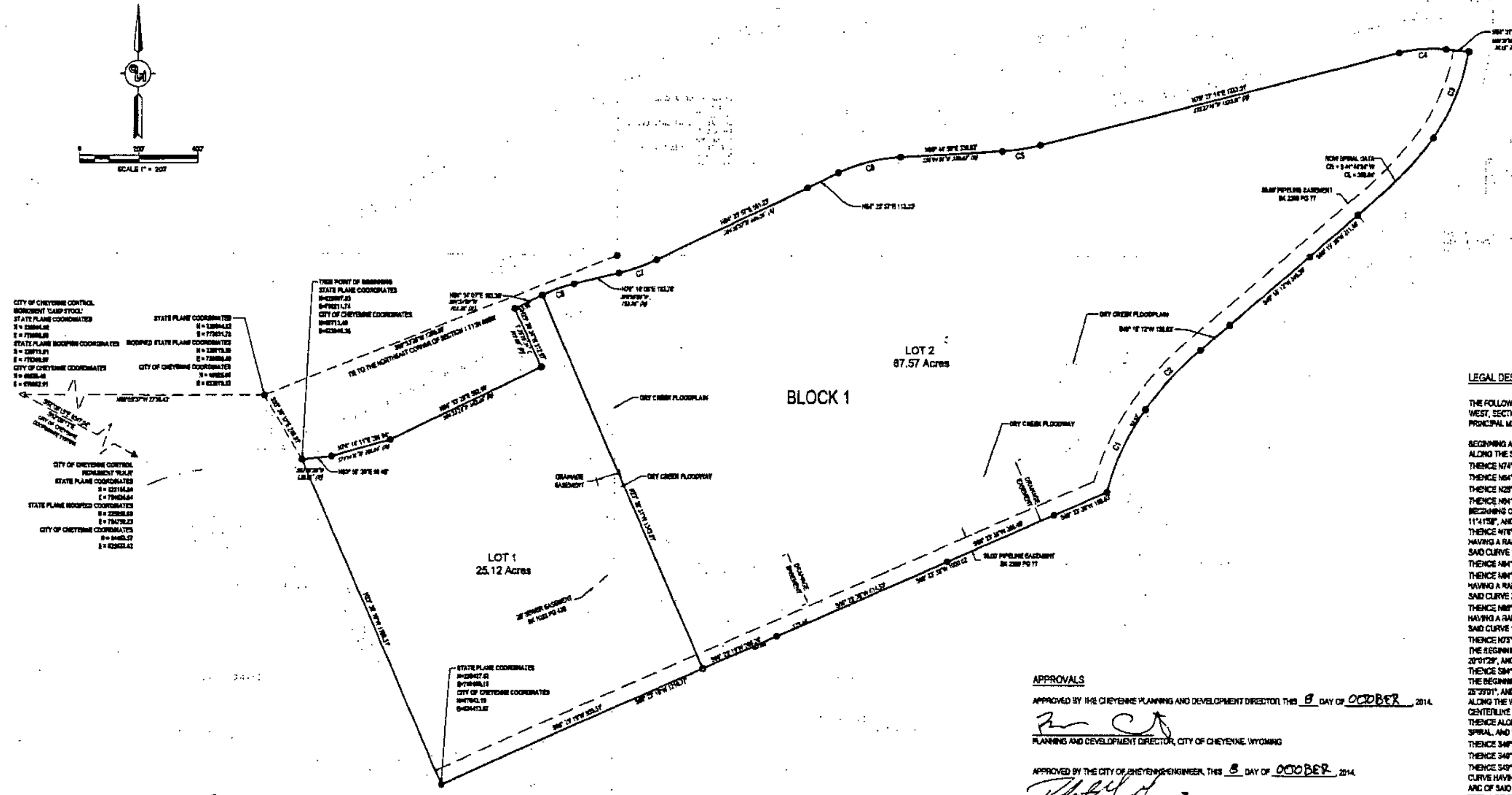
LEGEND

- SET 2" ALUMINUM CAP ON 5/8" REBAR INSCRIBED AVI PC WY PLS 12045
- FOUND WYDOT RIGHT OF WAY MONUMENT (PREVIOUS PLAT)
- FOUND ALUMINUM CAP (PREVIOUS PLAT)
- FOUND IRON ROD (PREVIOUS PLAT)
- FOUND 2" ALUMINUM CAP ON 5/8" REBAR INSCRIBED AVI PC WY PLS 12045 (PREVIOUS PLAT)
- (M) MEASURED DATA THIS SURVEY
- (R) RECORD DATA FROM A PLAT OF GDC SUBDIVISION BY ADAM DESCHLER PLS 12045, LOCATED IN PLAT BK 10 PG 8 LARAMIE COUNTY CLERKS OFFICE
- (R1) RECORD DATA FROM BOOK 1144 PAGE 1273 OF THE LARAMIE COUNTY CLERKS OFFICE
- (R2) DATA FROM AN UNRECORDED SURVEY OF LANDS FOR W.H.R. LAND COMPANY IN 1980 BY F. J. THORNTON PE-PLS 6333
- FLOODWAY (SEE NOTES)

SCALE 1" = 200'



Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	303.08	833.86	20°48'33"	S24° 48' 29"W	301.43
C2	288.87	1085.78	14°04'57"	S42° 15' 44"W	288.20
C3	310.68	693.94	25°39'01"	S22° 25' 21"W	308.08
C4	157.27	450.00	20°01'29"	N85° 27' 58"E	156.47
(R)	157.27	450.00	20°01'29"	N85°27'58"E	156.47
C5	128.14	650.00	11°17'42"	N81° 08' 05"E	127.93
(R)	128.14	650.00	11°17'42"	N81°08'05"E	127.93
C6	212.82	550.00	22°08'59"	N75° 40' 27"E	211.30
(R)	212.82	550.00	22°08'59"	N75°40'27"E	211.30
C7	132.38	650.00	11°40'08"	N70° 28' 01"E	132.15
(R)	132.38	650.00	11°40'08"	N70°28'01"E	132.15
C8	112.31	550.00	11°41'58"	N70° 25' 07"E	112.11
(R)	112.31	550.00	11°41'58"	N70°25'07"E	112.11

LEGAL DESCRIPTION

THE FOLLOWING IS A REPLAT OF "PLAINS INDUSTRIAL PARK" SITUATED IN PORTIONS OF SECTION 1, TOWNSHIP 13 NORTH, RANGE 66 WEST, SECTION 6, TOWNSHIP 13 NORTH RANGE 65 WEST, AND SECTION 31, TOWNSHIP 14 NORTH RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, LARAMIE COUNTY, WYOMING BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE TRUE POINT OF BEGINNING AT THE NORTHWEST CORNER OF LOT 2, BLOCK 2 OF "PLAINS INDUSTRIAL PARK" ALONG THE SOUTH RIGHT OF WAY LINE OF HR RANCH ROAD; THENCE N83°58'29"E A DISTANCE OF 98.48 FEET;
THENCE N74°14'11"E CONTINUING ALONG SAID SOUTHERLY HR RANCH ROAD RIGHT OF WAY A DISTANCE OF 201.94 FEET;
THENCE N64°33'28"E A DISTANCE OF 582.98 FEET;
THENCE N28°28'34"W A DISTANCE OF 212.07 FEET;
THENCE N64°34'07"E CONTINUING ALONG THE SOUTHERLY HR RANCH ROAD RIGHT OF WAY A DISTANCE OF 103.35 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTH, SAID CURVE HAVING A RADIUS OF 550.00 FEET, A DELTA ANGLE OF 11°41'58", AND A CHORD BEARING OF N70°25'07"E. THENCE ALONG THE ARC OF SAID CURVE 112.31 FEET TO A POINT OF TANGENCY;
THENCE N76°16'06"E A DISTANCE OF 153.78 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTH, SAID CURVE HAVING A RADIUS OF 650.00 FEET, A DELTA ANGLE OF 11°40'08", AND A CHORD BEARING OF N70°28'01"E, THENCE ALONG THE ARC OF SAID CURVE 132.38 FEET TO A POINT OF TANGENCY;
THENCE N64°35'57"E A DISTANCE OF 581.23 FEET;
THENCE N64°35'57"E A DISTANCE OF 113.23 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTH, SAID CURVE HAVING A RADIUS OF 550.00 FEET, A DELTA ANGLE OF 22°08'59", AND A CHORD BEARING OF N75°40'27"E, THENCE ALONG THE ARC OF SAID CURVE 212.82 FEET TO A POINT OF TANGENCY;
THENCE N86°44'56"E A DISTANCE OF 338.40 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTH, SAID CURVE HAVING A RADIUS OF 650.00 FEET, A DELTA ANGLE OF 11°17'42", AND A CHORD BEARING OF N81°08'05"E. THENCE ALONG THE ARC OF SAID CURVE 128.14 FEET TO A POINT OF TANGENCY;
THENCE N75°27'14"E CONTINUING ALONG THE SOUTHERLY HR RANCH ROAD RIGHT OF WAY LINE A DISTANCE OF 1223.51 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTH, SAID CURVE HAVING A RADIUS OF 450.00 FEET, A DELTA ANGLE OF 20°01'29", AND A CHORD BEARING OF N85°27'58"E. THENCE ALONG THE ARC OF SAID CURVE 157.27 FEET TO A POINT OF TANGENCY;
THENCE S84°31'18"E A DISTANCE OF 78.90 FEET TO THE NORTHEAST CORNER OF LOT 3, BLOCK 2 OF "PLAINS INDUSTRIAL PARK" TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE WEST, SAID CURVE HAVING A RADIUS OF 693.94 FEET, A DELTA ANGLE OF 25°39'01", AND A CHORD BEARING OF S22°25'21"W. THENCE ALONG THE ARC OF SAID CURVE 310.68 FEET TO A POINT OF TANGENCY ALONG THE WEST RIGHT OF WAY LINE OF CAMPSTOOL ROAD TO A POINT LYING 70 FEET NORTHWESTERLY OF THE BEGINNING OF A CENTERLINE SPIRAL CURVE TO THE RIGHT; THE DELTA OF SAID SPIRAL BEING 14°03'36", THE LENGTH OF SPIRAL BEING 375.00 FEET, THENCE ALONG A LINE THAT IS 70 FEET NORTHWESTERLY TO AND PARALLEL WITH SAID CENTERLINE SPIRAL TO THE END OF SAID SPIRAL, AND WHOSE CHORD BEARS S44°44'24"W A DISTANCE OF 335.84 FEET TO A POINT;
THENCE S49°15'38"W CONTINUING ALONG THE WEST CAMPSTOOL ROAD RIGHT OF WAY LINE A DISTANCE OF 211.40 FEET;
THENCE S49°18'12"W A DISTANCE OF 346.30 FEET;
THENCE S49°18'12"W A DISTANCE OF 125.53 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST, SAID CURVE HAVING A RADIUS OF 1085.78 FEET, A DELTA ANGLE OF 14°04'57", AND A CHORD BEARING S42°15'44"W, THENCE ALONG THE ARC OF SAID CURVE 288.87 FEET TO A TANGENT CURVE CONCAVE TO THE SOUTHEAST, SAID CURVE HAVING A RADIUS OF 833.86 FEET, A DELTA ANGLE OF 20°48'33", A CHORD BEARING S24°48'29"W, THENCE ALONG THE ARC OF SAID CURVE 303.08 FEET TO A POINT OF TANGENCY AT THE SOUTHEAST CORNER OF LOT 1, BLOCK 2 OF "PLAINS INDUSTRIAL PARK";
THENCE S66°23'38"W ALONG THE SOUTH BOUNDARY OF OF SAID PARCEL A DISTANCE OF 180.63 FEET;
THENCE S66°23'38"W A DISTANCE OF 1000.02 FEET;
THENCE S66°23'19"W A DISTANCE A DISTANCE OF 1218.77 FEET TO THE SOUTHWEST CORNER OF LOT 2, BLOCK 1 OF "PLAINS INDUSTRIAL PARK";
THENCE N23°38'10"W A DISTANCE ALONG THE WEST BOUNDARY OF SAID PARCEL A DISTANCE OF 1189.31 FEET MORE OR LESS TO THE TRUE POINT OF BEGINNING;
SAID PARCEL OF LAND CONTAINS 92.69 ACRES MORE OR LESS.

APPROVALS

APPROVED BY THE CHEYENNE PLANNING AND DEVELOPMENT DIRECTOR, THIS 8 DAY OF OCTOBER, 2014.

PLANNING AND DEVELOPMENT DIRECTOR, CITY OF CHEYENNE, WYOMING

APPROVED BY THE CITY OF CHEYENNE ENGINEER, THIS 8 DAY OF OCTOBER, 2014.

CITY ENGINEER, CITY OF CHEYENNE, WYOMING

NOTES:

VERTICAL DATUM BASED UPON NAVD 88.

COORDINATES ARE BASED UPON WYOMING EAST STATE PLANE NAD 83 ZONE 4901. COORDINATES HAVE BEEN MULTIPLIED BY A COMBINED SCALE FACTOR OF 1.00032650411 AT A POINT N41°07'23.60354", W 104°43'20.07596" TO OBTAIN GROUND COORDINATES.

TO OBTAIN CITY OF CHEYENNE CONTROL NETWORK BEARINGS ROTATE PLATTED BEARINGS CLOCKWISE BY 00°00'02".

PORTIONS OF THE PLATTED BOUNDARY LIE WITHIN ZONE 'AE' OF THE SPECIAL FLOOD HAZARD AREA AS SHOWN ON THE FLOOD INSURANCE RATE MAPS FOR LARAMIE COUNTY PANEL 1114 OF 1550. MAP NO. 56021C1114F WITH AN EFFECTIVE DATE OF JANUARY 2007.

CERTIFICATE OF SURVEYOR

I, ADAM DESCHLER, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF WYOMING, HEREBY STATE THAT THIS PLAT WAS PREPARED FROM FIELD NOTES TAKEN DURING AN ACTUAL FIELD SURVEY PERFORMED IN SEPTEMBER 2014 BY MYSELF OR UNDER MY DIRECT SUPERVISION, AND FROM RECORD INFORMATION ON FILE IN THE LARAMIE COUNTY COURTHOUSE, AND THAT THIS PLAT CORRECTLY SHOWS THE RESULTS OF SAID SURVEY TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, AND THAT THE MONUMENTS FOUND OR SET ARE AS SHOWN.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT PLAINS MARKETING, L.P., THE OWNER IN FEE SIMPLE OF THE LAND EMBRACED IN THIS FINAL PLAT OF "PLAINS INDUSTRIAL PARK 2ND FILING", DO HEREBY DECLARE THAT THE SUBDIVISION OF SAID LAND IS WITH THEIR FREE ACT AND DEED AND IN ACCORDANCE WITH THEIR DESIRES.

PLAINS MARKETING, L.P.
BY PLAINS GP LLC, ITS GENERAL PARTNER

BY: ______
GEORGE N. POLYDOROS, JR.
AS VICE PRESIDENT

ACKNOWLEDGEMENTS

STATE OF Texas)
) SS
COUNTY OF Harris)

THE FOREGOING DEDICATION WAS EXECUTED BEFORE ME ON THIS 27 DAY OF October, 2014, BY GEORGE N. POLYDOROS, JR, VICE PRESIDENT OF PLAINS GP LLC, GENERAL PARTNER OF PLAINS MARKETING, L.P., THE OWNER IN FEE SIMPLE OF THE LAND EMBRACED IN THIS PLAT, AND THAT THE EXECUTION OF SAID INSTRUMENT WAS THEIR OWN FREE ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

D. K. Reed
NOTARY PUBLIC

MY COMMISSION EXPIRES: ______

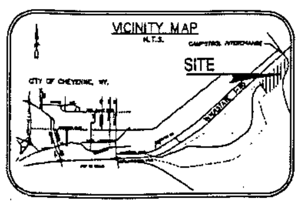
D. K. REED
Notary Public, State of Texas
My Commission Expires
October 11, 2018

FILING RECORD

RECP #: 648827
RECORDED 11/4/2014 AT 10:43 AM BK# 10 PG# 104
Debra K. Lathrop, CLERK OF LARAMIE COUNTY, WY PAGE 1 OF 1

Reception 648827
The State of Wyoming
County of Laramie } SS
This instrument was filed for record at 10:43 o'clock A.M. on the 4th day of October A.D. 2014 and duly recorded in book 10 on page 104
County Clerk & Ex-Officio Register of Deeds
By ______ Deputy

VICINITY MAP
N.T.S.



FINAL PLAT OF PLAINS INDUSTRIAL PARK 2ND FILING

AN ADMINISTRATIVE REPLAT OF LOT 2 AND LOT 3, BLOCK 2 OF PLAINS INDUSTRIAL PARK IN PORTIONS OF SECTION 6, TOWNSHIP 13 NORTH, RANGE 65 WEST, SECTION 1, TOWNSHIP 13 NORTH, RANGE 66 WEST, AND SECTION 31, TOWNSHIP 14 NORTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CHEYENNE, WYOMING

PREPARED SEPTEMBER, 2014

NO.	REVISION	DATE

PREPARED FOR: PLAINS ALL AMERICAN PIPELINE, LP
1551 THREE CROWNS DRIVE, STE 200
CASPER, WY 82604

PROJECT: PLAINS INSUSTRIAL PARK 2ND FILING

DRAWING TITLE: FINAL PLAT

DATE:
DRAWN BY:
DESIGNED BY:
CHECKED BY:
JOB NO.: 2-3681.14
DRAWING NO. 1 OF 1