



GRANT OF SEWER LINE EASEMENT

Phyllis J. Fleming, Trustee of The Fleming Trust of March 4, 2009, as their interests may appear of record, GRANTORS, for and in consideration of TEN DOLLARS (\$10.00) and other valuable consideration in hand paid, receipt of which is hereby acknowledged and confessed, hereby grant and convey a non-exclusive easement and right of access along that strip of land located in the County of Sheridan and state of Wyoming, to-wit:

A twenty five (25) foot wide sewer line easement being a portion of a tract of land described in Book 533, Page 180, of Sheridan County Records, located in the southwest quarter of the northwest quarter (SW¹/₄NW¹/₄) of Section 14, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, lying twenty five (25) feet west of the west line of the tract of land described in Book 554, Page 55 of said Sheridan County Records and the extension of said west line ten (10) feet north. Being 5,250 square feet more or less as illustrated on **Exhibit "A"**, attached hereto and incorporated herein as, (the "Easement Route");

This sewer line easement is granted for their purpose of allowing Perry D. Rosenlund and Thelma M. Rosenlund, husband and wife, as Grantees and owners of land adjacent to the Easement Route, together with their agents, contractors, heirs and successors to survey for, construct, install, inspect, operate, maintain, repair, and replace a municipal sewer line or any part thereof and other related appurtenances within the limits of the this sewer easement.

By acceptance of this easement, Grantee agrees that the Easement Route will not be used for other pipes, lines, utilities, wire, tube, fiber optic device or cable. Grantee shall not license or permit any other use of this sewer easement. The scope of this sewer easement is exclusive for the above-described purpose and appurtenant to the land owned by Grantees and their successor. This easement shall run with the land.

IN WITNESS WHEREOF, we have hereunto set our hands this 18 day of October, 2016.

Phyllis J. Fleming, Trustee
Phyllis J. Fleming, Trustee

STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

The foregoing Grant of Access Easement was acknowledged before me by Phyllis J. Fleming, Trustee of The Fleming Trust of March 4, 2009, on this 18 day of October, 2016.

Witness my hand and official seal.

Dayna M. Dewey
Notary Public

My commission expires:
8-17-20

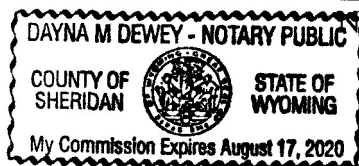




Exhibit A

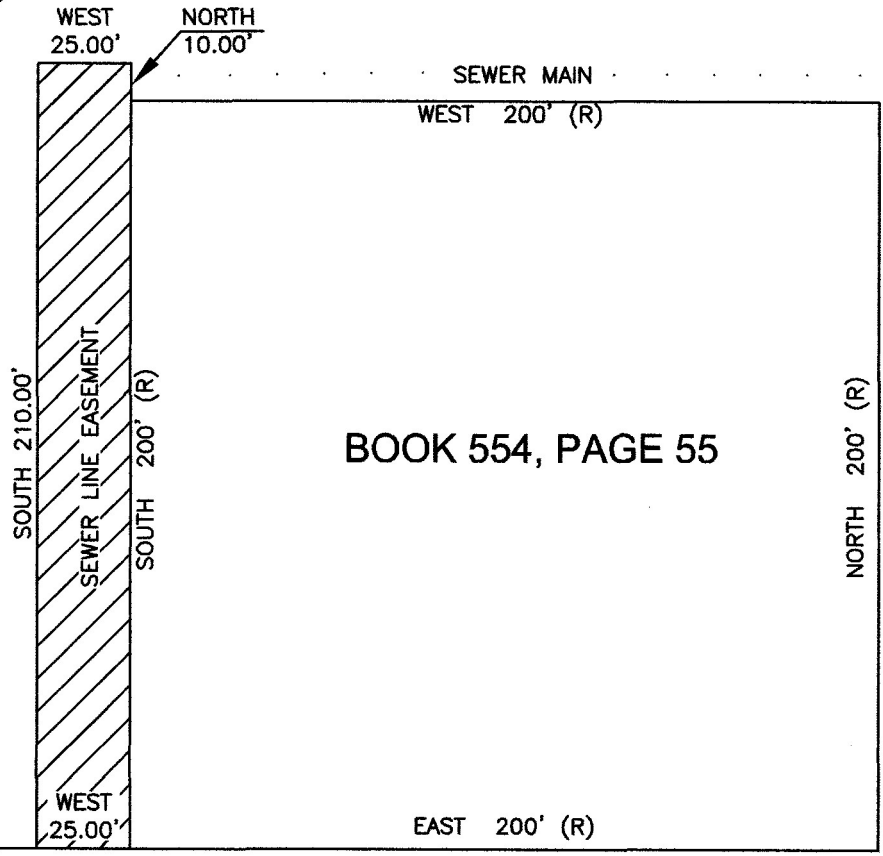
EXHIBIT OF SEWER LINE EASEMENT
 LOCATED IN THE SW1/4NW1/4, SECTION 14,
 T55N, R84W, 6TH P.M., SHERIDAN COUNTY, WYOMING

LEGAL DESCRIPTION

A twenty five (25) foot wide sewer line easement being a portion of a tract of land described in Book 533, Page 180, of Sheridan County Records, located in the southwest quarter of the northwest quarter (SW1/4NW1/4) of Section 14, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, lying twenty five (25) feet west of the west line of the tract of land described in Book 554, Page 55 of said Sheridan County Records and the extension of said west line ten (10) feet north.
 Being 5,250 square feet more or less.

Subject to all easements, encumbrances, conditions, rights of way and conveyances of record.

SERVIENT TENEMENT
 BOOK 533, PAGE 180



STATE HIGHWAY NO. 87 (COFFEEN AVENUE)

DOMINANT TENEMENT
 BOOK 376, PAGE 668



FOR:
 PERRY D. AND THELMA
 M. ROSENLUND