

RIGHT OF WAY EASEMENT

GARY MARSHALL, a married man dealing in his sole and separate property, in consideration of the sum of Ten and more Dollars (\$10.00), in hand paid to him as GRANTOR, does hereby grant, bargain, sell and convey unto WILLIAM R. GRAY, III and DIANA A. ROGERS-GRAY, husband and wife, as tenants by the entirety, a right of way for an access road forty (40) feet in width over the lands owned by the Grantor and set forth on Exhibit "A" attached hereto. Said right of way access road being more particularly described as follows:

An easement forty (40) feet to the right of the following described line:

Beginning at a point bearing S06°58'27"E, a distance of 2,588.01 feet from the Northwest corner of said Section 19, T55N, R83W; thence N89°13'13"W, a distance of 564.27 feet to a 5/8 inch rebar with cap.

Also, an easement being forty (40) feet to the left of the following described line:

Beginning at a point bearing S5°34'28"W, a distance of 2,573.36 feet from the Northeast corner of Section 24, T55N, R84W; thence N0°00'00"W, a distance of 1,288.63 feet to a 5/8 inch rebar with cap; thence N90°00'00"W, a distance of 231.71 feet to a point.

The right of way hereby granted is a perpetual easement over the land of the Grantor for the use and benefit of the Grantees and their successors, heirs and assigns.

Grantor acknowledges that said easement is for the benefit of the land described as Tract 1 on the attached Exhibit "A".

Grantor herein acknowledges that said easement constitutes a burden upon the lands described as Tract 2 and Tract 3 on the attached Exhibit "A".

Grantor reserves the right to use and enjoy the surface of the easement hereby granted except as the same may be necessary for the purposes herein granted to said Grantees. Grantor expressly reserves to himself and his heirs, successors and assigns, the perpetual right of ingress and egress across and along the road situated upon the above described easement to and from adjoining lands of the Grantor and the correlative use of

the easement in all ways not inconsistent with the rights of the Grantees.

This easement and associated rights and interests shall enure to and be binding upon the parties hereto and their heirs, personal representatives, successors and assigns and shall constitute a covenant running with the lands of the Grantor and Grantees.

Dated this 5th day of October, 1999.

Gary Marshall
Gary Marshall

STATE OF WYOMING)
COUNTY OF SHERIDAN) ss

The foregoing instrument was acknowledged before me by Gary Marshall, this 5th day of October, 1999.

Witness my hand and official seal.



My Commission Expires

Rhonda J. Burkhardt
Notary Public

12/1/2002

TRACT II

Beginning at the northwest corner of Section 19, T.55 N., R.83 W.; Thence S.89-54'36"E. along the north line of said section 19 a distance of 541.33 feet to 5/8 inch rebar with cap; Thence S.0-00'00"E. a distance of 2237.83 feet to a 5/8 inch rebar with cap; Thence S.56-43'18"W. a distance of 9.42 feet to a 5/8 inch rebar; Thence S.34-46'25"W. a distance of 384.17 feet to a 5/8 inch rebar; Thence N.89-13'13"W a distance of 564.27 feet to a 5/8 inch rebar with cap; Thence N.0-00'00"W. a distance of 1288.63 feet to a 5/8 inch rebar with cap; Thence N.90-00'00"W. a distance of 191.71 feet to a 5/8 inch rebar with cap; Thence N.0-00'00"E a distance of 1278.43 feet to a point on the north line of Section 24, T.57 N., R.84 W.; Thence S.89-14'17"E. along said north line a distance of 441.72 feet to the point of beginning containing 51.33 acres.

TRACT I

Beginning at a point on the north line of Section 24, T.55 N., R.84 W. bearing N.89-14'17"W. a distance of 441.72 feet from the northeast corner of said Section 24; Thence S.0-00'00"E. a distance of 1278.43 feet to a 5/8 inch rebar with cap; Thence N.90-00'00"W. a distance of 651.85 feet to a 5/8 inch rebar with cap; Thence S.80-05'11"E. a distance of 361.32 feet to W.D.O.T right-of-way marker; Thence N.86-41'25"W. a distance of 199.51 feet to a W.D.O.T. right-of-way marker; Thence N.3-14'38"E. along the east right-of-way line of Interstate Highway 90 a distance of 1195.30 feet to a W.D.O.T. right-of way marker; Thence along a curve to the left having a radius of 6149.58 feet through a central angle of 1-24-31" a distance of 151.20 feet to a point on the north line of said Section 24; Thence S.89-14'17"E. along said north line a distance of 1133.22 feet to the point of beginning containing 35 acres.

TRACT III

Beginning at a 5/8 inch rebar with cap bearing N.89-14'17"W. a distance of 441.72 feet and S.0-00'00"E. a distance of 1278.43 feet from the northeast corner of Section 24, T.55 N., R.84 W.; Thence N.90-00'00"E. a distance of 191.71 feet to a 5/8 inch rebar with cap; Thence S.0-00'00"E. a distance of 1288.63 feet to a 5/8 inch rebar with cap; Thence N.89-13'13"W. a distance of 1184.66 feet to a point intersecting the east right-of-way line of Interstate Highway No. 90; Thence along a curve to the right whose radius bears N.83-25'26"E. a distance of 7089.44 feet through a central angle of 9-47'52" a distance of 1212.33 feet to