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FEES: $26.00 PK EASEMENT
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

# SUPPLEMENTAL UTILITY EASEMENT

BH Bobcat, LLC, a Wyoming limited liability company, GRANTOR, for and in consideration of the sum of Ten and NO/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant a supplemental utility easement across the boundaries of each Lot of Bobcat Estates Subdivision, as described on that ***Final Plat*** recorded on February 7, 2023, in the Sheridan County Clerk's office as Plat B, Page 80 as Plat No. B-80 (the "Plat")(excluding only Lots 15-17, which are not owned by Grantor), as follows:

This supplement utility easement is granted in favor of Montana-Dakota Utilities for the underground gas utility line and underground electrical utility lines, which supplements the utility easements previously granted by Grantor in that ***Declaration of Covenants and Easements*** recorded on February 7, 2023, in the Sheridan County Clerk's office as Document No. 2023-783919 (the "Declaration"). Pursuant to the Declaration, utility easements exist over and across ten feet (10') along each Lot boundary and along the roads shown on the Plat. Electric lines, gas lines and irrigation lines have been installed in locations that may veer outside of the existing easements, so this supplement widens the easement route to a total of Twenty Five Feet (25'), being up to 15' wider than as previously granted as is needed for installation, maintenance, repair and replacement of any MDU electric line, gas line and/or the HOA's irrigation lines, over and across the boundary of each Lot and Outlots A and B, as shown on the Plat (herein the "Easement Route"), to accommodate the location of the MDU line locations illustrated on Exhibit A, attached hereto. No utilities shall be installed at or above the surface level of the Easement Route except where utility boxes are required to access the underground line for service.
This easement shall run with the land.

DATED EFFECTIVE the 7th day of December, 2023.

BH Bobcat, LLC

Greg Von Krosigk, authorized representative

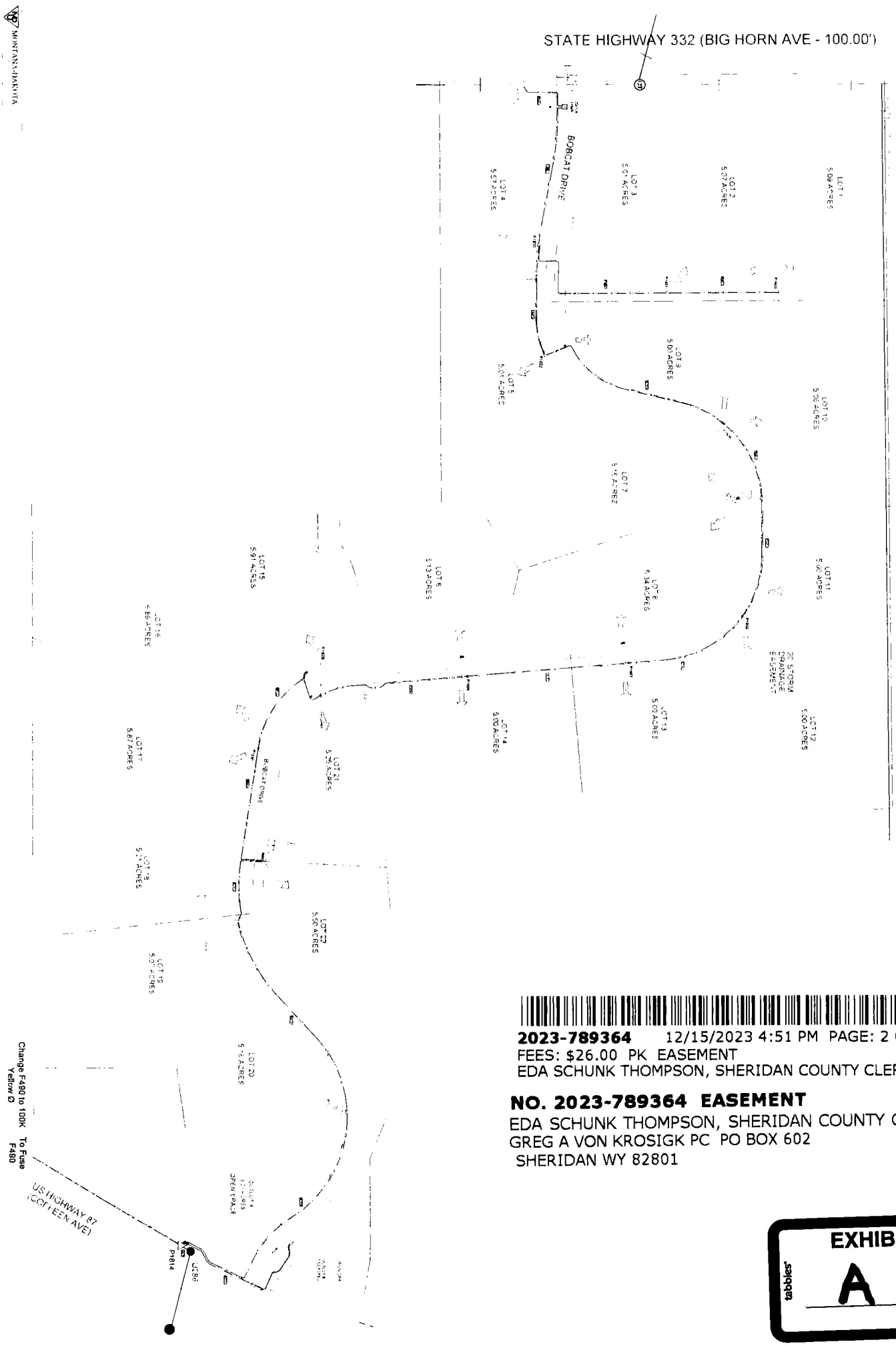
STATE OF WYOMING )
) ss.
COUNTY OF SHERIDAN )

This instrument was acknowledged before me by Greg Von Krosigk, as authorized representative for BH Bobcat, LLC, on this the 7th day of December, 2023.
WITNESS my hand and official seal.

Barbara A. Mitchell
Notary Public

My Commission expires: April 7, 2025

BARBARA A. MITCHELL - NOTARY PUBLIC
COUNTY OF SHERIDAN STATE OF WYOMING
My Commission Expires April 7, 2025

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**NO. 2023-789364 EASEMENT**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
GREG A VON KROSIGK PC PO BOX 602
SHERIDAN WY 82801

**EXHIBIT**
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**A**