

INVOICE DATE	INVOICE	PO	PROJECT	REMITTANCE AMOUNT
04/03/13	ROZETRANCHETTES	07EN58		4,121.00
04/03/13	ROZETRANCHETTES	07EN58		4,157.00
04/03/13	ROZETRANCHETTES	07EN58		250.00

VENDOR NAME	PAYMENT DATE	CHECK NUMBER	REMITTANCE TOTAL
CAMPBELL COUNTY ABSTRACT	78 04/03/13	136016	\$*****8,528.00

GENERAL FUND

I HEREBY CERTIFY THIS WARRANT IS ISSUED PURSUANT TO
LAW AND IS WITHIN THE DEBT LIMIT OF THE CITY OF GILLETTE

THIS WARRANT IS PAYABLE THROUGH

FIRST NATIONAL BANK
GILLETTE, WYOMING 82716

DATE
04/03/13

WARRANT
OFFICE OF THE CITY CLERK
CITY OF GILLETTE, WYOMING 82716

136016

99-105/1023

AMOUNT
\$*****8,528.00

PAY

TO THE
ORDER
OF

CAMPBELL COUNTY ABSTRACT
PO BOX 9
GILLETTE WY 82717-0009

EIGHT THOUSAND FIVE HUNDRED TWENTY EIGHT AND 00/100 DOLLARS

COPY - 0001

****VOID****

MAYOR

CITY CLERK

136016 102300129 353351091

CITY OF GILLETTE
WYOMING



THIS NUMBER MUST APPEAR ON ALL INVOICES,
PACKING LISTS, LABELS, BILLS OF LADING AND
CORRESPONDENCE.

SHIP TO:

CC abstract

2

[illegible]

**CITY OF GILLETTE
ACCOUNTS PAYABLE
P.O. BOX 3003
GILLETTE, WY 82717-3003
(307) 686-5205; FAX (307) 682-7942**

I CERTIFY THAT THE ABOVE PURCHASE IS NECESSARY FOR THE PROPER OPERATION OF THE CITY OF GILLETTE AND THAT THE FUNDS ARE APPROPRIATED IN THE CURRENT BUDGET.

AUTHORIZED BY:
REVIEWED BY:

E APPROPRIATED IN THE CURRENT BUDGET.

R. Douglas Dornbush

**ROZET RANCHETTES, LLC
5070-RR01 and RR61
OFFER**

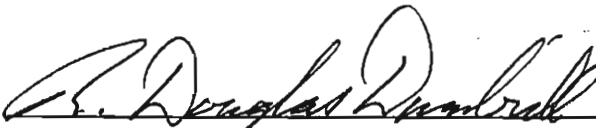
The City of Gillette hereby extends a cash offer for the execution and delivery of the attached Temporary Construction Easements as follows:

- (1) Temporary Construction Easement -**5070-RR01**
58,860 sq. ft. @ .07 per sq. ft. = \$4,121.00
- (2) Temporary Construction Easement -**5070-RR61**
59,380 sq. ft. @ .07 per sq. ft. = \$4,157.00

TOTAL = \$8,278.00

The total above is the City's calculation of market value of the easement(s) requested. The payment can be made upon your return of the attached easements to City Hall and the final approval of the City Council.

Dated: 1-10-13


R. Douglas Dumbrell, Land Consultant





CITY OF GILLETTE

Utilities

P.O. Box 3003 • Gillette, Wyoming 82717-3003
Phone (307) 686-5262
www.gillettwy.gov

February 26, 2013

Rozet Ranchettes, LLC
4402 Collins Road
Gillette, WY 82716

RE: Madison Regional Water (5070-RR01 & RR61)

Dear Zeke,

I'm writing about our agreement on the Rozet Ranchettes, LLC Temporary Construction Easements for the Madison Project. My understanding was that the offered compensation was acceptable. The only other agreement we made (aside from reclamation as stated in the easements) was that if the City was required to remove signs, they would erect them temporarily at a visible site in the area of their present placement. At the end of construction, (or in our discretion, the end of reclamation) we will replace the sign[s] in the original location[s.]

If this correctly sets forth our agreement, please execute the enclosed easements and I will set about obtaining final council approval and payment. Please feel free to contact me if you have any questions at 307-686-5361.

Yours Very Truly,


R. Douglas Dumbrell
Land Consultant

RDD/sdg

Enclosures: Easement

cc: Mike Cole, Utility Project Manager

TEMPORARY CONSTRUCTION EASEMENT
ROZET RANCHETTES, LLC
5070-RR01 & RR61

Rozet Ranchettes, LLC, a Wyoming Limited Liability Corporation of 4401 Collins Road, Gillette, WY 82716, hereinafter GRANTOR(S), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged do Grant and Convey to the City of Gillette, Wyoming, a municipal corporation and city of the first class, of 201 East Fifth Street, P.O. Box 3003, Gillette, Wyoming, 82717, hereinafter GRANTEE a temporary construction easement in and to the following described tract of land:

See attached Exhibit "A" which is incorporated herein by reference.

This grant is made to Grantee, its successors, licensees and assigns to have and to hold the lands described above as a TEMPORARY CONSTRUCTION EASEMENT to be used during construction activities of the new Gillette Regional Water Supply Project ("Madison" project). Grantee, its successors, licensees and assigns, shall have the right of ingress and egress, and also the right to temporarily operate, and park machinery upon the land described above during construction of the new Gillette Regional Water Supply Project ("Madison" project). The easement also includes an immediate right to use the property to survey, lay-out, prepare, construct, and complete the project.

At the conclusion of construction and any reconstruction or repair activities within the easement, GRANTEE shall restore the surface and any improvements damaged and any adjacent areas disturbed during the construction activities to a condition substantially equal to the condition of the disturbed or damaged areas before the construction within the easement. The signers below represent that they sign with full authority and consent of the Grantors identified above.

GRANTOR(S):

BY:

Zeke Zebroski
(Signature)

Zeke Zebroski

(Print Name)

Pres

(Title)

of the Rozet Ranchettes, LLC

STATE OF Wyoming)

) ss.

County of Campbell)

The above and foregoing instrument was acknowledged before me by Timothy Zebroski (Zeke), the President of the Rozet Ranchettes, LLC this 1 day of April, 2013.

My Commission Expires:
1-31-2015

Jill McCarty
Notary Public

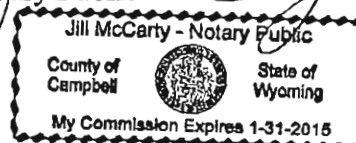
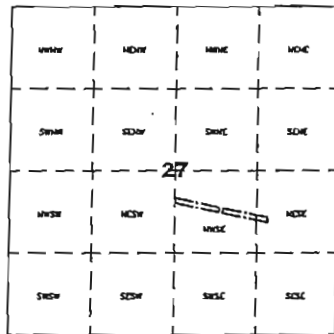


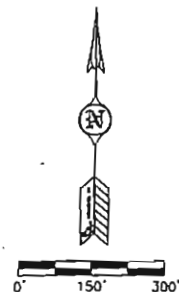
EXHIBIT "A"
AN EASEMENT LOCATED IN TRACTS 1 AND 61 OF ROZET RANCHETTES
IN SECTION 27, T50N, R70W OF THE 6TH P.M.
CAMPBELL COUNTY, WYOMING



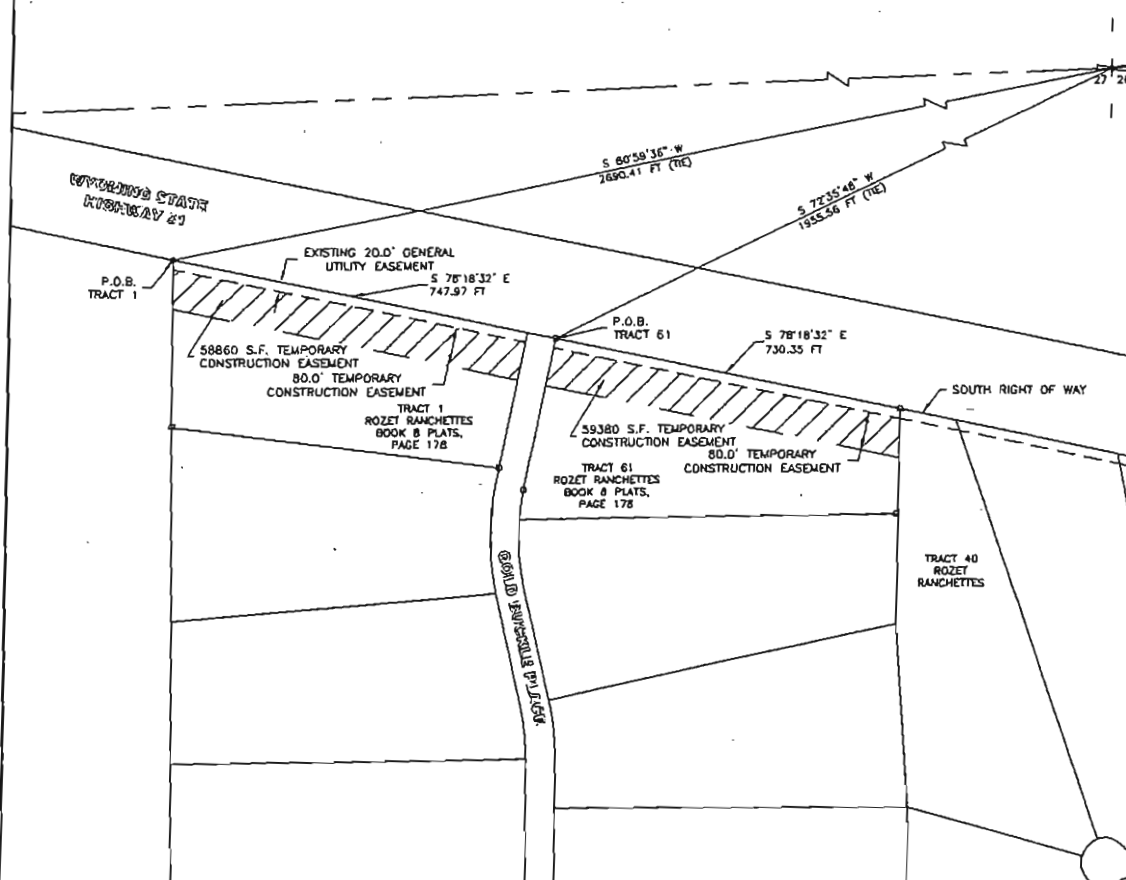
VICINITY MAP

- LEGEND**
- SECTION LINE
 - - - QUARTER SECTION LINE
 - - - EXISTING EASEMENT
 - - - CONSTRUCTION EASEMENT
 - FOUND QUARTER CORNER
1978 BRASS CAP L.S. 538
 - FOUND PROPERTY CORNER
ALUMINUM CAP R.L.S. 3333
 - FOUND PROPERTY CORNER
ALUMINUM CAP L.S. 2079 TOWER

DATE: 10/26/12
PROJECT NUMBER: 103405.D0
GRANTOR: ROZET RANCHETTES, LLC

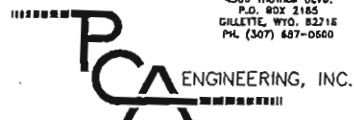


BASIS OF BEARING: WYOMING STATE PLANE GRID,
NAD83, EAST ZONE (4901)
GRID TO GROUND CONVERSION: 1.00025907
***ALL AREAS ARE COMPUTED TO GROUND



SURVEYOR'S CERTIFICATE

I, DAVID L. VILEM, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WYOMING, THAT THIS DRAWING WAS MADE FROM NOTES TAKEN DURING AN ACTUAL SURVEY AND IS A TRUE REPRESENTATION OF THE SURVEY.



Legal Description – Temporary Construction Easement
5070-RR01 Rozet Ranchettes, LLC
October 26, 2012

A temporary construction easement located in Tract 1 of Rozet Ranchettes in Section 27, T50N, R70W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 8 of Plats, Page 178 of the Campbell County Clerks records, lying 100 feet southerly and parallel with the following described line:

Commencing at the east quarter corner of said Section 27, being monumented by a 1976 brass cap stamped LS 538;

Thence S80°59'36"W, 2690.41 feet to the northwest corner of said tract being on the south right of way of Wyoming State Highway 51 and being the point of beginning of said temporary easement, from which an aluminum cap stamped LS 2079 Tower lies 0.54' north along a projection of the tract line;

Thence along said south right of way, S78°18'32"E, 747.97 feet to the northeast corner of said tract and being the point of termination.

The sidelines of said temporary easement are to be shortened or extended to prevent gaps and overlaps.

Said temporary construction easement contains 58860 square feet more or less.

The area computed does not include the existing 20 foot wide permanent easement area. All areas are computed at ground.

All measured distances are grid, for conversion to ground, multiply by 1.00025907.

The basis of bearing for this legal description and for the attached Exhibit "A" is Wyoming State Plane Grid, NAD83, East Zone (4901).

EXHIBIT

tabbles

A - Pg 2

**Legal Description – Temporary Construction Easement
5070-RR61 Rozet Ranchettes, LLC
October 26, 2012**

A temporary construction easement located in Tract 61 of Rozet Ranchettes in Section 27, T50N, R70W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 8 of Plats, Page 178 of the Campbell County Clerks records, lying 100 feet southerly and parallel with the following described line:

Commencing at the east quarter corner of said Section 27, being monumented by a 1976 brass cap stamped LS 538;

Thence S72°35'48"W, 1955.56 feet to the northwest corner of said tract being on the south right of way of Wyoming State Highway 51 and being the point of beginning of said temporary easement, from which an aluminum cap stamped RLS 2333 lies 1.26' north along a projection of the tract line;

Thence along said south right of way, S78°18'32"E, 730.35 feet to the northeast corner of said tract and being the point of termination, from which an aluminum cap stamped RLS 2333 lies 1.53' north along a projection of the tract line.

The sidelines of said temporary easement are to be shortened or extended to prevent gaps and overlaps.

Said temporary construction easement contains 59380 square feet more or less.

The area computed does not include the existing 20 foot wide permanent easement area. All areas are computed at ground.

All measured distances are grid, for conversion to ground, multiply by 1.00025907.

The basis of bearing for this legal description and for the attached Exhibit "A" is Wyoming State Plane Grid, NAD83, East Zone (4901).

