

RIGHT-OF-WAY EASEMENT

THIS AGREEMENT is entered into by and between **COREY J. JOST and VICKI L. JOST, husband and wife**, whose address is 1100 Westview Drive, Sheridan, Wyoming 82801 ("Grantors") and **DARYL A. KUTZ and LISA J.P. KUTZ, husband and wife, as tenants by the entirety**, whose address is 481 Big Goose Road, Sheridan, Wyoming 82801 ("Grantees").

WHEREAS, Grantors own certain real estate in Sheridan County, Wyoming, more particularly described in that certain Quitclaim Deed, dated April 20, 2007, from Grantors to the Grantees, which deed was recorded with the Clerk of Sheridan County, Wyoming, on April 20, 2007, in Book 484 of Deeds, at Page 597.

FOR VALUE RECEIVED, Grantors hereby grant, bargain and convey unto Grantees, their successors, assigns, lessees, licensees, and agents, a perpetual nonexclusive private easement for roadway purposes, and a nonexclusive utility easement for installation and maintenance of underground utilities, upon, over, and under the following-described land situate in Sheridan County, Wyoming, and owned by Grantors, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, to-wit:

See Exhibit "A", attached hereto and incorporated herein by reference.

The location of the easement granted hereunder is shown on the plat attached hereto as Exhibit "B", and incorporated herein by reference.

Grantors reserve the right to occupy, use and cultivate said property for all purposes not inconsistent with the rights herein granted.

This easement is for the benefit of, appurtenant to, and shall run with the land described in Exhibit "A", attached to the above-described Quitclaim Deed, owned by Grantees.

DATED this 16th day of April, 2008.

GRANTORS:



Corey J. Jost

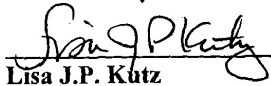


Vicki L. Jost

GRANTEES:



Daryl A. Kutz



Lisa J.P. Kutz

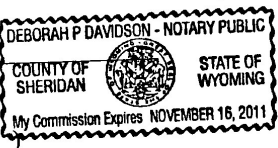
606168 RIGHT OF WAY EASEMENT
BOOK 495 PAGE 0113
RECORDED 04/17/2008 AT 04:40 PM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

The above and foregoing Right-of-Way Easement was subscribed, sworn to and acknowledged before me this 16th day of April, 2008, Corey J. Jost.

WITNESS my hand and official seal.

Deborah P. Davidson
Notary Public

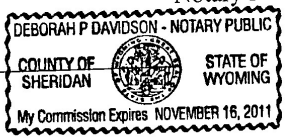
My Commission expires: 

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

The above and foregoing Right-of-Way Easement was subscribed, sworn to and acknowledged before me this 16th day of April, 2008, Vicki L. Jost.

WITNESS my hand and official seal.

Deborah P. Davidson
Notary Public

My Commission expires: 

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

The above and foregoing Right-of-Way Easement was subscribed, sworn to and acknowledged before me this 16th day of April, 2008, Daryl A. Kutz and Lisa J.P. Kutz.

WITNESS my hand and official seal.

Deborah P. Davidson
Notary Public

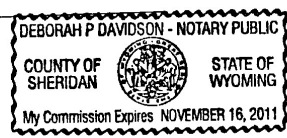
My Commission expires: 

Exhibit "A"

Legal Description of Access and Utility Easement:

An access and utility easement twenty (20) feet wide, being ten (10) feet on each side of the following described centerline situated in the Southwest Quarter of the Northwest Quarter (SW ¼ NW ¼) of Section 33, Township 56 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming; shown on **Exhibit "B"** attached hereto and by this reference made a part hereof; said centerline being more particularly described as follows:

Commencing at the West One-Quarter Corner of said Section 33; thence N55°12'29"E, 964.30 feet to the **Point of Beginning** of said Easement; said point lying on the centerline of the west end of a bridge crossing Big Goose Creek; thence S55°53'03"W, 56.42 feet to a point; thence S88°12'39"W, 41.64 feet to a point; thence N79°43'05"W, 43.94 feet to a point; thence N86°02'15"W, 311.15 feet to a point; thence N87°13'59"W, 131.37 feet to a point; thence N76°34'23"W, 65.88 feet to the **Point of Terminus** of said easement; said point lying on the East line of a Tract of land described in Book 484, Page 597 at Sheridan County Courthouse, and being N15°13'29"E, 588.94 from said West One-Quarter Corner of Section 33.



Jason D. Levanen WY LS # 10287
January 16, 2008

