

After Recording, Return To:
Rocky Mountain Title Guaranty, LLC
P.O. Box 268
Helena, MT 59624

File No: BX 26769

Grantee's Mailing Address:
32885 Olive St.
Wildomar, CA 92595


188613 Fee: \$ 14.00 Bk 219 Pg 987
BROADWATER COUNTY Recorded 3/4/2021 at 03:36 PM
Douglas D. Ellis, Clerk and Recorder By Annr Deputy
Return to: Rocky Mountain Title Co
400 N Park Ave Suite 200, Helena, Montana 59624

WARRANTY DEED

For Value Received, Gandydancer Enterprises Limited Partnership, the Grantor(s), do(es) hereby grant, bargain, sell, convey, and confirm unto Shepinois Company, LLC., a Montana limited liability company, the Grantee(s), the following described premises, in Broadwater County, Montana, to-wit:



SEE EXHIBIT A

TO HAVE AND TO HOLD the said premises, with his/her/their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever, and the said Grantor(s) do hereby covenant to and with the said Grantee(s), that he/she/they is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances except all easements, assessments, taxes, agreements, restrictions and covenants of record or assessed against the above-described property; and that he/she/they will warrant and defend the same from all lawful claims whatsoever.

MARCH 1 2021
MARCH 1
DATED: ~~February~~ March, 2021



Gandydancer Enterprises Limited Partnership

By: 
Doran V. McClellan, General Partner

By: 
Joycelyn McClellan, General Partner


STATE OF Idaho COUNTY OF Canyon

On this 1 day of March, 2021, before me, a Notary Public in and for said State, personally appeared Doran V. McClellan and Joycelyn McClellan, General Partners of Gandydancer Enterprises Limited Partnership known to me 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.

Toni Ledford
Commission Number: 20191181
Notary Public
State of Idaho
My Commission Expires: 06/12/2025



Notary Public for the State of Idaho
Residing at: Caldwell, ID
My Commission Expires: 06/12/2025

EXHIBIT A

Lot 16 of Certificate of Survey recorded in Book 1 of Plats, page 156 and 156A, Broadwater County, Montana, unofficially known as Greyson Creek Properties.