

WARRANTY DEED

Charles A. (Dick) Springer as personal representative of the Estate of **Monika S. Robinson**, deceased PR2006-126 grantor, of Sheridan County, state of Wyoming, for and in consideration of Ten Dollars (\$10) and other good consideration in hand paid, receipt whereof is hereby acknowledged, CONVEYS AND WARRANTS to **Scott D. Christensen**, a single person, grantee, who resides in Sheridan County, Wyoming, the following described real estate, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to wit:

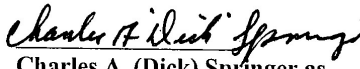
A tract of land situated in the SW ¼ NE ¼ of Section 7, Township 54 North, Range 83 West, commencing at a point which is South 40° 36' 20" West a distance of 2923.0 feet from the Northeast corner of said Section 7, thence South 145 feet, thence North 84° 14' West 150 feet, thence North 145 feet, thence South 84° 14' East a distance of 150 feet to the point of beginning.

Together with a sewer easement 20 feet in width which is situated in the SW ¼ NE ¼ of said Section 7 and is 10 feet on either side of the center line described as follows: Commencing at a point which is South 39° 05' 10" West, a distance of 3017.35 feet from the Northeast corner of said Section 7, thence South 56° 08' East a distance of 233 feet. Together with the right of ingress and egress to perform any and all services or maintenance necessary to maintain said sewer.

Also together with the right of ingress and egress along an access road 20 feet in width, 10 feet on either side of the center line described as follows: Commencing on the North right of way line of State Highway S-1710 (I), South 40° 58' 10" West a distance of 3254.15 feet from the Northeast corner of said Section 7, Township 54 North, Range 83 West, thence North 13° 21' East a distance of 100.8 feet, thence North 18° 58' East a distance of 84.6 feet, thence South 73° 17' East a distance of 32.4 feet to the West line of the above described tract.

Reserving, 20 foot easement for an existing gas line which serves the improvements existing on the above described property and running generally across the above described lot in a North-South direction, the exact legal description of which is unknown. Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging, and with all water, water rights, ditch and ditch rights, and other irrigation rights owned by the Sellers or Appertaining to the above described lands.

WITNESS my hand this 21 day of Nov, 2007.


Charles A. (Dick) Springer as
Personal Representative of the
Estate of Monika S. Robinson,
deceased PR 2006-126

