

# EXHIBIT A

WARRANTY DEED

NORWEST BANK NEBRASKA, N.A., formerly NORWEST BANK OMAHA, N.A., and formerly THE UNITED STATES NATIONAL BANK OF OMAHA, grantor, of 20th and Farnum Streets, Omaha, Nebraska 68103 County, and State of Nebraska, for and in consideration of One Dollar and Other Good and Valuable Considerations

in hand paid, receipt whereof is hereby acknowledged, CONVEY AND WARRANT TO TTT Ranch Company, a Wyoming Corporation,

Grantee, of 111 South Durbin Street, Suite 301, Casper, Natrona County, and State of Wyoming, 82601

the following described real estate, situate in Natrona and Johnson Counties and State of Wyoming, hereby releasing and waiving all rights under and by virtue of the Homestead exemption laws of the State, to-wit:

The real property described upon Exhibit "A" hereto attached, consisting of three (3) pages, and by this reference made a part hereof, together with all improvements thereon situate.

Together with all water rights appurtenant to said lands.

Subject to all easements, rights-of-way and a water rights lease of record in said counties in the offices of the respective County Clerks.

Subject to prior mineral reservations and conveyances of record in said counties.

Subject to taxes for the year 1986.

RECORDED AUG 25 1986 AT 10:26 O'CLOCK AM INSTRUMENT NO. 411775 JOHN J. TOBIN NATRONA COUNTY CLERK CASPER, WYOMING

061293

STATE OF WYOMING } COUNTY OF JOHNSON }

This instrument was filed for record on Sept 11 1986 11:15 P.M. and was duly recorded in Book 378-2 page 475-78, Vol. 1475 Registrar of Deeds. By Carol A. ... Deputy

its hand on this 22 day of August, 1986



NORWEST BANK NEBRASKA, N.A. By Robert D. Dwyer Vice-President

STATE OF Nebraska COUNTY OF Hall

The foregoing instrument was acknowledged before me by Robert D. Dwyer, Vice-President of NORWEST BANK NEBRASKA, N.A.

this 20 day of August, 1986 Witness my hand and official seal.

Signature of Officer

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My Commission Expires ... A. LOIS JEAN REDMAN

**PARCEL #VI**

**TOWNSHIP 41 NORTH, RANGE 81 WEST, 6TH P.M., JOHNSON COUNTY, WYOMING**

Section 7: Lots 1, 2, 3, 4, E1/2NW1/4, NW1/4NE1/4, NE1/4SW1/4, S1/2NE1/4, SE1/4  
 Section 17: SW1/4  
 Section 18: Lot 1, E1/2NW1/2, E1/2  
 Section 19: Lots 1, 2, 3, 4, E1/2NW1/2, E1/2  
 Section 20: SW1/4, NE1/4, E1/2NW1/4, E1/2NW1/2NW1/4  
 Section 29: NW1/4  
 Section 30: Lots 1, 2, E1/2NW1/4, NE1/4

**TOWNSHIP 41 NORTH, RANGE 82 WEST, 6TH P.M., JOHNSON COUNTY, WYOMING**

Section 11: All  
 Section 12: E1/2SE1/4, NW1/4SE1/4, N1/2, SW1/4  
 Section 13: All, EXCEPT a tract of land located in the N1/2 of Section 13 as set forth in Deed recorded September 11, 1900, in Deed Record 87A-21, Page 384 (same lands as located in Parcel #VII)  
 Section 14: All  
 Section 15: All  
 Section 20: NE1/4  
 Section 21: N1/2NW1/4, SE1/4NW1/4, NE1/4SW1/4, E1/2  
 Section 22: SE1/4SE1/4, W1/2, W1/2E1/2, SE1/4NE1/4, NE1/4SE1/4  
 Section 23: All  
 Section 24: All  
 Section 25: N1/2  
 Section 26: N1/2  
 Section 27: N1/2

**PARCEL #VII**

**TOWNSHIP 41 NORTH, RANGE 81 WEST, 6TH P.M., JOHNSON COUNTY, WYOMING**

Section 1: W1/2SW1/4  
 Section 2: E1/2SE1/2  
 Section 11: E1/2, N1/2NW1/4  
 Section 12: SW1/4SE1/4  
 Section 13: NW1/4NE1/4, NW1/4  
 Section 14: E1/2  
 Section 15: W1/2  
 Section 16: SE1/4  
 Section 21: All  
 Section 22: SW1/4NW1/4  
 Section 27: SW1/4NW1/4  
 Section 28: N1/2  
 Section 29: E1/2NE1/4

**TOWNSHIP 41 NORTH, RANGE 81 WEST, 6TH P.M., JOHNSON COUNTY, WYOMING, CONTINUED**

All of the NE1/4NW1/4, NW1/4SW1/4, S1/2SW1/4, SW1/4SE1/4, SE1/4NW1/4 of Section 22 and the SW1/4NE1/4, N1/2NW1/4, SE1/4NW1/4 of Section 27

**EXCEPTING THEREFROM:** Beginning at a point 415 feet South from the North Quarter corner of Section 22 in Township 41 North of Range 81 West, running thence S. 47°05' W., 905 feet; thence S. 1045' E., 450 feet; thence S. 26°30' W., 1,290 feet; thence East 1,240 feet; thence North 2,225 feet to the point of beginning.

**AND ALSO EXCEPTING THEREFROM:** Beginning at a point 576 feet East from the Southwest corner of Section 22, Township 41 North, Range 81 West, running thence S. 15°15' E., 775 feet; thence S. 69°15' E., 1,775 feet; thence S. 24°30' E., 720 feet; thence S. 82°05' E., 840 feet; thence N. 42°40' E., 570 feet; thence North 3,020 feet; thence West 2,640 feet; thence North 1,159 feet; thence S. 41°30' W., 1,130 feet; thence S. 14°00' W., 665 feet; thence S. 15°15' E., 990 feet to the point of beginning.

PARCEL #VII:

TOWNSHIP 41 NORTH, RANGE 82 WEST, 6TH P.M., JOHNSON COUNTY, WYOMING

✓ Section 13: A tract of land located in the NE/2, more particularly described as follows:

Beginning at a point which bears North 68°47'39" West a distance of 3087.88' from the East Quarter corner of Section 13; thence North 58°45' East a distance of 535.59'; thence North 0°48' East a distance of 135.35'; thence South 74°03' East a distance of 1142.58'; thence South a distance of 1002.05'; thence North 88°41' West a distance of 1573.04'; thence North a distance of 867.39', more or less, to the point of beginning.

PARCEL #VIII:

TOWNSHIP 40 NORTH, RANGE 80 WEST, 6TH P.M., NANTONA COUNTY, WYOMING

Section 21: SW1/4SW1/4  
Section 3: S1/2SE1/4  
Section 9: S1/2NE1/4, SE1/4, E1/2SW1/4, SE1/4NW1/4  
Section 10: E1/2, NE1/2SW1/4, SW1/4SW1/4  
Section 11: W1/2, SE1/4, and all of the NE1/4 EXCEPTING THEREFROM the following described strip of land for highway purposes, to wit:

All that portion of the NE1/4 of Section 12, Twp. 40 N., Range 80 West of the 6th P.M., Wyoming, lying between parallel right of way lines 300 feet apart being 125 feet on the left or westerly and 175 on the right or easterly 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 NE1/4;

Beginning at a point on the East boundary of said NE1/4, from which the northeast corner thereof bears N. 0°07' W. a distance of 1484.8 feet, said point being on a 1030' curve to the right, the radius of which is 3819.7 feet and at which point a line tangent to said curve bears N. 46°03' W; thence along said 1030' curve through a central angle of 15°22' a distance of 1024.0 feet; thence running N. 30°41' W. a distance of 783.8 feet to a point on the North boundary of said NE1/4, from which the Northeast corner thereof bears N. 89°32' E. a distance of 1034.2 feet.

Section 15: NE1/2NE1/2  
Section 20: NE1/4SW1/4  
Section 29: W1/2  
Section 30: E1/2  
Section 32: SW1/4NW1/4

TOWNSHIP 41 NORTH, RANGE 81 WEST, 6TH P.M., NANTONA COUNTY, WYOMING

Section 27: SW1/4  
Section 28: SE1/4  
Section 30: S1/2  
Section 31: NE1/4NW1/4, NE1/4, NE1/2SE1/2, Lot 4

TOWNSHIP 40 NORTH, RANGE 82 WEST, 6TH P.M., NAURONA COUNTY, WYOMING

Section 2: E1/2, E1/2NW1/4, NE1/4SW1/4, S1/2SW1/4  
 Section 3: W1/2, E1/2NE1/4, SE1/4  
 Section 4: All  
 Section 5: SE1/4, E1/2SW1/4  
 Section 6: W1/2, SW1/4NE1/4, NW1/4SE1/4  
 Section 7: E1/2NW1/4, SW1/4  
 Section 8: N1/2N1/2  
 Section 9: NE1/4NW1/4, N1/2NE1/4, SE1/4NE1/4  
 Section 10: All  
 Section 11: W1/2, NE1/4, N1/2SE1/4, SW1/4SE1/4  
 Section 18: W1/2, SW1/4NE1/4, W1/2SE1/4, W1/2SE1/4SE1/4  
 Section 19: NE1/4NW1/4, N1/2NE1/4

TOWNSHIP 41 NORTH, RANGE 82 WEST, 6TH P.M., NAURONA COUNTY, WYOMING

Section 25: S1/2  
 Section 26: E1/2  
 Section 27: S1/2  
 Section 28: A part of the E1/2SE1/4, being more particularly described as follows:  
 Beginning at the SE corner of Section 28, Twp. 41 N., Range 82 W., thence West 934 feet; thence in a diagonal line to the NE corner of the NE1/4SE1/4 of Section 28; thence South 2640 feet to the point of beginning.  
 Section 31: SW1/4, W1/2SE1/4, SE1/4SE1/4, Lot 2, SE1/4NW1/4, SW1/4NE1/4  
 Section 33: E1/2E1/2  
 Section 34: N1/2, SW1/4, S1/2SE1/4  
 Section 35: All

TOWNSHIP 40 NORTH, RANGE 83 WEST, 6TH P.M., NAURONA COUNTY, WYOMING

Section 1: Lots 1, 2, SE1/4NE1/4  
 Section 24: W1/2E1/2