

RIGHT OF WAY EASEMENT

RECORDED JANUARY 17, 1997 BK 384 PG 145 NO 246485 RONALD L. DAILEY, COUNTY CLERK

COMES NOW, DOROTHY C. KING and DONALD L. KING, Trustees under the DOROTHY C. KING AGREEMENT of TRUST dated January 25, 1980, being the owners of the following described real property situate in Sheridan County, Wyoming, to wit:

That part of the N1/2NW1/4/NE1/4 lying east of the easterly right-of-way of U. S. Highway 14 and the NW1/4NW1/4NE1/4NE1/4 of Section 7, Township 55 North, Range 83 West of the 6th P.M., Sheridan County, Wyoming.

For and in consideration of Ten Dollars and other good and valuable consideration the undersigned owners, do hereby grant, bargain, sell and convey unto LANCE MOXEY and SUSAN MOXEY, husband and wife, a nonexclusive easement for ingress and egress to and from the following described land situate in Sheridan County, Wyoming:

T55N, R83W, 6th P. M., Sheridan County, Wyoming
Section 5: S1/2SW1/4
Section 6: SE1/4SE1/4
Section 8: N1/2NW1/4

THE EASEMENT hereby created is more specifically described as follows:

An easement situated in the N1/2NE1/4 of Section 7, Township 55 North, Range 83 West, 6th P.M., Sheridan County, Wyoming; said access easement being more particularly described as follows:

Commencing at the north quarter corner of said Section 7; thence N89°30'22"E, 213.17 feet along the north line of said N1/2NE1/4 to the POINT OF BEGINNING of said access easement, said point lying on the easterly right of way line of U.S. Highway 14; thence N89°30'22"E, 1189.90 feet along said north line to a point; thence S00°29'38"E, 60.00 feet to a point; thence sixty (60) feet south of and parallel to said north line, S89°30'22"W, 1145.30 feet to a point, said point lying on said easterly right of way line of U.S. Highway 14; thence along said easterly right of way line through a curve to the right, having a radius of 1587.02 feet, a central angle of 02°41'57", an arc length of 74.77 feet, a chord bearing of N37°07'02"W, and a chord length of 74.76 feet to the POINT OF BEGINNING of said access easement.

Basis of Bearings is Wyoming State Plane (East Central Zone).

THE UNDERSIGNED do hereby create and establish a non-exclusive easement for ingress and egress upon and across the last above-described land. The undersigned herein reserve to themselves, their successors and assigns, the right to utilize the roadway and easement and to grant the right to use said roadway and easement to third parties.

THE EASEMENT hereby granted is for the purpose of providing access for residential use by the owner of the residence situated in the SE1/4SE1/4 of Section 6, Township 55 North, Range 83 West, 6th P. M. and for agricultural use by the owner of the land situated in the S1/2SW1/4 of Section 5 and the N1/2NW1/4 Section 8, Township 55 North Range 83 West, 6th P. M.. Said easement may also be utilized by the lessee of those State of Wyoming lands which adjoin the Section 5 and Section 8 land, so long as the lessee under the State of Wyoming lease is the owner of the Section 5 and Section 8 land.

THE EASEMENT hereby created is appurtenant to and constitutes an easement running with the land.

THE PROVISIONS hereof shall be binding upon and inure to the benefit and detriment of the GRANTORS, the GRANTEEES, as well as the administrators, heirs, successors and assigns of the GRANTORS and GRANTEEES herein.

THE UNDERSIGNED hereby waive and release all rights under and by virtue of the homestead exemption laws of the State of Wyoming, insofar as affected by this conveyance.

Dated this 12 day of January, 1997.


Dorothy C. King, Jr.
Dorothy C. King - Trustee

Donald L. King
Donald L. King - Trustee

STATE OF WYOMING)
)ss
COUNTY OF SHERIDAN)

On this 22 day of January, 1997, before me personally appeared Dorothy C. King and Donald L. King, to me personally known, who, being by me duly sworn, did say that they are the Trustees of the Dorothy C. King Agreement of Trust dated January 25, 1980, that this instrument was signed on behalf of the Trust, that the Trustees had the authority under the terms of the written trust instruments, and that the Trustees acknowledged the instrument to be the free act and deed of the Trust.

Witness my hand and official seal.


Notary Public

My Commission Expires

Dec. 18, 1997