

RIGHT OF WAY EASEMENT

NOW ALL MEN BY THESE PRESENTS:

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, JOSEPH L. FLETCHER, a single person, GRANTOR, has and by these presents does hereby grant and convey unto ROSS ELLWOOD IVERSON and DEBORAH ANN IVERSON, husband and wife, their heirs, executors, administrators and assigns, GRANTEEES, an easement and right of way across the following described real estate and premises owned by Grantor and situate in Sheridan County, Wyoming, to wit:

An Easement for ingress and egress 20 feet wide lying 10 feet on each side of the following described centerline in the NE 1/4 SE 1/4 of Section 9, Township 55 North, Range 85 West, 6th P.M., Sheridan County, Wyoming:

Beginning at a point on the south right of way line of State Highway No. 331, said point being N07°34'31" W, 2656.69 feet from the southeast corner of said Section 9; thence S09°42'19" W, 252.19 feet along said centerline to a point; thence S11°22'59" W, 160.74 feet along said centerline to a point; thence S60°59'27" W, 221.72 feet along said centerline to a point; thence S43°12'39" W, 85.84 feet along said centerline to a point; thence S24°51'44" W, 128.21 feet along said centerline to a point; thence S45°45'30" W, 219.87 feet along said centerline to a point; thence S21°42'33" W, 80.73 feet along said centerline to a point; thence S01°15'16" W, 216.67 feet along said centerline to a point; thence S38°08'00" W, 83.66 feet along said centerline to a point on the north line of tract of land described in Book 216 of Deeds, page 494, said point being N89°32'26" W, 54.85 feet from the northeast corner of said tract and N34°16'50" W, 1730.74 feet from said southeast corner of Section 9.

Basis of Bearings is Wyoming State Plane: East Central Zone.

for the purpose of furnishing a means of ingress and egress to the tract of land owned by the Grantees and situate in the North half of the Southeast Quarter of Section 9, Township 55 North, Range 85 West of the Sixth Principal Meridian, Sheridan County, Wyoming.

IT IS EXPRESSLY UNDERSTOOD by the Grantors that this Easement is given to the Grantees and their successors in interest upon the conditions that said Grantees and their successors in interest shall care for any damages that may result to the servient tract above described by reason of said access road.

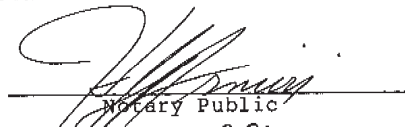
IN WITNESS WHEREOF, the undersigned has set his hand to this Right of Way Easement this 23rd day of September, 1986.

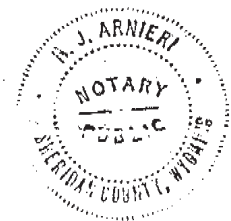

Joseph L. Fletcher

STATE OF WYOMING)
)ss.
COUNTY OF SHERIDAN)

The foregoing instrument was acknowledged before me this 23rd day of September, 1986, by JOSEPH L. FLETCHER.

WITNESS my hand and official seal.


Notary Public
My commission expires Oct 4, 1988.



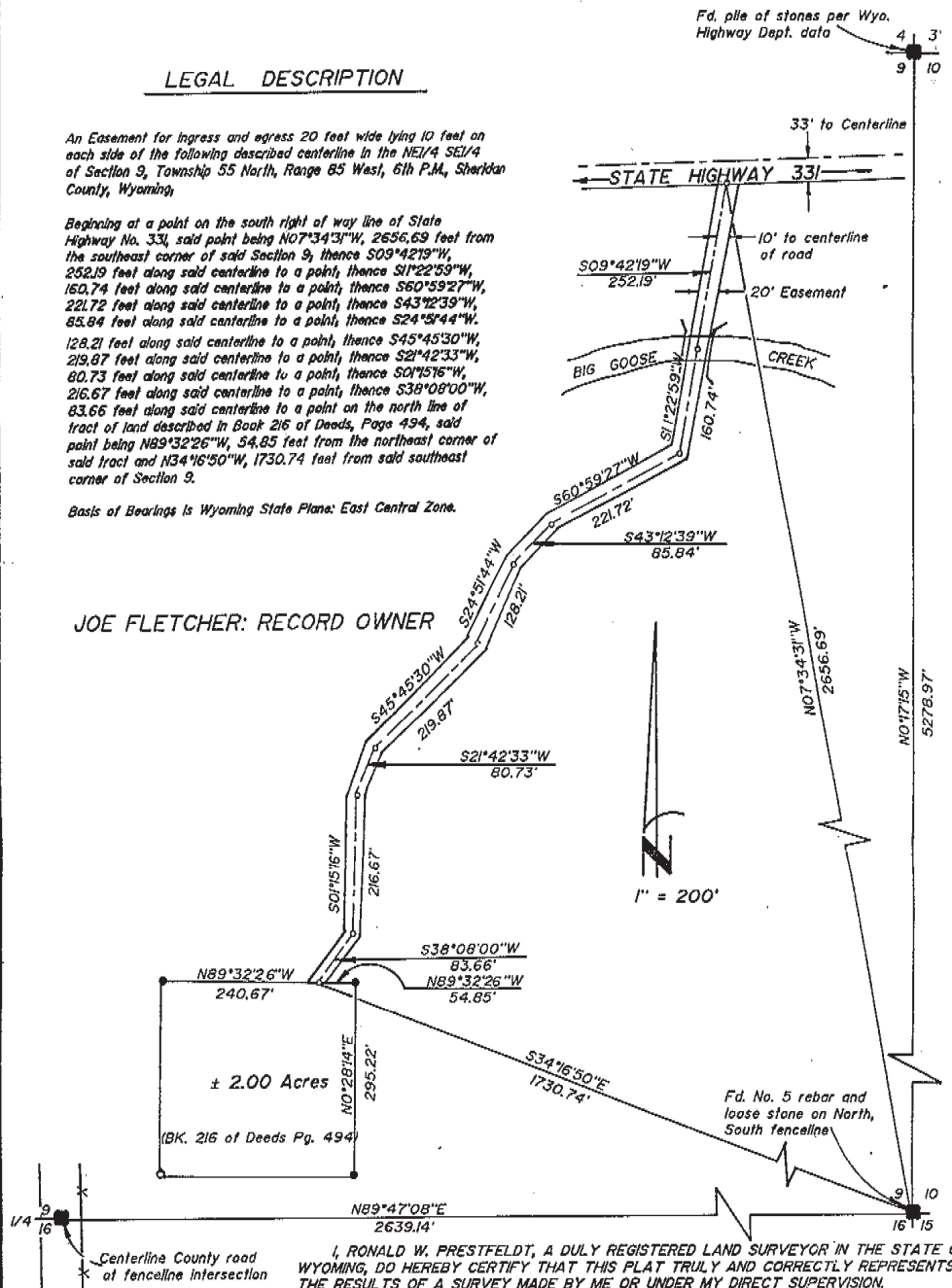
LEGAL DESCRIPTION

An Easement for ingress and egress 20 feet wide lying 10 feet on each side of the following described centerline in the NE 1/4 SE 1/4 of Section 9, Township 55 North, Range 85 West, 6th P.M., Sheridan County, Wyoming.

Beginning at a point on the south right of way line of State Highway No. 33, said point being N07°34'31"W, 2656.69 feet from the southeast corner of said Section 9, thence S09°42'19"W, 252.19 feet along said centerline to a point, thence S11°22'53"W, 160.74 feet along said centerline to a point, thence S60°59'27"W, 221.72 feet along said centerline to a point, thence S43°12'39"W, 85.84 feet along said centerline to a point, thence S24°51'44"W, 128.21 feet along said centerline to a point, thence S45°45'30"W, 219.87 feet along said centerline to a point, thence S21°42'33"W, 80.73 feet along said centerline to a point, thence S01°15'16"W, 216.67 feet along said centerline to a point on the north line of tract of land described in Book 216 of Deeds, Page 494, said point being N89°32'26"W, 54.85 feet from the northeast corner of said tract and N34°16'50"W, 1730.74 feet from said southeast corner of Section 9.

Basis of Bearings is Wyoming State Plane: East Central Zone.

JOE FLETCHER: RECORD OWNER



I, RONALD W. PRESTFELDT, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY CERTIFY THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

Ronald W. Prestfeldt
RONALD W. PRESTFELDT L.S. 2615

LEGEND

- Fd. No 5 rebar
- Fd. nothing
- Fd. Section corner
- X- Fenceline

		CERTIFICATE OF SURVEY FOR ACCESS EASEMENT.			
		CLIENT: ROSS IVERSON			
LOCATION: NE 1/4 SE 1/4 SECTION 9, T 55 N, R 85 W, 6th P.M..		SHERIDAN COUNTY WYOMING			
DRAWN D.E.H.	CHECKED R.W.P.	DATE 9-1986	SHEET NO. 1 of 1	JOB NO.	

RECORDED SEPTEMBER 24, 1986 BK 305 PG 475 NO 967794 MARGARET LEWIS, COUNTY CLERK

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That ROSS ELLWOOD IVERSON and
DEBORAH ANN IVERSON, husband and wifeof the County of Sheridan State of Wyomingin consideration of the sum of
One (\$1.00) and more DOLLARS
to them in hand paid by JOSEPH L. FLETCHER, a single person

whose address is _____

the receipt whereof is hereby confessed and acknowledged, have remised, released, and forever quitclaimed
and by these presents do for themselves, their heirs, executors and administrators,
remis, release and forever quitclaim unto the said Joseph L. Fletcher,
a single person, hisheirs and assigns, forever, all such right, title, interest, property, possession, claim and demand, as
they have or ought to have, in or to all the following described premises, to-wit:A 20 foot wide road easement located in the North half of
the Southeast quarter of Section 9, Township 55 North, Range
85 West, Sheridan County, Wyoming, centerline of which is
described as follows:Beginning at a point located N. 26° 27' 54" E., 2,266.35 feet,
from the South quarter corner of said Section 9; thence S.
75° 09' 45" E., 119.5 feet, S. 59° 57' 45" E., 309.7 feet;
thence N. 87° 26' 02" E., 148.9 feet; thence S. 80° 36' 02"
E., 99.3 feet; thence S. 45° 23' 34" E., 117.3 feet; thence
S. 0° 04' 26" E., 247.4 feet; thence S. 39° 45' 13" W., 65.1
feet, to the point of ending, of said road easement. Said
point being located also N. 49° 10' 12" E., 2,223.7 feet from
said South quarter corner.Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the
State of Wyoming.TO HAVE AND TO HOLD the said premises unto the said Joseph L. Fletcher,
a single person, hisheirs and assigns, to his and their own proper use and behoof forever. So that neither ROSS Ellwood
Iverson and Deborah Ann Iversonnor any other person in their name or behalf, or either of us or any other person in our or either of our
names or behalf shall or will hereafter claim or demand any right or title to the premises or any part there-
of, but they and every one of them shall by these presents be excluded and forever barred.In Witness Whereof, we have hereunto set our hand s and
seal this 24TH day of September A. D., 19 86

Signed, sealed and delivered in the presence of:

Ross Ellwood Iverson (SEAL)
Ross Ellwood Iverson (SEAL)
Deborah Ann Iverson (SEAL)
Deborah Ann Iverson (SEAL)

ACKNOWLEDGMENT

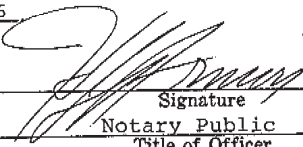
State of Wyoming }
County of Sheridan } ss.

The foregoing instrument was acknowledged before me by _____

Ross Ellwood Iverson and Deborah Ann Iverson

this 24th day of September, 1986

Witness my hand and official seal.



Signature
Notary Public
Title of Officer

My Commission Expires: Oct 4, 1988

