

WATERLINE EASEMENT

Kurt Staben and Stacey Staben, husband and wife, as the record owner of Lot 1, Cross Creek Estates Subdivision, a subdivision in Sheridan County, Wyoming, as recorded in the Sheridan County Clerk's office on November 1, 2005 in Drawer C, Plat #58, and Cleve A. Brown and Cynthia L. Brown, husband and wife, as the record owner of Lot 2 of said Cross Creek Subdivision, interests may appear, GRANTORS, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, hereby grant and convey a utility easement for the specific purpose of allowing the laying, constructing, operating, inspecting, maintaining, repairing, replacing, substituting, relocating and removing a water service line, as set forth hereinafter, grant to and for the benefit of Kenneth A. Anderson, Trustee of The Kenneth A. Anderson Revocable Trust, dated October 24, 2000, and his successors, as the record owner of that real property described in Exhibit "A", attached hereto and incorporated herein, ("Benefited Lands"),


The easement route is described as being on, under and along the following lands: (i) TEN FEET (10.0') along the East boundary of Lot 1 of Cross Creek Estates Subdivision, a subdivision in Sheridan County, Wyoming, as recorded in the Sheridan County Clerk's office on November 1, 2005 in Drawer C, Plat #58 (herein "Plat"), and (ii) adjacent thereto another TEN FEET (10.0') strip along the West boundary of Lot 2 of said Cross Creek Estates Subdivision, thereby creating a twenty foot (20.0') wide easement route lying along the common boundary line of said Lot 1 and Lot 2 between that public right of way commonly referred to as "Cross Creek Court" and the North boundary line of said Lot 1 and Lot 2, all as shown on said Plat.

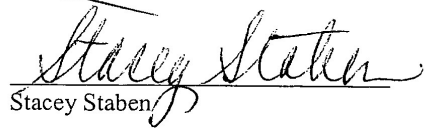
The owner of said Benefited Lands wishes to be permitted to tap into the public water line currently located within said Cross Creek Court along an existing utility easement shown on said Plat. The intent and purpose of this Utility Easement is to satisfy the requirement of Sheridan Area Water Supply Joint Powers Board to allow the installation, connection and use of a private residential water service transmission line under its jurisdiction only within an acceptable easement. While Grantors believe the Plat and accompanying documents of record encumbering Cross Creek Estates Subdivision already allows the installation of the water service line within the easement route for the benefit of said Benefited Lands, Grantors do hereby grants this easement to the extent necessary for use by the Benefited Lands of the easement route for such purposes for a privately maintained water service line.

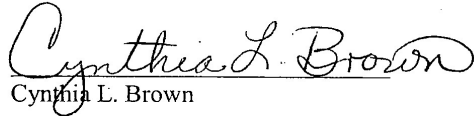
Grantors shall bear no costs or liability to the owners of the Benefited Lands, or their heirs, successors or assigns, for their use of said easement route. Provided further, this grant of easement is conditioned upon the reclamation of any disturbed surface area caused during the installation, construction or repair of said water service line. Should the water line ever require repair, replacement and/or maintenance, the same shall be the responsibility of the owner of the Benefited Lands, and not Grantors nor SAWS JPB. No structures shall be constructed within the easement route that will prohibit the ability to repair, replace and maintain the water line.

IN WITNESS WHEREOF, these presents have been executed by the undersigned this ____ day of _____, 2008.


Kurt Staben


Cleve A. Brown


Stacey Staben


Cynthia L. Brown

STATE OF WYOMING)
) SS
COUNTY OF SHERIDAN)

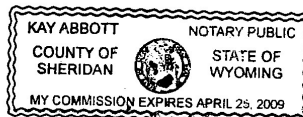
The foregoing instrument was acknowledged before me by Kurt Staben this 7th day of Mar, 2008.

Witness my hand and official seal.

Kay Abbott
Notary Public

My Commission expires 4-25-2009

STATE OF WYOMING)
) SS
COUNTY OF SHERIDAN)



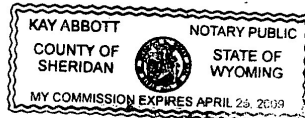
The foregoing instrument was acknowledged before me by Stacey Staben this 7th day of Mar, 2008.

Witness my hand and official seal.

Kay Abbott
Notary Public

My Commission expires 4-25-2009

STATE OF WYOMING)
) SS
COUNTY OF SHERIDAN)



The foregoing instrument was acknowledged before me by Cleve A. Brown and Cynthia L. Brown, this 7th day of March, 2008.

Witness my hand and official seal.

Kay Abbott
Notary Public

My Commission expires 4-25-2009

