

USE PERMIT

COMES NOW, Claude Davis and Phyllis Davis, husband and wife, being the owners of the following described real property, to-wit:

Tract 31 of the Pierce Subdivision. A subdivision in Sheridan County, Wyoming, as recorded in Book 1 of Plats, Page 185.

Rita A. Stephens, a single person, being the owner of the following described real property, to-wit:

Tract 12 of the Pierce Subdivision. A subdivision in Sheridan County, Wyoming, as recorded in Book 1 of Plats, Page 185.

As of this date, there exists on a portion of the land owned by Claude Davis and Phyllis Davis, a garage which is owned by Rita A. Stephens.

Claude Davis and Phyllis Davis, husband and wife, do hereby grant to Rita A. Stephens, a single person, her successors, heirs, and assigns, the right to use the following described land for the purpose of utilizing the garage situated thereon, said tract of land being described as follows:

A tract of land situated in Tract 31 of the Pierce Subdivision, Sheridan County, Wyoming, more particularly described as follows: Beginning at the Southeast corner of said Tract 31 (Monumented with a 1 1/2" Unmarked Aluminum Cap); thence S89°48'10"W, 41.16 feet along the south line of said Tract 31 to a point; thence N00°11'50"W, 19.21 feet to a point; thence N42°07'20"E, 60.46 feet to a point lying on the east line of said Tract 31; thence S00°35'59"E, 63.92 feet along said east line to the POINT OF BEGINNING. Said tract contains 1,706 square feet of land, more or less.

The Use Permit granted by Claude Davis and Phyllis Davis, husband and wife, is subject to the following conditions:

1. That by accepting said Use Permit, Rita A. Stephens, her successors, heirs and assigns relinquish any claim of title to the above described tract of land situated in Tract 31 of the Pierce Subdivision.
2. That the garage situated upon said property shall be kept in an attractive and tidy condition, and no material of any nature will be allowed to be stored or accumulate on the property outside of the garage building.
3. The Use Permit granted shall continue as long as the garage situated upon the above described property remains in place.
4. In the event said garage is destroyed by fire or any other disaster, said garage shall not be rebuilt upon the land granted without the specific written permission of the Grantors herein, their heirs, successors or assigns.
5. The presence of the garage upon Tract 31 of the Pierce Subdivision will cause the assessed valuation of Tract 31 to be increased and therefore, on or before December 31st of each year, the owners of Tract 12 shall reimburse the owner of Tract 31 for the increased valuation attributable to the garage situated on Tract 31. The owners of the respective tracts shall contact the Sheridan County Assessor's Office for the determination of the dollar value increase on the Tax Notice for Tract 31 which is attributable to the garage situated thereon which is utilized by the owner of Tract 12.

The owners of the above described tracts, by signature below, do hereby accept the terms and conditions set forth herein.

Dated this 25th day of MAY, 2000.

Rita A. Stephens
Rita A. Stephens

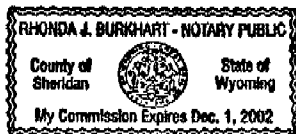
Claude E. Davis
Claude Davis

Phyllis Davis
Phyllis Davis

State of Wyoming)
)ss
County of Sheridan)

The foregoing instrument was acknowledged before me by Rita A. Stephens, this 25th day of MAY, 2000.

Witness my hand and official seal.



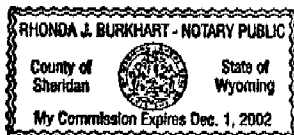
My Commission Expires: 12/1/2002

Rhonda J. Burkhart
Notary Public

State of Wyoming)
)ss
County of Sheridan)

The foregoing instrument was acknowledged before me by Claude Davis and Phyllis Davis, this 25th day of MAY, 2000.

Witness my hand and official seal.



My Commission Expires: 12/1/2002

Rhonda J. Burkhart
Notary Public