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## RIGHT-OF-WAY DEDICATION

The undersigned, Teal Ponds, LLC, a Wyoming Limited Liability Company of Sheridan, Wyoming, being the owners of the following described land situate in the County of Sheridan, State of Wyoming, to wit:

**Tract 11, Tract 12 and Tract 13 of Marshall Subdivision. A Subdivision in Sheridan County, Wyoming, as recorded in Book M of Plats, Page 40.**

do hereby grant the following described right of way to the City of Sheridan, Sheridan County, Wyoming:

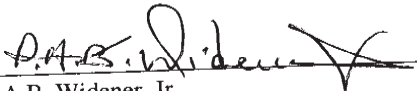
A strip of land sixty (60.0) feet wide, thirty (30.0) feet each side of the following described centerline situated in Tract 11, Tract 12 and Tract 13 of the Marshall Subdivision to the City of Sheridan, Sheridan County, Wyoming; as shown on **Exhibit "B"** attached hereto and by this reference made a part hereof; said centerline being more particularly described as follows:

Commencing at the northeast corner of said Marshall Subdivision; thence S88°23'04"W, 266.53 feet to the **POINT OF BEGINNING** of said right of way, said point lying on the south right-of-way line of Wyoming State Highway No. 334, A.K.A. Brundage Lane; thence S00°06'15"E, 152.86 feet along said centerline to a point; thence, through a curve to the right, having a radius of 700.00 feet, a central angle of 08°51'22", an arc length of 108.20 feet, a chord bearing of S04°19'26"W, and a chord length of 108.09 feet along said centerline to a point; thence S08°45'07"W, 27.23 feet along said centerline to a point; thence, through a curve to the left, having a radius of 700.00 feet, a central angle of 09°04'57", an arc length of 110.96 feet, a chord bearing of S04°12'38"W, and a chord length of 110.85 feet along said centerline to a point; thence S00°19'50"E, 38.24 feet along said centerline to the **POINT OF TERMINUS** of said right of way, said point the northwest corner of Tract 17 of the Brundage Place Subdivision to the City of Sheridan.

The Right of Way hereby granted is for public use and said Right of Way may be employed in perpetuity as a covenant running with the land for the purpose of installing, repairing, re-installing, replacing and maintaining sewer lines, water lines, gas lines, electric lines and poles, telephone lines and poles, cable television lines and other forms and types of public utilities now or hereafter being generally utilized by the public utilities, together with access by the public for ingress and egress from **Brundage Lane to lands in Tract 11, Tract 12, and Tract 13, Marshall Subdivision, and Tract 17, Brundage Place Subdivision, all to the City of Sheridan, Wyoming.**

The Right of Way hereby granted shall enjoy the same force and effect as though it had been shown on the original plat of Marshall Subdivision, a subdivision in Sheridan County, Wyoming, as recorded in Book M of Plats, Page 40.

Dated this 7<sup>th</sup> day of March, 2005.

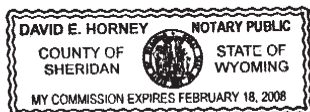
  
P.A.B. Widener, Jr.  
Manager of Tres Ninos, LLC, General Partner

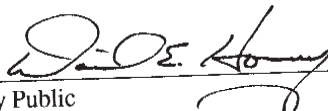
  
Ronald W. Prestfeldt, Partner

State of Wyoming    )  
                              )ss  
County of Sheridan    )

The foregoing instrument was acknowledged before me by P.A.B. Widener, Jr. and Ronald W. Prestfeldt, this 7<sup>th</sup> day of March, 2005.

Witness my hand and official seal.

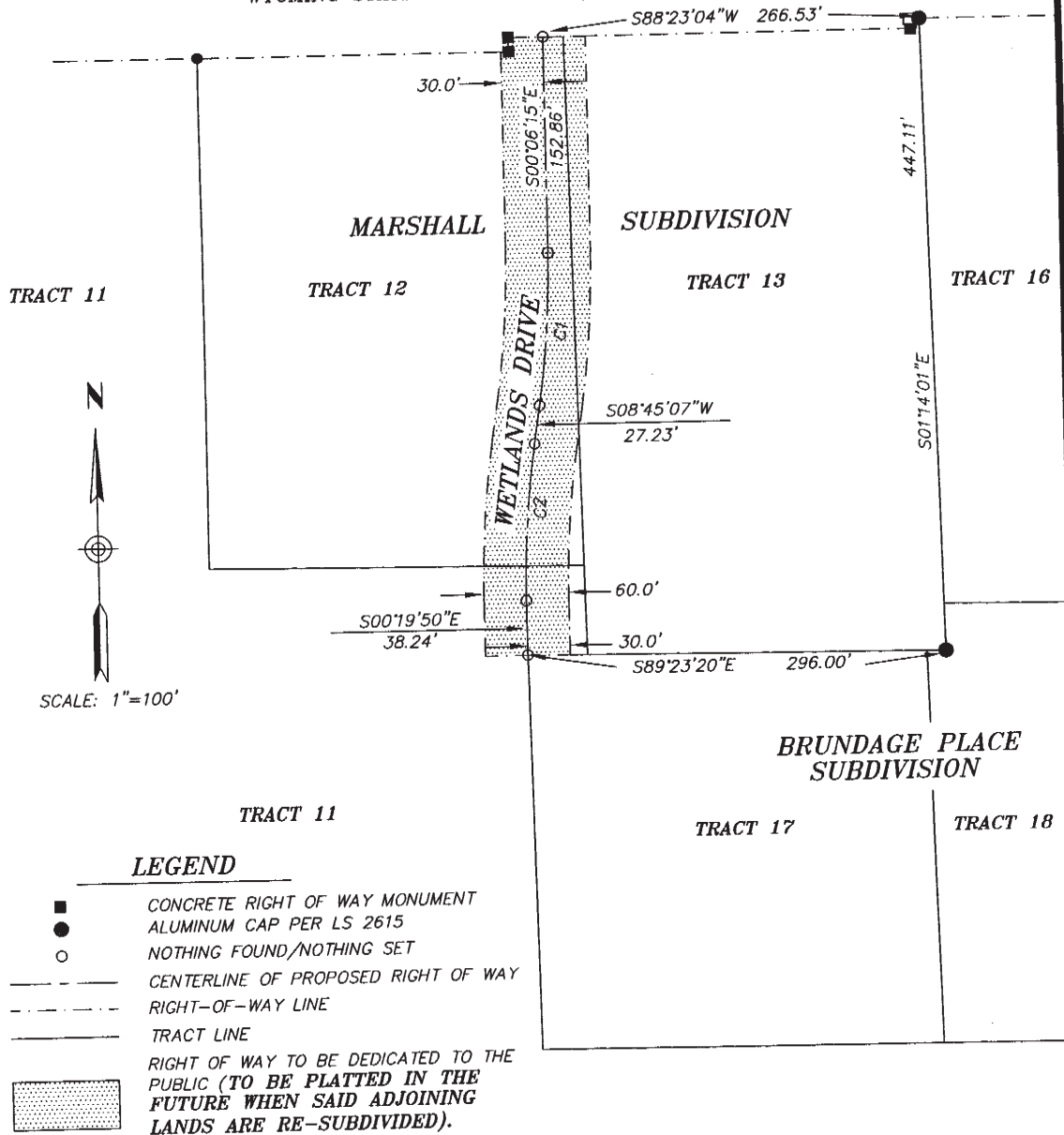


  
Notary Public

My Commission Expires: FEBRUARY 18, 2008

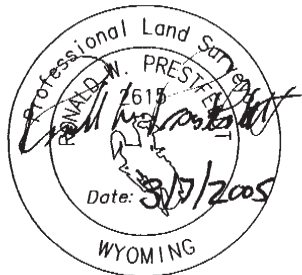
## EXHIBIT "B"

WYOMING STATE HIGHWAY 334 (AKA BRUNDAGE LANE)



CURVE TABLE

	DELTA	RADIUS	ARC LENGTH	CORD BEARING	CORD LENGTH
C1	08°51'22"	700.00'	108.20'	S04°19'26"W	108.09'
C2	09°04'57"	700.00'	110.96'	S04°12'38"W	110.85'



## EXHIBIT "B"

FOR

SIXTY (60) FEET WIDE RIGHT OF WAY DEDICATION LOCATED IN TRACT 11, TRACT 12, AND TRACT 13, MARSHALL SUBDIVISION

**RESTFELDT**  
SURVEYING

PO BOX 3082  
SHERIDAN, WY 82801  
307-672-7415  
FAX 674-5000

JN: 99\99023  
DF: 99\99023EASL  
JULY 1, 2004