



WARRANTY DEED

Taylor Field Crosby, Trustee of the Taylor Field Crosby Revocable trust dated July 17, 1998, GRANTOR, of Sheridan County, State of Wyoming, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, conveys and warrants to Taylor Field Crosby, Trustee of the Taylor Field Crosby Revocable trust dated July 17, 1998, GRANTEE, whose address is PO Box 7190, Sheridan WY 82801, the following described real estate, situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, to-wit:

Tract 1, as described in LEGAL DESCRIPTION EXHIBIT "A", attached hereto and made a part hereof;

TOGETHER WITH the improvements thereon and appurtenances thereto;

SUBJECT TO easements, rights-of-way, agreements, covenants, restrictions and reservations filed of record.

This Warranty Deed is executed by Grantor pursuant to WYO. STAT. §18-5-303(a)(viii) as a boundary line adjustment.

WITNESS my hand this 10 day of November, 2016.

Taylor F. Crosby

Taylor Field Crosby, Trustee of the Taylor Field Crosby Revocable trust dated July 17, 1998

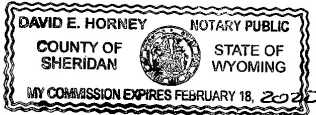
STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

The above and foregoing WARRANTY DEED was acknowledged before me by Taylor Field Crosby, Trustee of the Taylor Field Crosby Revocable trust dated July 17, 1998 on this 10 day of November, 2016.

WITNESS my hand and official seal.

David E. Horney
Notary Public

My commission expires:



LEGAL DESCRIPTION EXHIBIT "A"

Record Owner: Taylor Field Crosby, Trustee
September 15, 2016

Re: Tract 1; 5 Acre Tract (Boundary Line Adjustment) "For the purpose of completing a boundary line adjustment in accordance with Wyoming Law, and which does not have the effect of creating any new, separately owned parcel".

A tract of land situated in the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 16 and the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 17, Township 54 North, Range 84 West, 6th P.M., Sheridan County, Wyoming; said tract of land being more particularly described as follows:

Commencing at the west quarter corner of said Section 16 (Monumented with a 3 $\frac{1}{4}$ " Aluminum Cap per PLS 2615); thence N88°58'36"E, 281.10 feet along the south line of said SW $\frac{1}{4}$ NW $\frac{1}{4}$, Section 16 to the **POINT OF BEGINNING** of said tract, said point being the southwest corner of a tract of land described in Book 467 of Deeds, Page 350, Parcel 1; thence N53°00'24"W, 354.71 feet along the northeasterly right-of-way line of a forty (40) foot wide road (AKA Bar 13 Road) to a point, said point lying on the east line of said SE $\frac{1}{4}$ NE $\frac{1}{4}$, Section 17 and being N00°35'31"W, 218.47 feet from said west quarter corner of said Section 16; thence, continue N53°00'24"W, 110.29 feet along said northeasterly right-of-way line of a forty (40) foot wide road (AKA Bar 13 Road) to a point; thence N36°59'36"E, 305.00 feet to a point; thence S68°57'23"E, 145.00 feet to a point; thence S12°06'00"E, 105.00 feet to a point, said point lying on the centerline of Kemp Creek; thence S73°00'47"E, 35.22 feet along said centerline of Kemp Creek to a point; thence S45°46'59"E, 25.57 feet along said centerline to a point; thence S83°38'16"E, 36.13 feet along said centerline to a point; thence N81°37'24"E, 76.97 feet along said centerline to a point; thence S63°50'44"E, 45.81 feet along said centerline to a point; thence S32°19'11"E, 24.72 feet along said centerline to a point; thence S80°01'44"E, 45.58 feet along said centerline to a point; thence S15°14'40"E, 28.18 feet along said centerline to a point; thence S30°12'53"E, 54.44 feet along said centerline to a point; thence S03°50'10"W, 17.57 feet along said centerline to a point; thence S55°23'50"E, 55.06 feet along said centerline to a point; thence S89°53'35"E, 35.59 feet along said centerline to a point; thence S79°00'41"E, 22.72 feet along said centerline to a point; thence S35°50'42"E, 30.40 feet along said centerline to a point; thence S84°50'27"E, 24.04 feet along said centerline of Kemp Creek to a point; thence S24°43'25"E, 36.43 feet to a point, said point lying on the east line of said tract described in Book 467 of Deeds, Page 350, Parcel 1; thence S31°01'32"W, 122.50 feet along said east line of said tract described in Book 467 of Deeds, Page 350, Parcel 1 to a point, said point being the southeast corner of said tract described in Book 467 of Deeds, Page 350, Parcel 1; thence S88°58'36"W, 363.50 feet along the south line of said tract described in Book 467 of Deeds, Page 350, Parcel 1 to the **POINT OF BEGINNING** of said tract.

Said tract contains 5.00 acres of land, more or less.
Bearings are Based on the Wyoming Coordinate System, NAD 1983, East Central Zone.
See Record of Survey for Boundary Line Adjustment recorded in drawer "A".

SURVEYOR'S STATEMENT

I, Thomas D. Tucker, do hereby state that this legal description was prepared from notes taken during an actual field survey performed by me or under my direct supervision.



Modification in any way of the above or foregoing legal description terminates liability of surveyor.