

RECORDED MARCH 23, 1994 BK 364 PG 583 NO 163514 RONALD L. DAILEY, COUNTY CLERK

EASEMENT

Deed made this 28<sup>TH</sup> day of FEB 28<sup>TH</sup>, 1994, by and between Walter J. Pilch and Associates, a Wyoming Corporation, of Sheridan County, Wyoming, hereinafter referred to as "Grantor", and the SHERIDAN AREA WATER SUPPLY JOINT POWERS BOARD, a Joint Powers Board existing under agreement between the County of Sheridan, Wyoming, and the City of Sheridan, Wyoming, hereinafter referred to as "Grantee".

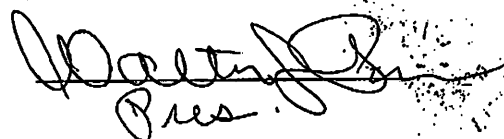
For and in consideration of ONE THOUSAND THREE HUNDRED EIGHTY EIGHT ~~48~~ Dollars \$1388.<sup>18</sup>, the receipt of which is hereby acknowledged, Grantor conveys to Grantee an easement and right-of-way across, over and under the following described real property, described as:

SEE EXHIBITS "A", "B" and "C"

for the purposes of surveying, constructing, installing, inspecting, operating, maintaining, repairing and replacing an underground water line, together with all appurtenances that may be necessary and convenient for the conveyance of water, together with the right of ingress and egress upon and across the real property of Grantor at reasonable places and routes for the aforesaid purposes. Grantee agrees to reshape, reseed and restore all areas disturbed during construction within the temporary easement and right-of-way in a workmanlike manner.

This deed of easement shall be binding upon Grantor's heirs and assigns, and shall remain effective throughout the duration of construction of the water line.

In witness whereof Grantor signs this Deed on the date above written.

  
Pres.

State of WYOMING )  
County of SHERIDAN ) ss. (For use by Corporation)

On this 28<sup>TH</sup> day of FEBRUARY A.D. 1994,

584

before me personally appeared WALTER PILCH  
\_\_\_\_\_, to me personally known, who, being by me  
duly sworn, did say that he is the PRESIDENT  
of \_\_\_\_\_  
and that the seal affixed to said instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed  
in behalf of said corporation by authority of its Board of  
Directors, and said WALTER PILCH  
acknowledged said instrument to be the free act and deed of said  
corporation.

Witness my hand and seal this 28<sup>TH</sup> day of FEBRUARY,  
A.D. 1994.

Vincent Paul Johnston



(SEAL)

My Commission expires \_\_\_\_\_

**EXHIBIT "A"**  
**WATERLINE EASEMENT**

THE FOLLOWING PERPETUAL WATERLINE EASEMENT IS LOCATED IN THE NE1/4 SECTION 16, TOWNSHIP 55 NORTH, RANGE 84 WEST, SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING.

Said tract of land being located within the property of WALTER J. PILCH & ASSOCIATES recorded 2 February 1988, Book of Deeds 316 page 457 No. 1049 and more particularly described as follows:

BEGINNING at a point located North 15°53'01" East a distance of 1,174.87 feet from the center of Section 16, said point also being on the South right-of-way of Paradise Park Road (County Road No. 72); Thence continuing with South right-of-way line of Paradise Park Road South 88°33'09" East a distance of 64.66 feet to a point; Thence continuing with said right-of-way along the arc of a curve to the right with a radius of 1,402.39 feet a chord bearing of South 75°07'46" East a distance of 651.11 feet to a point; Thence continuing with said South right-of-way South 61°42'19" East a distance of 429.21 feet to a point; Thence leaving said South right-of-way South 00°58'22" West a distance of 22.51 feet to a point; Thence North 61°42'19" West a distance of 439.54 feet to a point; Thence with the arc of a curve to the left with a radius of 1,382.39 feet a chord bearing of North 75°07'54" West a distance of 641.82 feet to a point; Thence North 88°33'09" West a distance of 64.66 feet to a point; Thence North 01°26'39" East a distance of 20.00 feet to the point of BEGINNING. Said perpetual waterline easement containing 0.529 acres more or less.

Basis of Bearing is Wyoming Highway Department modified state plane coordinates (East Central Zone).

STATE OF WYOMING     )  
                                  ) ss.  
COUNTY OF SHERIDAN )

I, WILLIAM E. PUGH do hereby certify that this description was prepared by me on the 9th day of February, 1994.



93021-55.PER

586

EXHIBIT "B"  
TEMPORARY CONSTRUCTION EASEMENT

THE FOLLOWING TEMPORARY CONSTRUCTION EASEMENT IS LOCATED IN HE  
NW1/4NE1/4 SECTION 16, TOWNSHIP 55 NORTH, RANGE 84 WEST, SIXTH  
PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING.

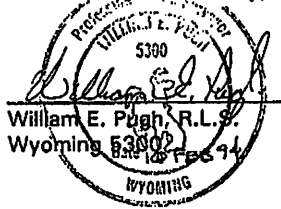
Said temporary construction easement is located within the property  
of WALTER J. PILCH & ASSOCIATES recorded 2 February 1988,  
Book of Deeds 316 page 457 No. 1049 and more particularly  
described as follows:

BEGINNING at the a point which is located North 15°53'01" East  
1,174.87 feet from the center of Section 16, said point also being  
located on the South right-of-way of Paradise Park Road (County Road  
No. 72); Thence leaving said right-of-way South 01°26'39" West  
20.00 feet to a point; Thence South 88°33'09" East 64.66 feet to  
the PC of a curve with a radius of 1,382.39 feet a chord bearing of  
South 75°07'46" East a distance of 641.82 feet to the PT of said  
curve; Thence South 61°42'19" East 439.54 feet to a point on the  
East line of the tract of which this is a part; Thence with said East line  
South 00°58'22" West 34.92 feet to a point; Thence leaving said  
East line North 61°42'19" West 457.42 feet to the PC of a curve  
with the radius of 1,352.39 feet a chord bearing of North 75°07'46"  
West 627.89 feet to the PT of said curve; Thence North 88°33'09" West  
94.66 feet to a point; Thence North 01°26'39" East 50.00 feet to a  
point on the South right-of-way of said Paradise Park Road (No. 72);  
Thence along said right-of-way South 88°33'09" East 30.00 feet to  
the point of BEGINNING. Temporary construction easement  
containing 0.829 acres more or less.

Basis of Bearing is Wyoming Highway Department modified state  
plane coordinates (East Central Zone).

STATE OF WYOMING     )  
                              ) ss.  
COUNTY OF SHERIDAN )

I, WILLIAM E. PUGH do hereby certify that this description was prepared by me on  
the 10th day of February, 1994.



93021-55.TEM

587

WILLIAM E. PUGH & ASSOCIATES  
WY#5300

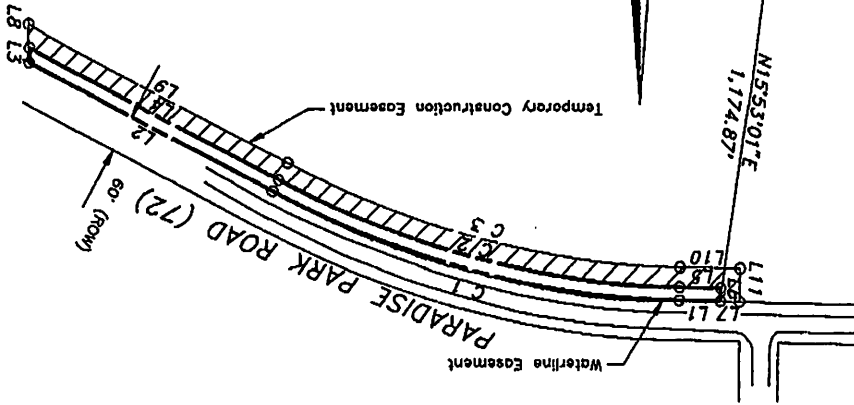
I WILLIAM E. PUGH A REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM FIELD NOTES TAKEN DURING A SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION DURING FEBRUARY, 1994.

SCALE 1" = 200'

NORTH

Center of Section 18

N153°01'E  
1,174.87'



#	RADIUS	DELTA	LENGTH	CH. BEARING	DISTANCE	TANGENT
C1	1402.39'	26°50'47"	657.10'	S75°07'46"E	651.11'	334.70'
C2	1382.39'	26°50'47"	647.73'	N75°07'46"W	641.82'	329.92'
C3	1352.39'	26°50'47"	633.67'	N75°07'46"W	627.89'	322.75'

CURVE TABLE

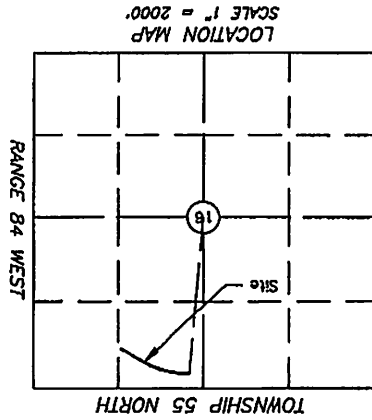
#	BEARING	DISTANCE
L1	S88°33'09"E	64.66'
L2	S61°42'19"E	429.21'
L3	S00°58'22"W	22.51'
L4	N61°42'19"W	439.54'
L5	N88°33'09"W	64.66'
L6	N01°26'39"E	20.00'
L7	S88°33'09"E	30.00'
L8	S00°58'22"W	34.92'
L9	N61°42'19"W	457.42'
L10	N88°33'09"W	94.66'
L11	N01°26'39"E	50.00'

LINE TABLE

Plotted or Deeded Property Line	.....
Easement Line	—————
Fence Line	— X —
Property Corner Found	●
Angle Point (Nothing found or Set)	○
Section Corner	33 34 28 27

LEGEND  
Basis of Bearing is Wyoming Highway Department modified state plane coordinates (East Central Zone)

EXHIBIT "C"  
AND  
TEMPORARY CONSTRUCTION EASEMENT  
WATERLINE EASEMENT  
WALTER J. PILCH & ASSOCIATES  
Containing 0.529 acres more or less  
Waterline Easement  
Containing 0.829 acres more or less  
Temporary Construction Easement  
Containing 0.829 acres more or less



LOCATION MAP  
SCALE 1" = 2000'

RANGE 84 WEST

TOWNSHIP 55 NORTH