

## WARRANTY DEED

FORM E-92B

615

Battle Mountain Ranch, Inc. and Battle Mountain Lodge, Inc., grantors, for and in consideration of ten and no/100 dollars and other valuable considerations, in hand paid, convey and warrant to THE STATE HIGHWAY COMMISSION OF WYOMING, grantee, the following described real estate, situated in the County of Sublette, State of Wyoming, to-wit:

A portion of a 16.313 acre tract of land known and designated as Amended Survey No. 553, embracing a portion of, approximately, Section 4 in T. 38 N., R. 114 W. of the 6th P.M. in the unorganized Sublette Mining District and bounded, described and platted as follows: "Beginning at corner No. 1, a sandstone 26x10x8 inches, marked 1G/553, with cross (X) on top for exact corner point, with mound of stone, from which U. S. Location Monument No. 44 bears N. 26° 08' W. 439.63 feet distant; thence, first course, west 595.89 feet to corner No. 2, a sandstone 24x12x10 inches marked 2G/553, with cross (X) on top for exact corner point; thence, second course, S. 33° 26' E. 1581.73 feet to corner No. 3, a limestone 24x12x8 inches marked 3G/553, with cross (X) on top for exact corner point; thence, third course, N. 56° 40' E. 506 feet to corner No. 4, a sandstone 24x12x6 inches, marked 4G/553, with cross (X) on top for exact corner point; thence, fourth course, N. 33° 50' W. 1254.27 feet to corner No. 1, the place of beginning."

The parcel of land hereby conveyed and warranted being all that portion of the above described 16.313 acre tract of land lying between parallel right of way lines of hereinafter stated distances apart when measured at right angles or radially to the following described survey line of highway, said parallel right of way lines extending to and terminating at the legal boundaries of said tract:

Beginning at a point on the northerly boundary of said tract from which U. S. Location Monument No. 44 bears N. 23° 35' E. a distance of 424.3 feet;

thence with said parallel right of way lines 150 feet apart, being 100 feet to the left or easterly side and 50 feet to the right or westerly side, S. 32° 29' E. a distance of 871.62 feet to the point of beginning of a 7° 00' spiral curve to the right, the spiral lengths of which are 150 feet;

thence, with said parallel right of way lines 106 feet apart, being 40 feet to the left or easterly side, and 66 feet to the right or westerly side, along said spiral curve to the right through a central angle of 21° 00' a distance of 450 feet to the point of ending of said curve;

thence continuing said 106 feet wide right of way, S. 11° 29' E. a distance of 160 feet, more or less, to the southerly boundary of said tract.

The parcel of land hereby conveyed and warranted containing 4.5 acres, more or less.

That in the event the herein described property ever is abandoned for highway uses, the grantee herein agrees to quitclaim said property to the owner or owners of the remainder of said 16.313 acre tract within a period of twenty-four months from the date of such abandonment.

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RECORDED	June 10	1963	9:00 AM
IN BOOK	Deeds	PAGE	615
FEES \$ None			
SUBLETTE COUNTY, PINEDALE, WYOMING			