



2023-788561 10/31/2023 4:10 PM PAGE: 1 OF 2  
FEES: \$15.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

Wayne Philip Roadifer and Pamela Renee Roadifer, Trustees of the Wayne Philip Roadifer and Pamela Renee Roadifer Living Trust, dated December 23, 2013, and any amendments thereto, 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 Kenneth L. Robinson, Jr. and Lorita A. Magee, husband and wife, as tenants by entirety with rights of survivorship, GRANTEES, whose address is 105 Rio Azul Dr. Georgetown TX 78633 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 3, Block 2 of Osprey Hill One, a subdivision in Sheridan County, Wyoming,  
as recorded March 16, 2005 in Drawer O, Plat #11.**

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 30<sup>TH</sup> day of October, 2023.

The Wayne Philip Roadifer and Pamela Renee Roadifer Living Trust, dated December 23, 2013, and any amendments thereto

BY: Wayne Philip Roadifer  
Wayne Philip Roadifer  
Trustee

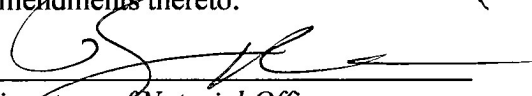
BY: Pamela Renee Roadifer  
Pamela Renee Roadifer  
Trustee



STATE OF Wy )  
COUNTY OF Sheridan )ss.  
)

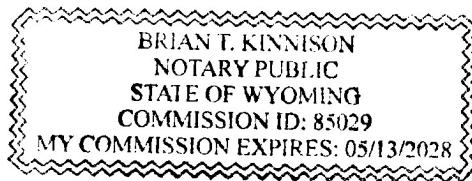
This instrument was acknowledged before me on the 30<sup>th</sup> day of October, 2023  
by Wayne Philip Roadifer, Trustee of The Wayne Philip Roadifer and Pamela Renee Roadifer  
Living Trust, dated December 23, 2013, and any amendments thereto.

WITNESS my hand and official seal.

  
Signature of Notarial Officer  
Title: Notary Public

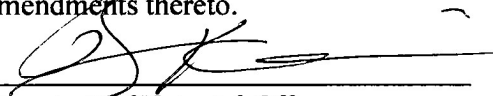
My Commission expires: 5-13-28

STATE OF Wy )  
COUNTY OF Sheridan )ss.  
)



This instrument was acknowledged before me on the 30<sup>th</sup> day of October, 2023  
by Pamela Renee Roadifer, Trustee of The Wayne Philip Roadifer and Pamela Renee Roadifer  
Living Trust, dated December 23, 2013, and any amendments thereto.

WITNESS my hand and official seal.

  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-28

