



QUITCLAIM DEED

SMITH CANYON RANCH PARTNERSHIP, a Wyoming General Partnership, Grantor, of Sheridan County, State of Wyoming, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, conveys and quitclaims to **SMITH CANYON RANCH, LLC, a Wyoming Limited Liability Company,** Grantee, whose address is P.O. Box 512, Dayton, Wyoming 82836, all right, title and interest, including any after-acquired title, in the following described real estate, situate in the County of Sheridan, State of Wyoming, to-wit:

Township 57 North, Range 86 West, 6th P.M., Sheridan County, Wyoming

Section 27: SW $\frac{1}{4}$ SW $\frac{1}{4}$ and an additional tract of land situated in the N $\frac{1}{2}$ SW $\frac{1}{4}$ described as follows: Beginning at a point 640 feet East of the NW Corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27, thence East 1168 feet to a point on the East bank of the Tongue River; thence North 19° West 140 feet to a point on the West bank of the Tongue River; thence North 49° West 60 feet to a point; thence North 42° West 90 feet to a point; thence North 44° West 160 feet to a point; thence North 68° West 80 feet to a point; thence North 89° West 70 feet to a point; thence South 59° West 90 feet to a point; thence South 37° West 60 feet to a point; thence South 24° West 220 feet to a point; thence Southwesterly to the point of beginning.

Section 33: The N $\frac{1}{2}$ SE $\frac{1}{4}$, and all that part of the S $\frac{1}{2}$ NE $\frac{1}{4}$ lying South of the center line of the South Side Tongue River and Dayton Ditch, said centerline described as follows: Beginning at a point in the center of said ditch, 510 feet South of the NE Corner of the SE $\frac{1}{4}$ NE $\frac{1}{4}$, thence North 40°10' West 95 feet, thence North 70°36' West 260 feet, thence South 72°16' West 115 feet, thence South 87°51' West 177 feet, thence North 74°10' West 295 feet, thence South 76°15' West 236 feet, thence South 87°05' West 214 feet to a point on the West line of said SE $\frac{1}{4}$ NE $\frac{1}{4}$, said point being 380 feet, more or less, from the NE Corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$, thence South 81°30' West 175 feet, thence South 69° West 184 feet, thence South 75° West 310 feet, thence South 61° West 480 feet, thence South 79° West 310 feet, more or less, to the West line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$; also a strip of land in the NE Corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 33, extending from the County Road South to the center line of said ditch, as above described, being 30 feet in width East and West and 380 feet, more or less, in length North and South, the East line of which strip is, so far as the same goes, the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 33.

Section 33: S $\frac{1}{2}$ NW $\frac{1}{4}$, E $\frac{1}{2}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$ and all that portion of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 33, lying between the County Road and the center line of the ditch known as the South Side Tongue River and Dayton Ditch and which center line of said ditch is located and described as follows: Commencing at a point 380 feet South of the NE Corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said



Section 33 on the East line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$, thence South 81°30' West 175 feet, thence South 69° West 184 feet, thence South 75° West 310 feet, thence South 61° West 480 feet, thence South 79° West 310 feet, more or less, to the West line of said 40 Acre tract containing 17 63/100 acres, more or less, saving and excepting a strip of land in the NE Corner of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 33, extending from the County Road South to the center line of said ditch as above described and being 30 feet in width East and West and 380 feet, more or less, in length North and South, the East line of which strip is so far as the same goes, the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 33.

EXCEPTING THEREFROM the following Parcels of land, to-wit:

- a) A tract of land located in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 33, described as follows: Beginning at a point located South 89°26' East 228.1 feet from the West One-quarter Corner of said Section 33; thence South 89°26' East 780.9 feet; thence North 9°52' West 296.6 feet; thence South 70°26' West 92.4 feet; thence South 51°37' West 29.3 feet; thence South 50°48' West 114.6 feet; thence South 67°56' West 46.5 feet; thence South 86°44' West 248.1 feet; thence South 73°08' West 94.1 feet; thence South 55°21' West 182.6 feet to the point of beginning.
- b) A tract of land located in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 33, described as follows: Beginning at the West One-Quarter Corner of said Section 33; thence South 89°26' East 228.1 feet; thence North 55°21' East 182.6 feet; thence North 73°08' East 94.1 feet; thence North 86°44' East 248.1 feet; thence North 67°56' East 46.5 feet; thence North 50°48' East 114.6 feet; thence North 2°31' West 1103.4 feet to the center of the County Road; thence West 794.5 feet along the center of said County Road; thence South 0°13' West 1335.3 feet to the point of beginning.
- c) A tract of land conveyed to Roger A. McKenzie and Esther K. McKenzie, Trustees of the McKenzie Family Trust under agreement dated March 11, 1991 as contained in Quitclaim Deed recorded February 23, 1993, Book 356 of Deeds, Page 461.
- d) A tract of land conveyed to Duane Norwood as contained in Warranty Deed recorded December 9, 2008 in Book 502 of Deeds, Page 255.



Section 34: W $\frac{1}{2}$ W $\frac{1}{2}$ EXCEPTING THEREFROM:

- a) A tract of land conveyed to Lanka, Inc., a Wyoming Corporation as contained in Warranty Deed recorded March 6, 2003, Book 441 of Deeds, Page 470.
- b) A tract of land conveyed to Bradley S. Holliday and Esther M. Holliday as contained in Quitclaim Deed recorded November 30, 2011 in Book 529 of Deeds, Page 567.

Township 57 North, Range 87 West, 6th P.M., Sheridan County, Wyoming:

Section 20: All that part of the S $\frac{1}{2}$ SE $\frac{1}{4}$ lying South of said County Road.

Section 21: SE $\frac{1}{4}$, SE $\frac{1}{4}$ SW $\frac{1}{4}$, and all that part of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ lying South of the County Road, known as Bald Mountain Road.

Section 22: S $\frac{1}{2}$ SW $\frac{1}{4}$, The South 990 feet of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ EXCEPTING THEREFROM:

- a) A tract of land conveyed to Richard M. Davis Jr. and Susan E. Davis as contained in Quitclaim Deed recorded January 15, 1991, Book 339 of Deeds, Page 252.

Section 22: A tract of land lying west of a fence line located in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 22, Township 57 North, Range 87 West, 6th P.M., Sheridan County, Wyoming, said tract more particularly described as follows: Commencing at the southwest corner of said Section 22; thence 41°02'23"E, a distance of 1960.51 feet to a point on said fence line and the north right of way line of Smith Creek County Road, said point being the Point of Beginning of the herein described tract; thence N00°46'53"W, a distance of 567.54 feet along said fence line to a point; thence N33°37'46"E, a distance of 208.20 feet along said fence line to a point; thence N77°45'46"W, a distance of 154.98 feet along said fence line to a point on the west line of said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence S01°20'20"E, a distance of 801.58 feet along said west line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ to a point on the centerline of said Smith Creek County Road; thence S85°28'36"E, a distance of 25.65 feet along said centerline to a point on said fence line projected; thence N00°46'53"W, a distance of 29.70 feet along said fence line projected to the Point of Beginning.

AND

A tract of land lying south of a fence line located in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 22, Township 57 North, Range 87 West, 6th P.M., Sheridan County, Wyoming, said tract more particularly described as follows: Commencing at the southwest corner of said



Section 22; thence N20°04'47"E, a distance of 2488.04 feet to a point on the intersection of said fence line and the north line of the South 990 feet of the NW¼SW¼, said point also being the Point of Beginning of the herein described tract; thence N77°45'46"W, a distance of 93.36 feet along said fence line to a point; thence N89°14'41"W, a distance of 825.11 feet along said fence line to a point on the west line of said NW¼SW¼; thence 01°30'06"E, a distance of 31.00 feet to a point on the said north line of said South 990 feet of the NW¼SW¼; thence N89°58'47"E, a distance of 915.47 feet along said north line to the Point of Beginning.

Section 27: N½NW¼

Section 28: N½NE¼, NW¼, N½SW¼

Section 29: NE¼

TOGETHER with all improvements and appurtenances situate thereon.

SUBJECT to all easements, reservations, restrictions and covenants of record.

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

DATED this 15th day of October, 2015.

SMITH CANYON RANCH PARTNERSHIP,
A Wyoming General Partnership

By:

David S. Kalasinsky
David S. Kalasinsky, Partner

By:

Tara Lee Kalasinsky
Tara Lee Kalasinsky, Partner

By:

R.C. Kalasinsky
R.C. Kalasinsky, Partner

By:

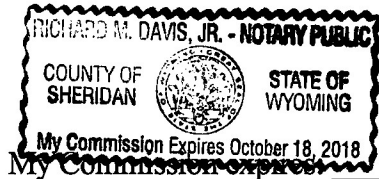
Kathleen J. Kalasinsky
Kathleen J. Kalasinsky, Partner



STATE OF WYOMING)
) ss.
 County of Sheridan)

The foregoing instrument was acknowledged before me this 1st day of October, 2015, by David S. Kalasinsky, as Partner in Smith Canyon Ranch Partnership, a Wyoming General Partnership.

WITNESS my hand and official seal.

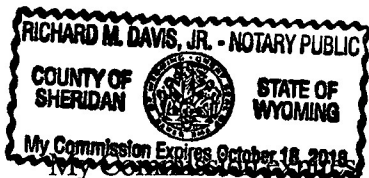


Richard M. Davis, Jr.
 Notary Public

STATE OF WYOMING)
) ss.
 County of Sheridan)

The foregoing instrument was acknowledged before me this 1st day of October, 2015, by Tara Lee Kalasinsky, as Partner in Smith Canyon Ranch Partnership, a Wyoming General Partnership.

WITNESS my hand and official seal.



Richard M. Davis, Jr.
 Notary Public

STATE OF WYOMING)
) ss.
 County of Sheridan)

The foregoing instrument was acknowledged before me this 24th day of September, 2015, by R.C. Kalasinsky, as Partner in Smith Canyon Ranch Partnership, a Wyoming General Partnership

WITNESS my hand and official seal.



Leslie Mellinger
 Notary Public

My Commission expires: July 13, 2019.



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BOOK: 556 PAGE: 207 FEES: \$27.00 PK QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 24th day of September, 2015, by Kathleen J. Kalasinsky, as Partner in Smith Canyon Ranch Partnership, a Wyoming General Partnership

WITNESS my hand and official seal.



Leslie Mellinger
Notary Public

My Commission expires: July 13, 2019.

NO. 2015-722651 QUITCLAIM DEED
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
DAVIS & CANNON LLP P O BOX 728
SHERIDAN WY 82801