

WARRANTY DEED WITH RELEASE OF HOMESTEAD

RONALD H. BROCKING AND EILEEN BROCKING, Husband and wife by
the entirities

grantor S, of Los Angeles County, and State

of California, for and in consideration of \$6500.00

Six Thousand Five Hundred and No/100 DOLLARS

in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO

Martin S. Nielsen and Myra L. Nielsen, husband and wife

grantee S, of Park County and State of Wyoming

the following described real estate, situate in Sublette County and State
of Wyoming, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State,
to-wit:

A parcel of land situated in the $SW\frac{1}{4}SE\frac{1}{4}$ of Section 23, Township 37
North, Range 113 West of the 6th Principal Meridian, Sublette County,
Wyoming, being more particularly described as follows: Beginning on
the west line of the $SW\frac{1}{4}SE\frac{1}{4}$ of said Section 23 at a point located North
 $0^{\circ} 56'$ East 712.81 feet from the south quarter-section corner of said
Section 23; running thence South $74^{\circ} 48'$ East 524.04 feet; thence North
 $15^{\circ} 12'$ East 380.50 feet; thence North $74^{\circ} 48'$ West 620.79 feet to the
west line of said $SW\frac{1}{4}SE\frac{1}{4}$; thence South $0^{\circ} 56'$ West 392.60 feet to the
point of beginning, said parcel of land containing 5.000 acres, and all
corners of said parcel being marked by a 3/4" steel T-bar driven in
the ground topped with a steel identification cap inscribed "RLS 641."

All of the above lands are conveyed together with all improvements
thereon, and easements, appurtenances, incidents and reversionary
rights belonging and appertaining thereto, or used in connection
therewith, and all water and water rights, ditches and ditch rights,
reservoirs and reservoir rights, and the right to the use of all water,
ditches and reservoirs used in connection therewith; subject, however,
to all mining, mineral and other exceptions, reservations, conditions
and rights of way of record. The grantors also hereby convey unto the
grantees, their heirs, administrators and assigns, an undivided 23%
only of the total 100% of all minerals and all mineral rights of every
kind and character now known to exist or which hereafter may be
discovered in said lands, including, without thereby limiting the gener-
ality of the foregoing, all oil, gas and other hydrocarbon substances
and products, together with all mining rights and the right to prospect
for and extract said minerals, oil, gas and other hydrocarbon sub-
stances and products from said land, and the right of ingress and
egress to and from said lands for that purpose.