



2024-793240 7/22/2024 1:28 PM PAGE: 1 OF 2  
FEES: \$15.00 PK WARRANTY DEED  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

## WARRANTY DEED

**Loal R. Lorenzen, Trustee of the Loal R. Lorenzen and Mary Elizabeth Lorenzen Revocable Trust dated October 4, 2014, 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 **GRANTEE, Jeff Tift**, whose address is 1275 US-14, Banner, WY 82832, 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:

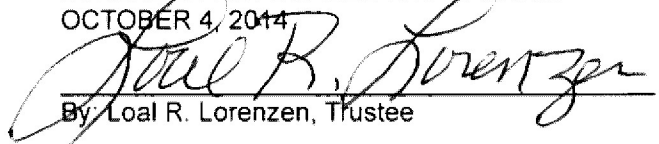
SEE EXHIBIT "A" ATTACHED HERETO

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 19 day of June, 2024

THE LOAL R. LORENZEN AND MARY ELIZABETH  
LORENZEN REVOCABLE TRUST DATED  
OCTOBER 4, 2014

  
By, Loal R. Lorenzen, Trustee

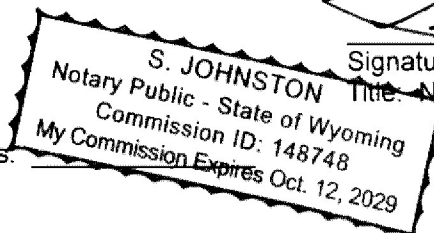
State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of July, 2024 by Loal R. Lorenzen, Trustee of the Loal R. Lorenzen and Mary Elizabeth Lorenzen Revocable Trust dated October 4, 2014.

Witness my hand and official seal.

My Commission Expires:



  
Signature of Notarial Officer  
Title: Notary Public



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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land situated in the NE1/4SE1/4 of Section 12, Township 53 North, Range 84 West, Sheridan County, Wyoming, more particularly described as follows:

Beginning at a point which bears S14°58' W a distance of 3556 feet from the Northeast corner of Section 12, T. 53 N., R. 84 W.; thence N76°27'W a distance of 67.00 feet; thence N82°48'35" W a distance of 262.63 feet; thence N1°57'E a distance of 302.5 feet to a point in the center of North Piney Creek; thence following along the center of said creek, S59°38'E a distance of 110 feet; thence S87°54'E a distance of 59 feet; thence N12°13'E a distance of 62 feet; thence N29°04'E a distance of 36 feet; thence N72°59'E a distance of 152.2 feet; thence leaving the centerline of North Piney Creek, S21°56'E a distance of 214 feet; thence S24°14'40"W a distance of 249.8 feet, to the point of beginning.

**NO. 2024-793240 WARRANTY DEED**  
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
SHERIDAN COUNTY TITLE INSURANCE AG 632 COFFEEN AVE  
SHERIDAN WY 82801