

RECORDED JANUARY 4, 1994 BK 363 PG 253 NO 157667 RONALD L. DAILEY, COUNTY CLERK

RIGHT-OF-WAY EASEMENT

Project: No. 87  
County: Sheridan  
Road: Beaver Creek

KNOWN ALL MEN BY THESE PRESENTS:

Grants to Sheridan County

That for and in consideration of the sum of Ten Dollars (\$10.00), the receipt of which is hereby acknowledged and confessed, J.C. Ranch Inc., of the County of Sheridan and State of Wyoming, hereinafter called the grantee, the right to lay out, construct, inspect, operate and maintain a road for the use of the public over and across the following described lands located in the County of Sheridan and State of Wyoming, to-wit: A strip of land in the N $\frac{1}{2}$  SE $\frac{1}{4}$  and N $\frac{1}{2}$  SW $\frac{1}{4}$  of Section 6, T54N, R84W; in the N $\frac{1}{2}$  SE $\frac{1}{4}$ , N $\frac{1}{2}$  SW $\frac{1}{4}$  and S $\frac{1}{2}$  SW $\frac{1}{4}$  of Section 1, T54N, R85W; and in the S $\frac{1}{2}$  SE $\frac{1}{4}$  of Section 2, T54N, R85W, of the 6th P.M. This right-of-way easement shall supersede and replace a certain right-of-way easement recorded May 11, 1992, in Book of Deeds, Book 350, Page 228 in the office of the Sheridan County Clerk.

The right-of-way hereby granted being more particularly described on the attached Exhibit A.

The right-of-way as herein described is shown on the Map showing County Road No. 87, recorded in Drawer A, No. 90 of Surveyor Certificates as Instrument No. 155828.

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Grantor also grants the right of ingress and egress to and from the said land for any and all purposes necessary and incident to the exercise by the grantee, and the public, of the rights granted by this conveyance.

Grantee agrees to construct culverts of suitable size across such ditches and laterals of grantor as necessary for proper operation of his irrigation system.

Grantors hereto do hereby waive and release all rights under and by virtue of the homestead exemption laws of the State of Wyoming insofar as affected by this conveyance.

The grant herein contained is an easement and shall be perpetual so long as the main traveled portion of said land is used for the aforementioned purposes, and whether or not actually fenced or used in its entirety for the aforementioned purposes.

IN WITNESS WHEREOF, the parties have hereunto set his hand this 23<sup>rd</sup> day of December A. D., 1993

Witnessed by \_\_\_\_\_

[Signature]

Grantors

#### ACKNOWLEDGMENT

THE STATE OF \_\_\_\_\_ } ss.  
COUNTY OF \_\_\_\_\_ }

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me personally appeared

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that \_\_\_\_\_ executed the same as \_\_\_\_\_ free act and deed, including the release and waiver of the right of homestead, the said \_\_\_\_\_ having been by me fully apprised of \_\_\_\_\_ right \_\_\_\_\_ and the effect of signing and acknowledging the said instrument.

Given under my hand and \_\_\_\_\_ seal, the day and year last above written.

My commission expires \_\_\_\_\_

Notary Public

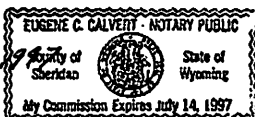
#### ACKNOWLEDGMENT FOR CORPORATION

STATE OF Wyoming } ss.  
COUNTY OF Sheridan }

On this 23<sup>rd</sup> day of December, 1993, before me appeared J. R. Connell, to me personally known, who, being by me duly sworn, did say that he is the President of J. R. Ranch, Inc. and that the seal affixed to said instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said J. R. Connell acknowledged said instrument to be the free act and deed of said corporation.

Given under my hand and notarial seal the day and year last above written.

My commission expires \_\_\_\_\_



Eugene C. Calvert  
Notary Public

EXHIBIT A

J. C. RANCH, INC. TO SHERIDAN COUNTY

A tract of land situated in the N $\frac{1}{4}$ SE $\frac{1}{4}$  and N $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 6, Township 54 North, Range 84 West; in the N $\frac{1}{4}$ SE $\frac{1}{4}$ , N $\frac{1}{4}$ SW $\frac{1}{4}$  and SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 1, Township 54 North, Range 85 West; and in the S $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 2, Township 54 North, Range 85 West of the Sixth Principal Meridian, Sheridan County, Wyoming; more particularly described as follows:

Beginning at the East  $\frac{1}{4}$  corner of said Section 6, thence S 89°47'14" W for a distance of 1162.51 feet to a point on a curve; thence along a curve concave to the southeast having a radius of 4881.98 feet, a central angle of 16°48'53", an arc length of 1432.74 feet and a chord which bears S 73°48'36" W with a length of 1427.6 feet; thence leaving said curve on a bearing of S 66°52'20" W for a distance of 894.79 feet; thence S 71°33'26" W for a distance of 110.97 feet; thence S 79°18'30" W for a distance of 428.18 feet; thence S 67°27'16" W for a distance of 228.68 feet; thence S 70°46'37" W for a distance of 159.72 feet; thence S 77°37'36" W for a distance of 586.93 feet; thence S 84°10'18" W for a distance of 168.01 feet; thence S 89°29'56" W for a distance of 233.94 feet; thence N 85°40'43" W for a distance of 272.06 feet; thence N 78°47'01" W for a distance of 211.38 feet; thence N 73°26'02" W for a distance of 250.71 feet; thence N 72°32'50" W for a distance of 625.8 feet; thence N 76°15'45" W for a distance of 143.66 feet; thence N 85°52'03" W for a distance of 416.77 feet; thence S 80°45'49" W for a distance of 175.37 feet; thence S 77°17'56" W for a distance of 2680.76 feet; thence S 76°00'54" W for a distance of 145.42 feet; thence S 68°06'28" W for a distance of 130.24 feet; thence S 65°27'12" W for a distance of 381.77 feet to a point of curvature; thence along a curve concave to the northwest having a radius of 914.92 feet, a central angle of 17°27'28", an arc length of 278.78 feet and a chord which bears S 72°25'51" W with a length of 277.7 feet; thence leaving said curve on a bearing of S 81°03'24" W for a distance of 841.54 feet; thence S 67°41'15" W for a distance of 84.66 feet; thence S 79°21'33" W for a distance of 705.74 feet; thence S 71°18'32" W for a distance of 259.08 feet; thence S 55°38'29" W for a distance of 291.16 feet; thence S 51°52'32" W for a distance of 428.53 feet to a point of curvature; thence along a curve concave to the southeast having a radius of 1036.45 feet, a central angle of 4°49'55", an arc length of 87.41 feet and a chord which bears S 49°28'07" W with a length of 87.38 feet; thence leaving said curve on a bearing of S 1°14'40" E for a distance of 110.97 feet to a point on a curve; thence along a curve concave to the southeast having a radius of 956.45 feet, a central angle of 9°13'01", an arc length of 154.42 feet and a chord which bears N 47°15'02" E with a length of 154.25 feet; thence leaving said curve on a bearing of N 51°52'32" E for a distance of 426.05 feet; thence N 55°38'29" E for a distance of 277.53 feet; thence N 71°18'32" E for a distance of 242.45 feet; thence N 79°21'33" E for a distance of 708.29 feet; thence N 67°41'15" E for a distance of 83.4 feet; thence N 81°03'24" E for a distance of

832.05 feet to a point on a curve; thence along a curve concave to the northwest having a radius of 994.92 feet, a central angle of  $17^{\circ}27'28''$ , an arc length of 303.15 feet and a chord which bears  $N 72^{\circ}25'51'' E$  with a chord length of 301.98 feet; thence leaving said curve on a bearing of  $N 65^{\circ}27'12'' E$  for a distance of 377.47 feet; thence  $N 68^{\circ}06'28'' E$  for a distance of 122.85 feet; thence  $N 76^{\circ}00'54'' E$  for a distance of 138.99 feet; thence  $N 77^{\circ}17'56'' E$  for a distance of 2677.44 feet; thence  $N 80^{\circ}45'49'' E$  for a distance of 163.58 feet; thence  $S 85^{\circ}52'03'' E$  for a distance of 400.67 feet; thence  $S 76^{\circ}15'45'' E$  for a distance of 134.35 feet; thence  $S 72^{\circ}32'50'' E$  for a distance of 623.83 feet; thence  $S 73^{\circ}26'02'' E$  for a distance of 235.07 feet; thence  $S 78^{\circ}47'01'' E$  for a distance of 219.94 feet; thence  $S 85^{\circ}40'43'' E$  for a distance of 280.25 feet; thence  $N 89^{\circ}29'56'' E$  for a distance of 241.03 feet; thence  $N 84^{\circ}10'18'' E$  for a distance of 176.31 feet; thence  $N 77^{\circ}37'36'' E$  for a distance of 596.29 feet; thence  $N 70^{\circ}46'57'' E$  for a distance of 166.83 feet; thence  $N 67^{\circ}27'16'' E$  for a distance of 222.7 feet; thence  $N 79^{\circ}18'30'' E$  for a distance of 425.3 feet; thence  $N 71^{\circ}33'26'' E$  for a distance of 119.66 feet; thence  $N 66^{\circ}52'20'' E$  for a distance of 728.57 feet; thence  $N 0^{\circ}02'12'' E$  for a distance of 42.77 feet; thence  $N 65^{\circ}34'12'' E$  for a distance of 147.9 feet; thence  $S 21^{\circ}22'48'' E$  for a distance of 42.71 feet; thence  $N 66^{\circ}52'20'' E$  for a distance of 8.16 feet to a point of curvature; thence along a curve concave to the southeast having a radius of 4801.98 feet, a central angle of  $24^{\circ}11'55''$ , an arc length of 2028.09 feet and a chord which bears  $N 77^{\circ}30'04'' E$  with a length of 2013.05 feet; thence leaving said curve on a bearing of  $N 89^{\circ}36'04'' E$  for a distance of 534.85 feet; thence  $N 0^{\circ}01'30'' W$  for a distance of 35.83 feet to the point of beginning.