630152 RIGHT OF WAY EASEMENT BOOK 503 PAGE 0063 RECORDED 01/13/2009 AT 03:45 PM AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

## GRANT OF PUBLIC RIGHT-OF-WAY FOR CROSS CREEK SUBDIVISION CUL-DE-SAC

Larry Warren, Trustee of the Larry Warren Living Trust, dated June 20, 2004, (also sometimes referred to as the Larry Warren Revocable Living Trust, dated June 20, 2004), and Larry G. Warren, personally as an unmarried person, and June E. Warren, personally as an unmarried person, each as their interests may appear of record, for and in consideration of the sum of Ten and NO/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby grant and convey for use by the public and public utility providers, a right-of-way for ingress and egress and for the installation, maintenance, repair and replacement of all public utilities, including but not limited to water and sewer services, power and gas service providers, phone services, and the like, to provide utility services to and for the benefit of the public. The right-of-way route for which this conveyance is made is over and across that cul-de-sac described and shown on *Exhibit A*, attached hereto and incorporated herewith.

Grantors make this conveyance of a public right-of-way to fulfill the pre-existing requirement of Sheridan County noted on the plat of CROSS CREEK ESTATES SUBDIVISION, as more particularly described and laid out in that certain Plat recorded in the Office of the County Clerk of Sheridan County on November 1, 2005 as Plat #C-58, which said Plat notes the requirement that the cul-de-sac described on Exhibit A hereto as a "temporary cul de sac easement to be recorded prior to final plat".

The public shall have the perpetual non-exclusive right to use the cul-de-sac within the easement route for ingress and egress and providers of all public utilities shall have the perpetual non-exclusive right to use the easement to provide utility services for the benefit of the public.

This grant is intended to be effective as of the same date as the above-described Plat - November 1, 2005.

Larry Warren Living Trust of June 20, 2004 (sometimes re as the Larry Warren Revocal Trust, dated June 20, 2004)  Larry Warren, Trustee  Larry G. Warren, personally	ferred to
STATE OF WYOMING	}
COUNTY OF SHERIDAN	) ss. )
This instrument was acknowled	iged before me by June Fisele Warren on this the 30th day of Deser

This instrument was acknowledged before me by June Eisele Warren on this the 2014 day of December, 2008.

WITNESS my hand and official seal.

GREG A. VON KROSIGK NOTARY PUBLIC:
COUNTY OF STATE OF WYOMING
MY COMMISSION EQUES OCTORER 29, 2011

Notary Public My Commission expires:

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STATE OF ANTIOPHIA COUNTY OF ANTIONIC OF STATE O

This instrument was acknowledged before me by Larry Warren, Trustee of the Larry Warren Living Trust, dated June 20, 2004 (sometimes referred to as the Larry Warren Revocable Living Trust, dated June 20, 2004), and Larry G. Warren, personally, on this the day of December, 2008. Jan 2009

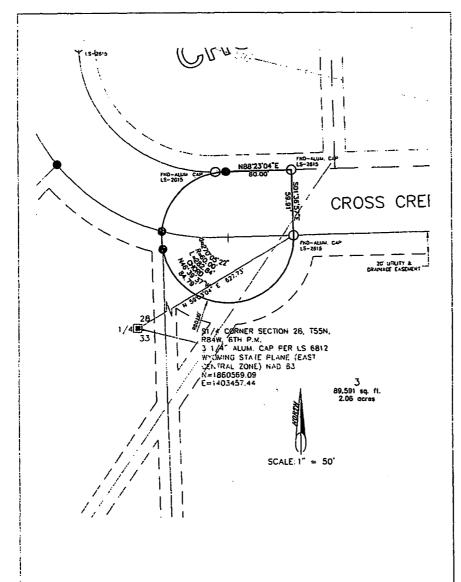
WITNESS my hand and official seal.

CLARENCE RUSSELI MCMILLIN
Commission # 1600120
Notary Public - California
San Luls Obispo County
My Comm. Expires Aug 9, 2009

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Notary Public

My Commission expires: 89-09



## LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE SWI/4SE1/4 OF SECTION 28, TOWNSHIP 55 NORTH, RANGE 84 WEST OF THE 8TH PRINCIPAL MERIDIAN, MCRE PARTICULARLY DESCRIBED AS FOLLOWS:

BECINGING AT A POINT THAT IS NS9103'04"E A DISTANCE OF 627.73 FEET FROM THE SI/4 CORNER OF SAID SECTION 28; THENCE ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 80.00 FEET, CENTRAL ANGLE OF 270'05'22", AN ARC LENGTH OF 282.84 FEET AND A CHORD BEARING OF N46'39'37"W A DISTANCE OF 84.79 FEET; THENCE N86'22'04"E A DISTANCE OF 50.00 FEET, THENCE S01'36'57"E A DISTANCE OF 59.91 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINS 0.28 ACRES MORE OR LESS.