

CERTIFICATE OF DEDICATION

STATE OF WYOMING)
 COUNTY OF NATRONA) SS

THE UNDERSIGNED, G. KEVIN KELLER, PRESIDENT OF CASPER LAND DEVELOPMENT, DOES CERTIFY THAT HE IS OWNER AND PROPRIETOR OF THE FOLLOWING DESCRIBED PARCEL OF LAND, BEING ALL OF LOT 16A AND 16B, BLOCK SIX OF PRAIRIE PARK ESTATES NO. 2 SUBDIVISION, A PARCEL OF LAND SITUATE IN THE SE1/4 SECTION 22, TOWNSHIP 33 NORTH, RANGE 80 WEST, OF THE 6TH P.M., CITY OF CASPER, NATRONA COUNTY, WYOMING, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

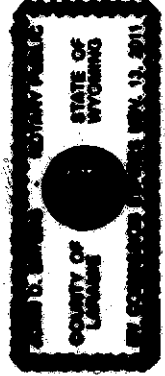
COMMENCING AT THE WEST 1/4 QUARTER CORNER OF SAID SECTION 22, MONUMENTED BY A 2 1/2" BRASS CAP; THENCE S 43°23'57" E, 1924.59 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF TRAPPERS TRAIL, BEING A FOUND 2" ALUMINUM CAP AND THE SOUTHWEST CORNER OF THE PARCEL BEING DESCRIBED AND TRUE POINT OF BEGINNING; THENCE N 00°36'35" W, ALONG THE EAST RIGHT OF WAY LINE OF TRAPPERS TRAIL, 97.11 FEET TO A POINT BEING A FOUND 2" ALUMINUM CAP; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 20.00' AND DELTA ANGLE OF 89°14'23", AND A CHORD DIRECTION OF N 44°00'37" E FOR A DISTANCE OF 28.10 FEET, ALSO ALONG THE EAST RIGHT OF WAY OF TRAPPERS TRAIL AND THE SOUTH RIGHT OF WAY OF UMPQUA RIVER ROAD, TO A FOUND 2" ALUMINUM CAP; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 1214.06 FEET, ALONG AN ANGLE OF 02°22'46", AND A CHORD DIRECTION OF N87°26'25"E, A DISTANCE OF 50.42 FEET; THENCE S 03°44'58" E, A DISTANCE OF 117.00 FEET TO A POINT BEING A FOUND 2" ALUMINUM CAP; THENCE S 03°44'58" E, A DISTANCE OF 117.00 FEET TO A POINT BEING A FOUND 2" ALUMINUM CAP; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 1331.06 FEET, A CENTRAL ANGLE OF 03°08'24", AND A CHORD DIRECTION OF S 87°49'13" W, ALONG THE SOUTH LINE OF LOTS 1A AND 1B, BLOCK SIX PRAIRIE PARK ESTATES No. 2, A DISTANCE OF 72.94 FEET TO A POINT BEING A FOUND 2" ALUMINUM CAP; THENCE S 89°24'22" W, CONTINUING ALONG THE SOUTH LINE OF LOT 1A, BLOCK SIX PRAIRIE PARK ESTATES No. 2, 3.62 FEET MORE OR LESS TO THE POINT OF BEGINNING; THE ABOVE DESCRIBED PARCEL CONTAINS 8499 SQUARE FEET (0.20 ACRES), MORE OR LESS, AND IS SUBJECT TO ANY AND ALL RIGHTS-OF-WAY, EASEMENTS, RESERVATIONS AND ENCUMBRANCES WHICH HAVE BEEN LEGALLY ACQUIRED. THE PARCEL OF LAND AS IT APPEARS ON THIS PLAT IS DEDICATED WITH THE FREE ACT AND BEER AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETOR. ALL STREETS AS SHOWN HEREON ARE DEDICATED TO THE USE OF THE PUBLIC. THE OWNERS HEREBY GRANT TO THE UTILITY COMPANIES AN EASEMENT TO LOCATE, CONSTRUCT, USE AND MAINTAIN CONDUITS, LINES, WIRES AND PIPES, ANY OR ALL OF THEM ALONG THE STRIPS OF LAND MARKED "UTILITY EASEMENTS" AS SHOWN ON THIS PLAT.

G. KEVIN KELLER, PRESIDENT
 CASPER LAND DEVELOPMENT CO.

ACKNOWLEDGEMENTS

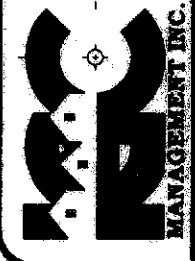
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY G. KEVIN KELLER, PRESIDENT OF CASPER LAND DEVELOPMENT THIS 19th DAY OF APRIL, 2010.

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES 11-13-11
 J. D. [Signature]
 NATRONA COUNTY CLERK



MINOR BOUNDARY ADJUSTMENT PLAT

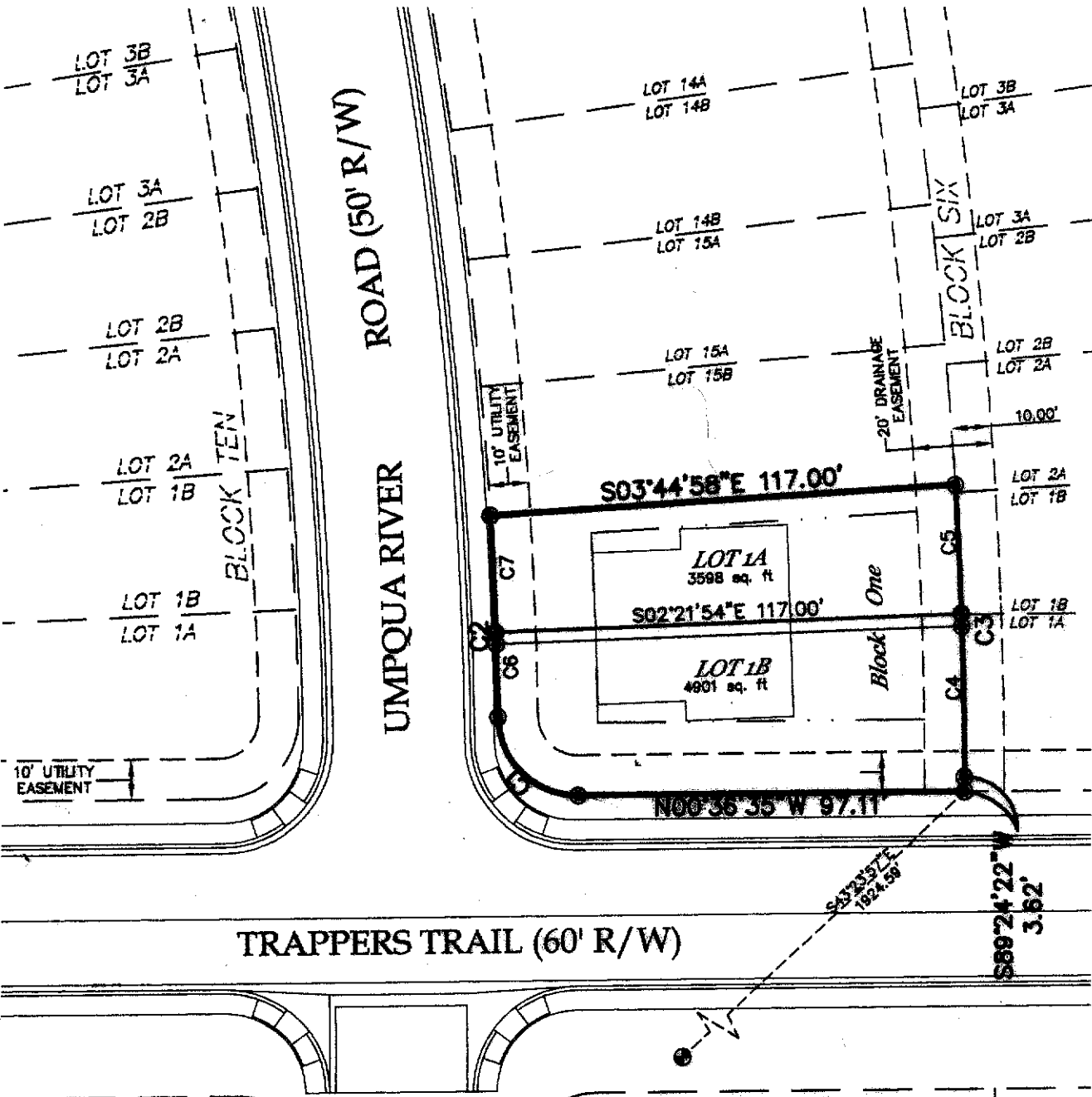
OF
 LOT 16A and 16B, BLOCK SIX
 PRAIRIE PARK ESTATES NO. 2
 AS
 PRAIRIE PARK ESTATES NO. 4
 TO THE CITY OF CASPER, WYOMING
 BEING A PORTION OF THE
 SET/ANW/1/4 OF SECTION 22
 TOWNSHIP 33 NORTH, RANGE 80 WEST,
 OF THE 6TH P.M.,
 NATRONA COUNTY, WYOMING



IGC MANAGEMENT Inc.
 1807 Capitol Avenue
 Suite 200
 Cheyenne, Wyoming
 82001
 Office: (307) 635.5773
 Fax: (307) 635.7227

PLOT DATE: Apr 19, 2010

DRAWN BY: RAH



CURVE TABLE DATA

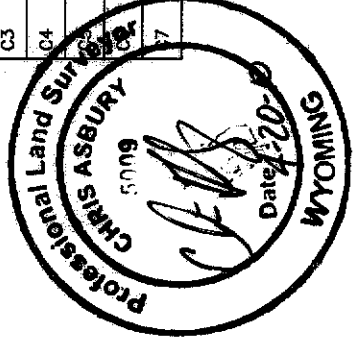
NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	89°14'23"	N44°00'37"E	20.00	31.15	28.10
C2	02°22'46"	N87°26'25"E	1214.06	50.42	50.42
C3	03°08'24"	S87°49'13"W	1331.06	72.94	72.94
C4	01°45'19"	N88°30'46"E	1331.06	40.78	40.78
C5	01°23'05"	N86°56'34"E	1331.06	32.17	32.17
C6	00°59'42"	N88°07'57"E	1214.06	21.08	21.08
C7	01°23'05"	N86°56'34"E	1214.06	29.34	29.34

LEGEND

- SET 2" ALUMINUM CAP
- FOUND 2" ALUMINUM CAP
- FOUND 2 1/2" BRASS CAP

NOTES

1. ERROR OF CLOSURE 1:161,512
2. BASIS OF BEARING IS THE WYOMING STATE PLANE COORDINATE SYSTEM, EAST CENTRAL ZONE, NAD 1983/86.
3. POINT OF BEGINNING: CONVERGENCE ANGLE = 0° 36' 59", COMBINED FACTOR = 0.999759486



CERTIFICATE OF SURVEYOR

I, CHRIS ASBURY, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF WYOMING, HEREBY STATE THAT THIS PLAT OF PRAIRIE PARK ESTATES, NO. 2B, A RE-PLAT OF A PORTION OF PRAIRIE PARK ESTATES, NO. 2, WAS PREPARED FROM OFFICIAL PLATS AND DEEDS OF RECORD AND FROM NOTES OF A FIELD SURVEY CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION DURING THE MONTH OF JANUARY, 2010, THAT THE MONUMENTS ARE SET OR FOUND AS SHOWN AND THAT THIS PLAT CORRECTLY REPRESENTS SAID SURVEY OF THE LAND DEPICTED HEREIN TO THE BEST OF MY KNOWLEDGE.

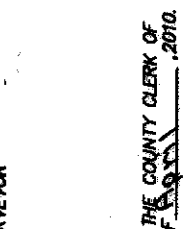
APPROVALS
 APPROVED BY THE CITY OF CASPER DEVELOPMENT DIRECTOR THIS 21st DAY OF APRIL, 2010
 [Signature]
 COMMUNITY DEVELOPMENT DIRECTOR

INSPECTED AND APPROVED THIS 21st DAY OF APRIL, 2010.
 [Signature]
 CITY ENGINEER

INSPECTED AND APPROVED THIS 22nd DAY OF APRIL, 2010.
 [Signature]
 CITY SURVEYOR

RECORDED

FILED FOR THE RECORD IN THE OFFICE OF THE COUNTY CLERK OF NATRONA COUNTY, WYOMING THIS 19th DAY OF APRIL, 2010.

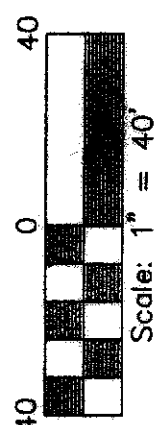


INSTRUMENT NO. 887584
 Renea Vitto
 COUNTY CLERK

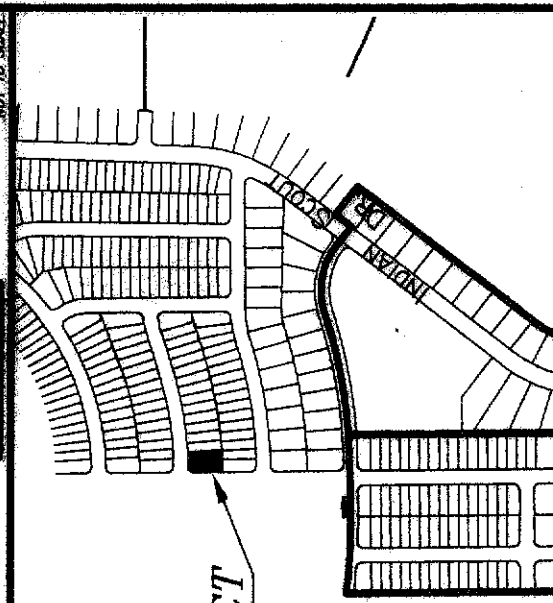
VACATION STATEMENT

IT IS THE INTENT OF THIS MINOR BOUNDARY ADJUSTMENT PLAT TO VACATE THE EXISTING BOUNDARY BETWEEN LOT 16A AND 16B, BLOCK SIX, PRAIRIE PARK ESTATES No. 2 AND REPLAT AS SHOWN HEREON.

My term of office expires
 January 6, 2011



VICINITY MAP



PROJECT SITE



887584

NATRONA COUNTY CLERK, WY
 Renea Vitto
 Apr 26, 2010 02:44:37 PM
 Pages: 1
 Fee: \$50.00
 CITY OF CASPER