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FEES: $25.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

# WARRANTY DEED

Ranch at Twin Buttes LLC, a Wyoming limited liability company, GRANTOR, 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 Excalibur Construction, Inc., a Wyoming corporation, GRANTEE, whose address is 2275 DRY Ranch Rd. 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:

**Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, and 23 Amended Cloud Peak Ranch 24th Filing, a subdivision in the City of Sheridan, Sheridan County, Wyoming, as recorded in Book C of Plats, Page 104.**

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 13th day of October, 2023.

Ranch at Twin Buttes LLC, a Wyoming limited liability company

Stanley K. Everitt, Member

STATE OF WY )
)ss.
COUNTY OF Sheridan )

This instrument was acknowledged before me on the 13th day of October, 2023 by Stanley K. Everitt, Member of Ranch at Twin Buttes LLC, a Wyoming limited liability company.

WITNESS my hand and official seal.

*Signature of Notarial Officer*
Title: Notary Public

My Commission expires: 5-13-28

BRIAN T. KINNISON
NOTARY PUBLIC
STATE OF WYOMING
COMMISSION ID: 85029
MY COMMISSION EXPIRES: 05/13/2028

NO. 2023-788238 WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
WILCOX AGENCY
SHERIDAN WY 82801