy J. Roose, Trustees of the Roose Family Trust dated August 13, 2012, 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 Nicholas C. Uthe and Lea Uthe, husband and wife as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 1157 Fleming Blvd, 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 6, Block 1 of the Woodland Park Subdivision, Sheridan County, Wyoming as recorded May 22, 2008 in Book W of Plats, Page 61;

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 7 day of MAY, 2020.


Herbert E. Roose, as Trustee



Amy J. Roose, as Trustee

STATE OF Utah
COUNTY OF Washington)
SS.

NO. 2020-758007 WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
WILCOX ABSTRACT & TITLE GUARANTY A 307 W BURKITT ST
SHERIDAN WY 82801-4109

This instrument was acknowledged before me on the 7th day of May, 2020, by Herbert E. Roose and Amy J. Roose, Trustees of the Roose Family Trust dated August 13, 2012.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public



NOTARY PUBLIC
MELISSA ANTILLON
692272
COMMISSION EXPIRES
NOVEMBER 05, 2020
STATE OF UTAH

My Commission expires