

ACCESS EASEMENT

THIS AGREEMENT, entered into this 9th day of May, 2019, between **Alan A. Golter and Eileen M. Golter, husband and wife** (hereinafter, "Grantor"), and **Brian A. Mealor and Rachel D. Mealor, husband and wife**, (hereinafter "Grantee"). In consideration of the mutual covenants contained herein, and other good and valuable consideration, the parties agree as follows:

1. CONVEYANCE OF EASEMENT

Grantor hereby grants to Grantee a private access easement for ingress and egress over property owned by Grantor, along with the right to repair and maintain the easement as is reasonably necessary to maintain the access, said easement being more particularly described as follows:

See attached Exhibit "A"

2. EASEMENT TO RUN WITH LAND

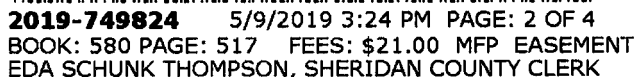
This grant of easement shall be appurtenant to and run with the land and shall be binding on and inure to the benefit of the parties hereto, their heirs, successors or assigns in perpetuity.

This easement is intended for the benefit of the property described as follows:


See attached Exhibit "B"

3. GRANTOR'S RESERVATION OF RIGHTS

Grantor reserves the right to use the above-described easement for purposes consistent with Grantee's use of the rights hereby granted, and Grantor shall not unreasonably obstruct the easement or otherwise interfere with Grantee's rights to use the easement.





Eileen M. Golter
Eileen M. Golter


Rachel D. Meador

The foregoing instrument was acknowledged before me by Alan A. Golter and Eileen M. Golter, this 9th day of May, 2019.

official seal.

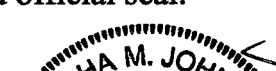





Signature of Notarial Officer
Title: Notary Public

The foregoing instrument was acknowledged before me by Brian A. Mealor and Rachel D. Mealor, this 9th day of May, 2019.

and official seal.

 
Signature of Notarial Officer _____
Title: Notary Public _____

Easement #1

An easement within Township 55 North, Range 83 West of the 6TH Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

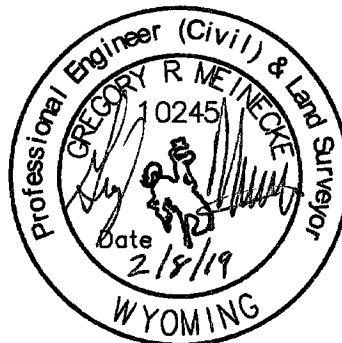
Section 23:

A sixty (60.00) foot wide easement, thirty (30.00) feet on each side of the below described centerline:

Beginning at the NE Corner of said Section 23; thence along the north line thereof S86°40'57"W a distance of 1002.32 feet to the TRUE POINT OF BEGINNING; Thence S22°15'02"E a distance of 310.11 feet; thence S43°14'05"W a distance of 204.24 feet; thence S09°18'00"W a distance of 226.18 feet; thence S29°40'33"W a distance of 239.85 feet; thence S02°37'43"W a distance of 230.24 feet; thence S32°57'33"E a distance of 466.49 feet; thence S06°15'11"E a distance of 625.46 feet; thence S07°40'10"W a distance of 648.47 feet; thence S03°03'00"W a distance of 500.80 feet, more or less to a point on the centerline of said Sheridan County Road 64.

The sidelines of the above described easement are extended or trimmed as necessary to terminate precisely upon the north line of said Section 23 and be contiguous all the way through its courses to the right of way of said Sheridan County Road 64.

The above described easement contains 4.75 acres, more or less.



LEGAL DESCRIPTION OF A PARCEL OF LAND

"MIDDLE PARCEL"

A parcel of land within Township 55 North, Range 83 West of the 6TH Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

Section 22:

All of the NE1/4SE1/4 lying North of the centerline of Sheridan County Road 64, also known as the "Upper Cat Creek Road" and lying east of the below described line:

Beginning at the East 1/4 corner of said section 22; thence, along the south boundary of the NE1/4 thereof S89°24'53"W a distance of 1220.26 feet to the TRUE POINT OF BEGINNING; thence S19°54'33"W a distance of 132.31 feet; thence S18°47'02"E a distance of 324.50 feet; thence S45°47'32"E a distance of 228.18 feet; thence S39°19'51"E a distance of 84.39 feet, more or less, to a point on the centerline of said Sheridan County Road 64.

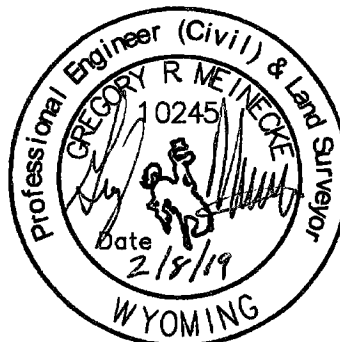
Section 23:

All of Section 23 lying North of the centerline of Sheridan County Road 64, also known as the "Upper Cat Creek Road" and lying west of the below described line:

Beginning at the NE Corner of said Section 23; thence along the north line thereof S86°40'57"W a distance of 1002.32 feet to the TRUE POINT OF BEGINNING; Thence S22°15'02"E a distance of 280.11 feet; thence S43°14'05"W a distance of 218.60 feet; thence S09°18'00"W a distance of 229.94 feet; thence S29°40'33"W a distance of 239.85 feet; thence S02°37'43"W a distance of 247.08 feet; thence S32°57'33"E a distance of 431.62 feet; thence S06°15'11"E a distance of 715.83 feet; thence S07°40'10"W a distance of 576.20 feet; thence S03°03'00"W a distance of 500.89 feet, more or less to a point on the centerline of said Sheridan County Road 64.

Excepting therefrom the N1/2NW1/4 of said Section 23.

The above described "Middle Parcel" contains 261 Acres, more or less, and is subject to all right of ways, easements and other encumbrances which legally exist.



NO. 2019-749824 EASEMENT

EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
SCTIA
SHERIDAN WY 82801