

NATRONA COUNTY CLERK, BY
Renea Vitto
Apr 8, 2010 08:44:37 AM
Pages: 1 Fee: \$50.00
NATRONA COUNTY PLANNING

CERTIFICATE OF DEDICATION
STATE OF WYOMING
COUNTY OF NATRONA

THE UNDERSIGNED, DANNA L. LEDERSON, JIM W. MORGAN, JIM W. MORGAN PROPERTIES, LLC, AND GINNY L. HARRAUGH (MORGAN) DO HEREBY CERTIFY THAT THEY ARE THE OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED PARCEL OF LAND, BEING ALL OF LOT 2 OF THE MORGAN HARRAUGH SIMPLE SUBDIVISION AND A PORTION OF THE SW1/4 OF SECTION 28, T.34N., R.79W., 6TH P.M., NATRONA COUNTY, WYOMING, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

CONSIDERING AT A FOUND BRASS CAP MARKING THE SOUTHWEST CORNER OF "KAY HOFFMAN SUBDIVISION", BEING THE POINT OF BEGINNING OF THIS LEGAL RESUBDIVISION AND THE NORTHEAST CORNER OF THE PARCEL OF LAND BEING DESCRIBED HEREIN;

THENCE S88°20'29"E, 438.36' TO A FOUND ALUMINUM CAP AT AN ANGLE POINT IN THIS LEGAL RESUBDIVISION;

THENCE S88°20'29"E, 977.49' TO A FOUND ALUMINUM CAP AT AN ANGLE POINT IN THIS LEGAL RESUBDIVISION;

THENCE N88°19'36"E, 185.61' TO A FOUND ALUMINUM CAP AT AN ANGLE POINT IN THIS LEGAL RESUBDIVISION;

THENCE S107°21'08"E, 185.00' TO A FOUND ALUMINUM CAP AT THE SOUTHWEST CORNER OF THIS PARCEL OF LAND AND THE SOUTHWEST CORNER OF 3RD LOT 2, S4.42 AC. ACROSS THE SOUTH LINE OF THIS PARCEL OF LAND AND THE SOUTH LINE OF 3RD LOT 2, S4.42 AC. FROM POINT BEING ALSO THE SOUTHWEST CORNER OF LOT 18 OF KAY HOFFMAN SUBDIVISION;

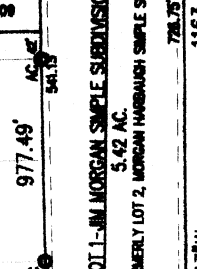
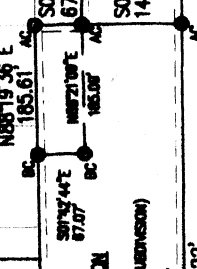
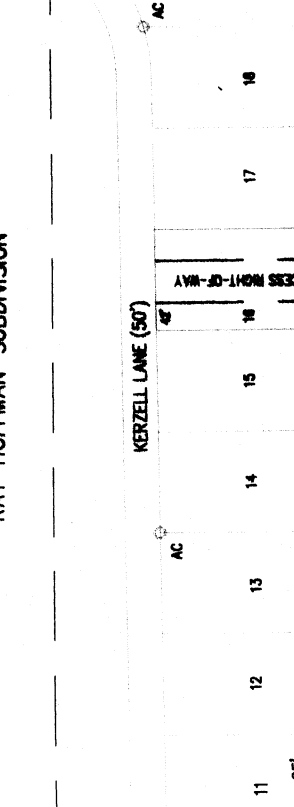
THENCE S89°02'43"W, 1163.22' TO A FOUND ALUMINUM CAP AT AN ANGLE POINT IN THIS LEGAL RESUBDIVISION;

THENCE S107°53'51"E, 143.12' TO A FOUND ALUMINUM CAP AT THE SOUTHWEST CORNER OF THIS PARCEL OF LAND AND THE SOUTHWEST CORNER OF 3RD LOT 2, S4.42 AC. FROM POINT BEING ALSO THE SOUTHWEST CORNER OF LOT 18 OF KAY HOFFMAN SUBDIVISION;

THENCE S107°53'51"E, 143.12' TO A FOUND ALUMINUM CAP AT THE SOUTHWEST CORNER OF THIS PARCEL OF LAND AND THE SOUTHWEST CORNER OF 3RD LOT 2, S4.42 AC. FROM POINT BEING ALSO THE SOUTHWEST CORNER OF LOT 18 OF KAY HOFFMAN SUBDIVISION;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 5.42 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY RIGHTS-OF-WAY AND/OR EASEMENTS RECORDED AND DOCUMENTED WHICH HAVE BEEN LEGALLY ACQUIRED.

THE PARCEL OF LAND, AS IT APPEARS ON THIS PLAN, IS DESIGNATED WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE TERMS OF THE UNDERSIGNED OWNERS AND PROPRIETORS. THE NAME OF THE MOBILE SUBDIVISION SHALL BE "KAY HOFFMAN SIMPLE SUBDIVISION" AND THE OWNERS HEREBY GRANT TO THE PUBLIC AND PRIVATE UTILITY COMPANIES AN EASEMENT AND LICENSE TO LOCATE, CONSTRUCT, USE AND MAINTAIN COMMUNITY LINES, LINES AND PIPES, ANY OR ALL OF TRAIL, UNDER AND ALONG THE STRIPS OF LAND MARKED "UTILITY EASEMENT" AS SHOWN ON THIS PLAN. ACCESS TO THIS SUBDIVISION IS VIA A FOOT WALK ACCESS RIGHT-OF-WAY ADJACENT LOT OF KAY HOFFMAN SUBDIVISION AS DESIGNATED ON THE PLAN OF THE MORGAN HARRAUGH SUBDIVISION, 3RD LOT 18 BEING OWNED BY JIM W. MORGAN.



FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF NATRONA COUNTY, WYOMING
THIS DAY OF April, 2010

INSTRUMENT NO. 896681

NOTES
1. NUMBER OF COPIES: 11, 2, 27, 278.
2. NO PUBLIC MAINTENANCE OF ROAD.
3. NO PUBLIC WATER SYSTEM.
4. NO PUBLIC SANITARY SEWER SYSTEM.

SW1/4 SW1/4
SE1/4 SW1/4

DANNA L. LEDERSON
JIM W. MORGAN, J.W. MORGAN PROPERTIES, LLC
GINNY L. HARRAUGH (MORGAN)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY DANNA L. LEDERSON, JIM W. MORGAN, OWNER OF J.W. MORGAN PROPERTIES, LLC, AND GINNY L. HARRAUGH (MORGAN) THIS 25th DAY OF February, 2010

NOTARY PUBLIC
James F. Jones
Professional Land Surveyor
5529
2-1970

CERTIFICATE OF SURVEYOR
STATE OF WYOMING
COUNTY OF NATRONA

JAMES F. JONES, A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSE NO. 5628, DO HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF THE INSTRUMENT AS RECORDED IN THE PUBLIC RECORDS OF THIS COUNTY AND ACCURATELY REPRESENTS SAID INSTRUMENT AND THE INSTRUMENTS REFERENCED IN FEET AND DECIMALS HEREBY AND COPIES REFERRED TO IN THE INSTRUMENT. ALL BEING TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY
JAMES F. JONES THIS 14th DAY OF January, 2010

NOTARY PUBLIC
AUSTIN F. JONES
COUNTY OF NATRONA
STATE OF WYOMING
My Commission Expires March 28, 2012

WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE AS A PUBLIC NOTARY PUBLIC AT NATRONA, WYOMING, THIS 25th DAY OF February, 2010

Professional Land Surveyor
James F. Jones
5529
2-1970

CERTIFICATE OF SUBDIVISION APPROVAL
I DO HEREBY CERTIFY THAT THE SUBDIVISION HAS BEEN EXAMINED BY ME AND FOUND TO CONFORM WITH THE SUBDIVISION ACT OF THE STATE OF WYOMING. I HAVE REVIEWED THE APPROVED PLAN AND THE INSTRUMENTS REFERENCED THEREIN AND AM SATISFIED THAT THE SUBDIVISION IS AS SHOWN ON THIS PLAN. THE INSTRUMENTS REFERENCED IN FEET AND DECIMALS HEREBY AND COPIES REFERRED TO IN THE INSTRUMENT. ALL BEING TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: 2-19-10

FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF NATRONA COUNTY, WYOMING
THIS DAY OF April, 2010

INSTRUMENT NO. 896681

NOTES
1. NUMBER OF COPIES: 11, 2, 27, 278.
2. NO PUBLIC MAINTENANCE OF ROAD.
3. NO PUBLIC WATER SYSTEM.
4. NO PUBLIC SANITARY SEWER SYSTEM.

RENEA VITTO
COUNTY CLERK

JIM MORGAN SIMPLE SUBDIVISION
AND A PORTION OF
THE SW1/4SW1/4 OF SECTION 28
T.34N., R.79W., 6TH P.M.
NATRONA COUNTY WYOMING

IN MY term of office expires
January 6, 2011

RECORDED

NOVEMBER, 2008 W.O. 09-108

