

GRANT OF EASEMENT

TED S. OGAN and PATRICIA L. OGAN, husband and wife, of Sheridan County, Wyoming, owners of, or having an interest in a parcel of land in Sheridan County, Wyoming, more particularly described as follows:

The South Twenty-Five Feet (25') of the West One Hundred Sixty-Four and 25/100 (164.25') Feet of Lot Nine (9) in Block Thirteen (13), Western Addition to the Town, Now City, of Sheridan, Sheridan County, Wyoming;

in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency thereof which is hereby acknowledged, hereby grant, bargain, sell and convey to Clyde L. VanSlyke and Polly H. VanSlyke, husband and wife, grantees, of 273 South Badger Street, Sheridan, Sheridan County, Wyoming, the following:

An easement for water and sewer lines, and access thereto for the replacement and repair thereof, along the Southern Border of Lot Nine (9), Block Thirteen (13), of the Western Addition to the Town, now City, of Sheridan, Sheridan County, Wyoming, that portion of said lot being a strip of land Ten feet (10') in width and One Hundred Sixty-Four and 25/100 feet (164.25') in length, said strip of land lying Five Feet (5') on each side of a center line, said line more particularly described as follows:

Beginning at a point on the west boundary line of Lot Nine (9), which point is Five Feet (5') north of the boundary line separating Lots Nine (9) and Ten (10), Block Thirteen (13) of the Western Addition to the Town, now City, of Sheridan, Sheridan County, Wyoming, and extending in an easterly direction Five Feet (5') north of and parallel to the boundary line between said Lots Nine (9) and (10), of Block Thirteen (13), of the Western Addition, Sheridan, Sheridan County, Wyoming, for a distance of One Hundred Sixty-Four and 25/100 feet (164.25').

This easement is for the benefit of and appurtenant to that land, or any portion thereof, in the City of Sheridan, County of Sheridan, State of Wyoming, described as follows:

All of Lots Ten (10) and Eleven (11), Block Thirteen (13), Western Addition to the Town, now City, of Sheridan, Sheridan County, Wyoming, EXCEPT the West One Hundred Sixty-Four and 25/100 Feet (164.25') thereof, together with an easement

for Ingress and Egress across the South
Twenty-Five Feet (25') of the West One Hundred
Sixty-Four and 25/100 Feet (164.25') of Lot Eleven
(11) of said Block Thirteen (13).
PROVIDED HOWEVER, that the grantees, their heirs,
lawful successors or assigns shall restore and
repair the surface to such condition as existed
prior to said repair or replacement, following
each repair or replacement of said sewer and water
lines, and should they fail to do so, these
grantors, or their lawful heirs, successors in
interest or assigns shall have all rights to
recover their actual damages, and their attorneys
fees and costs expended for the recovery of the
same from the grantees, their successors in
interest, heirs, or assigns.

IN WITNESS WHEREOF we have hereunto set our hands
and seals this 22 day of March, 19 85

Ted S. Ogan
Patricia L. Ogan



STATE OF WYOMING)
: SS)
COUNTY OF SHERIDAN)

The foregoing Grant of Easement was acknowledged
before me this 22 nd day of March, 19 85, by Ted S.
Ogan and Patricia L. Ogan, husband and wife.

Irene W. King
NOTARY PUBLIC

My Commission Expires: July 25, 1988