



2024-794978 10/10/2024 3:52 PM PAGE: 1 OF 1
FEES: \$12.00 PK WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

Sunrise Homes Const., LLC, a Wyoming limited liability company, GRANTOR, 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, does hereby CONVEY and WARRANT to the **GRANTEES, Jeff McArthur and Jennifer McArthur, husband and wife, as tenants by the entirety**, whose address is 120 Sunrise Lane 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 17 of Cloud Peak Ranch, 21st Filing, a subdivision in Sheridan County, Wyoming, recorded on April 20, 2021, in Plat Book C, Page 101.

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 10th day of October, 2024

SUNRISE HOMES CONST., LLC


By: Jill Bates, Member

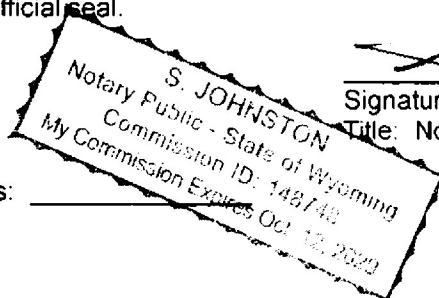
State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me by Jill Bates, Member of Sunrise Homes Const., LLC, a Wyoming limited liability company, this 10th day of October, 2024

Witness my hand and official seal.

My Commission Expires: _____




Signature of Notarial Officer
Title: Notary Public

NO. 2024-794978 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
SHERIDAN COUNTY TITLE INSURANCE AG 632 COFFEEN AVE
SHERIDAN WY 82801