

R/W No. 35915

EASEMENT

The Undersigned Grantor(s) for and in consideration of One Hundred Nineteen (\$119) Dollars and other good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby grant and convey to U S WEST COMMUNICATIONS, INC., a Colorado Corporation, (Grantee) whose address is 103 North Durbin Street, Casper, Wyoming 82601, its successors, assigns, lessees, licensees and agents a perpetual easement to construct, reconstruct, operate, maintain and remove such telecommunications facilities as Grantee may require upon, over, under and across the following described land which the Grantor owns or in which the Grantor has any interest, to wit:

Within an easement sixteen (16) feet in width, being eight (8) feet on each side of the centerline across the property, more particularly described on EXHIBIT A, which is attached hereto and hereby made a part hereof, all located in the NW ¼ SE ¼ of Section 13, T53N, R84W, of the 6th PM, Sheridan County, Wyoming, a part of the property described in a warranty deed recorded in Book 327 at Page 48, in the Sheridan County Clerk and Records Office, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of this State.

Due to a survey error the previous easement R/W No. 34613, recorded in Book 378 at Page 16 and rerecorded in Book 381 at Page 585 is invalid and will be quitclaimed to grantors under R/W No. 35910 and 35911. This easement, R/W No. 35915, supersedes the previous easements.

Grantee shall have the right of ingress and egress over and across the Land of the Grantor to and from the above described property. ~~and the right to clear and keep cleared all trees and other obstructions.~~ Grantee shall be responsible for all damage caused to Grantor arising from Grantee's exercise of the rights and privileges herein granted. *du*

The Grantor reserves the right to occupy, use and cultivate said Easement for all purposes not inconsistent with, nor interfering with the rights herein granted.

The rights, conditions and provisions of this easement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto.

Any claim, controversy or dispute arising out of this Agreement shall be settled by arbitration in accordance with the applicable rules of the American Arbitration Association, and judgment upon the award rendered by the arbitrator may be entered in any court having jurisdiction thereof. The arbitration shall be conducted in the county where the property is located.

Signed and delivered this 28 day of March 1997.

Stella B. Withrow
Stella B. Withrow, Grantor

STATE OF WYOMING)
COUNTY OF SHERIDAN) SS.

The foregoing instrument was acknowledged before me this 28 day of March, 1997, by Stella B. Withrow, Grantor.

Witness my hand and official seal:



William Ewing
Notary Public
My Commission Expires: *Jan 4, 1999*

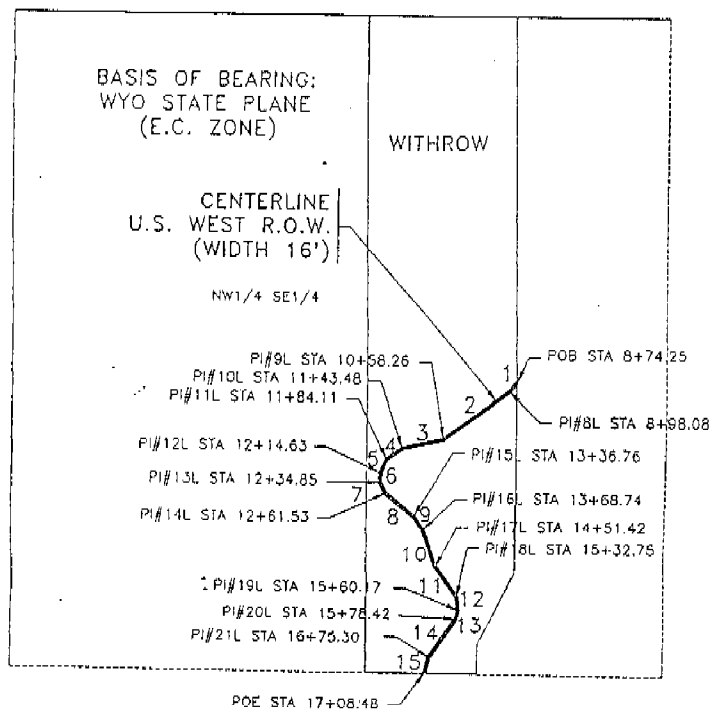
Grantor:
Stella B. Withrow
420 Airport Road, # 4
Sheridan, Wyoming 82801

QTR SE SEC 13 TWP 53N RANGE 84W COUNTY SHERIDAN

R/W 35915 JOB NO. 537A907 EXCH STORY

EXHIBIT A

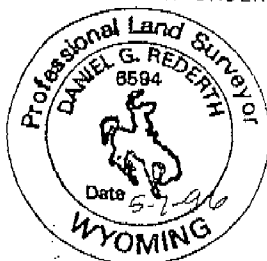
LINE	DIRECTION	DISTANCE
1	S39°28'47"W	22.66'
2	S54°23'09"W	161.83'
3	S77°05'57"W	85.25'
4	S55°03'14"W	38.24'
5	S23°17'20"W	28.16'
6	S02°02'00"W	18.05'
7	S25°36'40"E	24.30'
8	S51°30'35"E	74.79'
9	S35°23'15"E	33.43'
10	S18°25'10"E	82.72'
11	S34°26'19"E	77.95'
12	S07°23'43"E	27.42'
13	S13°00'06"W	18.25'
14	S33°17'57"W	96.88'
15	S14°49'51"W	33.18'



TIES			
FROM	TO	DESCRIPTION	TIE
NE COR SEC 13	STA 8+74.25	POB	S25°07'09"W 3727.85'
NE COR SEC 13	STA 17+08.48	POE	S23°53'48"E 4340.49'

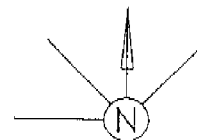
CERTIFICATE of SURVEYOR

I, DANIEL G. REDERTH, OF SHERIDAN, WYOMING, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS MAP TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.



Dan Rederth

DANIEL G. REDERTH
WYOMING L.S. No. 6594



Sec. 13

T- 53 -N

R- 84 -W

Scale 1" = 300'

Date MAY 7, 1996

Job No. 537A907

RL No. _____

US WEST Communications, Inc.

EXHIBIT FOR RIGHT OF WAY No. 35915

GRANTOR *Stella B. Withrow*