

CORRECTIVE WARRANTY DEED

JARED K. JOHNS and MARY H. JOHNS, husband and wife, GRANTORS,
of Sheridan County, State of Wyoming, for and in consideration of
Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is
hereby acknowledged, do hereby CONVEY and WARRANT to the GRANTEEES,
TODD V. PHILLIPS and JERILEA J. PHILLIPS, husband and wife as
tenants by the entirety, whose address is P.O. Box 181, Big Horn,
WY 82833, the following described real estate, situate in Sheridan
County and State of Wyoming, hereby releasing and waiving all
rights under and by virtue of the homestead exemption laws of the
State, to-wit:

See Attached Exhibit "A".

Together with all improvements situate thereon, all water and water rights, ditch and ditch rights appertaining thereto or therunto belonging.

This deed is given for the purpose of including the use of the access easement described on Exhibit "A" for the installation, use and maintenance of utilities.

WITNESS our hands this 29th day of May, 1997.

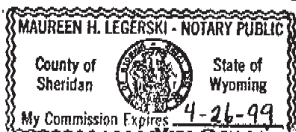
Jared K. Johns
Jared K. Johns

Mary H. Johns

STATE OF WYOMING)
) ss
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me by Jared K. Johns and Mary H. Johns, this 19th day of May, 1997.

Witness my hand and official seal.



Maureen H. Rogerski
Notary Public

My Commission Expires April 26, 1999

EXHIBIT "A"

A TRACT OF LAND SITUATED IN THE N1/2N1/2 OF SECTION 29, TOWNSHIP 55 NORTH, RANGE 84 WEST, SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at the Northwest corner of the tract of which this is a part, said point being at at fence corner also known as the Northwest corner of Section 29;

Thence along the North line of said Section 29, South 89°08'03" East 2,608.95 feet to a point;

Thence leaving said North section line South 01°37'16" West 469.61 feet to a point;

Thence South 88°22'48" East, 552.27 feet to a point;

Thence South 89°14'33" East, 250.03 feet to a point;

Thence South 01°37'12" West, 348.52 feet to a point;

Thence North 89°14'33" West, 250.03 feet to a point, said point being marked by a fence corner;

Thence South 64°52'10" West, 821.50 feet to a point;

Thence North 73°00'50" West, 494.00 feet to a point;

Thence South 86°00'10" West, 256.00 feet to a point;

Thence North 63°04'50" West, 208.50 feet to a point;

Thence North 89°17'50" West, 82.00 feet to a point;

Thence North 45°01'20" West, 575.45 feet to a point;

Thence North 81°52'34" West, 998.46 feet to a point;

Thence North 00°19'41" West, 452.00 feet to the point of **BEGINNING**, containing 56.901 acres, more or less.

ALSO

A 30 FOOT ACCESS AND UTILITY EASEMENT LOCATED IN THE N1/2NE1/4 OF SECTION 29, TOWNSHIP 55 NORTH, RANGE 84 WEST, SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Said 30 foot access and utility easement is the South 30 feet of the East 2112 feet of the North 825 feet of said N1/2NE1/4 of said Section 29.