Check Number: 00200406

	Invoice Number	Descrip	tion		Involce Amount
Invoice Date 08/15/2013	Invoice Number B & F EASEMENT	PERM WATERLINE & GEN UT, TEMP CO Voucher - 892 Comment: PERM WAETRLINE & GEN UT ESM, ESMNT - \$3,401 PERM WATERLINE & GEN UT CONST ESMNT - \$294 LAND PARCEL FEE - \$: GEN UT ESMNT - \$2,088 TEMP CONST ESMN \$250	NST EASEMENT	ONST MP LINE & FEE -	Invoice Amount \$13,541.00
Vendor N 1250		Vendor Name IPBELL COUNTY ABSTRACT	Check No. 00200406	Check Date 08/19/2013	Check Amount \$13,541.00

DO NOT ACCEPT UNLESS THIS CHECK IS PRINTED WITH A BLUE BACKGROUND, CONTAINS A VOID PANTOGRAPH, MICROPRINTING FACE AND BACK, UV FIBERS AND A WATERMARK ON THE REVERSE SIDE



GENERAL FUND THIS WARRANT IS PAYABLE THROUGH FIRST INTERSTATE BANK GILLETTE, WYOMING 82716 99-64/1023

Vendor Check Date Number 1250

Check Number 08/19/2013 00200406

VOID 180 DAYS FROM DATE OF ISSUE

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

\$13,541.00

Pay Thirteen Thousand Five Hundred Forty One Dollars and 00 cents ******

00200406

To The Order Of

CAMPBELL COUNTY ABSTRACT PO BOX 9 GILLETTE, WY 827170009



CITY OF GILLETTE

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

- Finance CCA UT

July 30, 2013

B & F, LLC c/o Daniel Barton/David Fakler 646 Par Dr. Gillette WY

RE: Gillette Regional Water Project, Phase I District Extensions (4972-01&02)

Dear Daniel & David,

I received the survey documents to complete our agreement for the Madison Regional Water project easements and fee parcel the City requested. Our agreement as I understand it is as follows:

The City will purchase easements adjacent to David's home (A) as follows:

Permanent Waterline and Utility Easement:

11,310 sq. ft. @ \$.20 per sq. ft.

\$2,262.00

Temporary Construction Easement:

34,010 sq. ft. @ \$.10 per sq. ft.

\$3,401.00

The City will purchase easements on the north of the property (B) as follows:

Permanent Waterline and Utility Easement:

.68 acres @ \$2,400.00 per acre

\$1,632.00

Temporary Construction Easement:

.98 acres @ \$300 per acre

\$294.00

The City will purchase easements and a fee parcel on the south (C) as follows:

Land Parcel in Fee:

6,405 sq. ft. @ \$.50 per sq. ft.

\$3,203.00

Permanent Waterline and Utility Easement:

.87 acres @ \$2,400 per acre

\$2,008.00 \$2088.00

Temporary Construction Easement:

1.37 acres @ \$300.00 per acre

\$ 411.00

TOTAL COMPENSATION FOR ALL PURCHASES

\$13,291.00

If temporary fencing is needed at the time of construction (i.e. If livestock is on the area) please advise us and we will provide it during construction and or reclamation. It is understood that the fee parcel will be fenced permanently by the City and at its expense.

If this correspondence correctly sets forth our agreement, please sign below, execute all easements and the deed and return them to me at City Hall. I will obtain the necessary final approval from the City Council and set up a closing with Campbell County Abstract. The process usually takes about a month. Please feel free to call with any questions you may have. I appreciate your help in reaching this agreement.

Yours Very Truly,	AGREED TO BY:
D. last mbull	
R. Douglas Dumbrill Land Consultant	Daniel J. Barton
Land Consultant	
RDD/sdg	David P. Fakler
Enclosures	

Mike Cole, Utility Project Manager

CC:

Finance

Warranty Deed

B & F, LLC of 646 Par Drive, Gillette, WY 82718, hereinafter GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged does Grant and Convey and Warrant to the City of Gillette, Wyoming, a municipal corporation and city of the first class, hereinafter CITY or GRANTEE, of 201 East Fifth Street, P.O. Box 3003, Gillette, Wyoming, 82717 the following described real estate, situated in Campbell County and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Wyoming, to wit:

DESCRIPTION

A fee parcel located in a portion of the N1/2 of Section 13, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, being more particularly described as follows:

Commencing at the northwest corner of said Section 13, being monumented by a 1968 brass cap stamped RLS 366;

Thence along the west line of said Section 13, S00°05'48"W, 34.79 feet to the northwest corner of said fee parcel, monumented by an aluminum cap stamped PLS 6872 and being the point of beginning;

Thence continuing along said west line; S00°05'48"W, 80.00 feet to the southwest corner of said fee parcel, monumented by an aluminum cap stamped PLS 6872;

Thence leaving said west line, S89°54'12"E, 80.00 feet to the southeast corner of said fee parcel, monumented by an aluminum cap stamped PLS 6872;

Thence N00°05'48"E, 80.00 feet to the northeast corner of said fee parcel, monumented by an aluminum cap stamped PLS 6872;

Thence N89°54'12"W, 80.00 feet to the point of beginning.

Said permanent easement contains 6405 square feet more or less.

All areas are computed at ground.

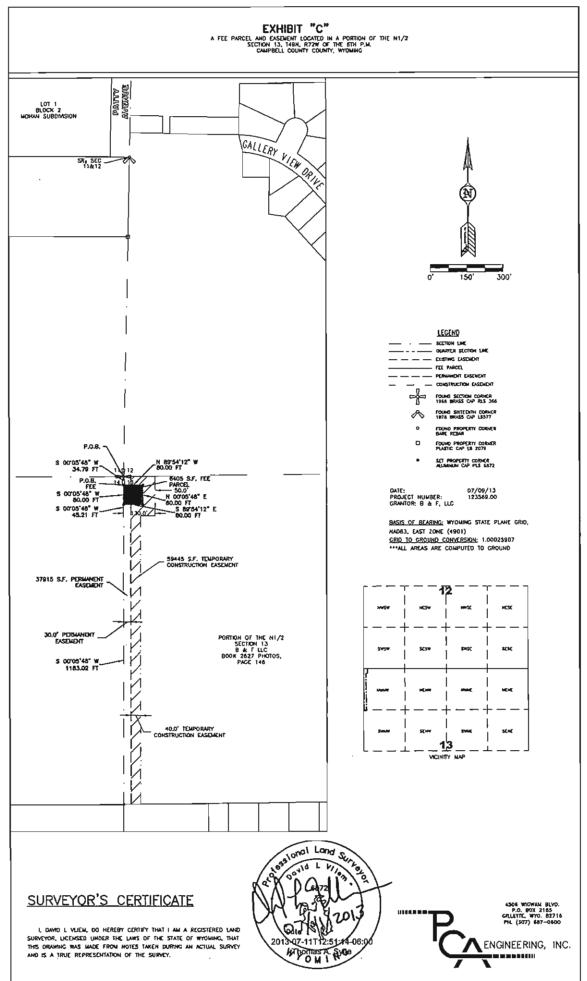
All measured distances are grid, for conversion to ground, multiply by 1.00025907.

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

See the attached Exhibit "C", attached and incorporated herein by reference.

Subject to all easements, reservations, restrictions, encumbrances, and surface use agreements of record. Reserving unto Grantor, all oil and gas, and other minerals and mineral rights existing under said above lands and premises or appurtenant thereto.

DATED THIS That day of August, 2013.
GRANTORS: BY: Daniel J. Barton, Member of B & F, LLC
STATE OF WYOMING) County of Campbell State OF WYOMING)
The above and foregoing instrument was acknowledged before me by Daniel J. Barton, Member of B & F, LLC, this7\frac{14}{16}\ day ofAugust, 2013, who stated that his signature hereto is the free and voluntary act of B & F, LLC. Cynthla J. Korthaus - Notary Public County of State of Wyoming Wyoming
My Commission Expires: Wyoming My Commission Expires 8-30-2016 BY: David P. Fakler, Member of B & F, LLC
STATE OF WYOMING) SS. County of Campbell
The above and foregoing instrument was acknowledged before me by David P. Fakler Member of B & F, LLC, this day of August, 2013, who stated that his signature hereto is the free and voluntary act of B & F. LLC. Cynthia J. Korthaus - Notary Public County of Campbell Wyoming State of Wyoming
My Commission Expires: Notary Public



TEMPORARY CONSTRUCTION EASEMENT

4972-01&02- B & F, LLC

B & F, LLC of 646 Par Drive, Gillette, WY, 82718, 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 does 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, hereinafter GRANTEE a temporary construction easement in and to the following described tract of land:

See attached Exhibit "C" and Exhibit "C - Pg.2" which are 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:

Daniel J. Barton, Member of B & F, LLC

STATE OF WYOM (NG)

County of Campbell

SS.

State of

Cynthia J. Korthaus - Notary Public

County of

BY: David P. Fakler, Member of B & F, LLC

STATE OF WYOMING)

Ss.

County of Campbell

The above and foregoing instrument was acknowledged before me by David P. Fakler, Member of B & F, LLC, this 7th day of August, 2013, who stated that his signature hereto is the free and voluntary act of B & F, LLC.

County of State of County of

EXHIBIT "C" A FEE PARCEL AND EASONEM LOCATED IN A PORTION OF THE N1/2 SECTION 13, 149M, R72W OF THE STA P.M. CAMPBEL COUNTY COUNTY, WYOUNG PATTY AVENUE LOT 1 BLOCK 2 HOKAN SV9DMSION GALLERY VIEW DRIVE SX: SEC __ 150 LEGEND SECTION LIME SECTION LIME - EXISTING EASEMENT · ICE PARCEL - - PERSONDIT EASEMENT FOUND SECTION CORNER FOUND PROPERTY CORNER BARE REBAR FOUND PROPERTY CORNER PLASTIC CAP LS 2079 P.O.B. SET PROPERTY COINER ALUMINUM CAP PLS 6672 DATE: PROJECT NUMBER: GRANTOR: B & F. LLC 07/09/13 123569.00 S 00'05'48" W 80.00 FT S 00705'48" W 45.21 FT BASIS OF BEARING: WYONING STATE PLANE GRID, MADES, EAST ZONE (4901) GRID TO GROUND CONVERSION: 1.00025907 ***ALL AREAS ARE COMPUTED TO GROUND 59445 S.F. TEMPORARY CONSTRUCTION EASEMENT 37015 S.F. PERMANENT EASE/ADM HESE 20.0° PERMANE PORTION OF THE N1/2 SECTION 13 B & F LLC BDOK 2627 PHOTOS, PAGE 146 \$ 00705'48" W 1183.02 FT 40.0" TEMPORARY CONSTRUCTION EASEMENT VICINITY HAP destoral Land Survey SURVEYOR'S CERTIFICATE 4508 WICHAM BLVD. P.O. BOX 2185 ORLETTE, WYO, 82718 PH. (307) 887-0800 2013-07-11712:51:44-06:00 I, DAMO L VUEW, OO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICEMSED UNDER THE LAWS OF THE STATE OF WYOMING, THAT THIS ORANION WAS MADE FROM NOTES THACH DURING AN ACTUAL SURVEY AND IS A TRUE REPRESENTATION OF THE SURVEY. NENGINEERING, INC. HI DOMAS A. SYCH Z

Legal Description – Temporary Construction Easement "C" 4972-01&02 B & F, LLC July 16, 2013

A temporary easement located in a parcel located in a portion of the N1/2 of Section 13, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, being more particularly described as follows:

Commencing at the northwest section corner of aforementioned Section 13, monumented by a 1968 brass cap stamped RLS 366;

Thence along the west line of aforementioned Section 13, being the westerly limit of a 130 foot wide temporary easement, parallel with said west line, S00°05′48″W, 34.79 feet to a point;

Thence continuing along said west line, along said 130 foot wide temporary easement, parallel with said west line, S00°05′48″W, 80.00 feet to a point;

Thence continuing along said west line, along said 130 foot wide temporary easement, parallel with said west line, S00°05′48″W, 45.21 feet to the end of said 130 foot wide temporary easement;

Thence continuing along said west line, being the westerly limit of a 70 foot wide temporary easement, parallel with said west line, S00°05′48″W, 1183.02 feet the southwest corner of aforementioned parcel, monumented with a bare rebar and being the point of termination of said temporary easement.

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

Said temporary easement contains 59445 square feet more or less.

The area computed does not include the permanent easement or fee parcel 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 "C" is Wyoming State Plane Grid, NAD83, East Zone (4901).

TEMPORARY CONSTRUCTION EASEMENT

4972-01&02- B & F, LLC

B & F, LLC of 646 Par Drive, Gillette, WY, 82718, 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 does 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, hereinafter GRANTEE a temporary construction easement in and to the following described tract of land:

See attached Exhibit "B" and Exhibit "B-Pg,2" which are 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.

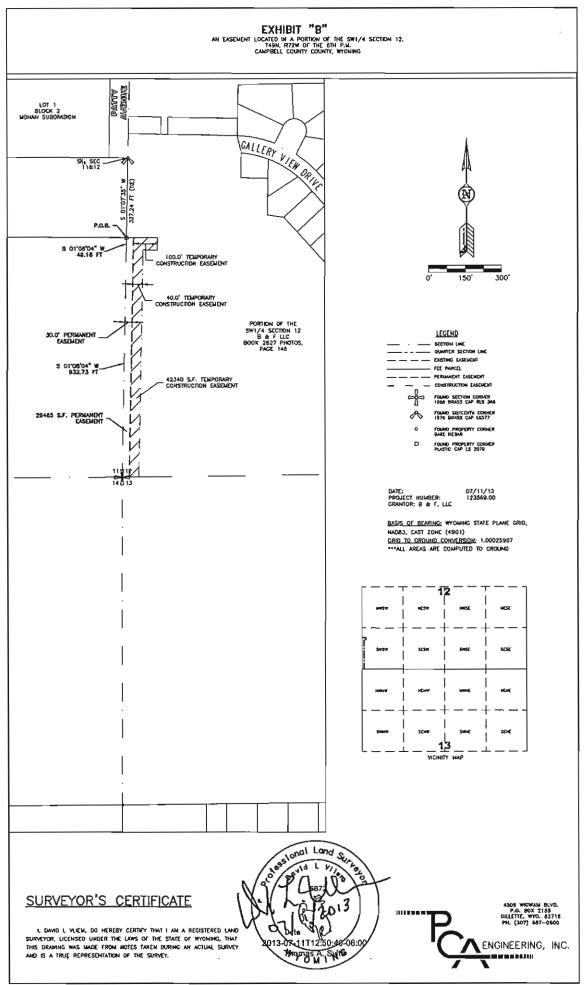
GRANTOR(S):
BY: Daviel I Barton Member of B & F III
Daniel J. Barton, Member of B & F, LLC
STATE OF WYOMING)
County of <u>Campbell</u>) ss.

Cynthia J. Korthaus - Notary Public

County of Campbell Wyork

Notary Public

BY: David P. Fakler, Member of B & F, LLC
STATE OF WYOMING) State of Campbell State of Campbell State of Wyoming State of
County of <u>Campbell</u>) ss.
The above and foregoing instrument was acknowledged before me by David P. Fakler, Member of B & F, LLC, this
hereto is the free and voluntary act of B & F, LLC. Cynthia J. Korthaus - Notary Public
My Commission Expires: County of Campbell State of Wyoming White Ottoback Notary Public



Legal Description – Temporary Construction Easement "B" 4972-01&02 B & F, LLC July 16, 2013

A temporary easement located in a parcel located in a portion of the SW1/4 of Section 12, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, being more particularly described as follows:

Commencing at the south sixteenth corner of aforementioned Section 12 and Section 11, monumented by a 1976 brass cap stamped LS 577;

Thence along the west line of aforementioned Section 12, S01°07'35"W, 327.24 feet to a plastic cap stamped LS 2079 and being the westerly limit of a 130 foot wide temporary easement, also being the point of beginning;

Thence continuing along said west line, along said 130 foot wide temporary easement, parallel with said west line, S01°08'04"W, 49.16 feet to the end of said 130 foot wide temporary easement;

Thence continuing along said west line, being the westerly limit of a 70 foot wide temporary easement, parallel with said west line, S01°08′04″W, 932.73 feet to the southwest section corner of aforementioned Section 12, monumented by a 1968 brass cap stamped RLS 366 and being the point of termination of said temporary easement.

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

Said temporary easement contains 42340 square feet more or less.

The area computed does not include the 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 "B" is Wyoming State Plane Grid, NAD83, East Zone (4901).

PERMANENT WATER LINE AND GENERAL UTILITY EASEMENT B & F, LLC-4972-01&02

B & F, LLC of 646 Par Drive, Gillette, WY 82718, hereinafter GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged does Grant, Convey, and Warrant to the City of Gillette, Wyoming, a municipal corporation and city of the first class, of 201 E. 5th St, P.O. Box 3003, Gillette, Wyoming, 82717 hereinafter GRANTEE, a Permanent Water Line and General Utility Easement in and to the following described tract of land:

LEGAL DESCRIPTION

A permanent easement located in a parcel located in a portion of the N1/2 of Section 13, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, lying 30 feet easterly and parallel with the following described line:

Commencing at the northwest section corner of aforementioned Section 13, monumented by a 1968 brass cap stamped RLS 366 and being the point of beginning;

Thence along the west line of said Section 13, S00°05'48"W, 34.79 feet to the termination of said 30 foot wide permanent easement;

Thence continuing along said west line, along the west boundary of a fee parcel, no permanent easement present, S00°05'48"W, 80.00 feet to the southwest corner of said fee parcel;

Thence continuing along said west line, recommending said 30 foot wide permanent easement, S00°05'48"W, 45.21 feet to a point;

Thence continuing along said west line, S00°05'48"W, 1183.02 feet to the southwest corner of aforementioned parcel, monumented with a bare rebar and being the point of termination of said permanent easement.

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

Said permanent easement contains 37915 square feet more or less.

The area computed does not include the fee parcel 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 "C" is Wyoming State Plane Grid, NAD83, East Zone (4901).

The easement is further shown and described by the drawing attached as Exhibit

Said easement is subject to any right-of-way and or easements, reservations and encumbrances of record.

Said easement unto GRANTEE, its successors, licensees and assigns to have and to hold forever in the lands described above for a waterline and general utility easement over, under, upon and within which to construct, maintain, service, reconstruct, operate, and locate at any time and from time to time any public utilities, such as, for purpose of illustration but not limitation, water pipelines and sanitary sewer lines, storm water drains and sewers, electrical lines, natural gas lines, telephone lines, cable television and other communication lines and other utilities to be determined in the sole discretion of the GRANTEE.

At the conclusion of initial 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 or repair activities to a condition substantially equal to the condition of the disturbed or damaged area before construction within the easement.

GRANTORS: Daniel J. Barton, Member of B & F, LLC STATE OF WYOMING

County of Campbell

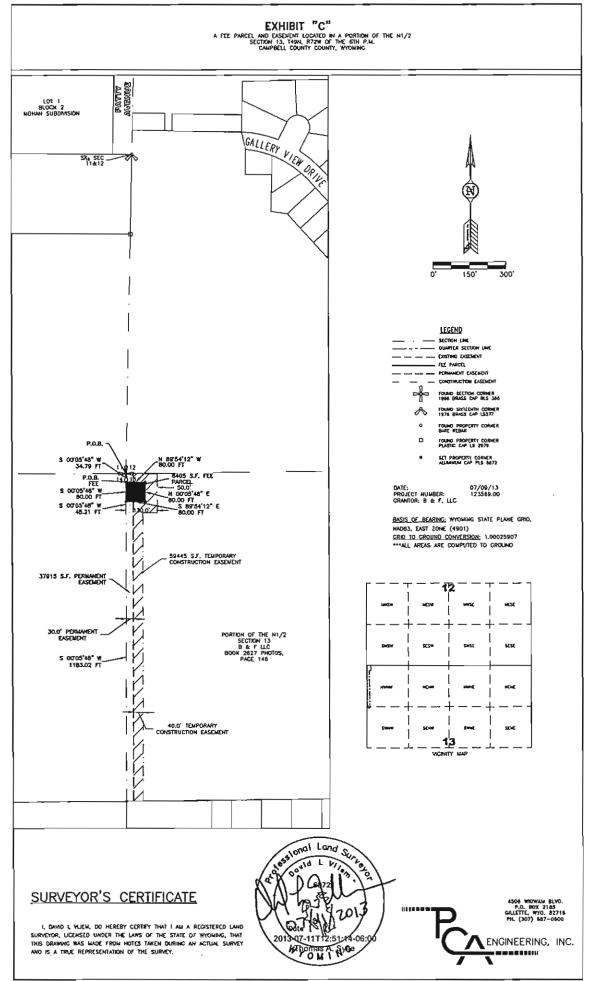
The above and foregoing instrument was acknowledged before me by Daniel J. that his signature hereto is the free and voluntary act of B& F, LLC.

State of

Cynthia J. Korthaus - Notary Public

County of

BY: David P. Fakler, Member of B & F, LLC
STATE OF WYOMING)
STATE OF WYOMING)
The above and foregoing instrument was acknowledged before me by David P. Fakler, Member of B & F, LLC, this
My Commission Expires: Cynthla J. Korthaus - Notary Public County of Campbell Wyoming My Commission Expires 8-30-2016 Cynthla J. Korthaus - Notary Public Wyoming Wyoming Notary Public



PERMANENT WATER LINE AND GENERAL UTILITY EASEMENT B & F, LLC-4972-01&02

B & F, LLC of 646 Par Drive, Gillette, WY 82718, hereinafter GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged does Grant, Convey, and Warrant to the City of Gillette, Wyoming, a municipal corporation and city of the first class, of 201 E. 5th St, P.O. Box 3003, Gillette, Wyoming, 82717 hereinafter GRANTEE, a Permanent Water Line and General Utility Easement in and to the following described tract of land:

LEGAL DESCRIPTION

A permanent easement located in a parcel located in a portion of the SW1/4 of Section 12, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, lying 30 feet easterly and parallel with the following described line:

Commencing at the south sixteenth corner of aforementioned Section 12 and Section 11, monumented by a 1976 brass cap stamped LS 577;

Thence along the west line of aforementioned Section 12, S01°07'35"W, 327.24 feet to a plastic cap stamped LS 2079 and being the point of beginning;

Thence continuing along said west line, S01°08'04"W, 49.16 feet to a point;

Thence continuing along said west line, S01°08'04"W, 932.73 feet to the southwest section corner of aforementioned Section 12, monumented by a 1968 brass cap stamped RLS 366 and being the point of termination of said permanent easement.

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

Said permanent easement contains 29465 square feet more or less.

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 "B" is Wyoming State Plane Grid, NAD83, East Zone (4901).

The easement is further shown and described by the drawing attached as Exhibit "B".

Said easement is subject to any right-of-way and or easements, reservations and encumbrances of record.

Said easement unto GRANTEE, its successors, licensees and assigns to have and to hold forever in the lands described above for a waterline and general utility easement over, under, upon and within which to construct, maintain, service, reconstruct, operate, and locate at any time and from time to time any public utilities, such as, for purpose of illustration but not limitation, water pipelines and sanitary sewer lines, storm water drains and sewers, electrical lines, natural gas lines, telephone lines, cable television and other communication lines and other utilities to be determined in the sole discretion of the GRANTEE.

At the conclusion of initial 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 or repair activities to a condition substantially equal to the condition of the disturbed or damaged area before construction within the easement.

BY: Daniel J. Barton, Member of B & F, LLC
STATE OF WYOMING) ss. County of Campbell)
County of <u>Campbell</u>) ss.
The above and foregoing instrument was acknowledged before me by Daniel J. Barton, Member of B & F, LLC, this7 day of
STATE OF WYOMING)) ss. County of <u>Campbell</u>)
The above and foregoing instrument was acknowledged before me by David P. Fakler, Member of B & F, LLC, this

Cynthia J. Korthaus - Notary Public

EXHIBIT "B"

AN EASEMENT LOCATED IN A PORTION OF THE SW1/4 SECTION 12,
TASN, R72W OF THE STR YOUNG,
CAMPBELL COUNTY, WYOUNG PAYTY GALLERY VIEW SK4 SEC. PRIVE P.O.B. 100.0" TEMPORARY INSTRUCTION EASEMENT 150 40.0" TEMPORARY CONSTRUCTION EASEMENT PORTION OF THE SW1/4 SECTION 12 B & F LLC BOOK 2627 PHOTOS, PAGE 148 LEGEND 30,0° PERMANENT EASEMENT SECTION LIME DUNKTER SECTION LIME — EXISTING CASENENT - PERMANDIT EASENDIT 42340 S.F. TEMPORARY CONSTRUCTION EASEMENT TOURS SECTION CORNER
1988 BRASS CAP RLS 366 FOUND SOUTHEWITH CONNER 1976 BRASS CAP LSS/77 29465 S.F. PERMANENT EASEMENT FOLIND PROPERTY CORNER BARE REBAR FOUND PROPERTY CORNER PLASTIC CAP LS 2079 DATE: PROJECT NUMBER: GRANTOR: 8 & F, LLC 07/11/13 123569.00 BASIS OF BEARING: WYOMING STATE PLANE CRID, NADBS, EAST ZONE (4801)
GRID TO GROUND CONVERSION: 1.00025907
***ALL AREAS ARE COMPUTED TO CROUND SCHO 13 MCINITY WAS designal Land Survey SURVEYOR'S CERTIFICATE I, DAMD I, YUEM, DO HEREBY CERTIFY THAT I AM A REGISTERED LAMO SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WYOMANG, THAT THIS DRAWNO WAS MADE FROM HOTES TAKEN DURING AM ACTUAL SURVEY AND IS A TRUE REPRESENTATION OF THE SURVEY.

1013-07-11T12:50:48-06:00

Mapries A. SWIFE

TEMPORARY CONSTRUCTION EASEMENT

4972-01&02- B & F, LLC

B & F, LLC of 646 Par Drive, Gillette, WY, 82718, 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 does 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, hereinafter GRANTEE a temporary construction easement in and to the following described tract of land:

See attached Exhibit "A" and Exhibit "A- Pg.2" which are 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: Damel J. Barton, Member of B & F, LLC

STATE OF Woming ss.

County of Campbell ss.

The above and foregoing instrument was acknowledged before me by Daniel J. Barton,

Member of B & F, LLC, this 7th day of August, 2013, who stated that his signature hereto is the free and voluntary act of B & F, LLC.

My Commission Expires:

County of Campbel State of Wyoming
My Commission Expires 8-30-2016

Notary Public

BY: David P. Fakler, Member of B & F, LLC
STATE OF WYOMING
STATE OF WYOMING) ss. County of Campbel()
The above and foregoing instrument was acknowledged before me by David P. Fakler,
Member of B & F, LLC, this day of August, 2013, who stated that his signature
hereto is the free and voluntary act of B & F. LLC. Cynthia J. Korthaus - Notary Public
My Commission Expires: My Commission Expires 8-30-2016 State of Wyoming . Totthaus . Notary Public

EXHIBIT "A" AN EASEMENT LOCATED IN A PORTION OF THE 5W1/4 SECTION 12, 1391, 872W OF THE 5TH P.M. CAMPBEL COUNTY COUNTY, WYOUNDS - EAST RIGHT OF WAY P.O.B. TEMP S 01'09'43' W 50.23 FT GALLERY VIEW ORING \$ 01°09'43" W 30.0' PERMANENT EASEMENT 34010 S.F. TEMPORARY CONSTRUCTION EASENENT S 01'07'35" W 258.44 FY 11310 S.F. PERMANENT EASEMENT 300 LEGEND SECTION LIME OUNTER SECTION LIME PORTION OF THE SW1/4 SECTION 12 B & F LLC BOOX 2627 PHOTOS, PAGE 146 ____ EXISTING EXSENSIVE _____ FILE PARCEL - PERMITT EASTNERT - CONSTRUCTION EASEMENT FOUND SECTION CORNER 1960 BRASS CAP ALS 300 FOUND PROPERTY CORNER BARE REGAR FOUND PROPERTY CORNER PLASTIC CAP (\$ 2079) DATE: PROJECT NUMBER: GRANTOR: B & F, LLC 07/11/13 123569.00 BASIS OF BEARING: WYOLING STATE PLANE CRID. NAOB3, EAST ZONE (4901) GRID TO GROUND CONVERSION: 1.00025907 ***ALL AREAS ARE COMPUTED TO GROWND HESE 1625 SD4 13 VICINITY MAP estonal Land Surve SURVEYOR'S CERTIFICATE 4506 WICWALL BLVD. P.O. BOX 2185 GRLETTE, WYO. 82716 PH. (307) 687-0600 1, DAMO L WIEM, DO HEREBY CERTIFY THAT I AM A RECISTERED LAMO SURRYCH, LOCKYSCO UNDER THE LAWS OF THE STATE OF WYDINNE, THAT THIS DRAWING WAS MADE FROM MOTES TAKEN DURING AN ACTUAL SURVEY AND IS A TRUTK REPRESENTATION OF THE SURVEY. ENGINEERING, INC. POM 1 NIE ----

Legal Description – Temporary Construction Easement "A" 4972-01&02 B & F, LLC July 11, 2013

A temporary easement located in a parcel located in a portion of the SW1/4 of Section 12, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, being more particularly described as follows:

Commencing at the northwest corner of said parcel being a point on the west line of said Section 12 and being the westerly limit of a 70 foot wide temporary easement, also being on the east right of way of Patty Avenue, and being the point of beginning;

Thence along said west line, along said 70 foot wide temporary easement parallel with said west line, S01°09'43"W, 50.23 feet to a point;

Thence continuing along said west line, along said 70 foot wide temporary easement parallel with said west line, S01°09'43"W, 49.77 feet to the south sixteenth corner of aforementioned Section 12 and Section 11, monumented by a 1976 brass cap stamped LS 577;

Thence continuing along said west line, along said 70 foot wide temporary easement, parallel with said west line, S01°07′35″W, 68.80 feet to the end of said 70 foot wide temporary easement;

Thence continuing along said west line, being the westerly limit of a 130 foot wide temporary easement, parallel with said west line, S01°07'35"W, 258.44 feet to a plastic cap stamped LS 2079 and being the point of termination of said temporary easement.

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

Said temporary easement contains 34010 square feet more or less.

The area computed does not include the 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).

PERMANENT WATER LINE AND GENERAL UTILITY EASEMENT B & F, LLC-4972-01&02

B & F, LLC of 646 Par Drive, Gillette, WY 82718, hereinafter GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is acknowledged does Grant, Convey, and Warrant to the City of Gillette, Wyoming, a municipal corporation and city of the first class, of 201 E. 5th St, P.O. Box 3003, Gillette, Wyoming, 82717 hereinafter GRANTEE, a Permanent Water Line and General Utility Easement in and to the following described tract of land:

LEGAL DESCRIPTION

A permanent easement located in a parcel located in a portion of the SW1/4 of Section 12, T49N, R72W of the 6th P.M., Campbell County, Wyoming, as recorded in Book 2627 of Photos, Page 146 of the Campbell County Clerks records, lying 30 feet easterly and parallel with the following described line:

Commencing at a point on the west line of said Section 12, also being on the east right of way of Patty Avenue, and being the point of beginning;

Thence along said east right of way, S01°09'43"W, 49.77 feet to the south sixteenth corner of aforementioned Section 12 and Section 11, monumented by a 1976 brass cap stamped LS 577;

Thence continuing along aforementioned west line, S01°07'35"W, 68.80 feet to a point;

Thence continuing along said west line, S01°07'35"W, 258.44 feet to a plastic cap stamped LS 2079 and being the point of termination of said permanent easement.

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

Said permanent easement contains 11310 square feet more or less.

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).

The easement is further shown and described by the drawing attached as Exhibit "A"

Said easement is subject to any right-of-way and or easements, reservations and encumbrances of record.

Said easement unto GRANTEE, its successors, licensees and assigns to have and to hold forever in the lands described above for a waterline and general utility easement over, under, upon and within which to construct, maintain, service, reconstruct, operate, and locate at any time and from time to time any public utilities, such as, for purpose of illustration but not limitation, water pipelines and sanitary sewer lines, storm water drains and sewers, electrical lines, natural gas lines, telephone lines, cable television and other communication lines and other utilities to be determined in the sole discretion of the GRANTEE.

At the conclusion of initial 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 or repair activities to a condition substantially equal to the condition of the disturbed or damaged area before construction within the easement.

BY: Daniel J. Barton, Member of B & F, LLC
STATE OF Wyoming) County of Campbell) State OF Wyoming) Stat
The above and foregoing instrument was acknowledged before me by Daniel J. Barton, Member of B & F, LLC, this7+h_ day of
My Commission Expires: My Commission Expires 8-30-2016 BY: David P. Fakler, Member of B & F, LLC
STATE OF WYOMING) State of Campbell) State of Wyoming) State of Wyoming)
The above and foregoing instrument was acknowledged before me by David P. Fakler, Member of B & F, LLC, this 7th day of August, 2013, who stated that his signature hereto is the free and voluntary act of B & F, LLC. Cynthia J. Korthaus - Notary Public County of State of Wyoning Winning County of Composition
My Commission Expires: My Commission Expires 8-30-2016 Notary Public

EXHIBIT "A" AN EASEMENT LOCATED BY A PORTION OF THE SWI/4 SECTION 12, 149H, R72W OF THE STIN P.M. CAMPBELL COUNTY COUNTRY, WYDMING EAST RIGHT OF WAY GALLERY VIEW ORING - 70.0 30.0° PERMANDIT EASDAIDIT _ 34010 S.F. TEMPORARY CONSTRUCTION EASEMENT \$ 01°07°35" W 258.44 FT 11310 S.F. PERMANENT EASEMENT LEGEND FEE PARCEL — POLYMON EASONEAT — POLYMON EASONEAT — CONSTRUCTION EASONEAT FOUND PROPERTY CORNER BARE REBAR FOUND PROPERTY CORNER PLASTIC CAP LS 2076 DATE: PROJECT NUMBER: CRANTOR: 8 & F, LLC 07/11/13 BASIS OF BEARING: WYDMING STATE PLANE GRID, NADBJ. EAST ZONE (4901) GRID TO GROUND CONVERSION: 1.00025907 ж 13 ACINILA ITAS essional Land Survey SURVEYOR'S CERTIFICATE 4508 WGWAM BLYD. P.D. BOX 2185 GRULTITE, WYO. 82715 PH. (507) 667-0600 I, DAVIO L YLIEM, DO HEREBY CERTIFY THAT I AM A RECISTERED LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WOMING, THAT THIS DRAWNIC WAS MADE FROM HOTES TAKEN DURING AN ACTUAL SURVEY AND IS A TRUE REPRESENTATION OF THE SURVEY, ENGINEERING, INC.