



2011-689911 8/15/2011 2:38 PM PAGE: 1 OF 2
 BOOK: 527 PAGE: 201 FEES: \$11.00 SM EASEMENT
 EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

Utility Easement

W/O No. 110306

Township: 56N

Range: 84W

Sec. No. 35

KNOW ALL MEN BY THESE PRESENTS, The Undersigned Grantor(s), S. KEVIN SONGER

(GRANTOR), whose address is 922 Coffeen Avenue, Sheridan, Wyoming 82801 for a good and valuable consideration, the receipt thereof is hereby acknowledged, do hereby grant unto ADVANCED COMMUNICATIONS TECHNOLOGY, INC., (GRANTEE) whose address is 290 N Brooks St., Sheridan, Wyoming 82801, (GRANTEE) and to its successors or assigns, the right to enter upon the lands of the undersigned, described as follows, situated in the County of: Sheridan, State of: Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of this state:

A Parcel: Easterly 14 feet of Lot 3, Lot 4, and the westerly 40 feet of Lot 5, Block 1, in the TSCHIRGI ADDITION to the City of Sheridan, Wyoming; As recorded on Instrument # 373693 in Book 422, Page 708 on April 25, 2001, in Sheridan County, Wyoming.

An Easement: Being a strip of land 16 feet wide running parallel and abutting the westerly property boundary of Lot 4, the westerly 40 feet of Lot 5 and the easterly 14 feet in Lot 3 all in Block 1, Tschirgi Addition to the City of Sheridan, Wyoming.

Being more particularly set forth on "Exhibit A" attached hereto and by reference made part hereof.

The right-of-way and easement is granted for the purpose of constructing, reconstructing, maintaining, operating, repairing, inspecting, surveying, altering, abandoning, replacing, and/or removing above and below ground, telecommunications facilities and equipment. The facilities at all times, until surrendered, remain the property of the Grantee, its successors or assigns, notwithstanding that they may be affixed to the land and may at any time or from time to time be removed in whole or in part by Grantee.

Grantee, its successors and assigns, shall have the rights and benefits necessary or convenient for the full use of the rights herein granted, including, the right of reasonable ingress and egress across the lands of the Grantor to and from the right-of-way.

Grantor has the right to fully use and enjoy the surface of the right-of-way except as to such use, which might interfere with the full use of the right-of-way by Grantees, their successors and assigns. Grantor shall not place any obstruction across, under, or upon the surface of the right-of-way that interferes with the construction or the normal operation and maintenance of the facilities. Either party may assign its rights to the agreement or delegate its duties as specified herein in whole or in part.

The Right-Of-Way Easement shall be governed by Wyoming law and constitute the entire agreement between the parties relating to the subject matter hereto. If any provision of this Right-of-way Easement shall be held invalid or unenforceable, the remainder of the Easement and the application of such provisions, other than that which has been held invalid or unenforceable, shall not be affected thereby, but shall continue to be valid and enforceable to the fullest extent permitted by the law.

The undersigned covenant that they are the owners of the above-described lands and that the said lands are free and clear of encumbrances and liens of whatsoever character except those held by the following persons:

IN WITNESS WHEREOF, the undersigned have set their hands and seals this 11th day of: Aug, 2011, signed, sealed and delivered in the presence of:

X
S Kevin Songer
 (Printed Name)

X _____

 (Printed Name)

STATE OF WYOMING }
 } ss.
 COUNTY OF SHERIDAN

The foregoing instrument was acknowledged before me by: S. Kevin Songer this

11th Day of: Aug 2011

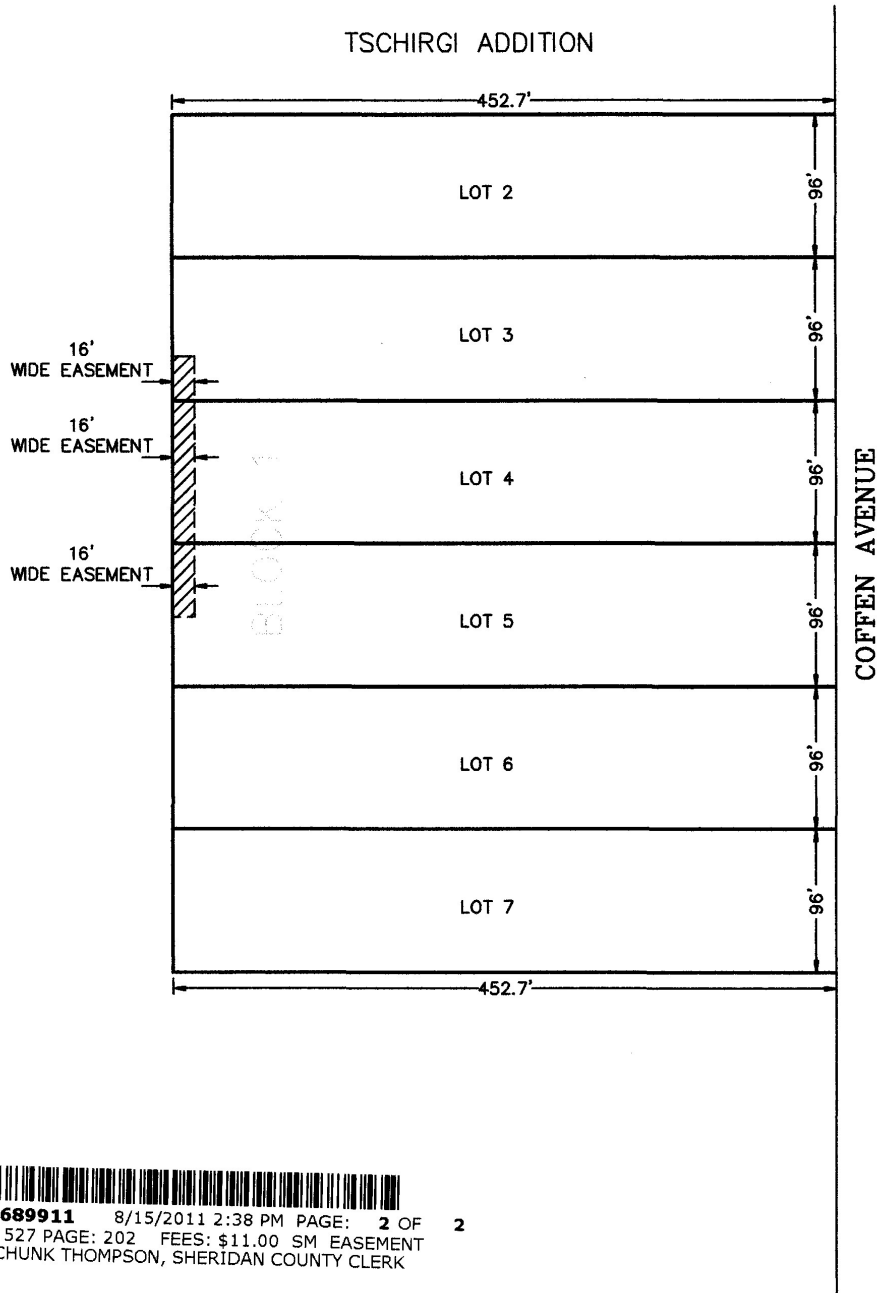
Witness my hand and official seal.

(Signed)
 Notary Public
Tamara K. Sorenson
 (Print or type name)



My Commission Expires: 8-24-2011

EXHIBIT "A"



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EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

NO. 2011-689911 EASEMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
CWC PO BOX 545
BIG HORN WY 82833

PART OF LOT 3, LOT 4 & PART OF 5
SEC.35, T.56N., R.84W
J.O.# ACT-110306
DATE: 6/14/11
GRANTOR S. KEVIN SONGER



PREPARED BY:
CONSULTANTS
PROFESSIONAL COMMUNICATION
SYSTEM ENGINEERING
1470 400TH AVE SEEDY, SPOKANE, MT 59204
TEL: (406) 462-1000 FAX: (406) 462-1010