

RECORDED SEPTEMBER 20, 1976 BK 217 PG 284 NO. 693686 MARGARET LEWIS, COUNTY CLERK

WARRANTY DEED

THIS INDENTURE, made the 31st day of August, 1976,
by and between BAR 69 CATTLE CO., INC., a corporation
organized and existing under and by virtue of the laws of
the State of Wyoming, and having its principal place of
business in the County of Sheridan, the GRANTOR, and SHELL
OIL COMPANY, whose address is Two Shell Plaze, P. O. Box
2099, Houston, Texas, 7001, of the County of Harris, State
of Texas, the GRANTEE, WITNESSETH:

That the Grantor, for and in considertion of the
sum of ONE THOUSAND DOLLARS (\$1,000.00) and other good and
valuable consideration, in hand paid, the receipt whereof
is hereby acknowledged, does, by these presents, grant,
bargain, sell, CONVEY AND WARRANT unto the said Grantee, all
that certain tract, lot, piece, and parcel of land situated
in the County of Sheridan, State of Wyoming, and described
as follows, to-wit:

That parcel of land situate in the South-
east quarter of the Southeast quarter of
Section 35, Township 58 North, Range 84
West, Sixth Principal Meridian, Sheridan
County, Wyoming, more particularly described
as follows:

Starting at the southeast corner of said
Section 35; thence N. 89°50'58" W. along said
south line of said Section 35, a distance
of 385.59 feet to a point on the easterly
right-of-way line of the Shell Oil Company
Crow Coal Lease Spur Track Railroad, being
the true point of beginning; thence continuing
N. 89°50'58" W. along said south line Section
35, a distance of 125.07 feet to a point on
the centerline of said Shell Oil Company Spur
Track at centerline station 388+79.18; thence
continuing N. 89°50'58" W. along the south line
Section 35, a distance of 198.86 feet to a
point on the westerly right-of-way line of
said Shell Oil Company Spur Track; thence
N. 02°06'47" E. along said right-of-way line,
a distance of 1331.97 feet to a point on the
north line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 35; thence
S. 89°53'12" E. along said north line SE $\frac{1}{4}$ SE $\frac{1}{4}$
Section 35, a distance of 198.86 feet to a
point on the centerline of said Shell Oil
Company Spur Track at centerline station
402+11.26; thence continuing S. 89°53'12" E.
along said north line SE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 35, a

distance of 125.08 feet to a point on the easterly right-of-way line of said Shell Oil Company Spur Track; thence S. 02°06'47" W. along said right-of-way line, a distance of 1332.15 feet to the true point of beginning.

Containing 9. 9 acres, more or less.

Together with all improvements situate thereon.

Subject to all rights of ways, easements and reservations of record.

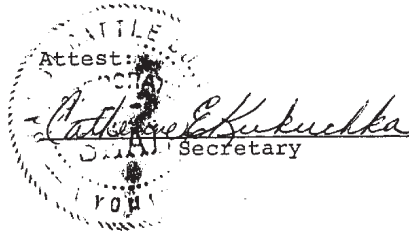
Also subject to any existing oil and gas leases of record.

Also excepting and reserving to the Grantor and to its successors in interest and assigns, all oil, gas and other minerals (save and except coal) and all fissionable materials contained in or underlying said lands, together with the right of ingress and egress for the purpose of exploring for, mining and removing the same, so long as such exploration or mining does not interfere with Grantee's use of the surface of said lands for roadways and railroad tracks, and other necessary structures required by Grantee in its coal mining operations on other lands in the area.

IN WITNESS WHEREOF, the Grantor has caused its corporate seal to be hereunto affixed, and these presents to be signed by its duly authorized officer, the day and year first above written.

BAR 69 CATTLE CO., INC.

Attest:



By

William Craig Kukucka
President

STATE OF WYOMING)
 : ss.
COUNTY OF SHERIDAN)

On this 31st day of August, 1976, before me personally appeared WILLIAM CRAIG KUKUCHKA, to me personally known, who, being by me duly sworn, did say that he is the President of BAR 69 CATTLE CO., INC. and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors and said WILLIAM CRAIG KUKUCHKA acknowledged said instrument to be the free act and deed of said corporation.

My Commission expires on the 24th day of March, 1978.

Given under my hand and notarial seal this 31st day of August, 1976.



William B. Redler

Notary Public