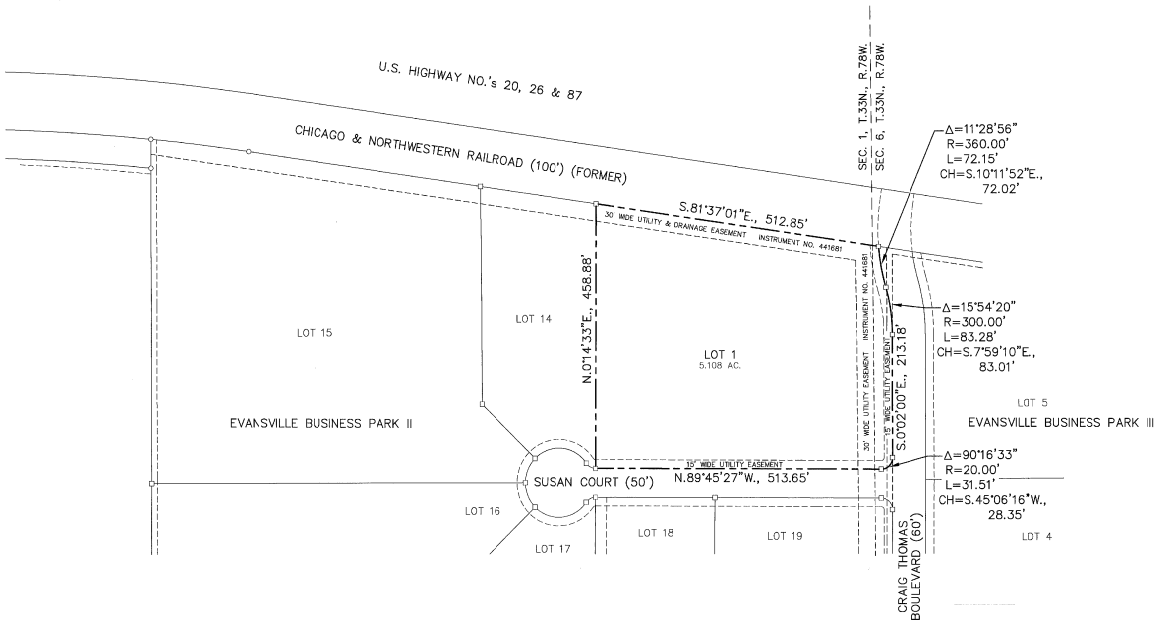
NATRONA COUNTY CLERK, WY
Renea Vitto Recorded: JF
Aug 27, 2013 11:25:33 AM
957669 Pages: 1 Fee: $75.00
TOWN OF EVANSVILLE

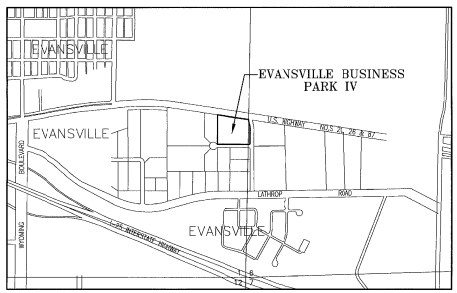
PLAT OF

"EVANSVILLE BUSINESS PARK IV"

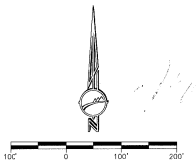
AN ADDITION TO THE TOWN OF EVANSVILLE
A VACATION AND REPLAT OF LOTS 11, 12 AND 13,
EVANSVILLE BUSINESS PARK II
AN ADDITION TO THE TOWN OF EVANSVILLE, WYOMING
A SUBDIVISION OF PORTIONS OF
THE SE1/4, SECTION 1
TOWNSHIP 33 NORTH, RANGE 79 WEST
AND PORTIONS OF THE SW1/4, SECTION 6
TOWNSHIP 33 NORTH, RANGE 78 WEST
SIXTH PRINCIPAL MERIDIAN
NATRONA COUNTY, WYOMING

SCALE: 1"=100'





LOCATION & VICINITY MAP
NOT TO SCALE



SCALE: 1"=100'

BASIS OF BEARING: GEODETIC BASED ON GPS.

LEGEND:
RECOVERED BRASS CAP ○
RECOVERED 5/8" REBAR W/ALUMINUM CAP □
EASEMENT - - - - - -
SUBDIVISION BOUNDARY ——— ——— ———

PLAT CLOSURE RATIO: EXCEEDS 1:100,000

CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
COUNTY OF NATRONA) ss

I, Steve M. Castle, a professional land surveyor, License No. 6010, do hereby certify that this plat was prepared from notes taken during an actual survey made by me or under my direct supervision during the month of April, 2013 and that this plat, to the best of my knowledge and belief, correctly and accurately represents said survey.

Wyoming Registration No. 6010 L.S.

Subscribed in my presence and sworn to before me by Steve M. Castle this 10TH day of JULY, 2013.

My commission expires: JUNE 20, 2017

Kenneth R. Moore
NOTARY PUBLIC

NOTARY PUBLIC
KENNETH R. MOORE
STATE OF WYOMING
COUNTY OF NATRONA
My Commission Expires Jun 20, 2017

CERTIFICATE OF DEDICATION

REBEL RANCH LAND HOLDINGS, LLC, hereby certify that they are the owners and proprietors of the foregoing described lands being a vacation and replat of all of Lots 11, 12 and 13, Evansville Business Park II, an Addition to the Town of Evansville, Wyoming, a subdivision of portions of the SE1/4, Section 1, Township 33 North, Range 79 West and portions of the SW1/4, Section 6, Township 33 North, Range 78 West of the Sixth Principal Meridian, Natrona County, Wyoming and being more particularly described as follows:

Beginning at the northwesterly corner of the Parcel being described, the northeasterly corner of Lot 14, of said Evansville Business Park II and a point in the southerly line of the former Chicago & Northwestern Railroad; thence from said Point of Beginning and along the northerly line of said Parcel and the southerly line of said former Chicago & Northwestern Railroad, S.81°37'0 1"E., 512.85 feet to the northeastly corner of said Parcel and a point in and intersection with the westerly line of Craig Thomas Boulevard; thence along the easterly line of said Parcel and the westerly line of said Craig Thomas Boulevard and the arc of a true curve to the left, having a radius of 360.00 feet and through a central angle of 11°28'56", southeasterly, 72.15 feet and the chord of which bears S.10°11'52"E., 72.02 feet to a point of reverse curve; thence continuing along the easterly line of said Parcel and the westerly line of said Craig Thomas Boulevard and the arc of a true curve to the right, having a radius of 300.00 feet and through a central angle of 15°54'20", southeasterly, 83.28 feet and the chord of which bears S.7°59'10"E., 83.01 feet to a point of tangency; thence continuing along the easterly line of said Parcel and the westerly line of said Craig Thomas Boulevard, S.0°02'00"E., 213.18 feet to a point of curvature; thence along the southeasterly line of said Parcel and the northerly line of said Susan court and the arc of a true curve to the right, having a radius of 20.00 feet and through a central angle of 90°16'33", southwesterly, 31.51 feet and the chord of which bears S.45°06'16"W. 28.35 feet to a point of tangency; thence along the southerly line of said Parcel and the northerly line of said Susan Court, N.89°45'27"W., 513.65 feet to the southwesterly corner of said Parcel and the southeasterly corner of said Lot 14, Evansville Business Park II; thence along the westerly line of said Parce and the easterly line of said Lot 14, Evansville Business Park II, N.01°14'33"E., 458.88 feet to the Point of Beginning and containing 5.108 acres, more or less.

The vacation and replat of the above described lands as appears on this plat is with the free consent and in accordance with the desires of the above named owners and proprietors; the name of said subdivision shall be known as "EVANSVILLE BUSINESS PARK IV", an Addition to the Town of Evansville, Wyoming and all roadways as shown hereon are hereby dedicated to the use of the Public and all easements as shown hereon are hereby reserved as utility easements for purposes of construction, operation and maintenance of conduits, lines and ditches as required for the proper development of said subdivision.

REBEL RANCH LAND HOLDINGS, LLC
536 S. Center St.
Casper, Wyoming 82601

RANDALL MOSER, MANAGER OF REBEL RANCH LAND HOLDINGS, LLC

JAKOB NORMAN, MEMBER OF REBEL RANCH LAND HOLDINGS, LLC

ACKNOWLEDGEMENTS

STATE OF WYOMING)
COUNTY OF NATRONA) ss

The foregoing instrument was acknowledged before me by Randall Moser, Manager of Rebel Ranch Land Holdings, LLC on this 11TH day of JULY, 2013.

Witness my hand and official seal.

My commission expires: JUNE 20, 2017

Kenneth R. Moore
NOTARY PUBLIC

NOTARY PUBLIC
KENNETH R. MOORE
STATE OF WYOMING
COUNTY OF NATRONA
My Commission Expires Jun 20, 2017

STATE OF WYOMING)
COUNTY OF NATRONA) ss

The foregoing instrument was acknowledged before me by Jakob Norman, Member of Rebel Ranch Land Holdings, LLC on this 11TH day of JULY, 2013.

Witness my hand and official seal.

My commission expires: JUNE 20, 2017

Kenneth R. Moore
NOTARY PUBLIC

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STATE OF WYOMING
COUNTY OF NATRONA
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APPROVALS

APPROVED: Town Council of the Town of Evansville, Wyoming this 28TH day of MAY, 2013.

Attest: Jennifer Lindmark
TOWN CLERK

Phillip L. Hinds
MAYOR

INSPECTED AND APPROVED on this 10TH day of JULY, 2013.

Shane M. Peck
TOWN ENGINEER

Filed for record in the Office of the County Clerk of Natrona County, Wyoming this 27TH day of August, 2013.

Renea Vitto
COUNTY CLERK

My term of office expires January 5, 2015

WLC
ENGINEERING · SURVEYING · PLANNING
500 PRONGHORN, CASPER, WY. 82601
W.O. No. 14966 DATE: 4-12-13 FILE NAME: MOSER REPLAT 14966