

MONTANA-DAKOTA UTILITIES CO.

UNDERGROUND ELECTRIC RIGHT-OF-WAY EASEMENT

RECORDED OCTOBER 24, 1994 BK 369 PG 449 NO 182271 RONALD L. DAILEY, COUNTY CLERK

KNOW ALL MEN BY THESE PRESENTS: That the undersigned,

Philip L. Cooley and Nancy E. Cooley, husband and wife
of 2 Cessna Road, Sheridan, WY 82801

hereinafter called OWNER (whether one or more), for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, grants and warrants to MONTANA-DAKOTA UTILITIES CO., a Division of MDU RESOURCES GROUP, INC., a corporation, of 400 North Fourth Street, Bismarck, North Dakota 58501, COMPANY, and to its successors and assigns, a perpetual right-of-way and easement for the construction, reconstruction, replacement, operation, maintenance, repair and removal of buried or semiburied electric distribution system, street lighting system or communication system, or any combination thereof including the necessary cables, pedestals, transformers, transformer bases and other fixtures and apparatus in connection therewith, to be located upon, under and within the following real estate in Sheridan County, State of Wyoming, namely:

The West 7 feet of the East 22 feet of Lot 33 of Jeffries Draw Subdivision.

COMPANY hereby agrees that it will pay any and all damages that may result to the crops, fences, buildings and improvements on said premises caused by constructing, reconstructing, replacing, maintaining, repairing, operating or removing said electric line.

OWNER, its successors and assigns, agree not to build, create or construct or permit to be built, created, or constructed, any obstruction, building, engineering works or other structures upon, over, or under the strip of land herein described or that would interfere with said electric line or lines or COMPANY'S rights hereunder.

The OWNER also hereby grants to COMPANY, its successors and assigns, the right of ingress and egress for the purposes of the easement and right-of-way described herein.

If the herein described lands are in the State of North Dakota, this easement is limited to a term of 99 years.

If the herein described lands are in the State of Wyoming, OWNER does hereby release and waive all rights under and by virtue of the homestead exemption laws of that state.

IN WITNESS WHEREOF, the OWNER has signed this grant of easement this 25 day of August, 1994

Philip L. Cooley
Nancy E. Cooley

STATE OF WYOMING)
: ss.
County Of Sheridan)

On this 25th day of August, 19 94, before me personally appeared
Philip L. Cooley and Nancy E. Cooley, his wife

known to me to be the same person s described in and who executed the above and foregoing instrument and acknowledged

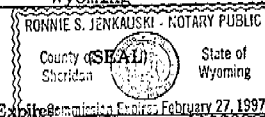
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to me that they executed the same, (known to me to be the
_____ and _____
respectively, of the corporation that is described in and that executed
the foregoing instrument, and acknowledged to me that such
corporation executed the same.)

Ronnie S. Jenkausk

Notary Public, Sheridan County,

State of Wyoming



My Commission Expires February 27, 1997
1071-115-16427-231
W.O. _____ TRACT NO. _____ L.R.R. No 35334

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