



**WARRANTY DEED**

**Robert D. Minkler, Personal Representative of the Estate of Dorothy E. Minkler-Pedersen** a/k/a Dorothy E. Pedersen, a/k/a Dorothy Pedersen (Probate No. PR 2013-94, Sheridan County, Wyoming), and pursuant to the Court's "Order Approving Verified Petition Pursuant to Wyoming Statute § 2-7-601 for Order Directing Personal Representative to Execute Conveyance Pursuant to Contract in Writing," as Grantor, for and in consideration of Ten Dollars and other good and valuable consideration, receipt of which is hereby acknowledged, conveys and warrants to **David C. Smith and Lynn M. Smith**, as husband and wife, whose address is 549 Sumner Street, Sheridan, Wyoming 82801, Grantee, the following real property located in Sheridan County, Wyoming:

Lot Two (2) of the Chastain Subdivision, being a replat of Lots Eleven (11), Twelve (12), Thirteen (13), Fourteen (14), and Fifteen (15), and that portion of Bryant Street vacated in Block Eleven (11), South Park Addition to the Town, now City of Sheridan, Sheridan County, Wyoming

Together with all improvements thereon and all appurtenances thereto,

subject only to (i) reservations and exceptions in patents from the United States; (ii) prior mineral reservations; and (iii) easements, restrictions, covenants and rights-of-way of record; and (iv) all discrepancies, conflicts in boundary lines, shortages in area and encroachments which a correct survey or inspection would disclose and which are not shown in the public records.

Grantor waives all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

DATED the 12<sup>th</sup> day of July, 2013.

  
Robert D. Minkler, Personal Representative



STATE OF CALIFORNIA )  
 )  
COUNTY OF ALAMEDA )

On the 12 day of July 2013 before me, Araceli Villa personally appeared Robert D. Minkler, Personal Representative of the Estate of Dorothy E. Minkler Pedersen, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, execute the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Place Notary Seal Above

Araceli Villa  
Signature of Notary Public

