

## WARRANTY DEED

James M. Spell and Jaynie K. Spell, Trustees of the James and Jaynie Spell Revocable Trust dated September 21, 2016, 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 Todd E. Neeriemer, a married person dealing in his sole and separate property, GRANTEE, whose address is 2048 Summit Drive 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:

**Lot 8 of the Summit at Sparrow Hawk Addition to the 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 30<sup>th</sup> day of October, 2020.

James M. Spell TEE  
James M. Spell, as Trustee

Jaynie K. Spell TEE  
Jaynie K. Spell, as Trustee

STATE OF WY  
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 30<sup>th</sup> day of October, 2020, by James M. Spell and Jaynie K. Spell, Trustees of the James and Jaynie Spell Revocable Trust dated September 21, 2016.

WITNESS my hand and official seal.

[Signature]  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22



**NO. 2020-763462 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX AGENCY  
SHERIDAN WY 82801