

RIGHT OF WAY EASEMENT 214

Know All Men By These Presents:

That for and in consideration of the sum of Ten Dollars (\$10.00) O.V.C. ~~XXXX~~, the receipt of which is hereby acknowledged and confessed, John B. King and Renee C. King, husband and wife, as an Estate by the Entireties of the County of Sheridan and State of Wyoming, hereinafter called the grantor, hereby grants to THE STATE HIGHWAY COMMISSION OF WYOMING, its assigns or successors, hereinafter called the grantee, the right to lay out, construct, inspect, operate and maintain a road for the use of the public over and across the following described lands located in the County of Sheridan and State of Wyoming, to-wit: Portion of the NW $\frac{1}{4}$ NE $\frac{1}{4}$  and SE $\frac{1}{4}$ NE $\frac{1}{4}$  Section 7, T. 55 N., R. 83 W. of the 6th P.M., Wyoming

The right of way hereby granted being more particularly described as follows:

All that portion of a tract of land described in Book 276 Deeds at Page 365 of the Sheridan County Records and located in the NW $\frac{1}{4}$ NE $\frac{1}{4}$  and SE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 7, T. 55 N., R. 83 W. of the 6th P.M., Wyoming, lying between the existing northeasterly right of way boundary of U.S. Highway Number 14, and a parallel right of way line 50 feet to the left or northeasterly side when measured radially to the following described survey line of highway said parallel right of way line begins at the northerly boundary of said tract of land and ends at the point of intersection with the easterly right of way boundary of presently existing U.S. Highway Number 14, also being the west boundary of said tract of land:

Beginning at a point on said survey line of highway from which the northeast corner of said Section 7 bears N.52°33'03.6"E. a distance of 1,905.70 feet, said point of beginning also being located on a 1°45' circular curve concave southwesterly the radius of which is 3,274.05 feet and at which point a line tangent to said curve bears S.38°30'52.9"E.;

thence southeasterly along said curve through a central angle of 11°22'30.0" a distance of 650 feet, more or less, until said parallel right of way line intersects said existing easterly right of way boundary of U.S. Highway Number 14.

EXCEPTING and EXCLUDING any portion of the above described parcel of land lying within the SW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Section 7.

The parcel of land hereby conveyed contains 3,885 square feet, more or less.

NOTE: All bearings and distances in this description are based on the Wyoming State Plane Coordinate System, East Central Zone, modified to Wyoming Highway Department Coordinate System by an adjustment factor of 1.0003.

Grantor also grants the right of ingress and egress to and from the said land for any and all purposes necessary and incident to the exercise by the grantee, and the public, of the rights granted by this conveyance.

Grantee agrees to construct culverts of suitable size across such ditches and laterals of grantor as necessary for proper operation of his irrigation system.

Grantors hereto do hereby waive and release all rights under and by virtue of the homestead exemption laws of the State of Wyoming insofar as affected by this conveyance.

Grantor will not use, or permit to be used, the conveyed property for any purpose whatsoever; that exclusive use is hereby granted to the grantee.

The grant herein contained is an easement and shall be perpetual so long as the main traveled portion of said land is used for the aforementioned purposes, and whether or not actually fenced or used in its entirety for the aforementioned purposes.

IN WITNESS WHEREOF, the parties have hereunto set their hand and seal this 31st day of May, A.D., 1984, by

Witnessed by

John B. King  
Renee C. King

Grantors

ACKNOWLEDGEMENT

STATE OF Wyoming }  
COUNTY OF Sheridan } ss.

The foregoing instrument was acknowledged before me this 31st day of May, 1984, by

John B. King and Renee C. King

Witness my hand and official seal.

My commission expires June 30, 1985

Thomas J. O'Connor  
NOTARY PUBLIC