

ACCESS and UTILITY EASEMENT

Robert William Rogers, Sr., a married man (being the husband of Ramona Mansfield Rogers) is the owner of that parcel of land described in that Warranty Deed recorded May 20, 2009, in Book 506 of Deeds, Pgs. 205 and 206 in the Office of the Sheridan County Clerk, Sheridan, Wyoming.

Ramona Mansfield Rogers, a married woman (being the wife of Robert William Rogers, Sr.) is the owner of a tract of land set forth in that Warranty Deed recorded April 7, 2010, in Book 515 of Deeds, Pgs. 287 and 288 in the Office of the Sheridan County Clerk, Sheridan, Wyoming.

The lands described in the above referenced Warranty Deeds are the same lands shown on that County Lot Division Permit No. 99-031 which was recorded October 25, 1999, and filed in Drawer A, Plat Number 240 in the Office of the Sheridan County Clerk, Sheridan, Wyoming.

The undersigned owners, having previously vacated that 30-foot access and utility easement referred to in those Warranty Deeds and that County Lot Division Permit No. 99-031 referred to above, wish to create an access and utility easement which accurately describes the existing roadway.

NOW, THEREFORE, the undersigned, being the owners of the lands benefitted and affected do hereby and herewith designate and dedicate that land described on the attached Exhibit "A" as an access and utility easement for the benefit of the lands described in the instruments referred to above and accept the burden of the access and utility easement upon their respective lands. The access and utility easement hereby created is for the benefit of the owners of the land, their successors, assigns, invitees, and guests, and may be utilized by public utilities to provide service to the lands described in the instruments referred to above. The access and utility easement hereby created shall be construed as running with the land for the private use and benefit of the undersigned, their heirs, successors-in-interest and assigns. The rights appurtenant to the easement created herein include, without limitation, the right to construct, use, maintain, improve, and repair a roadway of a mutually agreed upon kind. The owners of the above-referenced parcels shall mutually agree upon all matters relating to the easement and the roadway constructed thereon and shall share equally in all costs associated therewith.

IN WITNESS WHEREOF, the parties have set their hands this 23rd day of October, 2013.

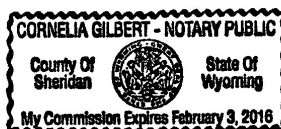
Robert William Rogers, Sr.
Robert William Rogers, Sr.

Ramona Mansfield Rogers
Ramona Mansfield Rogers

State of Wyoming)
) ss
County of Sheridan)

The foregoing instrument was acknowledged before me by Robert William Rogers, Sr., and Ramona Mansfield Rogers, this 23rd day of October, 2013.

Witness my hand and official seal.



Cornelia Gilbert
Notary Public

My commission Expires: _____



EXHIBIT "A"

A tract of land in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 18, Township 53 North, Range 83 West of the Sixth Principal Meridian, Sheridan County, Wyoming, being 30 feet in width, lying 15 feet on each side of a centerline more particularly described as follows:

Beginning at a point which bears S 87°26'04" W a distance of 917.02 feet from the Northeast corner of said Section 18; thence S 5°16'45" W a distance of 70.00 feet; thence S 2°59'11" W a distance of 155.04 feet; thence S 6°53'12" E a distance of 59.01 feet to a point of curvature; thence along a curve to the right having a Radius of 60 feet, a Central Angle of 74°56'14", an Arc Length of 78.47 feet and a Chord bearing of S 30°34'15" W with a Chord distance of 73.00 feet; thence leaving said curve on a bearing of S 71°19'29" W a distance of 82.67 feet to a point of curvature; thence along a curve to the left having a Radius of 40 feet, a Central Angle of 99°40'09", an Arc Length of 69.58 feet and a Chord bearing of S 21°29'24" W with a Chord distance of 61.13 feet; thence leaving this curve on a bearing of S 28°20'40" E a distance of 115.74 feet; thence S 22°50'42" E a distance of 184.30 feet to the point of terminus for this centerline, said point of terminus bears S 51°33'30" W a distance of 1,193.59 feet from the Northeast corner of said Section 18.

NO. 2013-708499 EASEMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
ROBERT WILLIAM ROGERS SR 683-2762