

WARRANTY DEED

Sheridan County Custom Homes, LLC, a Wyoming Limited Liability Company, GRANTOR, for and in consideration of Ten And No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Kimberly A. Thomas and Bradley S. Thomas, Trustees of The Thomas Trust, dated June 24, 2005, GRANTEES, whose address is 10 Pinchurst Drive Sheridan, WY 82801 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:

Lot 65, Block BB, Powder Horn Ranch II Planned Unit Development. A subdivision in Sheridan County, Wyoming, filed as Plat P-67 in the Office of the Sheridan County Clerk.

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 our hands this 7 day of July, 2022.

Sheridan County Custom Homes, LLC

Devin Duggard

BY: Devin Duggard

TITLE: MEMBER

STATE OF WY)
COUNTY OF Sheridan) ss.

This instrument was acknowledged before me on the 7th day of July, 2022 by Devin Duggard, Member of Sheridan County Custom Homes, LLC.

WITNESS my hand and official seal.

Brian T. Kinnison
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-20

NO. 2022-779996 WARRANTY DEED

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

