

RECORDED DECEMBER 22, 1995 BK 377 PG 267 NO 215864 RONALD L. DAILEY, COUNTY CLERK

RIGHT-OF-WAY EASEMENT

THIS RIGHT-OF-WAY EASEMENT, made this 20 day of December, 1995, by and between JOHN C. DEWEY and ELIZABETH DEWEY, Trustees of the DEWEY FAMILY TRUST dated JUNE 8, 1988, of Sheridan County, Wyoming, hereinafter referred to as "Grantors"; and FORREST B. DUNNING, of Sheridan County, Wyoming, hereinafter referred to as "Grantee";

W I T N E S S E T H, That:

In and for the consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, and the covenants and agreements herein contained, the Grantors have this day bargained, sold, conveyed, transferred and delivered, and by these presents does bargain, grant, sell, convey, transfer and deliver unto the Grantee, his heirs, successors and assigns, a non-exclusive easement for ingress and egress to and from the following described lands situate in Sheridan County, Wyoming, to-wit:

Township 58 North, Range 83 West, 6th P.M.  
Sheridan County, Wyoming

Section 29: E $\frac{1}{2}$   
Section 32: E $\frac{1}{2}$

Said easement granted herein is more particularly described as follows:

An easement for ingress and egress over and across the subject lands, which easement, situate in Sheridan County, Wyoming, is more particularly described as follows, to-wit:

The north 30 feet of the NW $\frac{1}{4}$  of Section 4, Township 57 North, Range 83 West, 6th P.M., lying west of the Beatty Gulch Road, a county road established by Sheridan County, Wyoming, and the north 30 feet of the East 100 feet of the NE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 5, Township 57 North, Range 83 West, 6th P.M.

THIS EASEMENT SHALL BE CONSTRUED AS AN EASEMENT RUNNING WITH THE LAND AND SHALL BE USED SOLELY FOR AGRICULTURAL PURPOSES AND FOR NOT MORE THAN ONE SINGLE FAMILY DWELLING.

Grantee shall be responsible for any damage to Grantors' livestock caused by Grantee's use of the easement. Grantee shall also be responsible for the maintenance and repair of said

easement.

Grantors reserve unto themselves, their heirs, successors and assigns, the right to utilize said roadway and easement and further to grant the right to use said roadway to third parties.

TO HAVE AND TO HOLD said Easement and right-of-way, forever unto the Grantee, his heirs, successors and assigns.

IN WITNESS WHEREOF, the grantors have executed this instrument on the day and year first above written.

DEWEY FAMILY TRUST:

By John C. Dewey  
JOHN C. DEWEY, Trustee

By Elizabeth Dewey  
ELIZABETH DEWEY, Trustee

STATE OF ARIZONA        )  
                                  ) ss.  
COUNTY OF PIMA        )

The foregoing instrument was acknowledged before me by JOHN C. DEWEY and ELIZABETH DEWEY, Trustees of the DEWEY FAMILY TRUST dated JUNE 8, 1988, who acknowledged said instrument to be the free act and deed of said trust this 20th day of December, 1995.

Witness my hand and official seal.

My Commission Expires:  
8-20-99

Carol T. Brant  
NOTARY PUBLIC

