

WARRANTY DEED

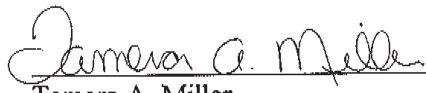
Tamera A. Miller, a single person, GRANTOR(S), of Sheridan County, State of Wyoming, for and in consideration of Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, do(es) hereby CONVEY and WARRANT to the GRANTEE(S) Tamera A. Miller, a single person and Robert S. Telford, a single person, as joint tenants with right of survivorship, whose address is 1475 Leopard Street, Sheridan, WY 82801, 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 situate in the SW1/4NE1/4 of Section 33, T56N, R84W, 6th P.M., Sheridan County, Wyoming, described as follows, to-wit: Beginning at a point on the East line of said SW1/4NE1/4, 240 feet South of the Northeast corner of said SW1/4NE1/4, thence South 423.75 feet, more or less, to a point approximately in the center of the County Road; thence West 501 feet to a point approximately in the center of the County Road; thence North parallel with the East line of said SW1/4NE1/4, 423.75 feet, more or less, to a point; thence East 501 feet to the point of beginning.

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, 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 and subject to building and zoning regulations and city, state and county subdivision laws.

WITNESS my hand(s) this 25th day of May, 2001.

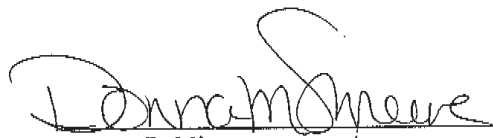

Tamera A. Miller

State of Wyoming)
)ss
County of Sheridan)

The foregoing instrument was acknowledged before me by Tamera A. Miller, this 25th day of May, 2001.

Witness my hand and official seal.




Notary Public

My Commission Expires 2/23/2002 25