

WARRANTY DEED

LILLIAN M. BEETEM, a single person of Wyarno, Wyoming 82845, GRANTOR, for and in consideration of Ten and More Dollars (\$10.00+) in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to DOLORES L. WHITFORD, a married person dealing in her sole and separate property, of Sheridan, Wyoming 82801, GRANTEE, the following described real property 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, to-wit:

A parcel of land lying in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 19, Township 56 North, Range 82 West, of the Sixth Principal Meridian, in Sheridan County, Wyoming, described as follows:

Beginning at a point on a fence line intersection, said point being S58°26'26"E, 4945.43 feet from the northwest corner of said Section 19; thence S89°15'19"W, 308.22 feet along said fence line to a point, said point lying on the easterly right-of-way line of State Secondary Highway 1704; thence S89°15'19"W, 33.52 feet to a point; thence S34°45'16"E, 339.03 feet to a point on said easterly right-of-way line; thence S34°45'16"E, 54.86 feet along said easterly right-of-way line to a point; thence N55°06'34"E, 100.00 feet to a point; thence S34°45'16"E, 300.00 feet to a point; thence N55°06'34"E, 184.48 feet to a point on a fence line; thence N34°53'26"W, 502.07 feet along said fence line to the point of beginning.

Said parcel contains 3.21 acres more or less.

ALSO including an easement for right-of-way to the State of Wyoming, more particularly described as follows:

Beginning at a point, said point being S56°11'40"E, 4660.17 feet from said northwest corner of Section 19; thence S34°45'16"E, 339.03 feet to a point on the easterly right-of-way line of said easement; thence along said easterly right-of-way line N29°47'47"W, 321.48 feet through a curve to the right having a delta of 09°54'56", a radius of 1859.96 feet and a length of 321.48 feet to a point; thence S89°15'19"W, 33.52 feet to the point of beginning.

Basis of bearings is True North.

TOGETHER with all improvements situate thereon  
and SUBJECT to all reservations, restrictions  
and exceptions of record.

WITNESS my hand this 1<sup>st</sup> day of June, 1984.

Lillian M. Beetem  
Lillian M. Beetem

STATE OF WYOMING       )  
                              ) ss.  
County of Sheridan    )



The foregoing instrument was acknowledged before  
me this 1<sup>st</sup> day of June, 1984, by Lillian M. Beetem, a  
single person.

WITNESS my hand and official seal.

Dixie J. See  
Notary Public

My Commission expires: June 25, 1987