

SUBDIVISION PLAT SETUP FORM

Subdivision Proper Name MOUNTAIN VIEW HOMES SUBDIVISION 2ND FILING
Received from A V I ENGINEERING
Grantor S W SELF STORAGE LLC
Grantee RE MOUNTAIN VIEW HOMES SUBD 02F
Document Date 4/6/2018
Legal Description TR 3, 4 MOUNTAIN VIEW HOMES SUBD

SUBDIVISION INFORMATION

Short Alpha Name MOUNTAIN VIEW HOMES SUBD 02F
Block Name BLOCK Lot Name LOT
Replats Previous Platting Y Defunct Subdivision N

ABSTRACTING INFORMATION

Existing Parcels Affected

Township & Range/Subdivision	Beginning Lot/Sec	Ending Lot/Sec	Block #	In-Active Y/N
MOUNTAIN VIEW HOMES SUBD	3	4		Y

New Subdivision Parcels Created

Subdivision Name	Beginning Lot #	Ending Lot #	Block #
MOUNTAIN VIEW HOMES SUBD 02F	1	1	1

RECORDED 4/17/2018 BY 2110 ERI BEK 11 PAGE 03
Debra K. Lee, CLERK OF LARABEE COUNTY, SC PAGE 1 OF 1

REC # 795254

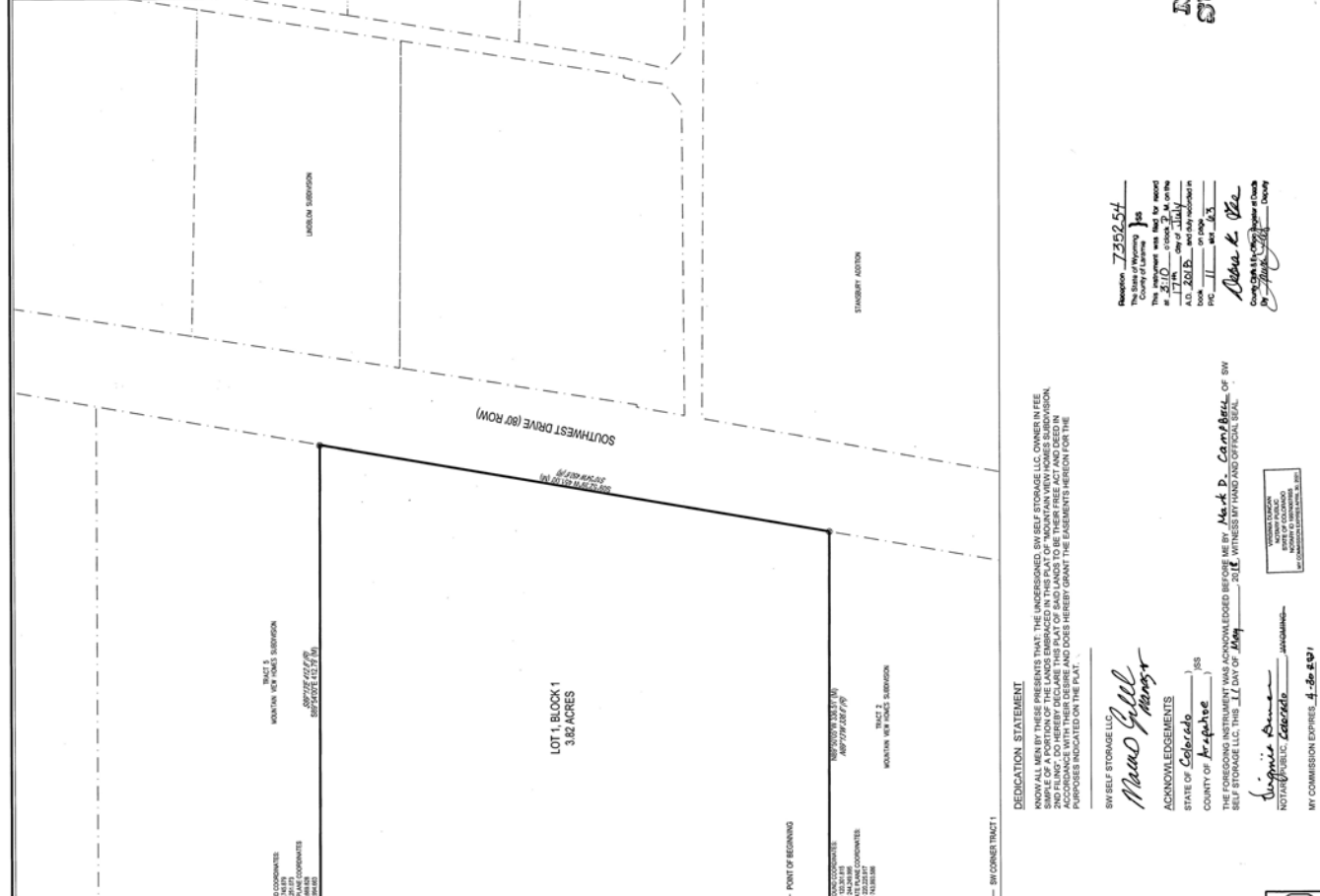
LEGAL DESCRIPTION
 THE FOLLOWING IS A LEGAL DESCRIPTION FOR A PARCEL OF LAND BEING SITUATED IN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 13 NORTH RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, LARAMIE COUNTY WYOMING, A REPLAT OF TRACTS 3 AND 4 OF MOUNTAIN VIEW HOMES SUBDIVISION, LARAMIE COUNTY WYOMING. A REPLAT OF TRACTS 3 AND 4 OF MOUNTAIN VIEW HOMES SUBDIVISION, LARAMIE COUNTY WYOMING, BEGINS AT FOUND ALUMINUM CAP SAID POINT BEING AT THE WEST CORNER COMMON TO TRACTS 2 AND 3 OF SAID MOUNTAIN VIEW HOMES SUBDIVISION, THENCE ALONG THE WESTERLY ALUMINUM CAP SAID POINT BEING THE WESTERLY CORNER COMMON TO TRACTS 4 AND 5 OF SAID MOUNTAIN VIEW HOMES, THENCE ALONG THE PROPERTY LINE COMMON TO SAID TRACTS 4 AND 5 ON THE WESTERN FRONT OF WAY OF SOUTHWEST DRIVE, THENCE ALONG SAID WESTERLY FRONT OF WAY 609'52"39" A DISTANCE OF 491.00 FEET TO A FOUND ALUMINUM CAP SAID POINT BEING COMMON TO SAID TRACTS 2 AND 3 AND 320'97" A DISTANCE OF 320.51 FEET OR LESS TO THE SAID PARCEL OF LAND CONTAINS 3.82 ACRES MORE OR LESS AND IS SUBJECT TO ALL EASEMENTS OF RECORD WHETHER SHOWN OR NOT.

PLAT NOTES:
 1. A 3/4" REBAR 24" LONG WITH A 2" ALUMINUM CAP STAMPED ANY PCS 12045 WILL BE PLACED AT ALL PROPERTY BOUNDARY CORNERS DENOTED TO BE SET, INCLUDING BUT NOT LIMITED TO POINTS OF CONTINGUOUS POINTS OF TANGENCY AND ANGLE POINTS.
 2. PORTIONS OF THE PLATED BOUNDARY LIE WITHIN ZONE 7X (AREAS DETERMINED TO BE OUTSIDE THE FLOOD INSURANCE RATE MAPS FOR LARAMIE COUNTY MAP NO. 56220125F WITH AN EFFECTIVE DATE OF JANUARY 2007).
 3. FIRE PROTECTION IS PROVIDED BY LARAMIE COUNTY FIRE DISTRICT NO. 1.
 4. NO PUBLIC WATER, SEWER SYSTEM PROVIDED BY CHEYENNE BOARD OF PUBLIC UTILITIES.
VACATION STATEMENT
 THIS PLAT VACATES ANY AND ALL TRACT LINES WITHIN THE BOUNDS OF THIS PLAT.
BASIS OF BEARINGS
 COORDINATES ARE GROUND COORDINATES BASED ON US STATE PLANE 1983, WYOMING STATE PLANE EAST ZONE 49N. ALL BEARINGS ARE TRUE BEARINGS. ALL COORDINATES ARE TO THE EASTING AND MULTIPLY BY A PROJECT SCALE FACTOR OF 0.99995548.
 GROUND NORTHING = 103201.83
 GROUND EASTING = 24226.58
 STATE PLANE NORTHING = 252225.92
 STATE PLANE EASTING = 24226.58
 STATE PLANE BOUNDING = 43698.17

APPROVALS
 APPROVED BY THE CHEYENNE PLANNING COMMISSION THIS 5TH DAY OF MARCH, 2018.
 APPROVED BY THE CITY COUNCIL OF THE CITY OF CHEYENNE THIS 8TH DAY OF MARCH, 2018.
 APPROVED BY THE LARAMIE COUNTY PLANNING COMMISSION THIS 8TH DAY OF MARCH, 2018.
 APPROVED BY THE COUNTY COMMISSIONERS OF LARAMIE COUNTY, WYOMING THIS 3RD DAY OF APRIL, 2018.
 APPROVED BY THE COUNTY COMMISSIONERS OF LARAMIE COUNTY, WYOMING THIS 3RD DAY OF APRIL, 2018.
 APPROVED BY THE COUNTY COMMISSIONERS OF LARAMIE COUNTY, WYOMING THIS 3RD DAY OF APRIL, 2018.

CERTIFICATE OF SURVEYOR
 I, ADAM E. DEBACHER, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF WYOMING, DO HEREBY CERTIFY THAT I AM THE SURVEYOR OF RECORD FOR THIS PLAT AND I HAVE PERSONALLY CONDUCTED THE SURVEY AND FIELD NOTES OF A FINAL PLAT SURVEY CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION AND I HAVE REVIEWED THE PLAT AND FIELD NOTES AND I AM CONVINCED THAT THIS PLAT CORRECTLY REPRESENTS SAID SURVEY OF THE LAND DESCRIBED HERETO TO THE BEST OF MY KNOWLEDGE.

FINAL PLAT FOR MOUNTAIN VIEW HOMES SUBDIVISION, 2ND FILING
 A REPLAT OF TRACTS 3 AND 4 OF MOUNTAIN VIEW HOMES SUBDIVISION BEING SITUATED IN A PORTION OF THE SW 1/4 SECTION 12 TOWNSHIP 13 NORTH RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, LARAMIE COUNTY, WYOMING.
 PREPARED APRIL 2018



LEGEND
 FOUND ALUMINUM CAP
 FOUND IRON ROD
 FOUND STONE
 SET ALUMINUM CAP ANY FC WY PLS 12045
 MEASURED DATA THIS PLAT
 RECORD DATA FROM MOUNTAIN VIEW HOMES
 EASEMENT LINES
 PLAT BOUNDARY

DEDICATION STATEMENT
 KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, SW SELF STORAGE LLC, OWNER IN FEE OF SAID LANDS, DO HEREBY DECLARE THIS PLAT OF SAID LANDS TO BE THEIR FREE ACT AND DEED IN FULL PAYMENT OF ALL TAXES AND LIENS THEREON, AND DOES HEREBY GRANT THE EASEMENTS HERETO FOR THE PURPOSES INDICATED ON THE PLAT.

ACKNOWLEDGEMENTS
 STATE OF Wyoming
 COUNTY OF Cheyenne
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adam E. Debacher OF SW SELF STORAGE LLC, THIS 3RD DAY OF April, 2018. WITNESSE MY HAND AND OFFICIAL SEAL.

SW SELF STORAGE LLC
 Adam E. Debacher
 STATE OF Wyoming
 COUNTY OF Cheyenne
 My Commission Expires: 4-26-2018

FILING RECORD
 REC # 713134
 FILED IN LARAMIE COUNTY, WYOMING
 APRIL 20 2018
 COUNTY CLERK

PROJECT: MOUNTAIN VIEW HOMES SUBDIVISION 2ND FILING
 DRAWING TITLE: FINAL PLAT
 DRAWING NO.: 4074
 JOB NO.:
 CHECKED BY:
 RECORDED BY:
 DATE: MAR 02 2018
 DRAFTER: ADAM E. DEBACHER
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 CHEYENNE, WYOMING 82001
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 FAX: 307.634.1101
 WWW.SWSELFSTORAGE.COM