

RECORDED SEPTEMBER 28, 1977 BK 224 PG 345 NO. 719191 MARGARET LEWIS, COUNTY CLERK

WARRANTY DEED

TOBY JOHNSON, a single person, DALE JAMES JOHNSON and LETHA E. JOHNSON, husband and wife

Grantor, of Sheridan County, and State of Wyoming

One dollar and other good and valuable consideration

in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO JAN A. KIVINIEMI and BARBARA C. KIVINIEMI, husband and wife

it being the intention to create an estate by the entireties

Grantee's, whose address is Banner, Wyoming 82832

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:

A tract of land located in the NW 1/4, Section 5, Township 53 North, Range 83 West, 6th P.M., Sheridan County, Wyoming, described as follows:

Beginning at a #5 steel rod, said rod being located South 54° 10' West, 736.6 feet from the stone S 1/4 corner of Section 32, Township 54 North, Range 83 West, thence South 55° 05' West, 688 feet to a fence corner; thence North 70° 33' West, 664 feet to a fence corner; thence North 25° 39' East, 279 feet to a #5 steel rod; thence South 85° 47' East, 1072.4 feet to the point of beginning, said tract containing 7.5 acres more or less.

Together with all improvements situate thereon.

Subject to all easements and rights of way of record.

Also including a 20 foot wide easement having a centerline as follows:

Beginning at a point located South 79° 56' West, 461.8 feet from the S 1/4 corner of said Section 32; thence South 64° 21' West, 117.1 feet to a point; thence South 37° 41' West, 255.5 feet to a point; thence South 61° 40' West, 164.8 feet to a point on the northerly line of the above tract, said easement containing 0.2 acres more or less.

A plat showing the location of said land and the easement is attached hereto, marked Exhibit A and by reference thereto made a part hereof.

WITNESS our hands this 28th day of September, 1977.

TOBY JOHNSON, DALE JAMES JOHNSON and LETHA E. JOHNSON

County of SHERIDAN State of WYOMING ss.

The foregoing instrument was acknowledged before me by TOBY JOHNSON, a single person and DALE JAMES JOHNSON and LETHA E. JOHNSON, husband and wife

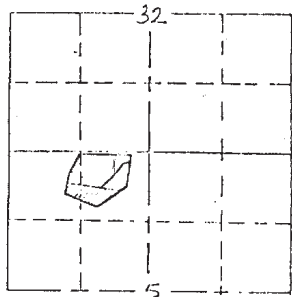
this 28th day of September, 1977

Witness my hand and official seal.

Signature Title of Officer

My Commission Expires: March 24, 1978

345



LOCATION MAP

1" = 1/2 MILE

T54N
T53N R83W

1" = 200'

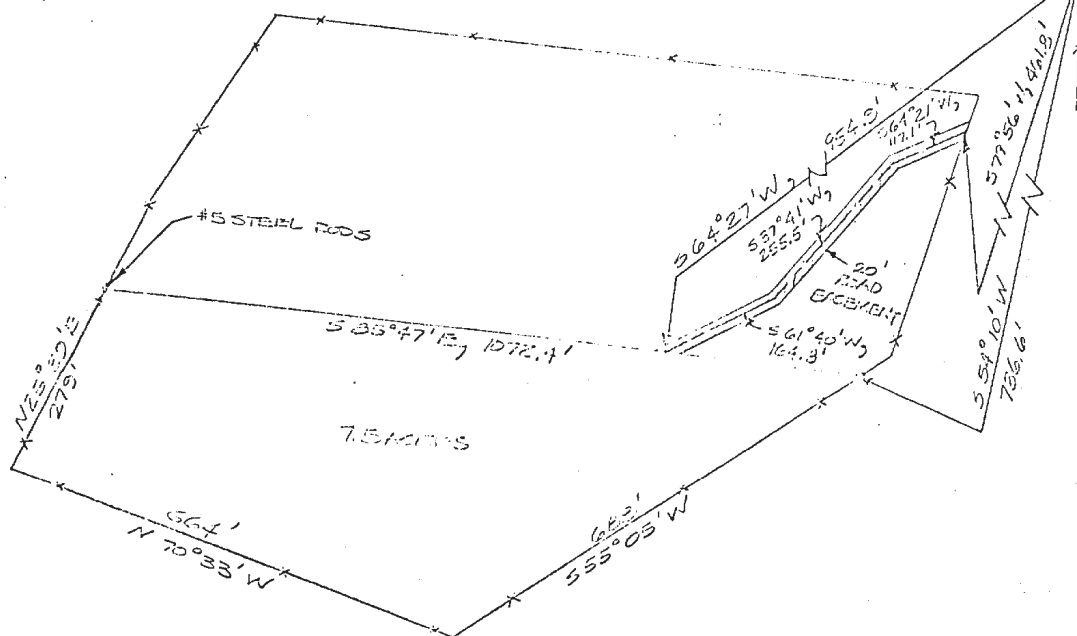
1/4 CORNER
SECTION 32
T54N
R83W

EXHIBIT A

MAP SHOWING
TRACT OF LAND
IN
SEC. 5, T53N, R83W
SHERIDAN COUNTY, WY
W.J. PILCH & ASSOC.
20-11-11