



## **ACCESS EASEMENT**

This Access Easement is entered into this 1 day of July, 2016, by and among **Russell W. Bessette and Teresa M. Bessette as Co-Trustees of the Bessette Family Trust dated 02-17-15, Robby Barker Smith, and Mary V. Hutton**, a widow (herein sometimes the "Grantors"), of Sheridan, Wyoming, and **SR Cattle Company, a Wyoming Corporation**, (herein sometimes the "Grantee"), whose address is 758 Badger Creek Road, Decker, Montana 59025.

**WITNESSETH**, that:

**WHEREAS**, the Grantors own that certain real property situate in Sheridan, County, Wyoming, across which existing roads are situated providing access by the Grantee to property owned by the Grantee, the existing road crossing the following described property owned by the Grantors, to-wit:

**Township 57 North, Range 81 West, 6<sup>th</sup> P.M.**  
Sheridan County, Wyoming

Tracts 44 & 45: (originally described as Section 25: S  $\frac{1}{2}$ NE $\frac{1}{4}$ , N $\frac{1}{2}$ SE $\frac{1}{4}$ )

**Township 57 North, Range 80 West, 6<sup>th</sup> P.M.**  
Sheridan County, Wyoming

Section 31: Lots 1-12, NW $\frac{1}{4}$ SE $\frac{1}{4}$   
Section 30: Lots 1-5, 8-11 (aka W $\frac{1}{2}$ ), N $\frac{1}{2}$ NE $\frac{1}{4}$   
Section 29: N $\frac{1}{2}$   
Section 28: N $\frac{1}{2}$   
Section 21: S $\frac{1}{2}$

(the foregoing sometimes herein referred to as the "Grantors' Property");



**WHEREAS**, the existing road over and across the Grantors' Property with a beginning point starting at the easterly line of Tract 46, Township 57 North, Range 81 West, 6<sup>th</sup> P.M., an extension of that certain easement contained in the Warranty Deed dated October 30, 2015, recorded in Book 556, Page 376, Records of Sheridan County, Wyoming, and is depicted on Exhibit "A" attached hereto, the way points noted on the said Exhibit "A" being specifically described on Exhibit "B," attached hereto, the roads as described crossing the Grantors' Property on Exhibits "A" and "B," sometimes herein being referred to as the "Road Easement;" and

**WHEREAS**, the Grantors wish to grant the Grantee the Road Easement on the terms and conditions herein set forth.

**NOW, THEREFORE**, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, the receipt and sufficiency of which is hereby acknowledged, the Grantors do hereby grant, bargain, transfer and set over unto the Grantee the Road Easement being 60 feet in width over and across the Grantors' Property as herein above described, for the use and purpose of providing the Grantee with access to property owned by the Grantee as below described.

Road Easement as granted herein shall be appurtenant to the lands owned by the Grantee situated as follows:

**Township 56 North, Range 80 West, 6<sup>th</sup> P.M.**

Section 5: Lots 1, 2, 3, 4, S $\frac{1}{2}$ N $\frac{1}{2}$ , N $\frac{1}{2}$ SW $\frac{1}{4}$

Section 6: Lots 1, 2, 8, 9, 10, SE $\frac{1}{4}$ , S $\frac{1}{2}$ NE $\frac{1}{4}$

**Township 56 North, Range 81 West, 6<sup>th</sup> P.M.**

Section 1: Lot 5

**Township 57 North, Range 80 West, 6<sup>th</sup> P.M.**

Section 16: All

Section 17: SE $\frac{1}{4}$

Section 20: NE $\frac{1}{4}$

Section 21: N $\frac{1}{2}$

Section 29: SW $\frac{1}{4}$ SE $\frac{1}{4}$ , S $\frac{1}{2}$ SW $\frac{1}{4}$ , NW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 30: Lots 6, 7, 12 S $\frac{1}{2}$ NE $\frac{1}{4}$ , SE $\frac{1}{4}$



Section 31: SW $\frac{1}{4}$ SE $\frac{1}{4}$   
Section 32: N $\frac{1}{2}$ , SE $\frac{1}{4}$ .

The Road Easement granted herein shall be appurtenant to the Grantee's lands and shall be used by the Grantee, its invitees, guests and business associates for the purpose of providing ingress and egress to and from lands owned by the Grantee.

The Grantee shall repair any damage to the roads located on the Road Easement caused by Grantee or its invitees.

To have and to hold the within and foregoing described Road Easement unto the Grantee, its successors and Assigns.

Dated this 7 day of July, 2016.

**GRANTORS:**

Russell W. Bessette  
Russell W. Bessette - Trustee

Teresa M. Bessette  
Teresa M. Bessette - Trustee

as Co-Trustees of the Bessette Family Trust dated 02-17-15

Robby Barker Smith  
Robby Barker Smith

Mary V. Hutton  
Mary V. Hutton



**GRANTEE:**

SR Cattle Company, Inc.

David Kane

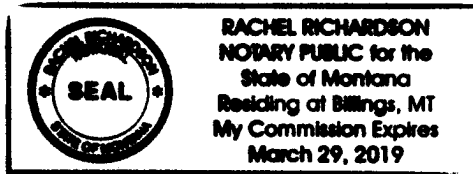
By: David Kane – President  
STATE OF WYOMING )

: SS

COUNTY OF SHERIDAN )

The foregoing instrument was subscribed and sworn to before me this 7 day of July, 2016, by **Russell W. Bessette**, as Co-Trustee of the Bessette Family Trust dated 02-17-15.

WITNESS my hand and official seal.



Rachel Richardson  
Notary Public

My Commission expires: March 29, 2019



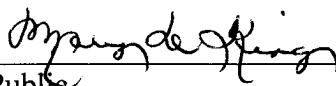
STATE OF WYOMING )

: SS

COUNTY OF SHERIDAN )

The foregoing instrument was subscribed and sworn to before me this 5<sup>th</sup> day of JULY, 2016, by **Teresa M. Bessette**, as Co-Trustee of the Bessette Family Trust dated 02-17-15.

WITNESS my hand and official seal.

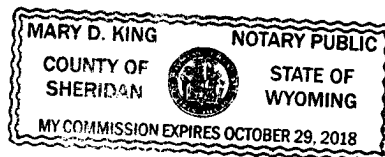
  
\_\_\_\_\_  
Notary Public

My Commission expires: Oct 29, 2018

STATE OF WYOMING )

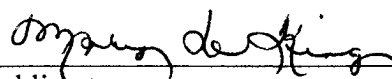
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COUNTY OF SHERIDAN )

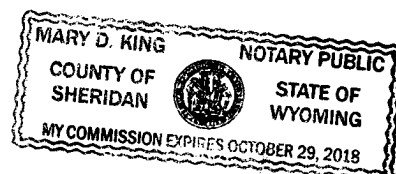


The foregoing instrument was subscribed and sworn to before me this 5<sup>th</sup> day of JULY, 2016, by **Robby Barker Smith**.

WITNESS my hand and official seal.

  
\_\_\_\_\_  
Notary Public

My Commission expires: Oct 29, 2018





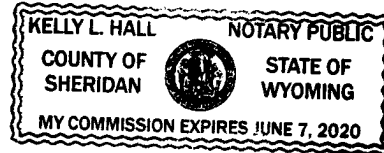
STATE OF WYOMING )

: ss

COUNTY OF SHERIDAN )

The foregoing instrument was subscribed and sworn to before me this 1 day of July, 2016, by **Mary V. Hutton**, as Co-Trustee of the Besette Family Trust dated 02-17-15.

WITNESS my hand and official seal.



Kelly L. Hall  
 Notary Public

My Commission expires: 6-7-2020

STATE OF WYOMING )

: ss

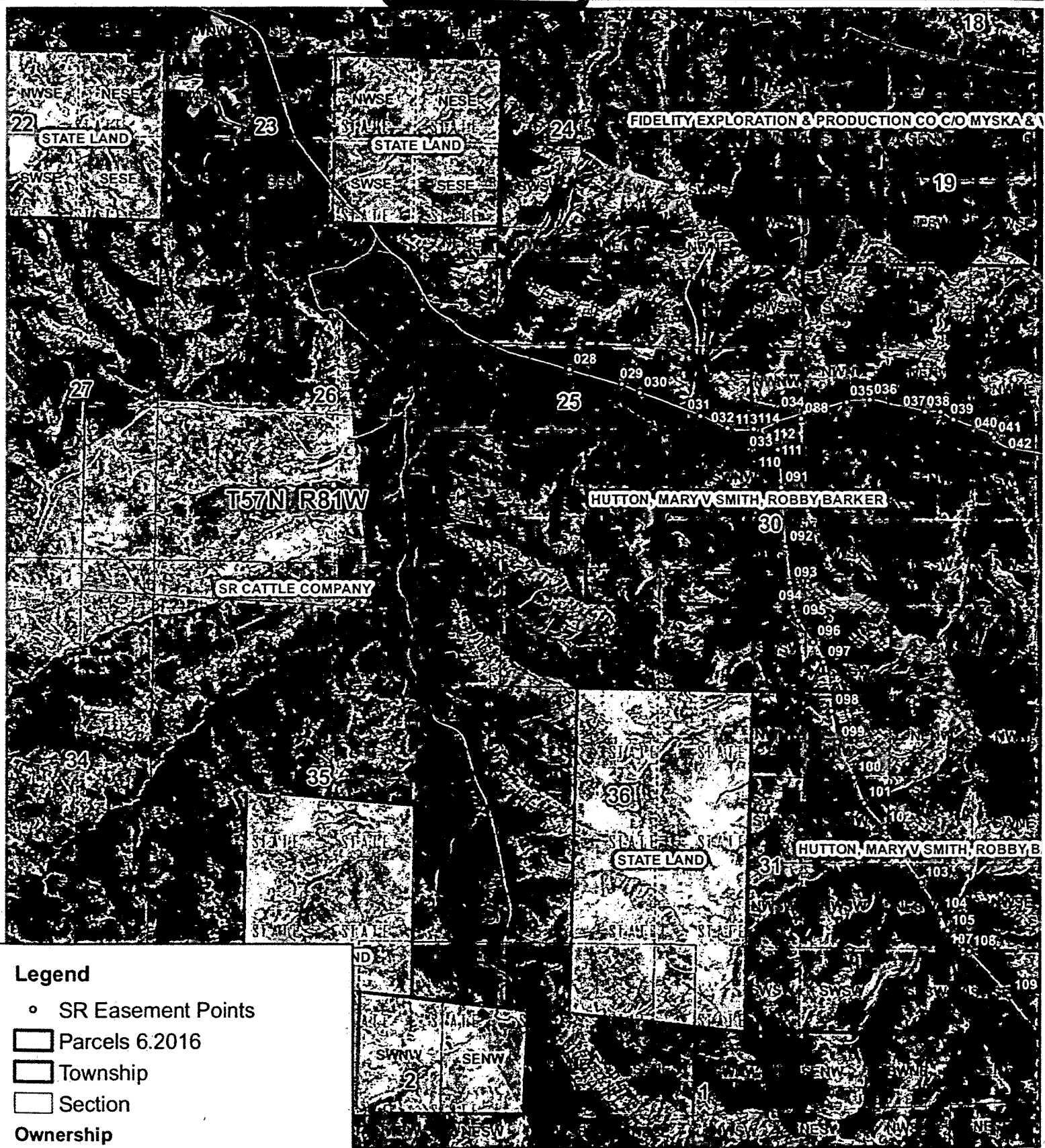
COUNTY OF SHERIDAN )

The foregoing instrument was subscribed and sworn to before me this 13<sup>th</sup> day of July, 2016, by **David Kane, President of SR Cattle Company, Inc.**, by authority of its Board of Directors for uses and purposes herein set forth.

WITNESS my hand and official seal.

[Signature]  
 Notary Public

My Commission expires: 5-13-18



**Legend**

• SR Easement Points

▭ Parcels 6.2016

▭ Township

▭ Section

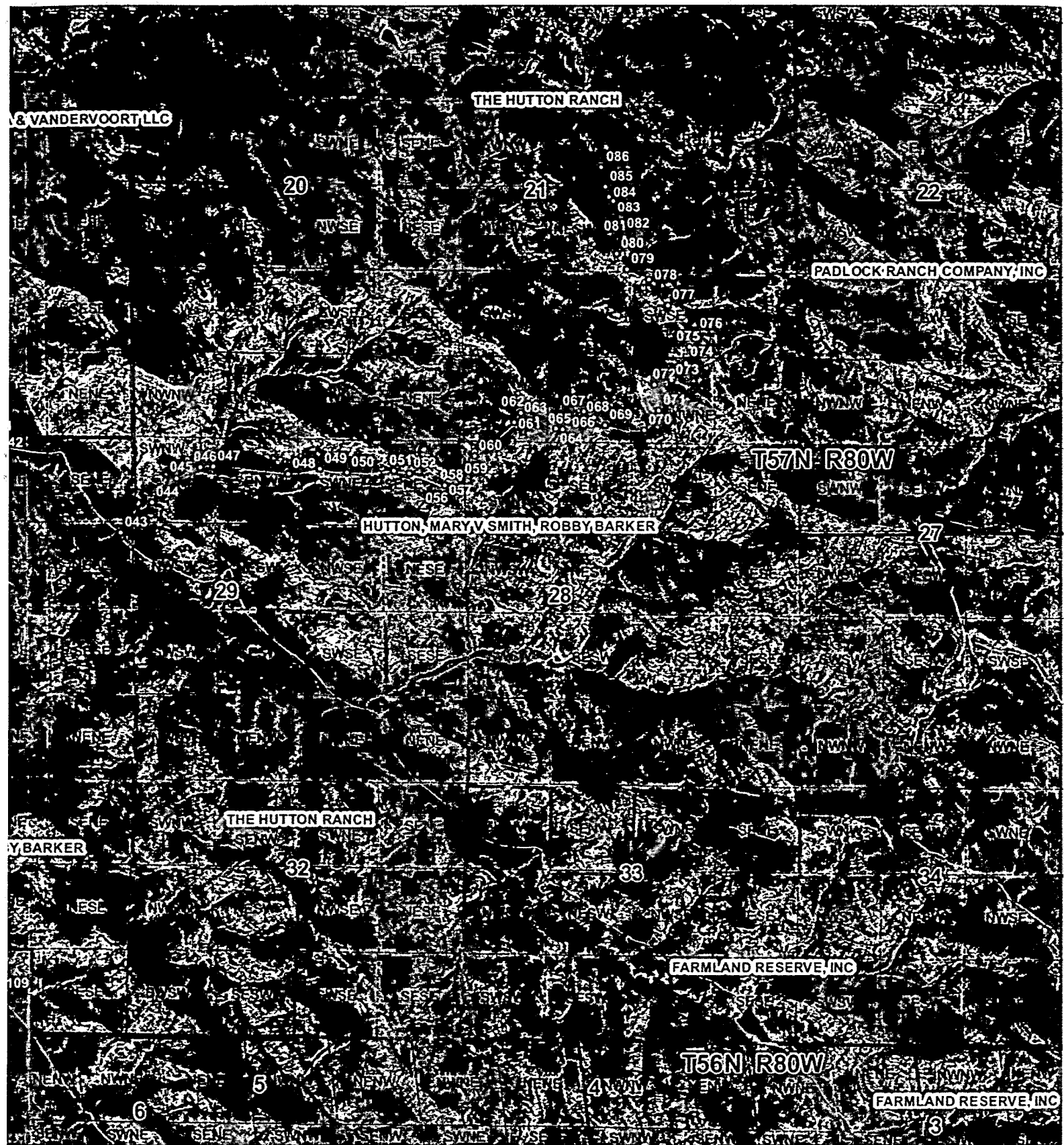
**Ownership**

**SURFACE**

▭ Bureau of Land Management

▭ State







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EXHIBIT

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**NO. 2016-728142 EASEMENT**

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK  
WILCOX AGENCY  
SHERIDAN WY 82801