

**LEGAL DESCRIPTION**

DESCRIPTION OF A PARCEL OF GROUND BEING SITUATED IN SECTIONS 31 AND 32, TOWNSHIP 14 NORTH, RANGE 65 WEST OF THE 6TH P.M., CITY OF CHEYENNE, LARAMIE CO., WYOMING BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTLY CORNER OF LOT 6, BLOCK 6, CHEYENNE BUSINESS PARKWAY THIRD FILING, FROM WHICH THE EAST 1/10 CORNER OF SECTIONS 30 AND 31 BEARS ON AN AZIMUTH OF 35°19'00", A DISTANCE OF 957.00 FEET, SAID POINT ALSO BEING ON A CURVE BEING CONVEX SOUTHERLY, THE RADIUS OF SAID CURVE BEING 1614.42 FEET, THE CENTRAL ANGLE OF SAID CURVE BEING 42°22'52", THE CHORD OF SAID CURVE BEARS ON AN AZIMUTH OF 76°30'08" A DISTANCE OF 1271.48 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 1306.88 FEET; THENCE ON AN AZIMUTH OF 101°47'33" A DISTANCE OF 856.87 FEET TO A POINT ON A CURVE BEING CONVEX NORTHERLY, THE RADIUS OF SAID CURVE BEING 1000.72 FEET, THE CENTRAL ANGLE OF SAID CURVE BEING 72°39'41", THE CHORD OF SAID CURVE BEARS ON AN AZIMUTH OF 80°27'42" A DISTANCE OF 1385.73 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 1415.24 FEET; THENCE ON AN AZIMUTH OF 233°23'25", A DISTANCE OF 658.73 FEET TO A POINT ON A CURVE BEING CONVEX NORTHERLY, THE RADIUS OF SAID CURVE BEING 2050.72 FEET, THE CENTRAL ANGLE OF SAID CURVE BEING 210°17'31", THE CHORD OF SAID CURVE BEARS ON AN AZIMUTH OF 289°48'19" A DISTANCE OF 653.58 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 859.87 FEET; THENCE ON AN AZIMUTH OF 304°47'33", A DISTANCE OF 652.40 FEET TO A POINT ON A CURVE BEING CONVEX SOUTHERLY, THE RADIUS OF SAID CURVE BEING 1900.72 FEET, THE CENTRAL ANGLE OF SAID CURVE BEING 34°00'52", THE CHORD OF SAID CURVE BEARS ON AN AZIMUTH OF 284°47'07" A DISTANCE OF 1111.89 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 1128.38 FEET; THENCE ON AN AZIMUTH OF 247°46'11" A DISTANCE OF 284.00 FEET TO A POINT; THENCE ON AN AZIMUTH OF 324°25'09" A DISTANCE OF 450.00 FEET TO A POINT; THENCE ON AN AZIMUTH OF 55°44'40" A DISTANCE OF 26.30 FEET TO THE POINT OF BEGINNING;

SAID PARCEL OF GROUND CONTAINS 11.25 ACRES MORE OR LESS

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS THAT CAMPSTOOL LAND COMPANY, A LIMITED LIABILITY CORPORATION, OWNER IN FEE SIMPLE OF THE LAND ENCLOSED IN THIS FINAL PLAT OF VENTURE DRIVE ADDITION, DO HEREBY DECLARE THAT THE SUBDIVISION OF SAID LAND AND ITS INTERESTS, THEIR FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES, AND IN WITNESS WHEREOF, THEY HAVE HEREBY DEDICATED TO THE PUBLIC, THE ROAD RIGHT-OF-WAY, AS INDICATED HEREON.

CAMPSTOOL LAND COMPANY  
A WYOMING LIMITED LIABILITY COMPANY

*John F. Volk*  
JOHN F. VOLK, MEMBER

**ACKNOWLEDGEMENT**

STATE OF WYOMING ) SS  
COUNTY OF LARAMIE )

THE DEDICATION INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7<sup>TH</sup> DAY OF DECEMBER, 2008, BY JOHN F. VOLK, MEMBER OF CAMPSTOOL LAND COMPANY, LIMITED LIABILITY CORPORATION.



NOTARY PUBLIC, LARAMIE COUNTY, WYOMING  
MY COMMISSION EXPIRES

**APPROVALS**

APPROVED BY THE CHEYENNE-LARAMIE COUNTY REGION PLANNING COMMISSION THIS 14<sup>TH</sup> DAY OF DECEMBER, 2008.

DEVELOPMENT DIRECTOR

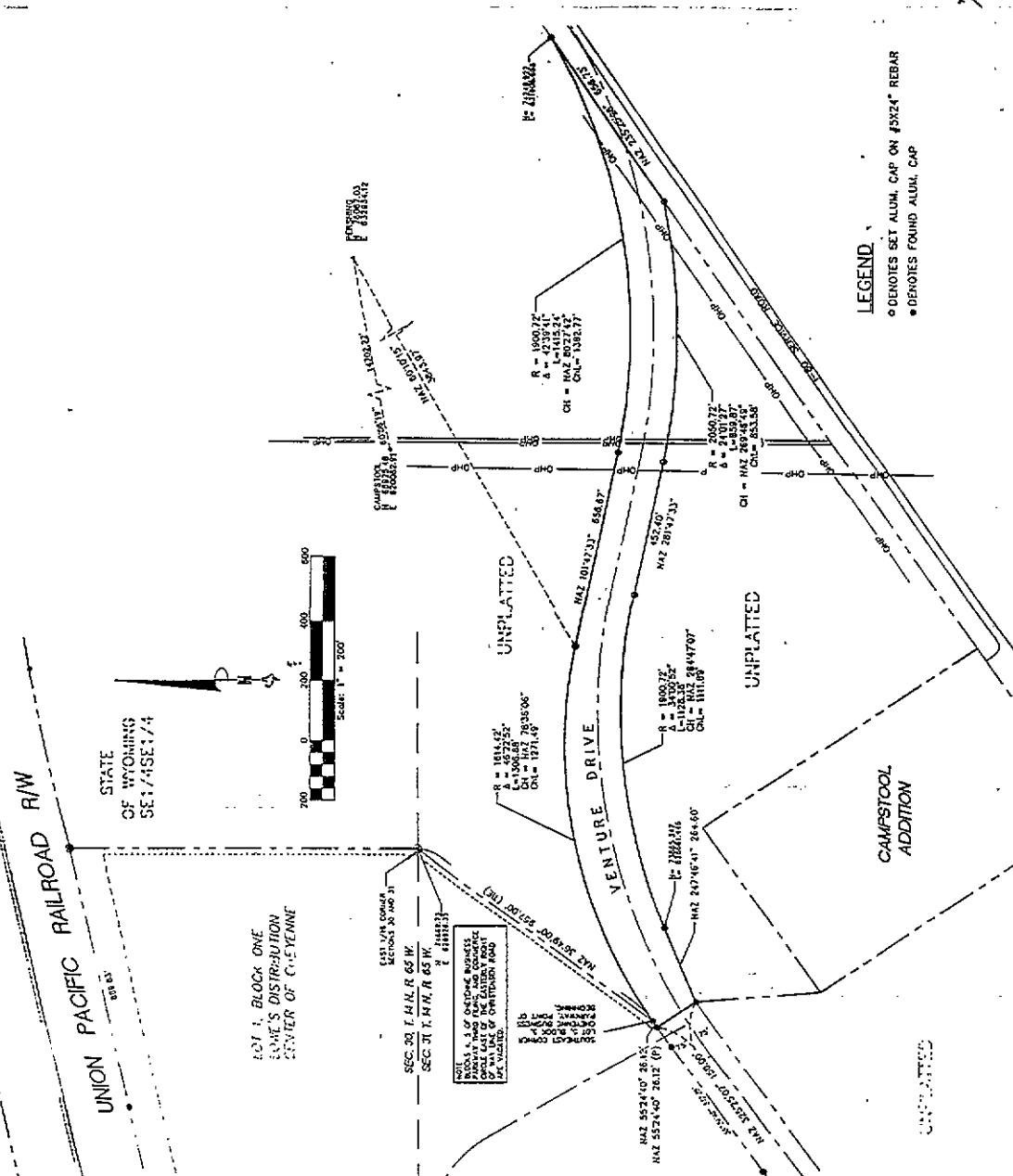


APPROVED BY THE CITY COUNCIL OF THE CITY OF CHEYENNE THIS 17<sup>TH</sup> DAY OF DECEMBER, 2008.

*David B. Hoff*  
CITY CLERK

**VENTURE DRIVE ADDITION**

A SUBDIVISION OF A TRACT OF LAND SITUATED IN SECTIONS 31 AND 32, TOWNSHIP 14 NORTH, RANGE 65 WEST, OF THE 6TH P.M., CITY OF CHEYENNE, LARAMIE COUNTY, WYOMING



**LEGEND**

- DENOTES SET ALUM, CAP ON #3524" REBAR
- DENOTES FOUND ALUM, CAP

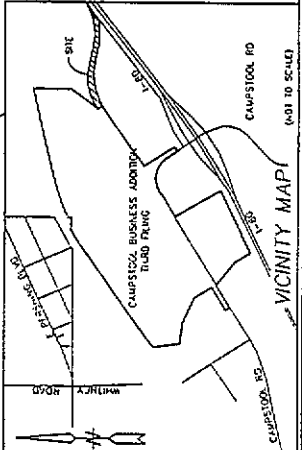
**CERTIFICATE OF SURVEYOR**

I, JAMES O. WOLLER, A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY STATE THAT THIS PLAT WAS PREPARED FROM FIELD NOTES TAKEN DURING AN ACTUAL SURVEY MADE BY ME OR UNDER MY SUPERVISION, COMPLETED IN JULY 2008, AND THAT THIS PLAT CORRECTLY SHOWS THE RESULTS OF SAID SURVEY AND THAT THE INSTRUMENTS FOUND OR SET ARE AS SHOWN.



NOTE: NO LOTS ARE CREATED BY THIS PLAT

Reception 2008  
This instrument was filed for record in the County of Laramie, Wyoming on the 14<sup>TH</sup> day of DECEMBER, 2008.  
A.D. 1912 and duly recorded in P/C 8 and P/C 34  
By John F. Volk County Clerk & David B. Hoff Deputy  
FILING RECORD



1	2	3	4	5	6	7	8	9	10

CHEYENNE LEADS  
CHEYENNE, WY.

VENTURE DRIVE DEDICATION  
FINAL PLAT  
VENTURE DRIVE ADDITION

**gdi**  
GEOGRAPHIC DATA INTEGRATION  
17/27/2008  
2-2276-01