

## WARRANTY DEED

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

grantor(s), of Park County, and State  
 of Wyoming, for and in consideration of Six Thousand Five Hundred and  
 No/100 (\$6,500.00) ————— DOLLARS  
 in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO  
 Ronald H. Brocking and Eileen Brocking, husband and wife,  
 as tenants by the entireties,

grantee(s), of Los Angeles County and State of California

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°56' East 712.81  
 feet from the south quarter-section corner of said Section 23; running  
 thence South 74°48' East 524.04 feet; thence North 15°12' East 380.50 feet;  
 thence North 74°48' West 620.79 feet to the west line of said SW $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence  
 South 0°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 reser-  
 voir 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, administra-  
 tors 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 generality of the foregoing, all oil, gas and other hydrocar-  
 bon substances and products, together with all mining rights and the right  
 to prospect for and extract said minerals, oil, gas and other hydrocarbon  
 substances and products from said land, and the right of ingress and egress  
 to and from said lands for that purpose.

WITNESS their hands this 21st day of June 1971.

*Martin S. Nielsen*  
Martin S. Nielsen

*Myra L. Nielsen*  
Myra L. Nielsen

State of Wyoming }  
 County of Park } ss.

The foregoing instrument was acknowledged before me this day of June 1971,  
 by Martin S. Nielsen and Myra L. Nielsen, husband and wife.  
 Witness my hand and official seal.

*Richard W. Day*  
Signature

Notary Public  
 Title of Officer

My Commission Expires: RICHARD W. DAY — Notary Public  
 Park County, Wyoming  
 My commission expires August 22, 1972