

**WARRANTY DEED TO TRUSTEES**

**J. D. PELESKY CONSTRUCTION COMPANY, a Wyoming corporation**, (herein referred to as "Grantor"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby conveys and warrants an undivided one-half interest in the below described property to **GERALD K. PELESKY AND DELORES E. PELESKY, TRUSTEES OF THE GERALD K. PELESKY TRUST UNDER AGREEMENT DATED OCTOBER 27, 1995**, whose address is 56 Dee Drive, Sheridan, WY 82801. Grantor further conveys and warrants the remaining undivided one-half (1/2) interest in said property to **DELORES E. PELESKY AND GERALD K. PELESKY, TRUSTEES OF THE DELORES E. PELESKY TRUST UNDER AGREEMENT DATED OCTOBER 27, 1995**, whose address is also 56 Dee Drive, Sheridan, WY 82801. The property being conveyed is situate in Sheridan County, Wyoming, and is described as follows, to-wit:

**Tract 2**

A tract of land situated in the NW<sup>1</sup>/<sub>4</sub>SW<sup>1</sup>/<sub>4</sub> of Section 35, Township 56 North, Range 84 West of the Sixth Principal Meridian, Sheridan County, Wyoming, described as follows:

Beginning at a point which is 806 feet East of the West quarter corner of said Section 35, thence East along the North line of said NW<sup>1</sup>/<sub>4</sub>SW<sup>1</sup>/<sub>4</sub>, 85 feet to a point, thence South 63 feet to a point, thence East 200 feet, more or less, to a point on the West line of Sheridan Avenue, thence South along the West line of said Sheridan Avenue a distance of 314.8 feet to a point, thence West 460 feet to a point, thence North 228.8 feet to a point, thence East 175 feet to a point, and thence North 150 feet, more or less, to a point on the North line of said NW<sup>1</sup>/<sub>4</sub>SW<sup>1</sup>/<sub>4</sub> and the point of beginning.

**Tract 4**

A tract of land situated in the N<sup>1</sup>/<sub>2</sub>SW<sup>1</sup>/<sub>4</sub> of Section 35, Township 56 North, Range 84 West of the 6th P.M., and being more particularly described as follows, to-wit:

Beginning at a point 156 feet East of the East line of Sheridan Avenue, extended, which said point is 1,311<sup>1</sup>/<sub>2</sub> feet East and 435.4 feet South of the West quarter corner of said Section 35; thence South on a line parallel to the East line of Sheridan Avenue, extended a distance of 216 feet; thence East a distance of 158 feet to a point in the center of the channel of Little Goose Creek; thence Northeasterly along the center of said channel, a distance of 135.1 feet; thence East 8 feet; thence North 14°15' East, 84.2 feet; thence West 200.7 feet to the point of beginning.

Together with a road-way easement over and across a strip of land, 16 feet wide, adjacent to and parallel with the North line of the above described tract of land; also a road-way easement over and across a strip of land 18 feet wide described as follows: beginning at a point on the East line of said Sheridan Avenue, extended, 1,155<sup>1</sup>/<sub>2</sub> feet East and 499 feet South of the West quarter corner of said Section 35; thence East 156 feet; thence South 18 feet; thence West 156 feet; thence North 18 feet to the point of beginning; County of Sheridan, State of Wyoming.

**Tract 5**

A tract of land situated in the N<sup>1</sup>/<sub>2</sub>SW<sup>1</sup>/<sub>4</sub> of Section 35, Township 56 North, Range 84 West of the 6th P.M., described as follows:

Beginning at a point on the East line of Sheridan Avenue, extended, which said point is 1,155<sup>1</sup>/<sub>2</sub> feet East and 373 feet South of the West quarter corner of said

Section 35; thence East 123 feet; thence South 64°50' East 37.6 feet; thence East 39 feet; thence South 2 feet; thence East 153 feet; thence South 16°07' East 39 feet; thence South 14°15' West, 10.8 feet; thence West 200.7 feet; thence South 81.6 feet; thence West 156 feet; thence North 144 feet to the point of beginning.

ALSO:

A tract of land situated in the N<sup>1</sup>/<sub>2</sub>SW<sup>1</sup>/<sub>4</sub> of Section 35, Township 56 North, Range 84 West of the 6th P.M., described as follows:

Beginning at a point on the East line of Sheridan Avenue, extended, which said point is 1,155<sup>1</sup>/<sub>2</sub> feet East and 373 feet South of the West quarter corner of said Section 35; thence East 123 feet; thence South 64°50' East 37.6 feet; thence East 39 feet; thence South 2 feet; thence East 153 feet to a point on the Reed and South Park Ditch; thence along said Ditch a distance of 31.3 feet bearing North 16°07' West; thence West a distance of 339.5 feet, more or less, to the East line of Sheridan Avenue, extended, and thence South along the East line of Sheridan Avenue, extended, a distance of 12 feet to the point of beginning.

TOGETHER WITH all improvements located thereon or appurtenant thereto.

SUBJECT, HOWEVER, to all easements, encumbrances, licenses, restrictions, regulative covenants, conditions, defects and encroachments of record.

FURTHER SUBJECT TO discrepancies, conflicts in boundary lines, shortage in area, encroachments, and any facts which a correct survey and inspection of the premises would disclose and which are not shown in the public records.

Grantor hereby releases and waives all rights under and by virtue of the homestead exemption laws of the State of Wyoming.

Dated this 5<sup>TH</sup> day of JUNE, 2002.

Attest:

J. D. PELESKY CONSTRUCTION CO., INC.

Delores E. Pelesky  
Delores E. Pelesky, Secretary

By:

Gerald K. Pelesky  
Gerald K. Pelesky, President

STATE OF WYOMING )

County of Sheridan ) ss.

The above and foregoing Warranty Deed was subscribed, sworn to and acknowledged before me this 5<sup>TH</sup> day of January, 2002, by Gerald K. Pelesky and Delores E. Pelesky, the President and Secretary respectively of Pelesky Construction Company.

WITNESS my hand and official seal.

[Signature]  
Notary Public

My Commission expires: March 2005