

ACCESS AND UTILITY EASEMENT

Acquire LLC, a Wyoming limited liability company, GRANTOR, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration the receipt of which is hereby acknowledged, does hereby grant an access and utility easement over and across that area of land more specifically described on Exhibit "A" and as illustrated on Exhibit "B", both attached hereto and incorporated herein (herein the "Easement Route").

Grant of Easement For Benefit of Adjacent Lands. As of the date of this easement, Grantor owns both Lot 8 and Lot 9 described on the attached Exhibits and has constructed a two-story, 4-plex building that will occupy each, but Grantor intends to separate ownership thereof and each and every portion of the buildings constructed on Lot 8 and Lot 9 will benefit from the easement granted herein over and across the Easement Route. The Grantor grants this easement across said Easement Route to and for the benefit of all owners, guests and invites of the 4-plex buildings, and all portions thereof. Merger of title shall not affect the benefit and burden of this easement by virtue of the current common ownership, and Grantor expressly declares the benefit and burden to survive and run with the land.

Intent and Purpose of Easement. It is the intent of the Grantor that this easement shall provide the non-exclusive right of access and use for utilities, including but not limited sewer, water, electric, gas, communication, and storm drains, over, under and across the Easement Route, to and for each 4-plex building.

Neither Grantor nor their successors shall bear any responsibility or liability to any person or entity using the Easement Route by reason of this easement.

WITNESS our hands this 3 day of ^{November}~~October~~, 2021.

Acquire LLC, a Wyoming
limited liability company

[Signature]
By: Drew Hamola
Title: Manager

STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

This instrument was acknowledged before me on the 3rd day of ^{November}~~October~~, 2021 by Drew Hamola, as Manager of Acquire LLC, a Wyoming limited liability company.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 10-22-2022

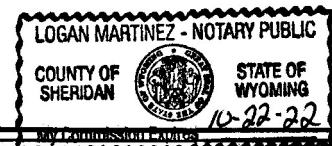




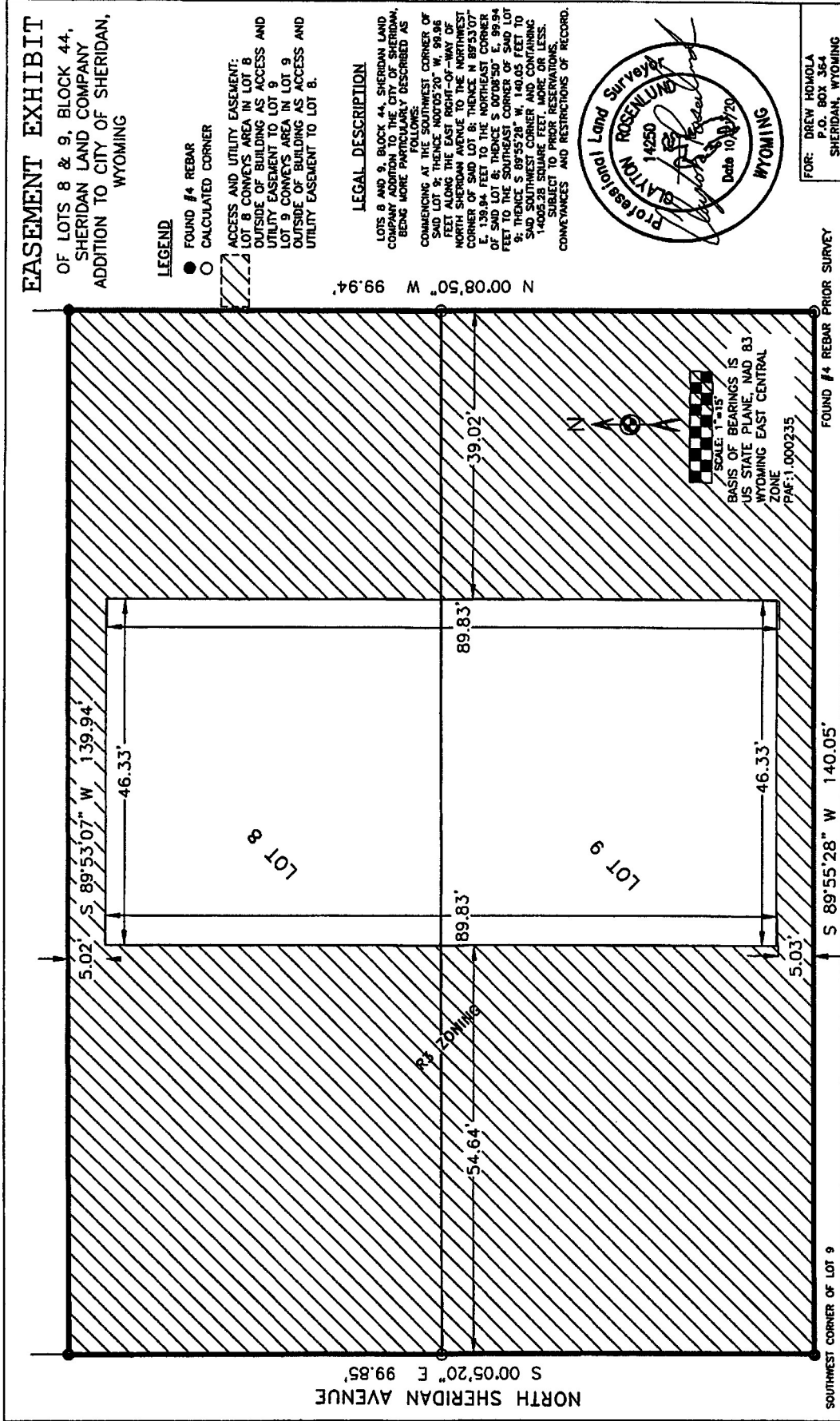
EXHIBIT "A"

An Access and Utility Easement being all that portion of Lots 8 and 9, Block 44, Sheridan Land Company Addition to the City of Sheridan, Sheridan County, Wyoming, lying outside of the building located on said lots, being more particularly described as follows:

Commencing at the Southwest corner of said Lot 9; thence N00°05'20"W, 99.96 feet along the East right-of-way of North Sheridan Avenue to the Northwest corner of said Lot 8; thence N89°53'07"E, 139.94 feet to the Northeast corner of said Lot 8; thence S00°08'50"E, 99.94 feet to the Southeast corner of said Lot 9; thence S89°55'28"W, 140.05 feet to the POINT OF BEGINNING.

EXCEPTING that portion of said Lots 8 and 9 lying within the Building located on said Lots.

EXHIBIT "B"



Prepared by Cannon Consulting LLC/ (307)752-0109/ P.O. BOX 6108, Sheridan, WY 82801

NO. 2021-773842 EASEMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
WILCOX AGENCY
SHERIDAN WY 82801