



2021-766984 3/5/2021 3:59 PM PAGE: 1 OF 1
FEES: \$12.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Dave Ferries and Lizabeth Jo Ferries, Trustees of the Alfred E. Badgett and Maxine Ruth Badgett Family Trust Dated June 4, 2001, 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 Luke Knudson, a single person, GRANTEE, whose address is 344 N Main St, Sheridan, 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:

The South 62 feet of Lot 2 in Block 25, Sheridan Land Company's Second Addition to the Town, now 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.

WITNESS my/our hand(s) this 5 day of March, 2021.

Dave Ferries
Dave Ferries, as Trustee

Lizabeth Ferries
Lizabeth Jo Ferries, as Trustee

STATE OF WY
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 5th day of March, 2021, by Dave Ferries and Lizabeth Jo Ferries, Trustees of the Alfred E. Badgett and Maxine Ruth Badgett Family Trust Dated June 4, 2001.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-22

