

THIS AGREEMENT, Made and entered into this 19 day of April 1973, by and between
ROBERT J. THOMAS and FLORENCE L. THOMAS, husband and wife,

of Sublette County, State of Wyoming, of the first part, and
REDSTONE CORPORATION, A Wyoming Corporation,

of Sublette County, State of Wyoming, of the second part,

WITNESSETH, That the parties of the first part, for and in consideration of the sum of (\$ 13,920.00)
Thirteen Thousand Nine Hundred Twenty and No/100 — — — — — DOLLARS
in hand paid, as part of the purchase money for the real estate hereinafter described, and upon the EXPRESS CONDITION,
which is hereby declared a condition precedent, TIME being the ESSENCE of such condition; that the said part Y of the
second part, its heirs, executors, administrators or assigns, shall, and do well and faithfully perform the covenants and
agreements hereinafter mentioned on its part to be kept and performed; do hereby for themselves and
their heirs, executors, administrators and assigns, covenant, promise and agree to convey and assure to the said
part of the second part by a good and sufficient Warranty Deed, subject, however, to 8/12 of the taxes of A. D.
1973 and subsequent taxes, to and for the following described real estate, situated in Sublette County,
State of Wyoming, to-wit:

Township 35 North, Range 111 West of the 6th Principal
Meridian, Sublette County, Wyoming:

Section 10: S $\frac{1}{2}$

Containing 320 acres more or less:

Together with all improvements and appurtenances thereunto
appertaining, all water and water rights, ditches and ditch
rights thereunto appertaining;

SUBJECT TO reservations and restrictions contained in United
States Patents and to easements and rights of way of record
or in use.

SOLD FOR Forty-eight Thousand and No/100 — — — — — DOLLARS (\$ 48,000.00)
and to include all improvements now on said property and such other improvements as may hereafter be placed on said prem-
ises, the latter to be held as additional security in case of failure to fulfill the covenants of this contract.

And the part Y of the second part do ES hereby, for itself and its heirs, executors, adminis-
trators and assigns, covenant, promise and agree to and with the said part ies of the first part, their heirs, executors,
administrators, and assigns, to pay the balance of the consideration price for said premises, and all taxes and assessments when
due, as follows, to-wit: Balance of \$34,080.00 payable in five (5) equal annual
payments due each anniversary of date of contract in the amount of \$6816.00
each plus interest at the rate of 8% per annum. Right to accelerate
payments in any multiple of \$1000.00 or the entire balance then due or
to become due on any date after January 1, 1974, is hereby granted.

RECORDED April 27 1973 10:30 AM
IN BOOK 28 miss. PAGE 643
FEES 2.00 and 1.00 COUNTY CLERK
SUBLETTE COUNTY CLERK
by David G. Gabe Deputy

135877

Payable at the office of Robert J. Thomas with interest at the rate of 8 per cent per annum from date.
Interest payable annually. If principal or interest is not paid when due, the same to draw 8 per cent interest per
annum from maturity until paid.
Upon tender of the balance of the purchase price of \$150.00 per acre for
any forty (40) acre legal subdivision, Sellers will deliver Warranty
Deed free of encumbrances to the purchaser.

PROVIDED ALWAYS, and these presents are upon the express condition, that in case of failure of said part Y of the
second part, its heirs, executors, administrators or assigns, to perform all or either of the covenants and promises on
its part to be performed, then said part ies of the first part, their heirs, executors, administrators or
assigns, shall have the right to declare this contract void, and thereupon to recover by distress upon the premises or otherwise
all the interest which shall have accrued upon this contract up to the day of declaring it void, as rent for use and occupation of
said premises; to hold and retain all moneys paid on this contract by said part Y of the second part, as liquidated damages,
and to take immediate possession of the premises; to regard the person or persons in possession on such termination of the
contract as tenant or tenants holding over without permission; and to recover all damages sustained by holding over without
permission, or by reason of any waste or damage committed or suffered on said premises.

The part Y of the second part agrees to keep the buildings on said premises insured in a sum not less than None
Dollars, in favor of and payable to part ies of the first part, as their interests may appear.

This contract issued in duplicate and not transferable without permission in writing of first party first had and obtained.

ATTEST: In presence of

Robert W. Bowers
Secretary

Robert J. Thomas
Florence L. Thomas
REDSTONE CORPORATION, A Wyo. Corp.
By Herrell Beach
President

ACKNOWLEDGMENT

State of Nevada }
County of Elko } ss.

The foregoing instrument was acknowledged before me this 25th day of April, 1973.
Witness my hand and official seal.

JOAN B. GAYNOR
Notary Public State of Nevada
Elko, County, Nevada
Commission expires April 3, 1977

Joan B. Gaynor
Signature
Notary Public
(Title of Officer)

My commission expires on the 3rd day of April, A. D. 1977.