

WARRANTY DEED


Keith A. McWilliams, a married person dealing in his sole and separate property, 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 Dean C. Peters and Andrea R. Peters, husband and wife, as tenants by the entirety with rights of survivorship, GRANTEES, whose address is 2104 Big Horn Ave 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 1, Hawks Rest Minor Subdivision, a subdivision in the City of Sheridan,
Sheridan County, Wyoming, Recorded: January 17, 2019, Book H of Plats, Page
63;**

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 hand this 29th day of May, 2020.


Keith A. McWilliams

STATE OF WY
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 29th day of May, 2020 by Keith A. McWilliams.

WITNESS my hand and official seal.


Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-22

