

**MEMORANDUM OF EASEMENT AND
RIGHT-OF-WAY AGREEMENT**

WO# 180008 / 107.20

TO WHOM IT MAY CONCERN:

Please take notice **Bert W. Dow, Trustee of the Bert W. Dow Revocable Trust dated the 6th day of March, 2003** (Grantor) has entered into an Easement and Right-of-Way Agreement with Powder River Energy Corporation (PRECorp), a Wyoming cooperative utility (Grantee).

The legal description of the centerline of the easement and property affected is attached hereto and marked as Exhibit A. Any third party who desires to know the terms and conditions of the Easement and Right-of-Way Agreement may direct a request to Grantor and Grantor shall be free to divulge any and all information associated with the Easement and Right-of-Way Agreement between Grantor and Grantee.

Any requests for information may be sent to Grantor at the following address:

Bert W. Dow, Trustee of the Bert W. Dow Revocable Trust
1740 S. Mountain View Dr.
Sheridan, Wyoming 82801-3223

IN WITNESS WHEREOF, Grantor has executed this Agreement as of the 3 day of December, 2018.

GRANTOR:

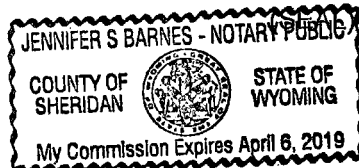
Print: Bert W. Dow

Sign: Bert W. Dow
Trustee

STATE OF Wyoming)
COUNTY OF Sheridan) ss.

On this the 3 day of December, 2018, before me, the undersigned officer, personally appeared **Bert W. Dow, Trustee of the Bert W. Dow Revocable Trust dated the 6th day of March, 2003**, known to me or satisfactorily proven to be the person whose name is subscribed to the within instrument and acknowledged that s/he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.



[Signature]
Notary Public
My Commission Expires: April 6, 2019



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BOOK: 578 PAGE: 227 FEES: \$18.00 HLM EASEMENT
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

IN WITNESS WHEREOF, Grantee has executed this Agreement as of the 5 day
of December, 2018.

GRANTEE:

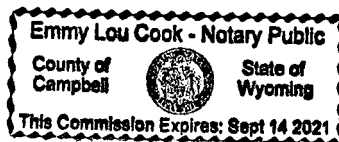
Print: Powder River Energy Corporation

Sign: Angela Sabus
Land Services Agent

STATE OF Wyoming)
COUNTY OF Campbell) ss.

On this the 5 day of December, 2018, before me, the undersigned
officer, personally appeared Angela Sabus, Land Services Agent for Powder
River Energy Corporation, known to me or satisfactorily proven to be the person whose
name is subscribed to the within instrument and acknowledged that s/he executed the
same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.
(SEAL)



[Signature]
Notary Public
My Commission Expires: Sept 14, 2021



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BOOK: 578 PAGE: 228 FEES: \$18.00 HLM EASEMENT
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK



"Exhibit A"

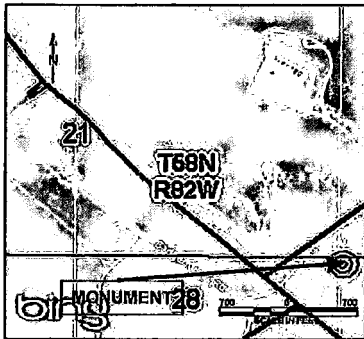
Dow

Page 1 of 1
By and Between
Dow and Powder
River Energy Corp
Initials *PD*

T58N, R82W, 6th P.M., Sheridan County, Wyoming
Section 21: SWSW

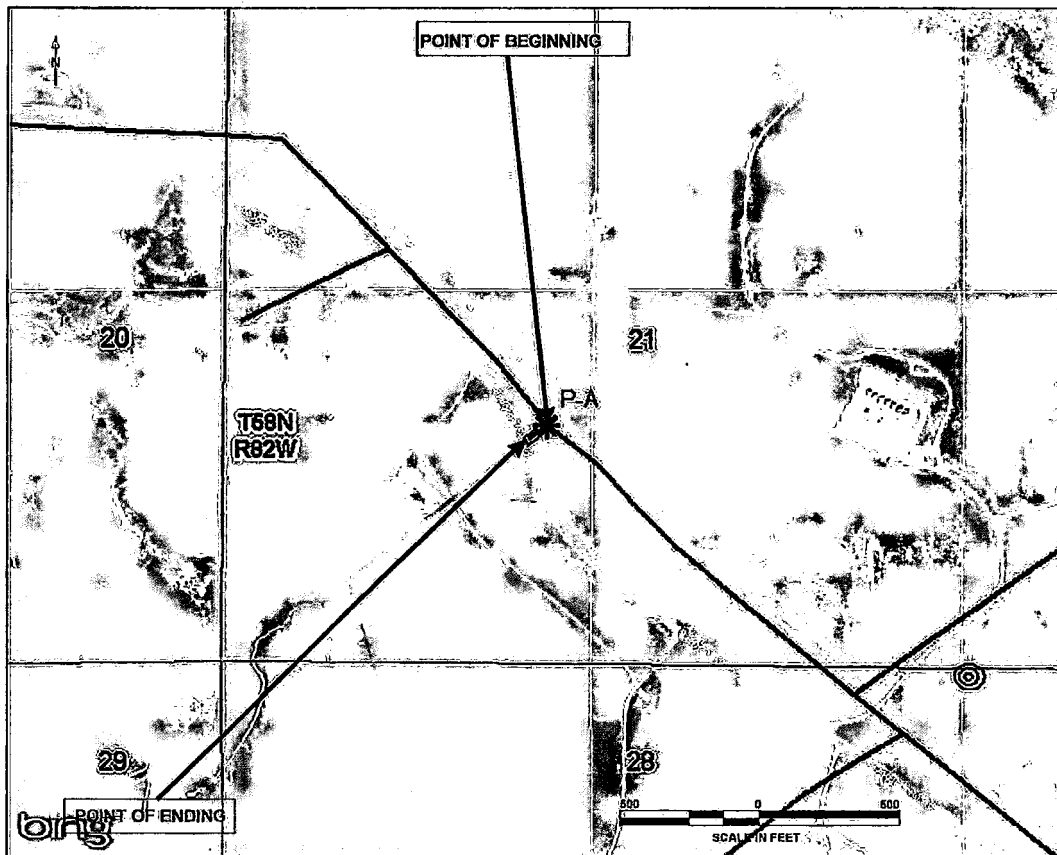
WO#: 180008

Bearing and distances are approximated based on GPS data gathered and projected into
NAD 83 Wyoming State Plane, East Central Zone, US Survey feet.



An easement 30 Feet in width, being 15 Feet on each side of the following described line. Commencing at the South Quarter Corner of Section 21, T58N, R82W, thence N59°10'16.083"W a distance of 1752 Feet, more or less, to the POINT OF BEGINNING; thence S51°33'32.340"W a distance of 96 Feet, more or less, thus to the ending point.

The above described is for power line ROW
extending a total of 96 feet, more or less.



Point P-A is set at the center of a circular tract of land with a radius of 40 feet.

10/02/2018

NO. 2018-747048 EASEMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
POWDER RIVER ENERGY CORP P O BOX 930
SUNDANCE WY 82729