

MONTANA-DAKOTA UTILITIES CO. UNDERGROUND EASEMENT

THIS EASEMENT, made this 9th day of April, A.D., 2009, between MONTANA-DAKOTA UTILITIES CO., A DIVISION OF MDU RESOURCES GROUP, INC., a corporation, 400 North Fourth Street, Bismarck, North Dakota 58501, hereinafter called "COMPANY," its successors and assigns, and the following named persons, herein, whether singular or plural, called "OWNER," namely:

John H Addlesperger and Betsy K. Pearson, husband and wife

WITNESSETH, that for valuable considerations received, OWNER does hereby grant, bargain, sell and convey unto COMPANY, its successors and assigns, an easement 16 feet in width, being 8 feet left, and 8 feet right of the centerline, as laid out and/or surveyed, or as finally installed on the hereinafter described lands, together with the right to construct, reconstruct, operate, maintain, repair, remove and replace communications line or lines, a gas pipeline or lines, including necessary pipes, poles, and fixtures, and a buried or semiburied electric distribution system, street lighting system, or any combination thereof including the necessary cables, pedestals, transformers, transformer bases and other fixtures and apparatus in connection therewith through, over, under, and across the following described real estate, situated in the County of Sheridan, State of Wyoming namely:

An Underground Easement situated in the NE1/4SW1/4 of Section 32, Township 56 North, Range 84 West of the 6th P. M., Sheridan County, Wyoming; said easement being more particularly described as the East 16 feet of Weeping Willow Lane as described in Book 482 Page 57 of deeds in the Sheridan County Court House. The center line of said easement is described as:

Beginning at a point located S18°28'41"W from the Northeast Corner of Said NE1/4SW1/4; Thence N4°5'E, 1551.20 feet (more or less) to a point on the southerly line of Wyoming State Highway No. 331, lengthening or shortening the side lines of said easement to intersect said southerly line.

OWNER agrees not to build, create or construct or permit to be built, created, or constructed, any obstruction, building, engineering works or other structures over, under, or that would interfere with said underground lines or COMPANYS' rights hereunder.

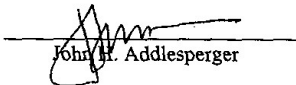
OWNER hereby grants to COMPANY, its successors and assigns, the right at all reasonable times to enter upon said premises for the purpose of laying, constructing, maintaining, operating, replacing, repairing or removing said underground lines and for the purpose of doing all necessary work in connection therewith.

COMPANY by the acceptance hereof, hereby agrees that it will pay any and all damages that may result, including crops, fences, buildings and improvements on said premises, caused by constructing, maintaining, repairing, operating, replacing or removing said underground lines. The damages, if not mutually agreed upon, may be determined by three disinterested persons, one to be selected by COMPANY and one by OWNER; these two shall select the third person. The award of these three persons shall be final and conclusive.

If the herein described lands are in the State of North Dakota, this easement is limited to a term of 99 years.

If the herein described lands are in the State of Wyoming, OWNER does hereby release and waive all rights under and by virtue of the homestead exemption laws of that state.

IN WITNESS WHEREOF, OWNER has executed this easement as of the day and year first above written


John H. Addlesperger


Betsy K. Pearson

STATE OF Wyoming

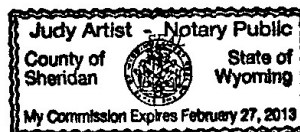
ss.

COUNTY OF Sheridan

On this the 9th day of April, 2009, before me personally appeared John H. Addlesperger and Betsy K. Pearson known to me, or satisfactorily proved to be the person s described in and who executed the above and fore going instrument and acknowledged to me that t he y executed the same (known to me to be the husband and wife respectively, of the corporation that is described in and that executed the foregoing instrument, acknowledged to me that such corporation executed the same.)

(this space for recording data only)


Judy Artist
Notary Public



660434 EASEMENT
BOOK 513 PAGE 0318
RECORDED 01/20/2010 AT 10:05 AM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

My Commission Expires 02/27/13

W.O. _____ Tract NO. _____ LLR NO. _____