

WARRANTY DEED WITH RELEASE OF HOMESTEAD

Charles H. Marshall and Beatrice Fair Marshall,
husband and wife, Grantors, of Sheridan County, and State of
Wyoming, for and in consideration of One Thousand Dollars
(\$1,000.00) and other good and valuable considerations in hand
paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT
TO Richard Leferink, Grantee, of Sheridan County and State of
Wyoming, the following described real estate, situate in
Sheridan County and State of Wyoming, hereby releasing and
waiving all rights under and by virtue of the homestead
exemption laws of the State, to-wit:

A tract of land situated in the Northeast Quarter of
the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Thirty-two (32)
and the Northwest Quarter of the Southwest Quarter (NW $\frac{1}{4}$ SW $\frac{1}{4}$)
of Section Thirty-three (33), Township Fifty-four (54)
North of Range Eighty-three (83) West of the Sixth Principal
Meridian, Sheridan County, Wyoming, described as follows:

Beginning at the Southeast corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of
said Section 32, thence South 89°20' West along the South line
of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ 236 feet to the center line of the County road;
thence North 1°30' East in the center of the County road 442
feet to a point; thence South 88°24' East 410 feet to a point;
thence South 34°43' East 16 feet to a point; thence East 1155
feet to a point on the East line of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 33;
thence South to the Southeast corner of said NW $\frac{1}{4}$ SW $\frac{1}{4}$, and
thence South 89°20' West along the South line of said NW $\frac{1}{4}$ SW $\frac{1}{4}$
to the point of beginning.

Together with all buildings and improvements of every
kind and nature thereon erected or situated, and all water
and ditch rights appurtenant thereto including fifteen shares
Class A
of the capital stock of The Piney and Cruse Creek Ditch Com-
pany, a corporation.

There is also hereby conveyed to the Grantee, his
heirs and assigns, an undivided one-half interest in and to two
cisterns and the pipeline therefrom which supplies water to the
dwellings on said land hereby conveyed and also to the ranch house
on adjoining lands of the Grantors, together with an easement to
the Grantee to go upon the adjoining lands of the Grantors in

order to care for and maintain said cisterns and pipeline, the expense thereof to be borne in equal shares by the Grantors and the Grantee, his heirs and assigns. The Grantors hereby reserve to themselves, their heirs and assigns, an easement over and across the land hereby conveyed in order to enter thereon for the purpose of maintenance or repair of the gas line or lines serving the parties hereto. The Grantors also hereby grant to the Grantee, his heirs and assigns, the use of the existing road from the State Highway to the lands hereby conveyed for a period of eighteen (18) months from October 12, 1953.

Witness our hands this 24th day of ^{December} ~~November~~, 1953.

Signed, Sealed and Delivered in Presence of

William H. Hall

Charles H. Marshall

Beatrice Fair Marshall

THE STATE OF WYOMING)
COUNTY OF SHERIDAN) SS.

On this 24th day of ^{December} ~~November~~, 1953, before me personally appeared Charles H. Marshall and Beatrice Fair Marshall, husband and wife, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed, including the release and waiver of the right of homestead, the said wife having been by me first fully apprised of her right and the effect of signing and acknowledging the said instrument.

Given under my hand and notarial seal, the day and year in this certificate first above written.

W. H. Marshall
Notary Public.

My commission expires on the 18th day of December, 1957.

