

GRANT OF EASEMENT


For Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Christopher D. Fowler, Successor Trustee of the David C. and Carolyn R. Fowler Revocable Trust Agreement of August 30, 1988**, Grantor, hereby grants, bargains, sells, and conveys unto **Rachel Bourgault**, whose address is 2186 Highway 14, Banner, Wyoming 82832, and **Raymond B. Johnson**, whose address is 4036 Bretton Drive, Casper, Wyoming 82609, Grantees, a perpetual, nonexclusive easement, forty (40) feet in width, for purposes of ingress and egress, which easement is more particularly described in **Exhibit A** and depicted on **Exhibit B** attached hereto.

The easement conveyed hereby crosses and burdens certain lands presently owned by Grantor, and is for the benefit of and appurtenant to certain lands which are owned by Grantees, which are more particularly described in **Exhibit C** attached hereto.

This easement shall inure to the benefit of Grantees, and shall be binding upon Grantor and their respective heirs, successors, and assigns, forever, and shall be a covenant that shall run with the land, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this state.

This Grant of Easement is made in lieu of and replaces that certain Grant of Easement dated February 22, 2007, recorded in Book 492 at Page 434 of the Sheridan County, Wyoming records.

DATED this 1st day of MARCH, 2009.


Christopher D. Fowler, Successor Trustee of the
David C. and Carolyn R. Fowler Revocable Trust
Agreement of August 30, 1988

635793 EASEMENT
BOOK 504 PAGE 0401
RECORDED 03/23/2009 AT 01:50 PM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

ARIZONA
STATE OF ~~WYOMING~~)
MARICOPA) ss.
COUNTY OF ~~SHERIDAN~~)

The foregoing Grant of Easement was acknowledged before me this 4th day of MARCH, 2009, by Christopher D. Fowler, Successor Trustee of the David C. and Carolyn R. Fowler Revocable Trust Agreement of August 30, 1988.

Witness my hand and official seal.



Nenette Brown
Notary Public

My commission expires: Jan 18, 2010

EXHIBIT A

Re: 40' Access Easement for Ingress and Egress to Johnson & Bourgault

An access easement forty (40) feet wide, being twenty (20) feet each side of the following described centerline of an existing access road situated in the NE $\frac{1}{4}$ SE $\frac{1}{4}$, Section 7, Township 53 North, Range 81 West, 6th P.M., Sheridan County, Wyoming; said centerline being more particularly described as follows:

Commencing at the west quarter corner of said Section 7, thence S78°22'43"W, 258.09 feet to the **POINT OF BEGINNING** of said easement, said point lying on the south right of way line of U. S. Highway 14; thence S01°19'01"W, 717.58 feet along said centerline to the **POINT OF TERMINUS** of said easement, said point being S19°17'25"W, 815.15 feet from said west quarter corner of Section 7.

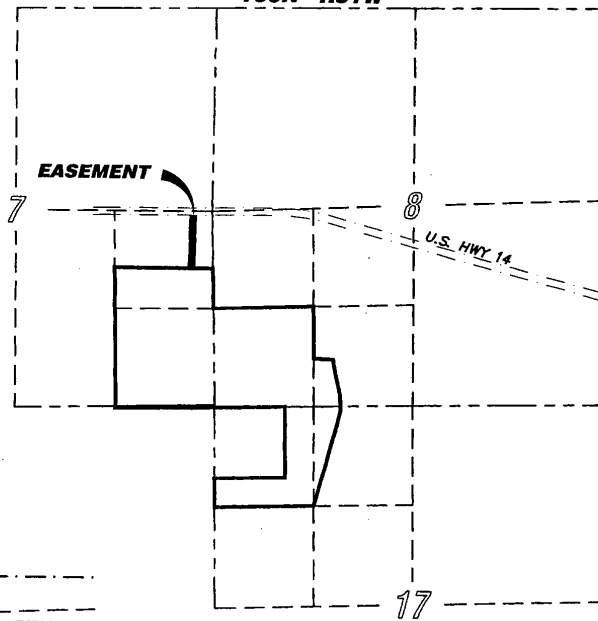
Basis of Bearings is Wyoming State Plane (East Central Zone).

EXHIBIT "B"

T53N R81W



SCALE: 1"=200'
BASIS OF BEARINGS IS
WYOMING COORDINATE SYSTEM NAD 83,
EAST CENTRAL ZONE



LOCATION MAP

SCALE: 1"=2000'

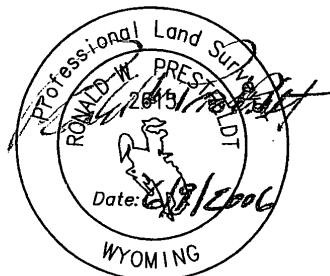
LEGEND

■	FOUND 3&1/4" ALUMINUM CAP PER PLS 2615
◆	SET 3&1/4" ALUMINUM CAP PER PLS 2615
●	SET 2" ALUMINUM CAP PER PLS 2615
○	NOT SET/NOT FOUND
WC	WITNESS CORNER
---	CENTERLINE 40' WIDE ACCESS EASEMENT
---	PROPERTY LINE
---	SECTION LINE
---	INTERIOR SECTION LINE
---	RIGHT OF WAY LINE

SURVEYOR'S CERTIFICATE

STATE OF WYOMING
COUNTY OF SHERIDAN : 33

I, RONALD W. PRESTFELDT A DULY REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY STATE THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.



"PLAT IS VALID ONLY IF PRINT HAS
ORIGINAL SIGNATURE OF SURVEYOR SIGNED AND DATED"

EXHIBIT "B"

40' ACCESS EASEMENT

CLIENT: 1ST INTERSTATE BANK

LOCATION: NE1/4SE1/4 OF SECTION 7,
T53N, R81W, 6TH P.M., SHERIDAN COUNTY,
WYOMING.

PS RESTFELDT
SURVEYING

PO BOX 3082
SHERIDAN, WY 82801
307-672-7415
FAX 674-5000

JN: 24027
DF: 2004/20040270
TAB: ESMT 1-EXH B
PAF: 1.0002266175
JUNE 07, 2006

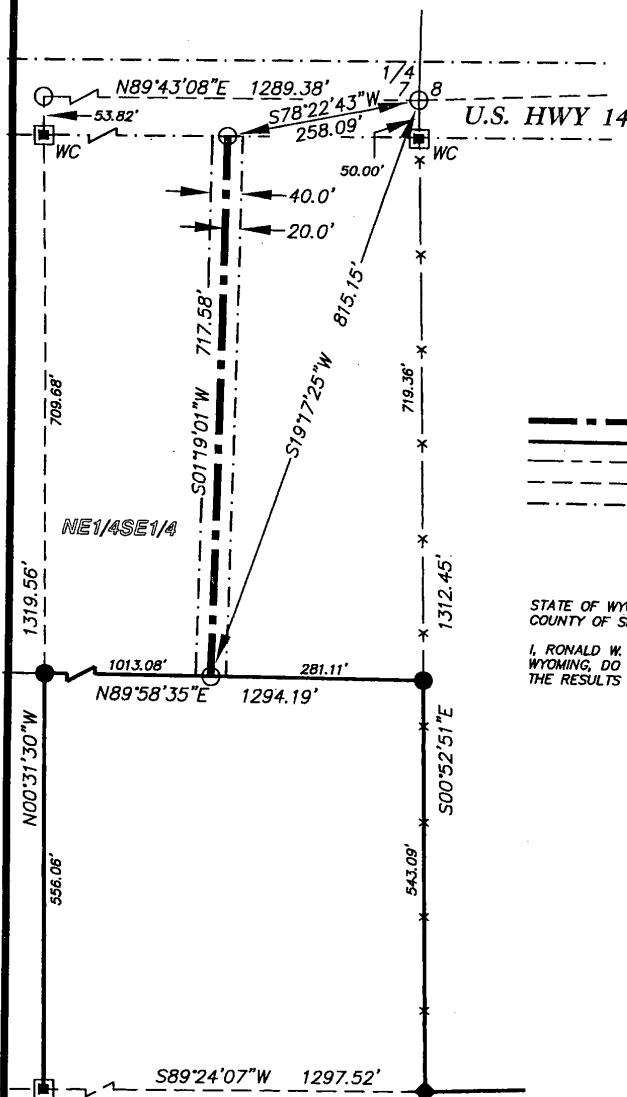


EXHIBIT C

Township 53 North, Range 81 West, 6th P.M., Sheridan County, Wyoming

- Section 7:** NE $\frac{1}{4}$ SE $\frac{1}{4}$, **EXCEPT** that portion of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ as shown on **Exhibit B** attached hereto and by this reference made a part hereof; said tract being more particularly described as follows: **BEGINNING** at the southwest corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence N00°31'30"W, 556.06 feet along the west line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ to a point; thence N89°58'35"E, 1294.19 feet to a point, said point lying on a north-south fence line; thence S00°52'51"E, 543.09 feet along said fence line to a point, said point being the southeast corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence S89°24'07"W, 1297.52 feet along the south line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ to the **POINT OF BEGINNING**. Said tract contains 16.35 acres of land, more or less.
Basis of Bearings is Wyoming State Plane (East Central Zone).
- Section 8:** SW $\frac{1}{4}$ SE $\frac{1}{4}$
- Section 8:** SE $\frac{1}{4}$ SW $\frac{1}{4}$ and **Section 17:** NE $\frac{1}{4}$ NW $\frac{1}{4}$ **EXCEPT** a tract of land as shown on **Exhibit B** attached hereto and by this reference made a part hereof; said tract being more particularly described as follows: **BEGINNING** at the southwest corner of said SE $\frac{1}{4}$ SW $\frac{1}{4}$; thence N00°20'24"W, 633.29 feet along the west line of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ to a point, said point lying on a fence line; thence S87°26'26"E, 254.39 feet along said fence line to a point; thence S11°35'03"E, 471.96 feet along said fence line to a point; thence S05°04'47"E, 209.08 feet along said fence line to a point; thence S15°19'48"W, 1328.82 feet to a point, said point being the southwest corner of said NE $\frac{1}{4}$ NW $\frac{1}{4}$; thence N00°20'56"W, 1330.29 feet along the west line of said NE $\frac{1}{4}$ NW $\frac{1}{4}$ to the **POINT OF BEGINNING**. Said tract contains 10.26 acres of land, more or less.
Basis of Bearings is Wyoming State Plane (East Central Zone).
- Section 17:** S $\frac{1}{2}$ NW $\frac{1}{4}$