

WARRANTY DEED

KENNETH W. BALKENBUSH and WENDY W. BALKENBUSH, husband and wife, (herein referred to as "Grantors"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby convey and warrant to **RAIL ROAD LAND & CATTLE COMPANY, A Wyoming Limited Liability Company**, (herein referred to as "Grantee"), whose address is 661 Broadway, the following described real estate which is situate in Sheridan County, Wyoming, to-wit:

Township 54 North, Range 82 West, 6th P.M., Sheridan County, Wyoming

Section 8: S/2
 Section 9: That portion of the SW/4 lying west of the center of the County Road
 Section 17: All
 Section 18: NE/4

Together with all improvements situate thereon or thereunto belonging, all in their present condition, and all of Grantors' interest in any and all shale, gravel, fill dirt and topsoil, presently owned by Grantors and contained in or underlying the above-described land.

Together with all of Grantors' water and water rights, ditches and ditch rights, on, or appurtenant to, the above described real property.

Subject to general taxes for 2004, exceptions, reservations, covenants, conditions, restrictions, easements, rights-of-way 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 all building, zoning, subdivision laws or other laws or regulations of any private or governmental entity.

Grantors hereby release all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

Dated this 27th day of July, 2004.

Kenneth W. Balkenbush
 Kenneth W. Balkenbush

Wendy W. Balkenbush
 Wendy W. Balkenbush

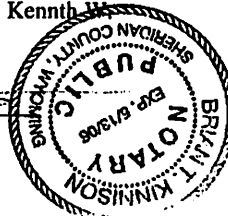
STATE OF WYOMING)
 : ss.
 County of Sheridan)

The above and foregoing Warranty Deed was subscribed, sworn to and acknowledged before me this 27th day of July, 2004 by Kenneth W. Balkenbush and Wendy W. Balkenbush.

WITNESS my hand and official seal:

Notary Public

My Commission expires: 5-13-06



- 698

WARRANTY DEED

Robert D. Van Vleet, a married man as his sole and separate property, GRANTOR, of Cheyenne County, State of Nebraska, for and in consideration of Ten (\$10.00) and more Dollars, in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and WARRANT to the GRANTEE, Rail Road Land & Cattle Limited Liability Company, a Wyoming flexible limited liability company, whose address is 661 Broadway, Sheridan, WY 82801, 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:

Township 54 North, Range 82 West, 6th P.M., Sheridan County, Wyoming

Section 5: SW1/4, W1/2SE1/4

Section 8: NE1/4

Section 9: S1/2NW1/4

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

Together with all water, water rights, ditch and ditch rights, and other irrigation rights owned by Sellers or appertaining to the above described lands.

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 my hand this 20 day of April, 2007.


Robert D. Van Vleet

State of Nebraska)
County of Cheyenne)ss

The foregoing instrument was acknowledged before me by Robert D. Van Vleet, this 20th day of April, 2007.

Witness my hand and official seal.




Notary Public

My Commission Expires: 1-27-09

WARRANTY DEED

KENNETH W. BALKENBUSH and WENDY W. BALKENBUSH, husband and wife, (herein referred to as "Grantors"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby convey and warrant to RAIL ROAD LAND & CATTLE COMPANY, A Wyoming Limited Liability Company, (herein referred to as "Grantee"), whose address is 661 Broadway, the following described real estate which is situate in Sheridan County, Wyoming, to-wit:

Township 54 North, Range 82 West, 6th P.M., Sheridan County, Wyoming

Section 8: S/2
 Section 9: That portion of the SW/4 lying west of the center of the County Road
 Section 17: All
 Section 18: NE/4

Together with all improvements situate thereon or thereunto belonging, all in their present condition, and all of Grantors' interest in any and all shale, gravel, fill dirt and topsoil, presently owned by Grantors and contained in or underlying the above-described land.

Together with all of Grantors' water and water rights, ditches and ditch rights, on, or appurtenant to, the above described real property.

Subject to general taxes for 2004, exceptions, reservations, covenants, conditions, restrictions, easements, rights-of-way 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 all building, zoning, subdivision laws or other laws or regulations of any private or governmental entity.

Grantors hereby release all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

Dated this 27th day of July, 2004.

Kenneth W. Balkenbush
 Kenneth W. Balkenbush

Wendy W. Balkenbush
 Wendy W. Balkenbush

STATE OF WYOMING)

County of Sheridan)

: ss.

The above and foregoing Warranty Deed was subscribed, sworn to and acknowledged before me this 27th day of July, 2004 by Kenneth W. Balkenbush and Wendy W. Balkenbush.

WITNESS my hand and official seal:

Notary Public

My Commission expires: 5/18/06



WARRANTY DEED

KENNETH W. BALKENBUSH and WENDY W. BALKENBUSH, husband and wife, grantors, of Sheridan County, State of Wyoming, for and in consideration of One Dollar (\$1.00), and other good and valuable consideration, in hand paid, receipt whereof is hereby acknowledged, CONVEY and WARRANT TO RAIL ROAD LAND & CATTLE COMPANY, LLC, a Wyoming limited liability company, grantee, whose address is 661 Broadway Sheridan WY, 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:

The W $\frac{1}{4}$ SE $\frac{1}{4}$ and all that portion of the SW $\frac{1}{4}$ lying east of the center of the County Road, all in Section 9, Township 54 North, Range 82 West of the 6th Principal Meridian, Sheridan County, Wyoming.

Subject to all reservations, restrictions, easements, rights-of-way and covenants of record.

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

WITNESS our hands this 7th ^{October} day of September, 2004.

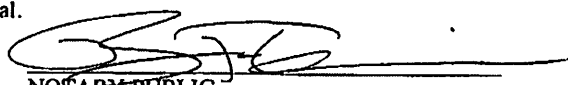

KENNETH W. BALKENBUSH


WENDY W. BALKENBUSH

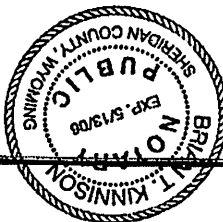
STATE OF WYOMING)
 : SS
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me by KENNETH W. BALKENBUSH and WENDY W. BALKENBUSH, this 7th day of ~~September~~ ^{October}, 2004.

WITNESS my hand and official seal.


NOTARY PUBLIC

My Commission Expires: 5-13-06



WARRANTY DEED

Steven C. Schuette, Trustee of the Schuette Family Revocable Trust dated October 26, 2012, amended March 10, 2016 and amended November 16, 2016, and any amendments thereto, GRANTOR, for and in consideration of Ten And No/100 (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, convey and warrant to Rail Road Land & Cattle Limited Liability Company, a Wyoming limited liability company, GRANTEE, whose address is 1851 N 173rd Sheridan WY 87861 the following described real estate, situate in Sheridan County, State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, more particularly described as follows:

See Exhibit "A" attached hereto.

TOGETHER WITH all improvements, hereditaments and appurtenances thereunto belonging to or appertaining thereto;

SUBJECT TO all exceptions, reservations, rights-of-way, easements, covenants restrictions, and rights of record and subject of 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 22 day of OCTOBER, 2024.

The Schuette Family Revocable Trust dated October 26, 2012, amended March 10, 2016 and amended November 16, 2016, and any amendments thereto

Steven C. Schuette
Steven C. Schuette, Trustee

STATE OF WY)
COUNTY OF Sheridan) ss.

This instrument was acknowledged before me on the 22nd day of October, 2024 by Steven C. Schuette, Trustee of The Schuette Family Revocable Trust dated October 26, 2012, amended March 10, 2016 and amended November 16, 2016, and any amendments thereto.

WITNESS my hand and official seal.

[Signature]
Signature of Notarial Officer
Title: Notary Public

My Commission expires: 5-13-28

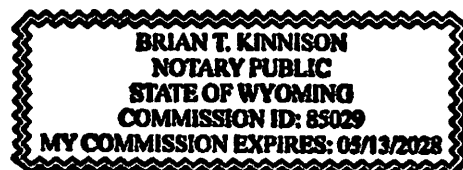


EXHIBIT A

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 4 AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW1/4NW1/4) OF SECTION 9, TOWNSHIP 54 NORTH, RANGE 82 WEST, OF THE 6TH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING BEING MORE PARTICULARLY DESCRIBED AS:

COMMENCING AT THE WEST QUARTER (W1/4) CORNER OF SAID SECTION 4 MONUMENTED WITH A 3.25" ALUMINUM CAP BY LS 2097, AND THE POINT OF BEGINNING; THENCE S 89°46'01" E, 1316.13 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4SW1/4) OF SAID SECTION 4 TO THE CENTER WEST SIXTEENTH (CW1/16) CORNER OF SAID SECTION 4; THENCE S 00°41'34" E, 1320.06 FEET ALONG EAST LINE OF SAID NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4SW1/4) OF SECTION 4 TO THE SOUTHWEST SIXTEENTH (SW1/16) CORNER OF SAID SECTION 4; THENCE S 89°42'58" E, 108.22 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER (SE1/4SW1/4) OF SAID SECTION 4 TO THE CENTERLINE OF DOW PRONG ROAD; THENCE S 06°58'06" E, 135.91 FEET ALONG SAID CENTERLINE OF DOW PRONG ROAD; THENCE CONTINUING ALONG SAID CENTERLINE THROUGH A CURVE TO THE RIGHT WITH A RADIUS OF 868.29 FEET, AN ARC LENGTH OF 331.73 FEET, A DELTA OF 21°54'01" AND A CHORD OF S 00°00'1" E, 329.72 FEET; THENCE S 14°50'24" W, 1079.23 FEET ALONG SAID CENTERLINE; THENCE CONTINUING ALONG SAID CENTERLINE THROUGH A CURVE TO THE LEFT WITH A RADIUS OF 5488.34 FEET, AN ARC LENGTH OF 340.30 FEET, A DELTA OF 03°33'09" AND A CHORD OF S 13°25'57" W, 340.25 FEET; THENCE S 10°12'44" W, 395.28 FEET ALONG SAID CENTERLINE; THENCE S 11°44'55" W, 412.31 FEET ALONG SAID CENTERLINE TO THE SOUTH LINE OF THE NORTHWEST WEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 9; THENCE N 89°48'37" W, 908.84 FEET ALONG SAID SOUTH LINE TO THE NORTH SIXTEENTH CORNER OF SAID SECTION 9 and SECTION 8 OF SAID TOWNSHIP; THENCE N 00°22'09" W, 1316.77 FEET ALONG THE WEST LINE OF SAID SECTION 9 TO THE NORTHWEST CORNER OF SAID SECTION 9; THENCE N 00°39'07" W, 2637.77 FEET ALONG THE WEST LINE OF SAID SECTION 4 TO THE WEST QUARTER (W1/4) CORNER OF SAID SECTION 4 AND THE POINT OF BEGINNING.