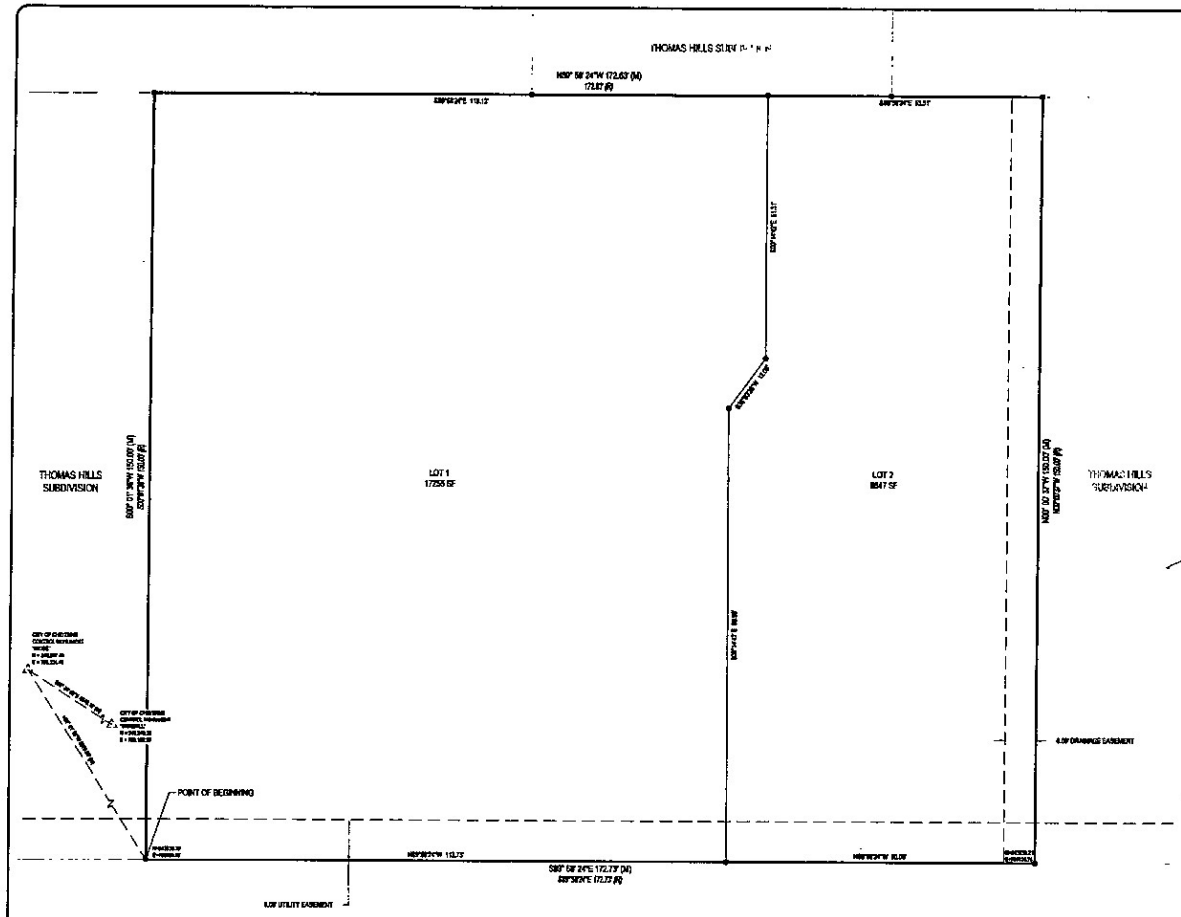
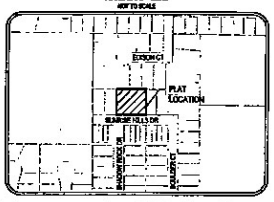
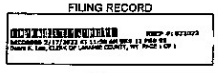


VICINITY MAP
NOT TO SCALE



SCALE 0" = 40'

FILING RECORD



CERTIFICATE OF SURVEYOR

I, ADAM S DESCHLER, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF WYOMING DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM THE RECORDS AND FIELD NOTES OF A SURVEY CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Number 131072
The State of Wyoming, County of Laramie } ss
This instrument was filed for record at 9:15 o'clock A M on the 13 day of February A.D. 2022 and duly recorded in Book ____ on page ____ Rec. Fee $ 15.00
Debra K. Stee
Clerk/Deputy Clerk & Ex-Officio Register of Deeds By Shannon Schaal, Deputy

LEGEND

- ● FOUND ALUMINUM CAP
- ○ SET 2" ALUMINUM CAP, AVI PC PLS 12043
- (M) MEASURED DATA THIS PLAT
- (R) RECORDED DATA FROM 'THOMAS HILLS SUBDIVISION'

LEGAL DESCRIPTION

A ADMINISTRATIVE REPLAT OF LOT 8 BLOCK 1 OF 'THOMAS HILLS SUBDIVISION', ALSO BEING SITUATED IN A PORTION OF THE NW1/4 OF SECTION 22, TOWNSHIP 14 NORTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, CHEYENNE, WYOMING AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 8 BLOCK 1 OF THOMAS HILLS SUBDIVISION, SAID POINT ALSO BEING ON THE NORTH RIGHT OF WAY OF SUNRISE HILLS DRIVE; THENCE ALONG SAID NORTH RIGHT OF WAY LINE AND THE SOUTH LINE OF SAID LOT 8, S89°58'24"E A DISTANCE OF 172.73 FEET TO A POINT ON THE EAST PROPERTY LINE OF SAID LOT 8; THENCE ALONG SAID EAST PROPERTY LINE N00°01'36"W A DISTANCE OF 150.00 FEET TO A POINT ON THE NORTH PROPERTY LINE OF SAID LOT 8; THENCE ALONG SAID NORTH PROPERTY LINE N89°58'24"W A DISTANCE OF 172.63 FEET TO A POINT ON THE WEST PROPERTY LINE OF SAID LOT 8; THENCE ALONG SAID WEST PROPERTY LINE S00°01'36"W A DISTANCE OF 150.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINS 0.59 ACRES MORE OR LESS.

VACATION STATEMENT:

THIS PLAT VACATES ANY AND ALL EXISTING LOT AND BLOCK LINES AND EASEMENTS WITHIN THE BOUNDS OF THIS PLAT.

BASIS OF BEARINGS

GROUND COORDINATES SHOWN ARE BASED ON US STATE PLANE 1983, WYOMING STATE PLANE EAST FIPSZONE 4901 NAD 83.

TO CONVERT TO STATE PLANE COORDINATES ADD 300,000 FT TO THE NORTHING AND 700,000 FT TO THE EASTING AND MULTIPLY BY A PROJECT SCALE FACTOR OF 0.99980078.

EXAMPLE POB
GROUND NORTHING = 43920.81
GROUND EASTING = 80915.23
STATE PLANE N = (43920.81 * 300000)*SF = 345538.29
STATE PLANE E = (80913.23 * 700000)*SF = 780254.37

ORIGINAL FIELD SURVEY BY: AVI PC JANUARY 2017

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT PENG CHENG ZENG, OWNER IN FEE SIMPLE OF THE LAND EMBRACED IN THIS FINAL PLAT OF 'THOMAS HILLS SECOND FILING' DO HEREBY DECLARE THAT THE SUBDIVISION OF SAID LAND IS WITH HIS FREE ACT AND DEED AND IN ACCORDANCE WITH HIS DESIRES, DO HEREBY GRANT THE EASEMENTS SHOWN HEREON FOR THE PURPOSES INDICATED ON THIS PLAT.

PENG CHENG ZENG

ACKNOWLEDGEMENTS

STATE OF Wyoming)
) ss
COUNTY OF Laramie)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY PENG CHENG ZENG, THIS 27TH DAY OF October 2021, WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC, Wyoming
MY COMMISSION EXPIRES 6-6-2024

APPROVALS

APPROVED BY THE DEVELOPMENT DIRECTOR THIS 28 DAY OF OCTOBER 2021

DEVELOPMENT DIRECTOR, CITY OF CHEYENNE, WYOMING

APPROVED BY THE CITY ENGINEER, THIS 28 DAY OF OCTOBER 2021

CITY ENGINEER, CITY OF CHEYENNE, WYOMING

ACKNOWLEDGEMENTS

STATE OF WYOMING)
) ss
COUNTY OF LARAMIE)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE THIS 28 DAY OF OCTOBER 2021, BY CHARLES GLOOR AND TOM COBB ON BEHALF OF THE CITY OF CHEYENNE, WYOMING.

NOTARY PUBLIC, LARAMIE COUNTY, WYOMING

MY COMMISSION EXPIRES AUGUST 16, 2027

ADMINISTRATIVE PLAT
OF
THOMAS HILLS, SECOND FILING

BEING A ADMINISTRATIVE REPLAT OF LOT 8, BLOCK 1 OF 'THOMAS HILLS SUBDIVISION', ALSO BEING SITUATED IN A PORTION OF THE NW1/4 OF SECTION 22, TOWNSHIP 14 NORTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, CHEYENNE, WYOMING.

PREPARED OCTOBER 2021

NO.	REVISION	DATE

PREPARED FOR: PENG CHENG ZENG

PROJECT: THOMAS HILLS SECOND FILING

DRAWING TITLE: ADMINISTRATIVE PLAT

BROWN LEGACY PLANNING & SURVEYING
307 E 21st St
Cheyenne, WY 82001
(307) 631-6419

DATE: OCTOBER 2021
DRAWN BY: CRJ
DESIGNED BY:
CHECKED BY: AED
JOB NO.: 4551
DRAWING NO. 1 OF 1