

## WARRANTY DEED

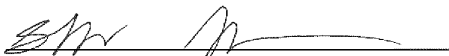
Seth Martinsen, a single person, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Dianna L. Wegner, a single person, GRANTEE, whose address is 514 E Burkitt Sheridan, WY 82801, 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:

**The North 65 feet of Lots 1, 2 and 3, in Block 5 of Coffeen's Second Addition to the Town, now City of Sheridan, Sheridan County, Wyoming;**

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/our hand(s) this 16 day of April, 2020.

  
Seth Martinsen

STATE OF WY.  
COUNTY OF Sheridan ss.

This instrument was acknowledged before me on the 16 day of April, 2020 by Seth Martinsen.

WITNESS my hand and official seal.

  
Signature of Notarial Officer  
Title: Notary Public

My Commission expires: 5-13-22



**NO. 2020-757315 WARRANTY DEED**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX ABSTRACT & TITLE GUARANTY A 307 W BURKITT ST  
SHERIDAN WY 82801-4109