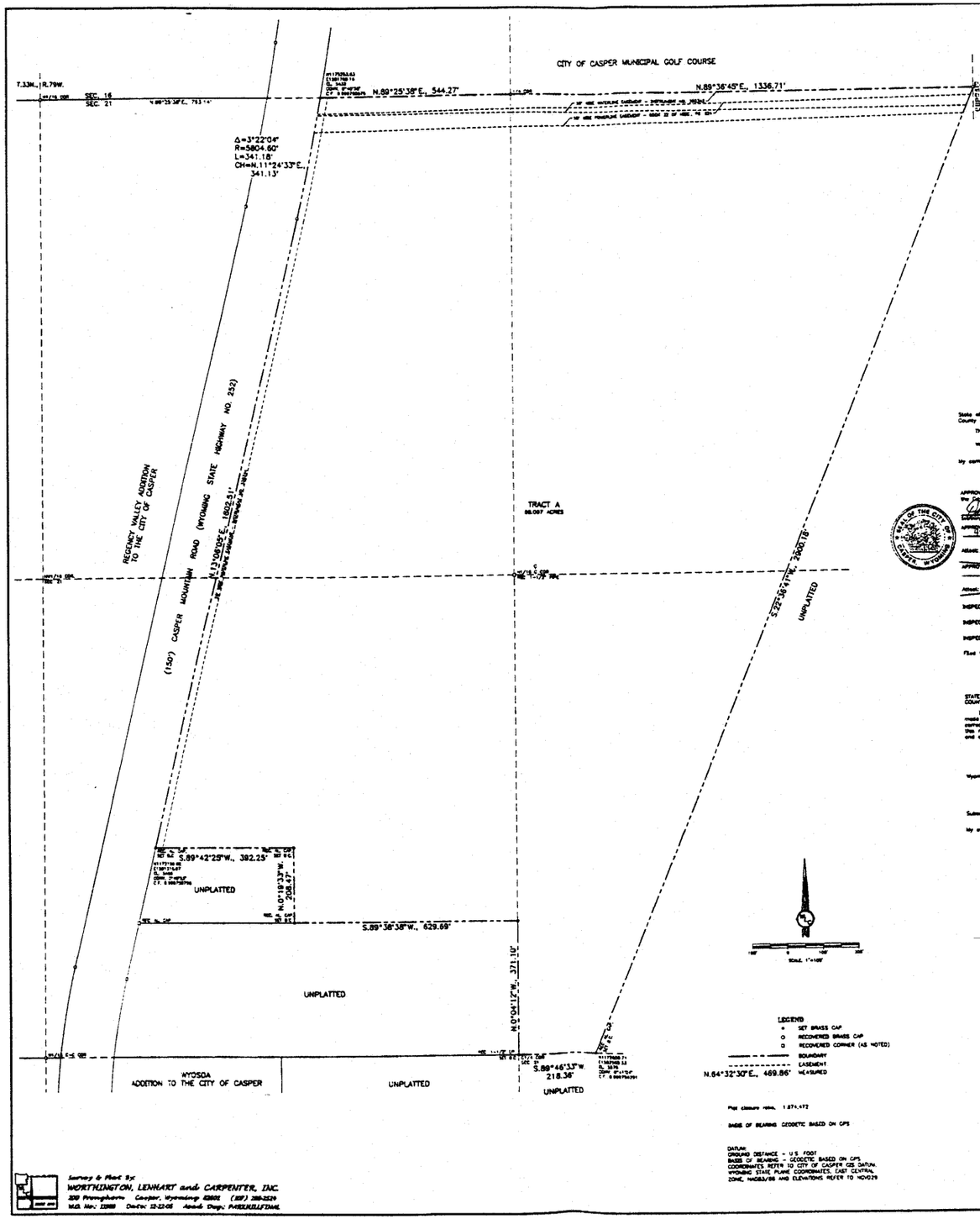
793458

PLAT OF "PARK HILL ADDITION NO. 2"

TO THE CITY OF CASPER, WYOMING
A REPLAT OF PARK HILL ADDITION
TO THE CITY OF CASPER, WYOMING
AND AN ANNEXATION AND SUBDIVISION OF PORTIONS OF
THE E1/2NW1/4 AND W1/2NE1/4, SECTION 21
TOWNSHIP 33 NORTH, RANGE 79 WEST
SIXTH PRINCIPAL MERIDIAN
NATRONA COUNTY, WYOMING
SCALE: 1"=100'



CERTIFICATE OF DEDICATION

BECKER DEVELOPMENT, LLC hereby hereby certify that they are the owners and proprietors of the foregoing subdivision platted in and being a replat of Park Hill Addition to the City of Casper, Wyoming and an annexation and subdivision of portions of the E1/2NW1/4 and W1/2NE1/4, 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 northeasterly corner of the Parcel being described and also the northeasterly corner of said W1/2NE1/4, Section 21; thence along the easterly line of said Parcel and certain said W1/2NE1/4, Section 21, S.22°56'41"W., 2600.18 feet to the southeasterly corner of said Parcel and a point on intersection with the southerly line of said W1/2NE1/4, Section 21; thence along the southerly line of said Parcel and W1/2NE1/4, Section 21, S.89°36'38"W., 629.69 feet to the southeasterly corner of said E1/2NW1/4, Section 21; thence along the easterly line of said Parcel and W1/2NE1/4, Section 21 and the easterly line of said E1/2NW1/4, Section 21, N.0°04'12"W., 371.10 feet to a point; thence into said E1/2NW1/4, Section 21, S.89°46'33"W., 638.69 feet to a point; thence N.0°19'53"W., 208.47 feet to a point; thence S.89°42'25"W., 392.25 feet to the southwesterly corner of said Parcel and a point in and intersection with the westerly line of Casper Mountain Road (Wyoming State Highway No. 252); thence along the said westerly line of said Parcel and the westerly line of said Casper Mountain Road, N.13°08'09"E., 1802.51 feet to a point of tangency of said Parcel and said westerly line of said Casper Mountain Road; thence continuing along the said westerly line of said Parcel and said Casper Mountain Road, N.13°08'09"E., 1802.51 feet to a point of curve; thence along the arc of a true curve to the left, having a radius of 5804.60 feet and through a central angle of 3°22'04", northeasterly, 341.18 feet and the chord of which bears N.11°24'33"E., 341.13 feet to the northeasterly corner of said Parcel and a point in and intersection with the northerly line of said E1/2NW1/4, Section 21; thence along the said northerly line of said Parcel and E1/2NW1/4, Section 21 and the southerly line of the City of Casper Municipal Golf Course, N.89°25'38"E., 544.27 feet to a point and northeasterly corner of said W1/2NE1/4, Section 21; thence along the northerly line of said Parcel and W1/2NE1/4, Section 21, N.89°36'45"E., 1336.71 feet to the Point of Beginning and containing 86.087 acres, more or less.

The subdivision of the foregoing described lands as appears on this plat is with the free consent and in accordance with the desires of the undersigned owner thereof and proprietors. The name of said subdivision shall be known as "PARK HILL ADDITION NO 2" to the City of Casper, Wyoming

BECKER DEVELOPMENT, LLC
3016 Mountain Way
Casper, WY 82601

ACKNOWLEDGMENTS

State of Wyoming)
County of Natrona) ss

The foregoing instrument was acknowledged before me by Richard Becker on this 5th day of April 2006.

Witness my hand and official seal.

My commission expires:

APPROVALS

APPROVED: Planning and Zoning Commission of Casper, Wyoming this 24th day of January 2006 and forwarded to the City Council of Casper, Wyoming with recommendation that said plat be approved.

Chairman

APPROVED: City Council of the City of Casper, Wyoming by Ordinance No. 15-06 passed, adopted and approved on the 18th day of April, 2006.

Attest:

APPROVED: Board of County Commissioners of Natrona County, Wyoming by Resolution duly passed on the ___ day of ___, 2006.

Attest:

INSPECTED AND APPROVED on the 11th day of May, 2006.

INSPECTED AND APPROVED on the 12th day of May, 2006.

INSPECTED AND APPROVED on the 11th day of May, 2006.

Filed for Record in the Office of the County Clerk of Natrona County, Wyoming this 7th day of June, 2006.

My term of office expires January 4, 2007

CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
COUNTY OF NATRONA) ss

I, Steve M. Castle, of Casper, Wyoming hereby state that the plat was prepared from notes taken during actual surveys made by me or others under my direct supervision during the months of February through July, 2005 and that this map correctly represents said surveys. All permanent corners are set and adequately monumented by brass caps as of the date of this map. All dimensions are expressed in feet and decimals thereof and bearings referred to the true meridian, all being true and correct to the best of my knowledge and belief.

Wyoming Registration No 6010 L.S.

Subscribed in my presence and sworn to before me by Steve M. Castle this 8th day of May 2006.

My commission expires:

Survey & Plat By:
WORTHINGTON, LENHART and CARPENTER, INC.
320 Pronghorn Casper, Wyoming 82601 (307) 266-2529
W.O. No: 12888 Date: 12-22-05 Acad Dwg: PARKHILLFINAL