



**LOTS 1, 2 and 3  
RANKIN SUBDIVISION**

An Addition to the City of Torrington, Goshen County, Wyoming

SURVEYOR'S CERTIFICATE

I, M. C. Schaff, a Wyoming Registered Land Surveyor, hereby certify that I have surveyed and prepared a plat of Lots 1, 2, and 3, Rankin Subdivision to the City of Torrington, Goshen County, Wyoming, situated in the Southwest Quarter of the Southeast Quarter of Section 10, and the Northwest Quarter of the Northeast Quarter of Section 15, Township 24 North, Range 61 West of the 6th P.M., Goshen County, Wyoming, more particularly described as follows:

Beginning at the point of intersection of the East right of way line of East 'E' Street and the South right of way line of 17th Street, as platted in the Town of Torrington, Goshen County, Wyoming, thence southerly on the East right of way line of East 'E' Street, on a bearing of S 00°31'26"W, on a line being parallel with the North-South Centerline of Section 10, a distance of 180.54 feet, thence bearing N 89°52'22"E, on a line parallel with the South right of way line of 17th Street, a distance of 130.00 feet, thence bearing S 00°31'26"W, on a line parallel with the North-South Centerline of Section 10, a distance of 378.63 feet, to the point of intersection with the North right of way line of U.S. Highway 26, said point being 165.00 feet northeasterly of the centerline of the Burlington-Northern Railroad Main Track, as measured perpendicular to said centerline of main track, thence bearing S 67°03'40"E, on the North right of way line of U.S. Highway 26, and said line being parallel with the centerline of the Burlington-Northern Railroad Main Track, a distance of 172.00 feet, to the point of intersection with the West right of way line of East 'F' Street, as platted in the Town of Torrington, Goshen County, Wyoming, thence bearing N 00°31'26"E, on a line parallel with the North-South Centerline of Section 10, a distance of 625.34 feet, to the point of intersection with the South right of way line of 17th Street, thence bearing S 89°52'22"W, on the South right of way line of 17th Street, a distance of 279.84 feet, to the POINT OF BEGINNING, containing an area of 2.48 acres, more or less.

That the accompanying plat is a true delineation of said survey drawn to a scale of 40 feet to the inch. That all dimensions are in feet and decimals and that each lot and block has its own number. That the boundary of the plat is shown with a heavy solid line with dashed lines being shown for orientation purposes only.

WITNESS MY HAND AND SEAL this 18<sup>th</sup> day of March, 1998, FOR THE FIRM OF M. C. SCHAFF AND ASSOCIATES, INC.

M. C. Schaff, Wyoming Registered Land Surveyor, L. S. 2456



OWNER'S STATEMENT

We, the undersigned, being the owners of Lots 1, 2, and 3, Rankin Subdivision, an Addition to the City of Torrington, Wyoming, as described in the foregoing "Surveyor's Certificate" and shown on the accompanying plat have caused such real estate to be platted as LOTS 1, 2, AND 3, RANKIN SUBDIVISION, to the City of Torrington, Goshen County, Wyoming.

That the foregoing plat is made with the free consent and in accordance with the desires of the undersigned owners. We hereby dedicate the utility easement shown on the plat to the use and benefit of the public.

Dated this 15<sup>th</sup> day of March, 1998.

Robert L. Rankin  
Beth Rankin  
Husband and Wife

ACKNOWLEDGEMENT

STATE OF WYOMING )  
COUNTY OF GOSHEN )

Before me, a Notary Public, qualified and acting in said County, personally came Robert L. Rankin, and Beth Rankin, Husband and Wife, to me known to be the identical persons whose signature is affixed to the foregoing "Owner's Statement" and acknowledged the execution thereof to be their voluntary act and deed.

WITNESS MY HAND AND NOTARIAL SEAL this 18<sup>th</sup> day of March, 1998.

My Commission Expires July 20, 1999  
Notary Public

APPROVAL AND ACCEPTANCE

The foregoing plat of LOTS 1, 2, AND 3, RANKIN SUBDIVISION, an Addition to the City of Torrington, Goshen County, Wyoming, is hereby approved by the Mayor and City Council of the City of Torrington, Wyoming, by resolution duly passed this 15<sup>th</sup> day of March, 1998.

Attest:  
City Clerk  
Mayor

809697  
STATE OF WYOMING )  
COUNTY OF GOSHEN )  
RECORDED 3-17-98  
BY 2112 D'OLIVER  
BOOK 27 PAGE 76  
WYOMING COUNTY CLERK