



2018-745766 10/12/2018 4:21 PM PAGE: 1 OF 1
BOOK: 577 PAGE: 106 FEES: \$12.00 SM WARRANTY DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

WARRANTY DEED

David Nalley and Judy Nalley, husband and wife, GRANTORS, of Teton County, State of Wyoming, for and in consideration of Ten and More Dollars (\$10.00), in hand paid, receipt whereof is hereby acknowledged, do hereby CONVEY and WARRANT to the GRANTEES, Donald Anderson and Shelley Anderson, husband and wife, as tenants by the entirety, whose address is 327 Wyoming Avenue, Sheridan, WY 82801, 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:

Lots 30 and 31, in Block 3, of Coffeen's Second Addition, and Lot 42 in Block 3, of the Amended Plat of Block 3 of Coffeen's Second Addition to the Town, now City of Sheridan, Sheridan County, Wyoming.

AND

A tract of land being a portion of an alley located in Block 3, Coffeen's 2nd Addition to the town, now City of Sheridan, Sheridan County, Wyoming, more particularly described as follows:

Beginning at the southwest corner of Lot 30, Block 3, and Coffeen's Second Addition; thence N47°27'54"E for a distance of 148.09 feet; thence S0°36'16"E for a distance of 10.75 feet; thence S47°27'54"W for a distance of 140.91 feet; thence N42°32'20"W for a distance of 8 feet to the point of beginning.

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 our hands this 10 day of October, 2018.

→ David Nalley Judy Nalley ←
David Nalley Judy Nalley

State of Wyoming

County of Teton

The foregoing instrument was acknowledged before me by David Nalley and Judy Nalley, this 10 day of October, 2018.

Witness my hand and official seal.

J. J.
Signature of Notarial Officer
Title: Notary Public

My Commission Expires: 3/20/21



NO. 2018-745766 WARRANTY DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
SCTIA
SHERIDAN WY 82801