



EASEMENT

W. CAMERON FORBES, (herein referred to as “Grantor”), hereby grants unto **NATHAN R. MULLINAX and SIERRA S. MULLINAX**, husband and wife, (herein referred to as “Grantees”) a perpetual easement for the installation, maintenance, operation and replacement, of irrigation water facilities, all of which is more fully described below. Said easement shall run with and be appurtenant to both Grantor’s and Grantee’s land.

I. Location of Easement and Identification of Benefited Land: Grantor is the owner of The SW¹/₄SW¹/₄SE¹/₄ of Section 8, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming. There is a bog or seep on the property whose water the Grantees desire to harvest and use on their property, which is Lot No. 52 of Jeffries Draw Subdivision, a subdivision in Sheridan County, Wyoming. Grantor hereby conveys unto Grantees, without warranties of title, a nonexclusive easement to construct, repair and maintain an underground collection box or cistern, which shall be no larger than 8 feet x 8 feet x 8 feet, and an underground power line, pump, and pipeline for the purpose of collecting water from the bog and transporting it to Grantees’ land through a pipeline which shall be buried to a depth of at least 5 feet. The design and construction of the irrigation facilities shall be subject to the prior approval of the Grantor, and any future modifications shall also be subject to such approval. Grantees shall not fence the easement, but shall construct it in such a way that it will not constitute a danger to animals or people who are using Grantor’s land or otherwise impair Grantor’s use of the surface. The easement is described as follows:




An area of approximately 2,400 square feet located in the SW $\frac{1}{4}$ /SW $\frac{1}{4}$ /SE $\frac{1}{4}$ of Section 8, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, more particularly described as follows:

BEGINNING the northwest corner of Jeffries Draw Subdivision to Sheridan County, also being the south quarter corner of said of Section 8 (monument with 1½ aluminum cap per PLS 529); thence, S89°41'45"E, 600 feet along the south line of said strip being the north line of said Jeffries Draw Subdivision and the south line of said SW $\frac{1}{4}$ /SE $\frac{1}{4}$ to the **Point of Terminus** of said easement.

Said irrigation easement contains 2,400 square feet more or less.

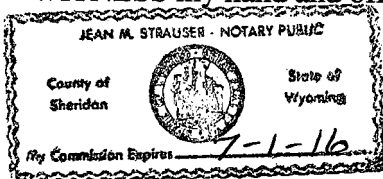
II. Consideration for Easement: Grantor may use excess water not needed by Grantees, upon Grantor's own property described above. Grantees agree to, at all times, maintain the irrigation water facilities in good and safe repair and condition. Grantees, for themselves, their successors and assigns, agree to restrict their use of the easement so that it will not interfere with Grantor's use of the surface and further agree to defend Grantor, his successors and assigns, at Grantees' own expense, against any and all claims arising from their construction, use, maintenance or repair of the water works referred to above, and to indemnify and hold Grantor, his successors and assigns harmless against all such claims and liabilities.


 W. Cameron Forbes

STATE OF WYOMING)
): SS.
 County of Sheridan)

The above and foregoing Easement was signed and acknowledged before me this 23rd day of March, 2016, by W. Cameron Forbes.

WITNESS my hand and official seal.




 Notary Public

My Commission expires: 7-1-16