

QUITCLAIM DEED

Box Cross Ranch, Inc., a Wyoming corporation, of Sheridan County, Wyoming, hereinafter referred to as Grantor, for valuable consideration, **CONVEYS AND QUITCLAIMS** to **Priscilla M. Dillon, as trustee of the Priscilla M. Dillon Living Trust, dated March 6, 2007, as amended and restated,** whose address is 124 Upper Road, Sheridan, Wyoming 82801, Grantee, the following-described real property situate in Sheridan County, Wyoming:

See Exhibits "A" and "B", attached hereto and by reference incorporated herein.

Together with all improvements situate thereon, and all appurtenances thereunto appertaining or belonging.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions and rights of record.

The Grantor releases and waives all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

The Grantee holds this trust property as trustee of the Priscilla M. Dillon Living Trust, dated March 6, 2007, as amended and restated. The Grantor of the trust is Priscilla M. Dillon, a/k/a Priscilla McAvoy Dillon, Priscilla Dillon, Cissy Dillon and Priscilla Dillon Reisch.

IN WITNESS WHEREOF, I hereunto set my hand and seal this 15th day of August, 2015.

GRANTOR:

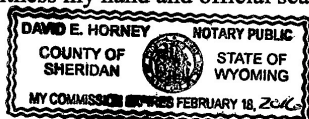
**Box Cross Ranch, Inc.,
a Wyoming corporation**

By: John Slack
**John Slack
President**

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me this 15th day of August, 2015, by **John Slack, as President of Box Cross Ranch, Inc., a Wyoming corporation.**

Witness my hand and official seal.



My Commission Expires: 18 FEB 2016

David E. Horney
Notary Public

EXHIBIT "A"
TO
QUITCLAIM DEED,
DATED AUGUST 15, 2015

GRANTOR: Box Cross Ranch, Inc., a Wyoming corporation

GRANTEE: Priscilla M. Dillon, as trustee of the Priscilla M. Dillon Living Trust, dated March 6, 2007, as amended and restated

LEGAL DESCRIPTION:

A tract of land situated in the N½SE¼ of Section 29, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, as shown on **EXHIBIT "B"** attached hereto and by this reference made a part hereof; said tract of land being more particularly described as follows:

Commencing at the east quarter corner of said Section 29 (Witnessed S89°59'19"W, 30.0 feet with a 3¼" Aluminum Cap per PLS 6594); thence S89°59'19"W, 525.00 feet to the **POINT OF BEGINNING** of said tract, said point lying on the north line of said N½SE¼ of Section 29 and being the northeast corner of said tract of land described in Book 484 of Deeds, Page 273; thence S02°26'19"E, 470.60 feet along the east line of said tract of land described in Book 484 of Deeds, Page 273 to a point (Monumented with a 2" Aluminum Cap per PE&LS 3864), said point lying on a north-south fence line and being the southeast corner of said tract described in Book 484 of Deeds, Page 273; thence S89°45'19"W, 937.40 feet along said fence line and south line of said tract of land described in Book 484 of Deeds, Page 273 to a point (Monumented with a 2" Aluminum Cap per PE&LS 3864), said point being the southwest corner of said tract of land described in Book 484 of Deeds, Page 273; thence, continuing, S89°45'19"W, 14.76 feet along said fence line to a point; thence N00°19'34"W, 474.07 feet along said fence line to a point, said point lying on the north line of said N½SE¼; thence N89°59'19"E, 934.82 feet along said north line of the N½SE¼ and the north line of said tract of land described in Book 484 of Deeds, Page 273 to the **POINT OF BEGINNING** of said tract.

Said tract contains 10.23 acres of land, more or less.

Bearings are Based on the Wyoming Coordinate System, NAD 1983, East Central Zone.

SURVEYOR'S STATEMENT

I, Ron W. Prestfeldt, do hereby state that this legal description was prepared from notes taken during an actual field survey performed by me or under my direct supervision.



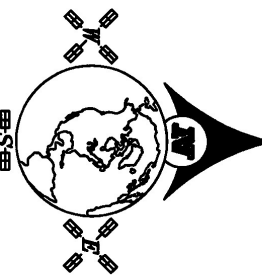
Modification in any way of the above or foregoing legal description terminates liability of surveyor.

RECORD OWNERS:
BOX CROSS RANCH
(BOOK 311, PAGE 327)

RECORD OWNER:
PRISCILLA M. DILLON, TRUSTEE
(BOOK 484, PAGE 273)

RECORD OWNERS:
BRAN L. KUEHL &
MICHELLE M. SULLIVAN
(BOOK 419, PAGE 544)

SCALE: 1"=200'
BEARINGS ARE BASED ON THE
WYOMING COORDINATE SYSTEM
NAD 1983, EAST CENTRAL ZONE
DATUM: NAD 83(1983), NAD 88 (U.S. SURVEY FEET)
DAP: 100246811
DISTANCES ARE SURFACE

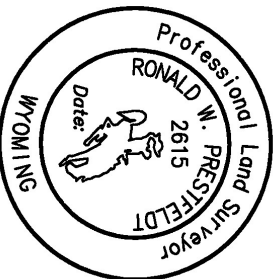


LEGEND:

- ◆ FOUND 2" ALUMINUM CAP PER P&LS 3864
- ◆ FOUND 3-1/4" ALUMINUM CAP PER PLS 6594
- ◆ SET 2" ALUMINUM CAP PER PLS 2615
- ◆ FOUND 3-1/4" ALUMINUM CAP PER PLS 6612
- CALCULATED: NOTHING FOUND/NOTHING SET
- W.C. WITNESS CORNER
- NA NOT ACCEPTED
- (R) RECORD
- (M) MEASURED
- (C) CALCULATED
- PROPERTY LINE
- SECTION LINE
- INTERIOR SECTION LINE
- ROAD RIGHT-OF-WAY LINE
- RIGHT-OF-WAY LINE
- FENCE LINE

SURVEYOR'S CERTIFICATE

STATE OF WYOMING
COUNTY OF SHERIDAN : ss
I, RONALD W. PRESTIFELD, A DULY REGISTERED LAND SURVEYOR IN THE
STATE OF WYOMING, DO HEREBY STATE THAT THIS PLAT REPRESENTS THE
RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.



"PLAT IS VALID ONLY IF PRINT HAS
ORIGINAL SIGNATURE OF SURVEYOR SIGNED AND DATED"

EXHIBIT "B" RECORD OF SURVEY

CLIENT: PRISCILLA M. DILLON, TRUSTEE

LOCATION: N1/2SE1/4, SECTION 29, TOWNSHIP 55 NORTH,
RANGE 84 WEST, 6TH P.M., SHERIDAN COUNTY,
WYOMING

PRESTIFELD
SURVEYING

2340 WETLANDS DR., SUITE 100
PO BOX 3082
SHERIDAN, WY 82801
307-672-7415

JN: 2014-051
DN: 2014-051D
TAB: EXHIBIT B
PF: 12014-051
JUNE 16, 2015

NO. 2015-722295 QUITCLAIM DEED

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
YONKEE & TONER P O BOX 6288
SHERIDAN WY 82801

2015-722295 9/25/2015 4:17 PM PAGE: 3 OF 3
BOOK: 555 PAGE: 739 FEES: \$18.00 SM QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK