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

## WARRANTY DEED

**Eric M. Ford and Margaret J. Ford, husband and wife**, GRANTORS, of Sheridan County, State of Wyoming, for and in consideration of Ten Dollars and No Cents (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, do hereby CONVEY and WARRANT to the GRANTEE, **Nichole C. Pogue**, whose address is 237 W. 7th St, Sheridan WY 82801, the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

**Lot 12 in Block 8 of the Sheridan Land Company's Addition to the Town, now City, of Sheridan, Sheridan County, Wyoming.**

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to 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 hand(s) this 12<sup>th</sup> day of June, 2023.

Eric M. Ford

Margaret J. Ford

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me by Eric M. Ford and Margaret J. Ford, husband and wife, this 12<sup>th</sup> day of June, 2023

Witness my hand and official seal.



Signature of Notary Officer  
Title: Notary Public

My Commission Expires:

**NO. 2023-786060 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
SHERIDAN COUNTY TITLE INSURANCE AG 23 S MAIN STREET  
SHERIDAN WY 82801