

Amendment to Pathway Easement

Teal Ponds, LLC ("Grantor") whose address is 2340 Wetlands Drive, Suite 102, Sheridan, WY 82801 and the City of Sheridan ("Grantee") whose address is P.O. Box 848, Sheridan, WY 82801 entered into an Easement dated July 8, 2013 ("2013 Easement") for a public pathway. The parties desire to amend a portion of the description of the pathway.

The parties agree as follows:

The 2013 Easement is amended so that the description of the easement as it crosses Tract 10 of the Marshall Subdivision to the City of Sheridan is as set out on attached Exhibits A and B.

Except as modified by this amendment, the 2013 Easement remains in full force and effect.

Dated this 10 day of MARCH, 2022.

Teal Ponds, LLC

By: [Signature]
Title: Manager

City of Sheridan

By: [Signature]
Mayor

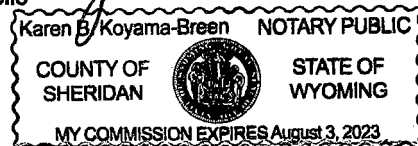
STATE OF WYOMING)
COUNTY OF SHERIDAN) ss.

This Amendment to Pathway Easement was signed before me this 10th day of MARCH, 2022, by P.A.B. Widener, Jr., manager of Teal Ponds, LLC.

[Signature]
Notary Public

My commission expires: August 3, 2023

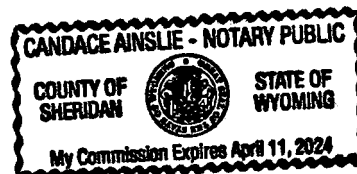
STATE OF WYOMING)
COUNTY OF SHERIDAN) ss.



This Amendment to Pathway Easement was signed before me this 8th day of March, 2022, by Richard Bridger, mayor of the City of Sheridan.

[Signature]
Notary Public

My commission expires: 4/11/24



LEGAL DESCRIPTION

EXHIBIT "A"

Record Owner: Teal Ponds, LLC
March 3, 2022

Re: 15.0' Pathway Easement to the City of Sheridan, and or any of their respective successors and assigns.

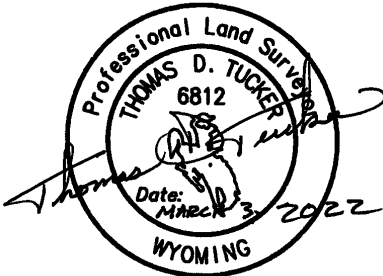
A pathway easement fifteen (15.0) feet wide, being seven and one half (7.5) feet, each side of the following described centerline situated in Tract 10, Marshall Subdivision, to the City of Sheridan, Sheridan County, Wyoming, as shown on **EXHIBIT "B"** attached hereto and by this reference made a part hereof; said centerline being more particularly described as follows:

Commencing at the southeast corner of Tract 11A, Blue Wing Minor Subdivision, (Monumented with a 1½" Aluminum Cap per PLS 2615); thence N67°56'00"W, 9.23 feet along the south line of said Tract 11A to the **POINT OF BEGINNING** of said easement; thence S00°54'52"E, 198.30 feet, eight and one half (8.5) feet west of and parallel to the north line of said Tract 10, along said centerline to a point; thence S00°54'30"E, 119.23 feet, eight and one half (8.5) feet west of and parallel to said north line of said Tract 10, along said centerline to a point; thence S01°05'07"E, 339.02 feet, eight and one half (8.5) feet west of and parallel to said north line of said Tract 10, along said centerline to a point; thence S63°40'37"E, 9.57 feet along said centerline to the **POINT OF TERMINUS** of said easement, said point lying on said north line of said Tract 10, and being N81°35'38"W, 618.02 feet from the northeast corner of said Tract 10 (Monumented with a 2" Aluminum Cap per PLS 6812). Lengthening or shortening the side lines of said easement to intersect said boundary lines.

Said pathway easement contains 9,992 square feet of land, more or less.
Bearings are Based on the Wyoming Coordinate System, NAD 1983, East Central Zone.

SURVEYOR'S STATEMENT

I, Thomas D. Tucker, do hereby state that this legal description was prepared from notes taken during an actual field survey performed by me or under my direct supervision.



Modification in any way of the above or foregoing legal description terminates liability of surveyor.

EXHIBIT "B"



SCALE: 1"=100'

BEARINGS ARE BASED ON THE WYOMING COORDINATE
SYSTEM NAD 1983, EAST CENTRAL ZONE
DATUM: NAD 83(1983), NAVD 88 (U.S. SURVEY FEET)
DAF: 1.000235
DISTANCES ARE SURFACE

LEGEND:

- FOUND 1-1/2" OR 2" ALUMINUM CAP PER PLS 2615
- ◆ FOUND 3-1/4" ALUMINUM CAP PER PLS 2615
- FOUND 2" ALUMINUM CAP PER PLS 6812
- CALCULATED: NOTHING FOUND/NOTHING SET
- (R) RECORD
- POB POINT OF BEGINNING
- POT POINT OF TERMINUS
- PROPERTY/TRACT LINE
- - - - - HIGHWAY RIGHT-OF-WAY LINE
- - - - - CENTERLINE OF PATHWAY EASEMENT
- - - - - PATHWAY EASEMENT LINE
- - - - - RESERVED FOR FUTURE STREET DEVELOPMENT LINE

LINE TABLE

| LINE | BEARING | LENGTH |
|------|-------------|---------|
| L1 | N67°56'00"W | 9.23' |
| L2 | S00°54'52"E | 198.30' |
| L3 | S00°54'30"E | 119.23' |
| L4 | S01°05'07"E | 339.02' |
| L5 | S63°40'37"E | 9.57' |

RECORD OWNER:
NORTHERN WYOMING
COMMUNITY COLLEGE DISTRICT
(BOOK 121, PAGE 253)

RECORD OWNER:
TEAL PONDS, LLC
(BOOK 496, PAGE 223)

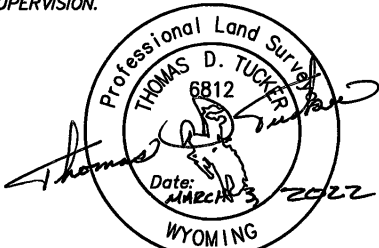
30' RESERVED FOR
FUTURE STREET
DEVELOPMENT

U.S. HIGHWAY NO. 87
(AKA COFFEE AVENUE)

SURVEYOR'S CERTIFICATE

STATE OF WYOMING : ss
COUNTY OF SHERIDAN

I, THOMAS D. TUCKER, A DULY REGISTERED LAND
SURVEYOR IN THE STATE OF WYOMING, DO HEREBY
STATE THAT THIS PLAT REPRESENTS THE RESULTS
OF A SURVEY MADE BY ME OR UNDER MY DIRECT
SUPERVISION.



"PLAT IS VALID ONLY IF PRINT HAS
ORIGINAL SIGNATURE OF SURVEYOR SIGNED AND DATED"

EXHIBIT "B" 15.0' PATHWAY EASEMENT

CLIENT: TEAL PONDS, LLC & THE CITY OF SHERIDAN
LOCATION: TRACT 10, MARSHALL SUBDIVISION, TO THE CITY
OF SHERIDAN, SHERIDAN COUNTY, WYOMING

PRESTFELDT
SURVEYING
2340 WETLANDS DR., SUITE 100
PO BOX 3082
SHERIDAN, WY 82801
307-672-7415

JN: 1999-023 SJ: 19
DN: 1999-023-SJ19-2022
TAB: ESMT
PF: T1999-023-SJ18
REVIEWED BY: JSP & CT
MARCH 3, 2022

NO. 2022-776975 AMENDMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
PRESTFELDT SURVEYING 2340 WETLANDS DR
SHERIDAN WY 82801