

# WARRANTY DEED

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Richard M. and Joan L. Noxon, husband and wife, as tenants by the entirety, grantors, for and in consideration of Ten Dollars (\$10.00) and other valuable considerations in hand paid, convey and warrant to THE COUNTY OF SHERIDAN, grantee, the following described real estate, situated in the County of Sheridan, State of Wyoming, to-wit:

A triangular parcel of land lying at the intersection of the presently existing northwesterly right-of-way boundary of Wyoming State Highway No. 335 and the presently existing easterly right-of-way boundary of Sheridan County Upper Road No. 113 located in the NE1/4SW1/4 of Section 33, T.55N., R.84W. of the 6<sup>th</sup> P.M., Wyoming, lying between the presently existing easterly right-of-way boundary of said Sheridan County Upper Road No. 113 and a parallel right-of-way line (or as otherwise stated) when measured radially to the following survey line of highway, said parallel right-of-way line begins on the presently existing easterly right-of-way boundary of said County Road No. 113 and ends on the presently existing northwesterly right-of-way boundary of Wyoming State Highway No. 335:

Commencing at the southwest corner of said Section 33, said southwest corner being monumented with a brass cap stamped L.S. #537, from which the south quarter corner of said Section 33 bears N.89°27'09.4"E. a distance of 806.516 meters (2,646.04 feet), said corner being monumented with an aluminum cap stamped L.S. #2615;

thence N.39°33'30.4"E. a distance of 626.742 meters (2,056.24 feet) to a point on the survey line of highway of said Sheridan County Road No. 113, said point being the point of beginning of a circular curve concave northeasterly, the radius of which is 50.000 meters (164.04 feet) and at which point a line tangent to said curve bears S.00°13'11.6"W., said point being THE TRUE POINT OF BEGINNING;

thence with a parallel right-of-way line 9.144 meters (30.00 feet) to the left or northeasterly side, and the presently existing easterly right-of-way boundary of said Sheridan County Road No. 113 being the right or westerly boundary of this parcel, southeasterly along said curve through a central angle of 32°29'11" a distance of 28.350 meters (93.01 feet) until said parallel right-of-way line intersects the presently existing northwesterly right-of-way boundary of Wyoming State Highway No. 335;

thence with the presently existing northwesterly right-of-way boundary of Wyoming State Highway No. 335 being the left or easterly boundary of this parcel and continuing with the presently existing easterly right-of-way boundary of said Sheridan County Road No. 113 as the right or westerly boundary of this parcel, continuing southeasterly along said curve through a central angle of 09°10'02.4" a distance of 8 meters (26.25 feet), more or less, until said presently existing easterly right-of-way boundary of Sheridan County Road No. 113 intersects the presently existing northwesterly right-of-way boundary of Wyoming State Highway No. 335.

The above-described parcel of land contains 84 square meters (904 square feet), more or less.

The basis for bearing is the south boundary of the SW1/4 of said Section 33, it being S.89°27'09.4"W.

Excepting and reserving from the above described lands and unto the grantors herein all oil, gas, minerals, and mineral estate of every kind and nature that can be removed from the ground without jeopardy to the maintenance or safety of public use or travel upon the surface estate hereby granted and without using the surface of the lands hereby granted.

And said grantors hereby covenant with the County of Sheridan that they are lawfully seized of said premises; that said premises are free from encumbrances, and said grantors hereby warrant the title thereto against the lawful claims of all persons whomsoever.

Hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Laws of this State.

Dated this, the 27 day of MARCH, A.D., 2001

Joan L. Noxon Richard M. Noxon  
Grantors

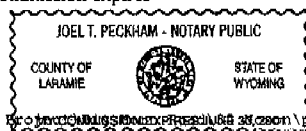
## ACKNOWLEDGMENT

THE STATE OF WYOMING )  
 ) SS.  
COUNTY OF SHERIDAN )

The foregoing instrument was acknowledged before me this 27 day of MARCH, 2001  
by JOAN L. NOXON AND RICHARD M. NOXON

Witness my hand and official seal.

My commission expires



Joel T. Peckham  
NOTARY PUBLIC