

WARRANTY DEED

Ronn G. Smith and Linda L. Smith, husband and wife and Grant T. Smith and Ida Mae Smith, husband and wife, GRANTORS, of Sheridan County, State of Wyoming, and JEFFERSON County, State of COLORADO, for and in consideration of Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, do hereby CONVEY and WARRANT to the GRANTEES, Thomas B. Walker and Lois Ann Walker, husband and wife, as tenants by the entirety, whose address is 68109 E. BONANZA DR. LAS VEGAS, NV 89110 the following described real estate, situate in Sheridan County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State, to-wit:

See attached Exhibit "A"

Together with all improvements situate thereon and all appurtenances thereunto appertaining or belonging.

Together with all water and water rights adjudicated thereto, ditches, ditch stock and ditch rights associated therewith and all reservoir rights which grantors own, if any.

Subject to all exceptions, reservations, rights-of-way, easements, covenants, restrictions, and rights of record and subject to any state of facts which would be disclosed by an accurate survey or physical inspection of the premises and subject to building and zoning regulations and city, state and county subdivision laws.

WITNESS our hands this 27th day of August, 1999.

Ronn G. Smith

Ronn G. Smith

Linda L. Smith

Linda L. Smith

Grant T. Smith

Grant T. Smith

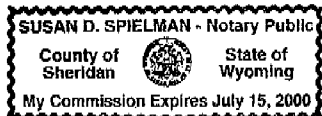
Ida Mae Smith

Ida Mae Smith

STATE OF WYOMING)
) ss
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me by Ronn G. Smith and Linda L. Smith, this 3rd day of September, 1999.

Witness my hand and official seal.



Susan D. Spielman
Notary Public

My commission expires: July 15, 2000

STATE OF COLORADO)
) ss
COUNTY OF Jefferson)

The foregoing instrument was acknowledged before me by Grant T. Smith and Ida Mae Smith, this 27th day of August, 1999.

Witness my hand and official seal.

Laraine K. Reed
Notary Public

My commission expires: 04-24-02

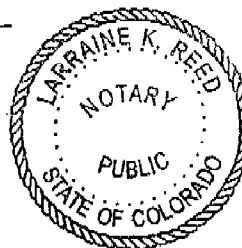


EXHIBIT A

A tract of land situated in the SE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ NW $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$ and the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 17, Township 56 North, Range 83 West of the Sixth Principal Meridian described as follows:

Beginning at a point on the South right of way line of State Secondary Highway Number 1704 which is on the West line of said Section 17, thence Northeasterly along the South right of way line of said Highway 867.6 feet; thence N. 53 degrees 02' E., 2463.0 feet along said right of way line to the East line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 17; thence S. 0 degrees, 26' E., 209.0 feet along the East line of said NE $\frac{1}{4}$ NW $\frac{1}{4}$; thence West 105.0 feet; thence South 150.0 feet; thence East 105.0 feet to the east line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 17; thence S. 0 degrees 26' E., 1006.8 feet to the North line of the C.B. and Q. Railroad right of way; thence Westerly and Southwesterly 2822.7 feet along the North right of way line of said Railroad to the West line of said Section 17; thence N. 0 degrees 18' W., 6.3 feet to the point of beginning.