

EASEMENT


This easement is entered into between Brenda L. Foster, Trustee of the Brenda Lou Foster Trust, a revocable Trust dated November 24, 2003 (hereinafter "Grantor") whose address is 4161 Hwy 14-16 East, Clearmont, WY 82835 and Peggy and Ira Roadifer, husband and wife, (hereinafter "Grantee") whose address is 258 South Lobban, Buffalo, WY 82834.

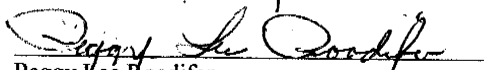
On the terms and conditions set out in this easement, Grantor grants Grantee a perpetual, nonexclusive easement (thirty (30) feet in width, fifteen (15) feet on either side of the centerline) to use the presently existing road described in attached Exhibit A and Exhibit B for the purpose of ingress and egress to Grantee lands described in attached Exhibit C.

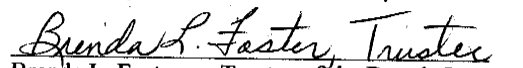
This easement is subject to the following terms and conditions.

1. Grantee may use the road for agricultural and residential purposes.
2. Grantee will not fence the easement or place any gates on the easement without the written permission of the Grantor, or their successors in interest.
3. Grantee will repair any damage to the road of the easement caused by Grantee or their invitees.
4. Grantee shall have the right to make minor improvement to the road, including grading of the road, adding crushed scoria, mowing the forage on the sides and plowing the road to keep it clear of snow, as part of regular and routine maintenance of the road. Grantee shall not make any major improvements to the road without prior written permission of the Grantor.
5. This agreement is binding upon the successors and assigns of the parties and shall be appurtenant to the property and run with the property.

Dated this 11th day of July, 2007.


Ira Roadifer


Peggy Lee Roadifer


Brenda L. Foster, as Trustee of the Brenda Lou Foster Trust, a revocable trust dated November 24, 2003.

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580655 EASEMENT
BOOK 487 PAGE 0543
RECORDED 07/16/2007 AT 04:20 PM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

STATE OF Wyoming)
COUNTY OF Sheridan) ss.

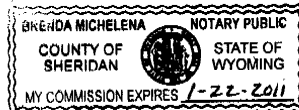
The foregoing instrument was acknowledged before me this 11th day of July, 2007 by Brenda L. Foster as Trustee of the Brenda Lou Foster Trust, a revocable trust dated November 24, 2003.

Witness my hand and official seal.

B. Michelena

Notary Public

My Commission Expires: 1-22-2011



STATE OF Wyoming)
COUNTY OF Johnson) ss.

The foregoing instrument was acknowledged before me this 13th day of July, 2007 by Ira Roadifer.

Witness my hand and official seal.

B. Drake

Notary Public

My Commission Expires: 5-10-10



STATE OF Wyoming)
COUNTY OF Johnson) ss.

The foregoing instrument was acknowledged before me this 13th day of July, 2007 by Peggy Lee Roadifer

Witness my hand and official seal.

B. Drake

Notary Public

My Commission Expires: 5-10-10

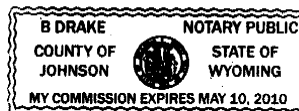


EXHIBIT A

Re: 30' Access Easement for Peggy Lee Roadifer and Ira Roadifer

Record Owner: Brenda Lou Foster Trust

January 06, 2005

An access easement for ingress and egress on an existing road being thirty (30) feet wide, fifteen (15) feet each side of the following described centerline situated in the N $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 32 and the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 33; Township 55 North, Range 79 West, 6th Principal Meridian, Sheridan County, Wyoming, as shown as **EASEMENT 3** on **Exhibit "B"** attached hereto and by this reference made a part hereof; said centerline being more particularly described as follows:

Commencing at the west quarter corner of said Section 33; thence N22°55'38" E, 1451.57 feet to the **POINT OF BEGINNING** of said easement, said point lying on the south line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$; thence N40°54'08" W, 729.61 feet along said centerline to a point; thence, through a curve to the left having a radius of 272.84 feet, a central angle of 50°36'15", an arc length of 240.98 feet, a cord bearing of N66°12'16" W, and a cord length of 233.22 feet along said centerline to the **POINT OF TERMINUS** of said easement.

Said easement being 962.83 feet in length.

Basis of Bearing is Wyoming State Plane (East Central Zone)

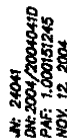


EXHIBIT C

Re: 30' Access Easement for Ira Roadifer and Peggy Lee Roadifer
Record Owner: Ira Roadifer and Peggy Lee Roadifer

A tract of land situated in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 33, Township 55 North, Range 79 West, 6th P.M., Sheridan County, Wyoming, said tract being more particularly described as follows:

BEGINNING at the northwest corner of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 33 (BLM brass cap); thence N88° 35'46"E, 480.08 feet along the north line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ to a point; thence S00° 29'23"E, 740.95 feet to a point; thence S82° 46'12"W, 275.40 feet to a point; thence N63° 23'55"W, 49.40 feet to the well site location, continuing 182.53 feet to a point lying on the west line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$; thence N00° 29'37"W, 659.99 feet along said west line of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ to the **POINT OF BEGINNING** of said tract.

Said tract contains 8.13 acres of land, more or less.

Basis of Bearing is Wyoming Coordinate System NAD 27, East Central Zone.