

WARRANTY DEED

DSB INVESTMENTS, INC., a Wyoming corporation, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Joseph Gilbert Frake and Janine Frake, husband and wife as tenants by the entirety with rights of survivorship as to an undivided one-half interest, and to Steven D. Fowle and Carolyn F. Fowle, husband and wife as tenants by the entirety with rights of survivorship as to an undivided one-half interest, together as tenants in common, GRANTEES, whose address is 216 Lombard Street, Thousand Oaks, CA 91360, the following described real estate, situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, more particularly described on **EXHIBIT "A"** which is attached hereto and incorporated herein;

TOGETHER WITH the improvements thereon and appurtenances thereto;

SUBJECT TO all exceptions, reservations, covenants, conditions, restrictions, easements, rights-of-way, reservations and rights of record, and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises.

WITNESS my hand this 17th day of June 2008.

DSB INVESTMENTS, INC.

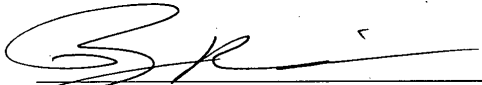


D. Scott Bliss, President

STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

The above and foregoing WARRANTY DEED was acknowledged before me by D. Scott Bliss, President of DSB Investments, Inc., a Wyoming corporation, on this 17th day of June, 2008.

WITNESS my hand and official seal.


Notary Public

My commission expires: 5-13-10



612672 WARRANTY DEED
BOOK 496 PAGE 0663
RECORDED 06/18/2008 AT 10:20 AM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

EXHIBIT "A"

A tract of land situated in Lots 1 and 2 of Section 2, Township 55 North, Range 85 West, and the S½SE¼ of Section 35, Township 56 North, Range 85 West, 6th Principal Meridian, Sheridan County, Wyoming; said Tract being more particularly described as follows:

Commencing at the northeast corner of said Section 2 (monumented with a 3-1/4" aluminum cap per PLS 2615); thence S17°00'26"E, 316.48 feet to a 2" aluminum cap per PLS 2615 being the **POINT OF BEGINNING**; thence S00°20'00"W, 1,007.07 feet, a 2" aluminum cap per PLS 2615 lying on the north line of Pierce Subdivision; thence S89°34'19"W, 1,031.85 feet, along said north line to a 1-1/2" aluminum cap per PE&LS 3864; thence N04°53'07"W, 1,045.02 feet to a 2" aluminum cap per PLS 2615; thence N43°00'35"W, 324.02 feet to a 2" aluminum cap per PLS 2615 lying on the southerly right of way line of a sixty foot roadway; thence N43°00'57"E, 368.77 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the left having a radius of 125.49 feet, a delta of 98°50'35", an arc length of 216.49 feet, a chord bearing of N06°24'20"W and a chord length of 190.63 feet to 2" aluminum cap per PLS 2615; thence N55°49'38"W, 425.11 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the right having a radius of 542.96 feet, a delta of 33°45'25", an arc length of 319.89 feet, a chord bearing of N38°56'55"W and a chord length of 315.29 feet to 2" aluminum cap per PLS 2615; thence N22°04'12"W, 247.24 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the right having a radius of 58.15 feet, a delta of 158°10'24", an arc length of 160.53 feet, a chord bearing of N57°01'00"E and a chord length of 114.20 feet to 2" aluminum cap per PLS 2615; thence S43°53'49"E, 107.34 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the left having a radius of 77.75 feet, a delta of 119°06'04", an arc length of 161.62 feet, a chord bearing of N76°33'09"E and a chord length of 134.05 feet to 2" aluminum cap per PLS 2615; thence N17°00'07"E, 46.55 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the right having a radius of 17.75 feet, a delta of 131°24'53", an arc length of 40.71 feet, a chord bearing of N82°42'33"E and a chord length of 32.36 feet to 2" aluminum cap per PLS 2615; thence S31°35'00"E, 356.54 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the left having a radius of 125.49 feet, a delta of 93°55'19", an arc length of 205.71 feet, a chord bearing of S78°32'39"E and a chord length of 183.44 feet to 2" aluminum cap per PLS 2615; thence N54°29'42"E, 189.16 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the right having a radius of 65.49 feet, a delta of 54°08'26", an arc length of 61.88 feet, a chord bearing of N81°33'55"E and a chord length of 59.61 feet to 2" aluminum cap per PLS 2615; thence S71°21'52"E, 197.57 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the right, a radius of 84.59 feet, a delta of 55°50'32", an arc length of 82.44 feet, a chord bearing of S51°04'20"E and a chord length of 79.22 feet to a 2" aluminum cap per PLS 2165; thence S23°09'03"E, 330.53 feet, along said right of way line to a 2" aluminum cap per PLS 2615; thence, through a curve to the left, a radius of 100.00 feet, a delta of 165°48'59", an arc length of 289.40 feet, a chord bearing of S33°31'00"E and a chord length of 198.47 feet to a 2" aluminum cap per PLS 2165; thence S26°25'30"E, 777.59 feet to the **POINT OF BEGINNING**.

Containing 54.37 acres, more or less.

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

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