



2025-797824 3/10/2025 2:52 PM PAGE: 1 OF 4
FEES: \$21.00 PK QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

AFTER RECORDING RETURN TO:
Title365
345 Rouser Road
Bldg 5, Suite 100
Coraopolis, PA 15108
File No. ORG-514765

Parcel ID No.: 03-5583-33-2-00-005-33

QUITCLAIM DEED

THIS DEED made and entered into on this 5th day of March, 2025, by and between **Hartley Burget, who acquired title as Hartley Stewart, and Ryan Burget, now a married couple, as joint tenants with right of survivorship, residing at 417 Meade Creek Road, Sheridan, WY 82801, hereinafter referred to as Grantor(s) and Hartley Burget and Ryan Burget, a married couple, as joint tenants with right of survivorship, residing at 417 Meade Creek Road, Sheridan, WY 82801, hereinafter referred to as Grantee(s).**

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Sheridan County, Wyoming:

A parcel of land located in the SE1/4NW1/4 of Section 33, Township 55 North, Range 83 West, 6th Principal Meridian, Sheridan County, Wyoming;

said parcel is also located in Tract No. 3 of a Certificate of Survey, filed in Sheridan County on April 27, 1983 as No. 870181 (Certificate of Survey #31);

said parcel is described as follows:

Beginning at a point marked with a 5/8 inch rebar, located on the Northwesterly right-of-way line of Meade Creek County Road, Sheridan County Road No. 131, said point being located South 18°23' West, 1531.0 feet from the N1/4 corner of said Section 33, said point also being located South 75°40' West, 9.0 feet from the third Northerly angle point lying Westerly of the Easterly line of said Tract No. 3;

thence South 09°02' East, 376.6 feet to a 5/8 inch rebar;

thence South 68°33' West, 302.6 feet to a 5/8 inch rebar;

thence North 18°19' West, 413.5 feet to a 5/8 inch rebar on the Northerly line of said Tract No. 3 and Northerly right-of-way line of Meade Creek County Road;

thence along said Northerly line, North 75°40' East, 363.8 feet to the point of beginning

Also known as: 417 Meade Creek Road, Sheridan, WY 82801

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

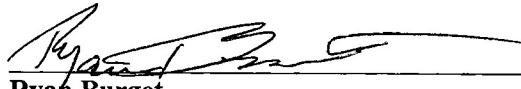
And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

[THE REMAINDER OF THIS PAGE WAS INTENTIONALLY LEFT BLANK]

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.



Ryan Burget

STATE OF Wyoming

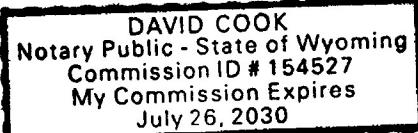
COUNTY OF Sheridan

The foregoing instrument was acknowledged before me on this 5th day of March,
2025 by **Ryan Burget**.

Witness my hand and official seal.



Notary Public



Print Name: David Cook
My commission expires: 7/26/2030

No title exam performed by the preparer. Legal description and party's names provided by the party.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Hartley Burget
Hartley Burget, who acquired title as Hartley Stewart

STATE OF Wyoming

COUNTY OF Sheridan

The foregoing instrument was acknowledged before me on this 5th day of March,
2025 by Hartley Burget, who acquired title as Hartley Stewart.

Witness my hand and official seal.

Dan Cook
Notary Public

Print Name: Dan Cook
My commission expires: 7/26/2030

DAVID COOK
Notary Public - State of Wyoming
Commission ID # 154527
My Commission Expires
July 26, 2030

NO. 2025-797824 QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
BITTER CREEK TITLE 406 S BENT ST
POWELL WY 82435-2808