

Return To: BOTTINEAU COUNTY ABSTRACT CO.  
P O BOX 24  
BOTTINEAU ND 58318-0024

OFFICE OF COUNTY RECORDER 117657  
County of Sheridan, North Dakota

I hereby certify that the within instrument was filed in this office for record on 7/16/2010 at 9:29 AM, and was duly recorded in Book C-87 on Page 34

County Recorder Joyce H. Dochter  
By Kathleen C. Minett Deputy  
Fee: \$ 28.00 ATTN: BOTTINEAU COUNTY ABSTRACT CO. P O BOX 24  
BOTTINEAU ND 58318-0024



COPIED ☒  
COMPR'D ☒  
QNTOR ☒  
QRTSE ☒  
TRACT ☒  
RECT ☒  
CANCE ☒

Form 3-1916  
Revised October, 1989

UNITED STATES DEPARTMENT OF THE INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
CONVEYANCE OF EASEMENT FOR WATERFOWL MANAGEMENT RIGHTS

421X, 1-3

THIS INDENTURE, by and between **Leon P. Kolschefski, also known as Leon Kolschefski and Sheila D. Kolschefski, also known as Sheila Kolschefski, husband and wife of 2735 Center Avenue NW, Butte, North Dakota 58723** parties of the first part, and the UNITED STATES OF AMERICA, acting by and through the Secretary of the Interior or his authorized representative, party of the second part

WITNESSETH:

WHEREAS, the Migratory Bird Conservation Act, 16 U.S.C. § § 715-715s, the Migratory Bird Hunting and Conservation Stamp Act, 16 U.S.C. § § 718-718j, the Fish and Wildlife Act of 1956, 16 U.S.C. § § 742a-742j, the Emergency Wetlands Resources Act of 1986, 16 U.S.C. § § 3901-3932, and the Land and Water Conservation Fund Act, 16 U.S.C. § 4601-4 to 4601-11, authorize the Secretary of the Interior to acquire small wetland or pothole areas suitable for use as waterfowl production areas:

WHEREAS, the lands described below contain or include small wetland or pothole areas suitable for use as waterfowl production areas:

NOW, THEREFORE, for and in consideration of the sum of \*

the parties of the first part do hereby convey to the United States, commencing with the acceptance of this indenture by the Secretary of the Interior or his authorized representative which acceptance must be made within 12 months of the execution of this indenture by the parties of the first part, or any subsequent date as may be mutually agreed upon during the term of this option, a permanent easement (in perpetuity) or right of use for the maintenance of the land described below as a waterfowl production area, including the right of ingress to and egress on, over, across and through any and all lands as described below by authorized representatives of the United States.

The lands covered by this conveyance are those wetland areas, including lakes, ponds, marshes, sloughs, swales, swamps, potholes, and other wholly or partially water-covered areas, now existing or subject to recurrence through natural or manmade causes, delineated on the map(s) attached hereto as Exhibit A and incorporated herein by this reference; provided, always, that the lands covered by this conveyance shall include any enlargements of said wetland areas resulting from normal or abnormal increased water. The lands described on Exhibit A, and the aforementioned right of ingress to and egress extends on, over, across and through any and all lands within the following described legal subdivision(s) in Sheridan County, State of North Dakota, to-wit:

**T. 149 N., R. 76 W., 5th P.M.**

Section 5, Government Lot 1, SE1/4NE1/4

**T. 150 N., R. 76 W., 5th P.M.**

Section 28, S1/2SW1/4

Section 32, N1/2NE1/4, SE1/4NE1/4, NE1/4SE1/4

**T. 150 N., R. 77 W., 5th P.M.**

Section 8, SE1/4

Subject, however, to all valid existing rights-of-way for highways, roads, railroads, pipelines, canals, laterals, electrical transmission lines, telegraph and telephone lines, cable lines, and all mineral rights.

The parties of the first part, for themselves, their heirs, successors and assigns, covenant and agree that they will cooperate in the maintenance of the aforesaid lands as a waterfowl production area by not draining, causing or permitting the draining by construction of ditches, or by any means, direct or indirect, whether through the transfer of appurtenant water rights or otherwise, of any surface waters in or appurtenant to these wetland areas delineated on Exhibit A; by not filling, causing or permitting the filling in with earth or any other material or leveling, causing or permitting the leveling of any part or portion of said delineated wetland areas; and by not burning, causing or permitting the burning of any wetland vegetation on any part or portion of said delineated wetland areas. It is understood and agreed that this indenture imposes no other obligations or restrictions upon the parties of the first part and that neither they nor their successors, assigns, lessees, or any other person or party claiming under them shall in any way be restricted from carrying on farming practices such as grazing at any time, hay cutting, plowing, working and cropping wetlands when the same are dry of natural causes, and that they may utilize all of the subject lands in the customary manner except for the draining, filling, leveling, and burning provisions mentioned above.

Copies of the above-referenced map(s), being Exhibit A, are on file in the Office of the Regional Director, U.S. Fish and Wildlife Service.

**SPECIAL PROVISIONS**

1. This indenture shall not be binding upon the UNITED STATES OF AMERICA until accepted on behalf of the United States by the Secretary of the Interior or his authorized representative, although this indenture is acknowledged by the parties of the first part to be presently binding upon the parties of the first part and to remain so until the expiration of said period for acceptance, as hereinabove described, by virtue of the payment to parties of the first part, by the UNITED STATES OF AMERICA, of the sum of One Dollar, the receipt of which is hereby expressly acknowledged by parties of the first part.
2. Notice of acceptance of this agreement shall be given the parties of the first part by certified mail addressed to **Leon Kolschewski 2735 Center Ave. NW Butte, ND 58723** and such notice shall be binding upon all the parties of the first part without sending a separate notice to each.
3. It is further mutually agreed that no Member of or Delegate to Congress, or Resident Commissioner, shall be admitted to any share or part of this contract, or to any benefit to arise thereupon. Nothing, however, herein contained shall be construed to extend to any incorporated company, where such contract is made for the general benefit of such incorporation or company.
4. Payment of the consideration will be made by a United States Treasury check after acceptance of this indenture by the Secretary of the Interior or his authorized representative and after the Attorney General, or in appropriate cases, the Solicitor of the Department of the Interior shall have approved the easement interest thus vested in the United States.

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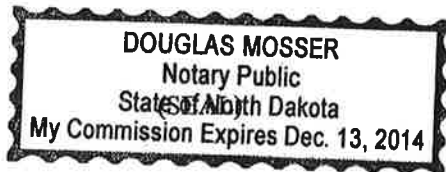
IN WITNESS WHEREOF the parties of the first part have hereunto set their hands and seals this 15 day  
of April, 20 10.

Leon P. Kolschefski (L.S.) Sheila Kolschefski (L.S.)  
Leon P. Kolschefski, also known as Leon Kolschefski Sheila D. Kolschefski, also known as Sheila Kolschefski

ACKNOWLEDGMENT

STATE North Dakota )  
COUNTY OF Sheridan )ss

On this 15 day of April, 20 10 before me personally appeared **Leon P. Kolschefski, also known as Leon Kolschefski and Sheila D. Kolschefski, also known as Sheila Kolschefski, husband and wife** known to me to be the person(s) described in and who executed the foregoing instrument and acknowledged to me that they executed the same as their free act and deed.



Notary Public:

Douglas Mosser

My commission expires:

12/13/14

ACCEPTANCE

The Secretary of the Interior, acting by and through his authorized representative, has executed this agreement on behalf of the United States this \_\_\_\_\_ day of JUL 06 2010.

THE UNITED STATES OF AMERICA

By: Suzanne M. Oliveira  
Title: CHIEF, DIVISION OF REALTY

U.S. Fish and Wildlife Service

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UNITED STATE DEPARTMENT OF INTERIOR  
U.S. FISH AND WILDLIFE SERVICE  
EXHIBIT "A"

Kolschefske, Leon P.

TRACT: 421X, 1-3

Map: 1 of 4

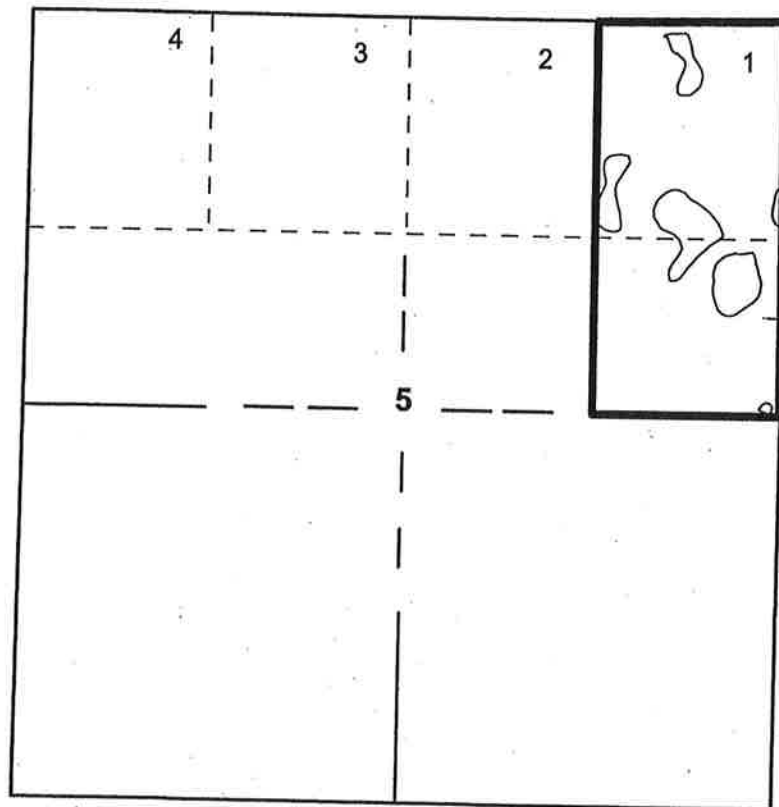
WATERFOWL PRODUCTION AREA Sheridan

County, State of North Dakota

EASEMENT AUTHORIZED BY MIGRATORY BIRD HUNTING STAMP ACT OF MARCH 16, 1934, AS AMENDED.

T. 149 N., R. 76 W., 5th Principal Meridian

Section 5, Government Lot 1, SE1/4NE1/4



Lot Table	
Lot	Acres
1	40.66
2	40.69
3	40.71
4	40.74

(421X)

Scale: 4" = 1 mile

This map delineates wetlands referred to in the easement conveyance dated 4-15-10, which the parties of the first part agree to maintain as a waterfowl production area. The lands covered by this conveyance include any enlargement of the delineated wetland areas resulting from normal or abnormal increased water.

Leon P. Kolschefske

Sheila Kolschefske

Legend:



Boundary of Easement Description

Wetlands Covered by Provisions of the Easement

Wetland Restoration Structure

Map prepared by: Doug Mosser

Date: 3/18/2010

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Kolschefski, Leon P.

TRACT: 421X, 1-3

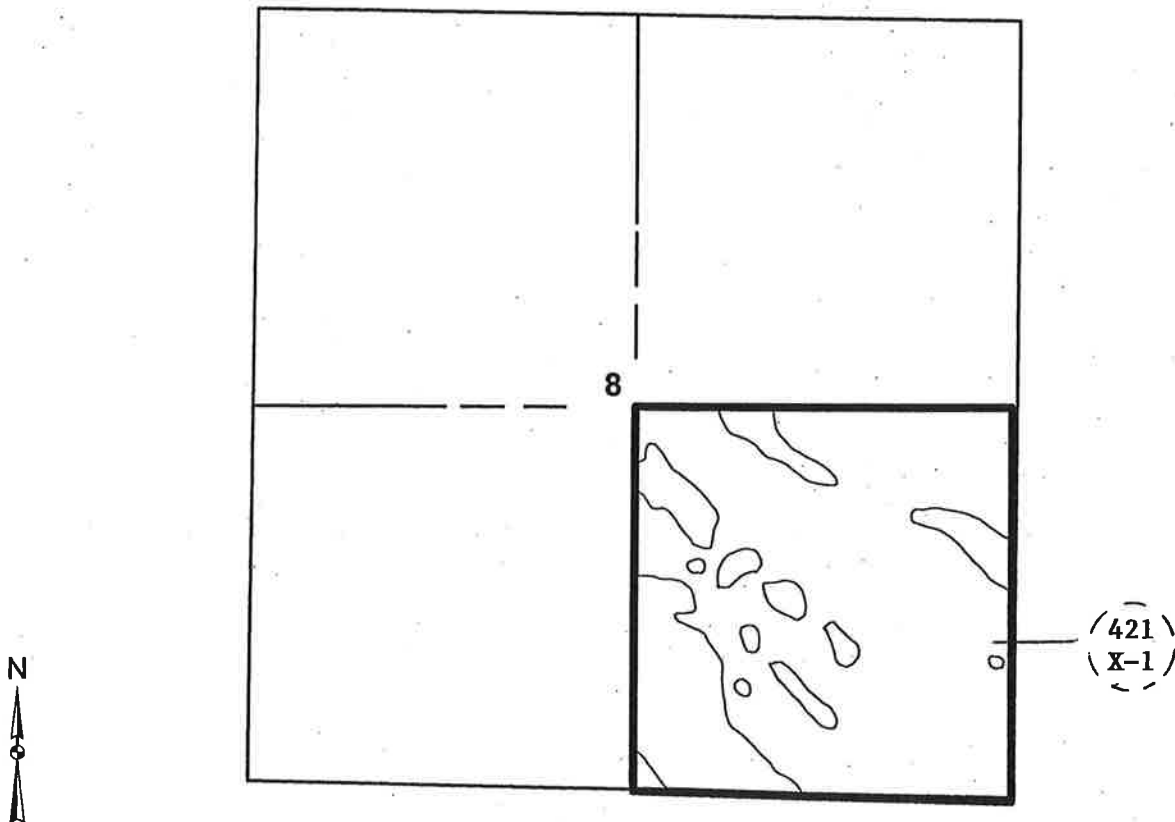
Map: 2 of 4

WATERFOWL PRODUCTION AREA Sheridan County, State of North Dakota

EASEMENT AUTHORIZED BY MIGRATORY BIRD HUNTING STAMP ACT OF MARCH 16, 1934, AS AMENDED.

T. 150 N., R. 77 W., 5th Principal Meridian

Section 8, SE1/4



Scale: 4" = 1 mile

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Leon P. Kolschefski

Sheila Kolschefski

Legend:



Boundary of Easement Description



Wetlands Covered by Provisions of the Easement



Wetland Restoration Structure

Map prepared by: Doug Mosser

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Kolschefski, Leon P.

TRACT: 421X, 1-3

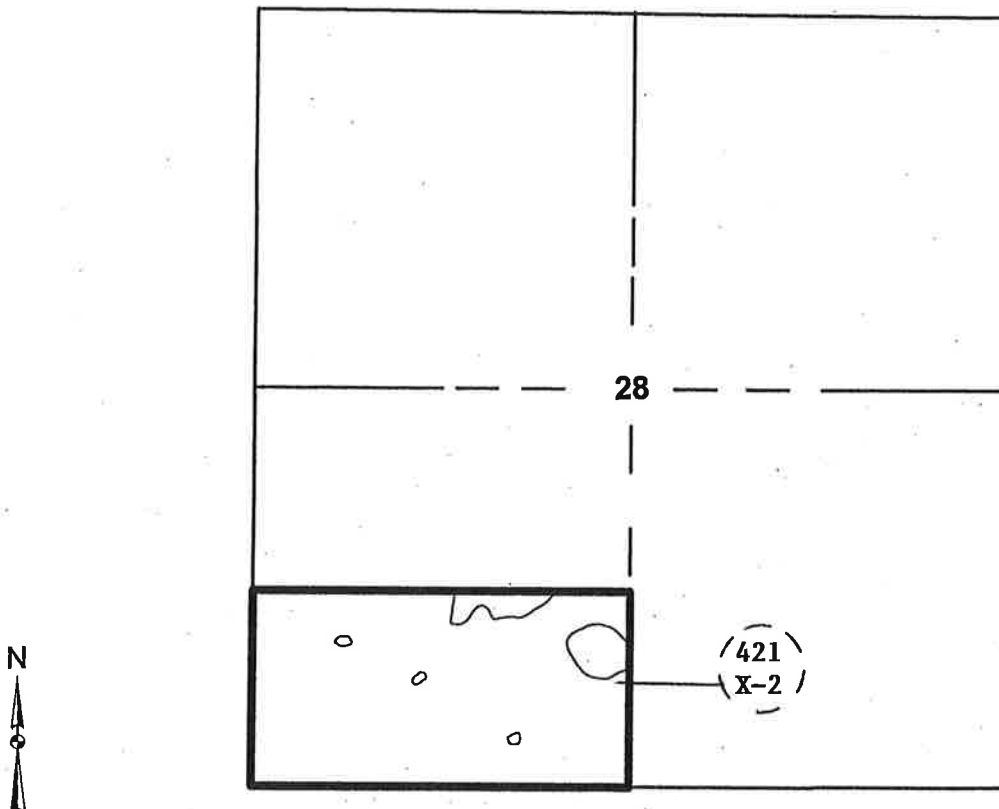
Map: 3 of 4

WATERFOWL PRODUCTION AREA Sheridan County, State of North Dakota

EASEMENT AUTHORIZED BY MIGRATORY BIRD HUNTING STAMP ACT OF MARCH 16, 1934, AS AMENDED.

T. 150 N., R. 76 W., 5th Principal Meridian

Section 28, S1/2SW1/4




Scale: 4" = 1 mile

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Leon P. Kolschefski

Sheila Kolschefski

Legend:

 Boundary of Easement Description



Wetland Restoration Structure



Wetlands Covered by Provisions of the Easement

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Kolschefski, Leon P.

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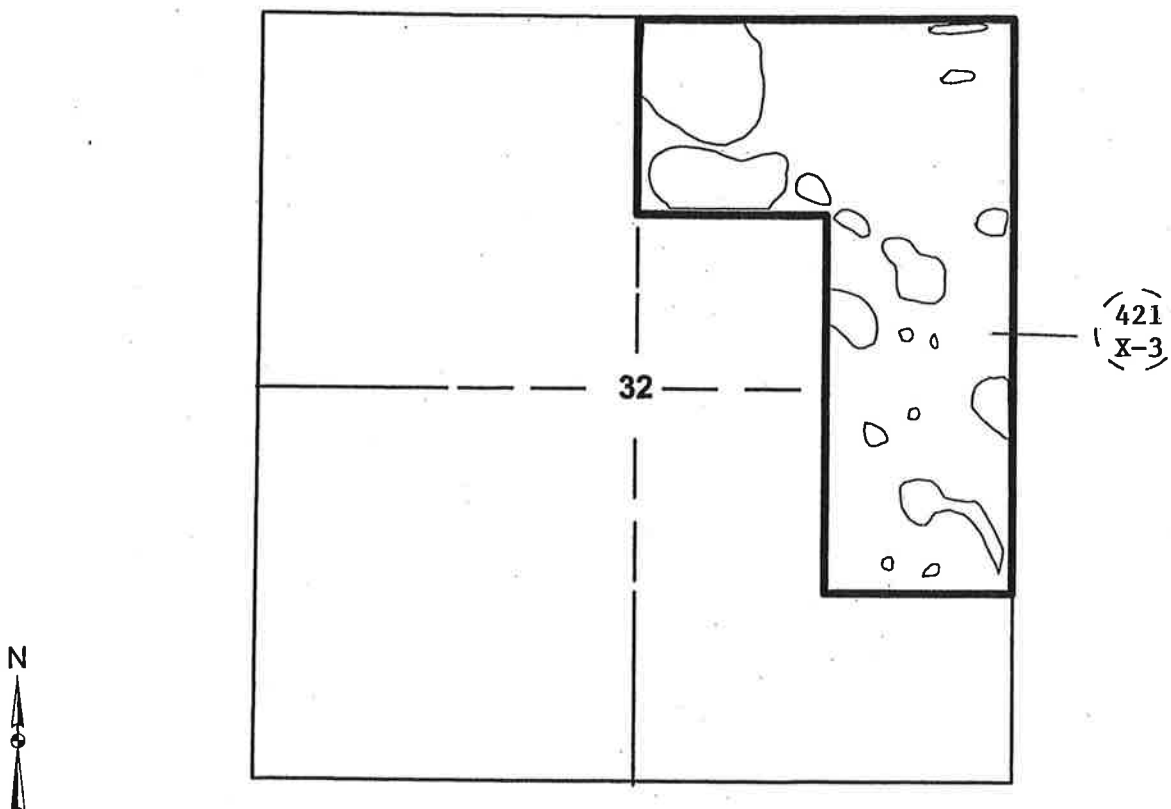
Map: 4 of 4

WATERFOWL PRODUCTION AREA Sheridan County, State of North Dakota

EASEMENT AUTHORIZED BY MIGRATORY BIRD HUNTING STAMP ACT OF MARCH 16, 1934, AS AMENDED.

T. 150 N., R. 76 W., 5th Principal Meridian

Section 32, N1/2NE1/4, SE1/4NE1/4, NE1/4SE1/4




Scale: 4" = 1 mile

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Leon P. Kolschefski

Sheila Kolschefski

Legend:

 Boundary of Easement Description

 Wetlands Covered by Provisions of the Easement



Wetland Restoration Structure

Map prepared by: Doug Mosser

Date: 3/18/2010