



WARRANTY DEED

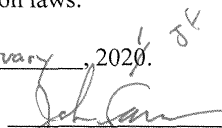
John Fearnow, a single person, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Signal Hill Realty Company, LLC, a Wyoming limited liability company, GRANTEE, whose address is P.O. Box 3220
Cody, WY 82414, 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 7 and 8 of East Falls at Powder Horn Ranch, a subdivision in Sheridan County, Wyoming, as recorded July 31, 2007 on Plat #E-18;

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 22 day of February, 2020.



John Fearnow

STATE OF WY

COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 22nd day of February, 2020 by John Fearnow. 1 Bc

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-22



NO. 2021-766657 WARRANTY DEED

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