

WARRANTY DEED

Kelli R. Falcon, who acquired title as Kelli R. Stout, a single person, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten and More Dollars (\$10.00), in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEE, **Sharon Tracy, Trustee of the Sharon Tracy Revocable Trust, under agreement dated February 2, 2001**, whose address is 345 Absaroka Street Sheridan, WY, 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:

Lot 2 of the Austin Addition to the Town, now City, of Sheridan, in Sheridan County, State of Wyoming, indexed as Plat A-4 by the Sheridan County Clerk.

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 this 10 day of March, 2020.

Kelli R. Falcon

Kelli R. Falcon

State of Wyoming

County of Sheridan

The foregoing instrument was acknowledged before me by Kelli R. Falcon, this 10 day of March, 2020.

Witness my hand and official seal.

J. Hando
Signature of Notarial Officer
Title: Notary Public

My Commission Expires: 6-18-23

