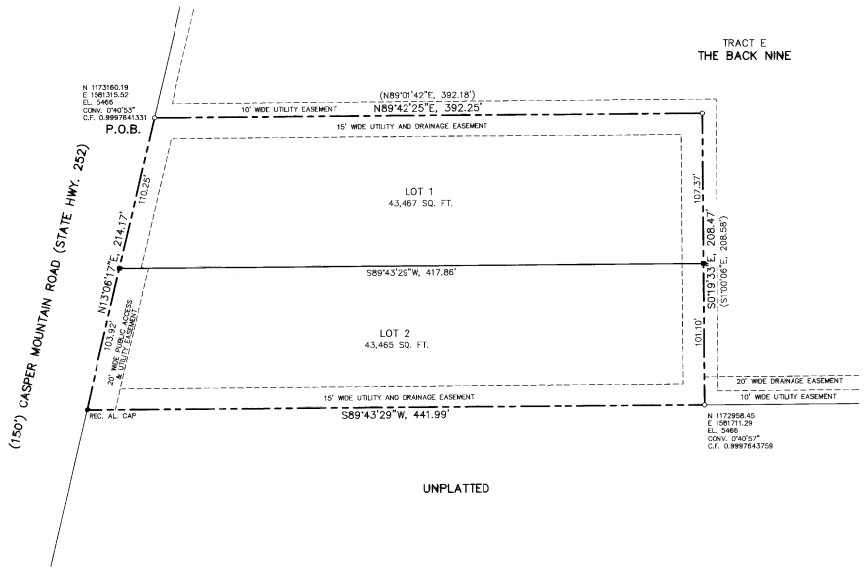
12/2/2020 10:28:55 AM NATRONA COUNTY CLERK
Pages: 1 Tracy Good
1093715 Recorded: KB
fee: $75.00
CITY OF CASPER

AN ANNEXATION AND PLAT OF "IHLI ADDITION"

TO THE CITY OF CASPER
BEING A SUBDIVISION OF A PORTION OF
THE SE1/4NW1/4, SECTION 21
TOWNSHIP 33 NORTH, RANGE 79 WEST
SIXTH PRINCIPAL MERIDIAN
NATRONA COUNTY, WYOMING
SCALE: 1"=40'



CERTIFICATE OF DEDICATION

Troy B. Ihli hereby certifies that he is the owner and proprietor of the foregoing subdivision located in and being a portion of the SE1/4NW1/4, Section 21, Township 33 North, Range 79 West of the Sixth Principal Meridian, Natrona County, Wyoming and being more particularly described by metes and bounds as follows:

Beginning at the northwesterly corner of the Parcel being described and the southwesterly corner of Tract E, The Back Nine, an Addition to the City of Casper, Wyoming and a point in the easterly line of Casper Mountain Road; thence from said Poin: of Beginning and along the northerly line of said Parcel and the southerly line of said Tract E, The Back Nine, N.89°42'25"E., 392.25 feet to the northeasterly corner of said Parcel; thence along the easterly line of said Parcel and the westerly line of said Tract E, The Back Nine, S.01°19'33"E., 208.47 feet to the southeasterly corner of said Parcel; thence along the southerly line of said Parcel, S.89°43'25"W., 441.99 feet to the southwesterly corner of said Parcel and a point in and intersection with the easterly line of said Casper Mountain Road; thence along the westerly line of said Parcel and the easterly line of said Casper Mountain Road, N.13°06'17"E., 214.17 feet to the Point of Beginning and containing 2.00 acres, more or less.

The subdivision of the foregoing described lands is with the free consent and in accordance with the desires of the above named owner and proprietor; the name of said subdivision shall be known as "IHLI ADDITION" to the City of Casper, Wyoming and all streets as shown hereon have been previously dedicated to the public and utility easements as shown hereon are hereby reserved for the purposes of access, construction, operation and maintenance of utility lines, conduits, ditches and drainage.

Troy B. Ihli
5920 S. Walnut St.
Casper, WY 82601

Troy B. Ihli, Owner

ACKNOWLEDGMENT

State of Wyoming)
County of Natrona) ss

The foregoing instrument was acknowledged before me by Troy B. Ihli, Owner on this 22ND day of OCTOBER, 2020.

Witness my hand and official seal.

My commission expires: JUNE 20, 2021

Notary Public

NOTARY PUBLIC
KENNETH R. MOORE
STATE OF WYOMING
COUNTY OF NATRONA
My Commission Expires June 20, 2021

APPROVALS

APPROVED: City of Casper Planning and Zoning Commission this 13th day of Oct., 2020 and forwarded to the City Council of Casper, Wyoming with recommendation that said plat be approved.

Secretary

Commission Chairman

APPROVED: City Council of the City of Casper, Wyoming by Ordinance No. 37-19 duly passed, adopted and approved on the 17th day of Dec., 2019.

Attest: City Clerk

Mayor

INSPECTED AND APPROVED on the 28th day of OCTOBER, 2020.

City Engineer

INSPECTED AND APPROVED on the 27th day of October, 2020.

City Surveyor

CERTIFICATE OF SURVEYOR

I, Paul R. Svenson, a registered professional land surveyor, License No. 10272, do hereby certify that this plat was made from notes taken during an actual survey made by me or others under my direct supervision during the month of July 2019 and that this plat, to the best of my knowledge and belief, correctly and accurately represents said survey. The perimeter boundary and lot corners are monumented as of the date of this survey.

Professional Land Surveyor PAUL R. SVENSON 10272 WYOMING

State of Wyoming)
) ss
County of Natrona)

The foregoing instrument was acknowledged before me by Paul R. Svenson this 22ND day of OCTOBER, 2020.

Witness my hand and official seal.

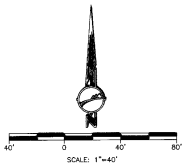
My Commission Expires: JUNE 20, 2021

Notary Public

NOTARY PUBLIC
KENNETH R. MOORE
STATE OF WYOMING
COUNTY OF NATRONA
My Commission Expires June 20, 2021

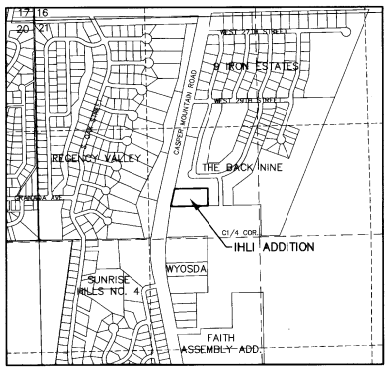
LEGEND

o	RECOVERED BRASS CAP
•	SET BRASS CAP
■	SET 5/8" REBAR W/AL. CAP
———	SUBDIVISION BOUNDARY
- - - -	EASEMENT
N.64°32'30"E., 469.86'	MEASURED BEARING & DISTANCE
(N89°01'42"E, 392.18')	RECORD BEARING & DISTANCE



PLAT CLOSURE RATIO; EXCEEDS 1:152,124

DATUM:
GROUND DISTANCE – U.S. FOOT
BASIS OF BEARING – GEODETIC BASED ON GPS
COORDINATES REFER TO CITY OF CASPER GIS DATUM,
WYOMING STATE PLANE COORDINATES, EAST CENTRAL ZONE, NAD83/2011.
ELEVATIONS ARE FOR REFERENCE ONLY AND NOT FOR USE AS A BENCHMARK



LOCATION & VICINITY MAP
SCALE: 1"=600'

WLC
ENGINEERING • SURVEYING
200 PRONGHORN, CASPER, WY. 82601
W.O. No.: 15846 DATE: 10-21-20 FILE NAME: IHLI ADDITION 15846

\\WLCSERVER\CLIENTS\PROJECTS\2020\JANUARY\15846-IHLI SUBDIVISION\FILES\SURVEY\DWG\IHLI ADDITION - 15846.DWG