

TRANSFER ON DEATH DEED

Wendell Cayton and Loretta Cayton, husband and wife, presently of Bellevue, Idaho, hereinafter referred to as Grantors, hereby convey, effective on the death of the survivor of us, to our daughter, **Cathryn Kerns**, presently of 521 Pass Creek Road, Parkman, Wyoming 82838, hereinafter referred to as the Grantee Beneficiary, all of the Grantors' interest, now owned or hereinafter acquired, in and to the following-described real estate, commonly known as 42 East Ridge Road, Sheridan, Wyoming 82801, situate in the County of Sheridan, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming:

Lot 3 of the Shosten Addition, a subdivision in Sheridan County, Wyoming, as recorded on Plat S-93 in the Office of the Sheridan County Clerk;

TOGETHER WITH all improvements situate thereon, and all appurtenances thereunto appertaining or belonging;

SUBJECT TO all exceptions, reservations, covenants, conditions, restrictions, easements, rights-of-way, and rights of record.

If the Grantee Beneficiary predeceases either or both of the Grantors, the above-described conveyance of all of the Grantors' interest, now owned or hereinafter acquired, in and to the above-described real estate shall vest in the then-living lineal descendants of Cathryn Kerns, *per stirpes*, hereinafter referred to as the Successor Grantee Beneficiary or Beneficiaries. If, however, the Grantee Beneficiary predeceases either or both of the Grantors and there are no then-living Successor Grantee Beneficiary or Beneficiaries this conveyance shall become void.

DATED this 23 day of March 2021.

Wendell Cayton
Wendell Cayton

Loretta Cayton
Loretta Cayton

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me by **Wendell Cayton and Loretta Cayton, husband and wife**, this 23 day of March 2021.

WITNESS my hand and official seal.



Elisa R. Bruce
Notary Public

My Commission Expires: 7-28-2021