

WARRANTY DEED

BARNEY BROS. LAND and LIVESTOCK, INC., a Wyoming Corporation, Grantor,
for and in consideration of Ten dollars in hand paid, receipt whereof
is hereby acknowledged, CONVEY AND WARRANT to STONEMILL CONSTRUCTION,
LLC, a Limited Liability Company, Grantees, the following described
real estate, situated in Sheridan County and the State of Wyoming,
hereby releasing and waiving all rights under and by virtue of the
homestead exemption laws of said state, to wit:

SEE ATTACHED EXHIBIT "A"

Together with all improvements situated thereon if any, and
all appurtenances thereunto appertaining or belonging.
Reserving, however, all adjudicated water, water rights,
ditch and ditch rights, and other irrigation rights and all
existing minerals or mineral rights not previously conveyed
that belong unto Grantor, their successors and assigns,
retained or reserved. Further subject to all existing
rights-of-way, easements and restrictions of record.

Dated this 29th day of May, 2014.

BARNEY BROS. LAND and LIVESTOCK, INC.
A Wyoming Corporation.

Grantee's Address:

By:

Gary A. Barney
Secretary

STATE OF WYOMING)

ss.

COUNTY OF FREMONT)

On this 29th day of May, 2014, before me
personally appeared Gary A. Barney, Secretary, known personally to me
to be the secretary of Barney Bros. Land and Livestock, Inc., a
Wyoming corporation, and that he as such officer, being authorized to
do so, executed the foregoing instrument for the purposes therein
contained by signing the name of the corporation by himself as such
officer.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.



Yesenia Nations
Notary Public

My commission expires:

April 3, 2018

EXHIBIT "A"

Record Owners: BARNEY BROS. LAND & LIVESTOCK, INC.
September 11, 2012

Re: 25.07 Acre Tract

A tract of land situated in the NE¼ of Section 19, Township 57 North, Range 85 West, 6th P.M., Sheridan County, Wyoming, as shown on **EXHIBIT "B"** attached hereto and by this reference made a part hereof; said tract of land being more particularly described as follows:

Commencing at the east quarter corner of said Section 19 (Monumented with a 3¼" Aluminum Cap per PLS 2615); thence N37°11'53"W, 932.16 feet to the **POINT OF BEGINNING** of said tract, said point lying on the south line of a tract of land described in Book 284 of Deeds, Page 441 and the centerline of the Tongue River; thence S50°41'05"W, 366.78 feet along said centerline of said Tongue River to a point; thence, along said centerline through a curve to the left, having a central angle of 58°43'41", a radius of 80.00 feet, an arc length of 82.00 feet, a chord bearing of S21°19'14"W, and a chord length of 78.46 feet to a point; thence, along said centerline through a reverse curve to the right, having a central angle of 50°08'02", a radius of 200.00 feet, an arc length of 175.00 feet, a chord bearing of S17°01'24"W, and a chord length of 169.47 feet to a point; thence S42°05'25"W, 128.00 feet along said centerline to a point; thence, along said centerline through a curve to the right, having a central angle of 68°34'22", a radius of 180.00 feet, an arc length of 215.43 feet, a chord bearing of S76°22'36"W, and a chord length of 202.80 feet to a point; thence N69°20'12"W, 77.00 feet along said centerline to a point; thence, along said centerline through a curve to the right, having a central angle of 71°56'41", a radius of 150.00 feet, an arc length of 188.35 feet, a chord bearing of N33°21'51"W, and a chord length of 176.22 feet to a point; thence N02°36'29"E, 170.00 feet along said centerline to a point; thence, along said centerline through a curve to the left, having a central angle of 10°12'32", a radius of 200.00 feet, an arc length of 35.64 feet, a chord bearing of N02°29'47"W, and a chord length of 35.59 feet to a point; thence N07°36'03"W, 130.00 feet along said centerline to a point; thence, along said centerline through a curve to the right, having a central angle of 22°55'06", a radius of 100.00 feet, an arc length of 40.00 feet, a chord bearing of N03°51'30"E, and a chord length of 39.73 feet to a point; thence N15°19'03"E, 210.00 feet along said centerline to a point; thence, along said centerline through a curve to the left, having a central angle of 21°28'10", a radius of 100.00 feet, an arc length of 37.47 feet, a chord bearing of N04°34'58"E, and a chord length of 37.25 feet to a point; thence N06°09'07"W, 105.00 feet along said centerline to a point; thence, along said centerline through a curve to the left, having a central angle of 54°24'08", a radius of 100.00 feet, an arc length of 94.95 feet, a chord bearing of N33°21'11"W, and a chord length of 91.42 feet to a point; thence N60°33'15"W, 170.00 feet along said centerline to a point; thence, along said centerline through a curve to the left, having a central angle of 28°50'03", a radius of 200.00 feet, an arc length of 100.65 feet, a chord bearing of N74°58'16"W, and a chord length of 99.59 feet to a point; thence N89°23'18"W, 38.95 feet along said centerline to a point; thence, along said centerline through a curve to the right, having a central angle of 24°13'30", a radius of 200.00 feet, an arc length of 84.56 feet, a chord bearing of N77°16'33"W, and a chord length of 83.93 feet to a point; thence N65°09'48"W, 83.26 feet along said centerline to a point, said point being the southwest corner of said tract described in Book 284 of Deeds, Page 441; thence, leaving said centerline N00°18'04"W, 764.22 feet along the west line of said tract described in Book 284 of Deeds, Page 441 and the east line of a tract of land described in Book 424 of Deeds, Page 731 to a point, said point being the southwest corner of a tract of land described in Book 481 of Deeds, Page 419; thence, along the south line of said tract described in Book 481 of Deeds, Page 419 through a

non-tangent curve to the right, having a central angle of $40^{\circ}48'36''$, a radius of 65.00 feet, an arc length of 46.30 feet, a chord bearing of $N72^{\circ}08'54''E$, and a chord length of 45.33 feet to a point; thence $S87^{\circ}26'49''E$, 109.35 feet along said south line of a tract described in Book 481 of Deeds, Page 419 to a point; thence, along said south line of a tract described in Book 481 of Deeds, Page 419 through a curve to the right, having a central angle of $45^{\circ}21'33''$, a radius of 85.00 feet, an arc length of 67.29 feet, a chord bearing of $S64^{\circ}46'02''E$, and a chord length of 65.55 feet to a point; thence, along said south line of a tract described in Book 481 of Deeds, Page 419 through a reverse curve to the left, having a central angle of $21^{\circ}00'30''$, a radius of 155.00 feet, an arc length of 56.83 feet, a chord bearing of $S52^{\circ}35'31''E$, and a chord length of 56.52 feet to a point; thence $S63^{\circ}05'46''E$, 118.37 feet along said south line of a tract described in Book 481 of Deeds, Page 419 to a point; thence, along said south line of a tract described in Book 481 of Deeds, Page 419 through a curve to the left, having a central angle of $35^{\circ}17'52''$, a radius of 130.00 feet, an arc length of 80.09 feet, a chord bearing of $S80^{\circ}44'42''E$, and a chord length of 78.83 feet to a point; thence $N81^{\circ}36'22''E$, 10.74 feet along said south line of a tract described in Book 481 of Deeds, Page 419 to a point, said point being the northwest corner of Stonebrook Meadows II Subdivision and lying on the westerly right-of-way line of Brook Street; thence, along the westerly line of said Stonebrook Meadows II Subdivision and said westerly right-of-way line of Brook Street through a non-tangent curve to the left, having a central angle of $09^{\circ}29'03''$, a radius of 280.00 feet, an arc length of 46.35 feet, a chord bearing of $S35^{\circ}30'25''E$, and a chord length of 46.30 feet to a point; thence, along said westerly line of Stonebrook Meadows II Subdivision and said westerly right-of-way line of Brook Street through a reverse curve to the right, having a central angle of $18^{\circ}13'12''$, a radius of 220.00 feet, an arc length of 69.96 feet, a chord bearing of $S31^{\circ}08'21''E$, and a chord length of 69.67 feet to a point; thence $S22^{\circ}01'45''E$, 346.83 feet along said westerly line of Stonebrook Meadows II Subdivision and said westerly right-of-way line of Brook Street to a point; thence, along said westerly line of Stonebrook Meadows II Subdivision and said westerly right-of-way line of Brook Street through a curve to the left, having a central angle of $47^{\circ}48'07''$, a radius of 280.00 feet, an arc length of 233.60 feet, a chord bearing of $S45^{\circ}55'48''E$, and a chord length of 226.89 feet to a point; thence $S69^{\circ}49'52''E$, 28.83 feet along said westerly line of Stonebrook Meadows II Subdivision and said westerly right-of-way line of Brook Street to a point, said point being the southwest corner of said Stonebrook Meadows II Subdivision and lying on the north line of the $SE\frac{1}{4}NE\frac{1}{4}$; thence $N89^{\circ}50'02''E$, 81.74 feet along the south line of said Stonebrook Meadows II Subdivision and said north line of said $SE\frac{1}{4}NE\frac{1}{4}$ to a point; thence $S18^{\circ}30'00''W$, 29.18 feet to a point, said point being the northwest corner of a tract of land described in Book 441 of Deeds, Page 44; thence, continue $S18^{\circ}30'00''W$, 155.00 feet along the westerly line of said tract described in Book 441 of Deeds, Page 44 to a point, said point being the southwest corner of said tract described in Book 441 of Deeds, Page 44; thence $S66^{\circ}30'00''E$, 150.00 feet along the southerly line of said tract described in Book 441 of Deeds, Page 44 to a point, said point being the southeast corner of said tract described in Book 441 of Deeds, Page 44; thence $S38^{\circ}25'00''E$, 443.05 feet to the **POINT OF BEGINNING** of said tract.

Said tract contains 25.07 acres of land, more or less.

Bearings are Based on the Wyoming Coordinate System, NAD 1983, East Central Zone.

See Attached for new legal

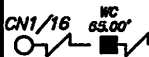
EXHIBIT "B"



(BOOK 424,
PAGE 731)

SCALE: 1"=300'

BEARINGS ARE BASED ON THE
WYOMING COORDINATE SYSTEM
NAD 1983, EAST CENTRAL ZONE
DATUM: NAD 83(1983), NAVD 88 (U.S. SURVEY FEET)
GAP: 1.00024
DISTANCES ARE SURFACE



N89°50'02"E
2633.10'

LINE	BEARING	LENGTH
L1	S80°41'05"W	388.78'
L2	S42°05'25"W	128.00'
L3	N89°20'12"W	77.00'
L4	N02°38'29"E	170.00'
L5	N07°38'03"W	130.00'
L6	N18°19'03"E	210.00'
L7	N08°09'07"W	108.00'
L8	N02°33'15"W	170.00'
L9	N89°23'18"W	38.85'
L10	N85°09'48"W	83.88'
L11	N00°18'04"W	784.22'
L12	S87°28'49"E	108.35'
L13	S63°05'46"E	118.37'
L14	N81°38'22"E	10.74'
L15	S22°01'45"E	348.83'
L16	S89°49'32"E	28.83'
L17	N89°30'02"E	81.74'
L18	S18°30'00"W	28.18'
L19	S18°30'00"W	188.00'
L20	S66°30'00"E	150.00'
L21	S38°23'00"E	443.85'

(BOOK 380,
PAGE 43)

±25.07 ACRES

RECORD OWNER:
BARNEY BROS. LAND &
LIVESTOCK, INC.
(BOOK 284, PAGE 441)

(BOOK 284,
PAGE 441)

(BOOK 495,
PAGE 461)

CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	88°43'41"	80.00'	82.00'	S21°19'14"W	78.48'
C2	50°08'02"	200.00'	175.00'	S17°01'24"W	188.47'
C3	88°34'22"	180.00'	218.43'	S78°22'36"W	202.80'
C4	71°38'41"	150.00'	188.39'	N33°21'51"W	178.22'
C5	101°12'32"	200.00'	35.84'	N02°29'47"W	38.89'
C6	22°35'08"	100.00'	40.00'	N03°31'30"E	39.73'
C7	21°28'10"	100.00'	37.47'	N04°34'58"E	37.25'
C8	54°24'08"	100.00'	84.85'	N33°21'11"W	81.42'
C9	28°30'03"	200.00'	100.65'	N74°58'16"W	98.68'
C10	24°13'30"	200.00'	84.56'	N72°18'33"W	83.83'
C11	40°48'36"	85.00'	46.30'	N72°08'03"E	45.33'
C12	45°21'33"	85.00'	67.28'	S84°48'02"E	65.65'
C13	21°00'30"	188.00'	58.83'	S82°35'31"E	56.82'
C14	35°17'52"	130.00'	80.09'	S89°44'48"E	78.63'
C15	09°29'03"	280.00'	48.95'	S35°30'25"E	48.30'
C16	18°13'12"	220.00'	68.86'	S31°08'21"E	68.87'
C17	47°48'07"	280.00'	233.60'	S45°55'48"E	228.89'

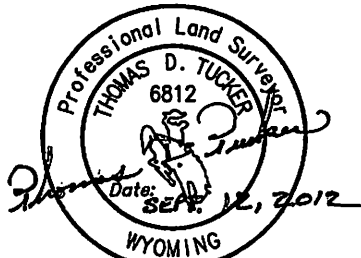
LEGEND:

- ◆ FOUND 3-1/4" ALUMINUM CAP PER PLS 2615
- FOUND 3-1/4" ALUMINUM CAP PER PLS 6812
- FOUND 2" ALUMINUM CAP PER PLS 6812
- SET 2" ALUMINUM CAP PER PLS 6812
- FOUND 3/8" YELLOW REBAR/SET 5/8" REBAR & 2" ALUMINUM CAP PER PLS 6812
- CALCULATED: NOTHING FOUND/NOTHING SET
- WC WITNESS CORNER
- SECTION LINE
- INTERIOR SECTION LINE
- PROPERTY LINE
- & TONGUE RIVER/PROPERTY LINE

SURVEYOR'S CERTIFICATE

STATE OF WYOMING
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" RECORD OF SURVEY

CLIENT: STONEMILL CONSTRUCTION, DREW REDINGER, PRESIDENT
& BARNEY BROS. LAND & LIVESTOCK, INC.

LOCATION: NE1/4, SECTION 19, TOWNSHIP 57 NORTH,
RANGE 85 WEST, 6TH P.M., SHERIDAN
COUNTY, WYOMING

RESTFELDT
SURVEYING
2340 WETLANDS DR., SUITE 100
PO BOX 3082
SHERIDAN, WY 82801
307-672-7415
FAX 874-5000

JN: 2006-008
DN: 2006008P5-ROS
PF: T2006008-P5
SEPTEMBER 12, 2012

Tract ~~B~~^X, Stonebrook Meadows V Subdivision, Sheridan County, Wyoming, as recorded April 9, 2015,
Drawer S, Plat #147.

Lot 7, StoneBrook Meadows VI Subdivision, a subdivision in Sheridan County, Wyoming recorded April 29 2021, Plat No. S-165.