#1794

ADDITION #4 as LOTS 4 AND 5
BLOCK 5 PRATT ADDITION #4
Instrument #736667 2-20-04

Compliments of:
FIRST AMERICAN TITLE INSURANCE CO., INC.
120 N. Center Street • Casper, WY 82601 • (307) 237-8486

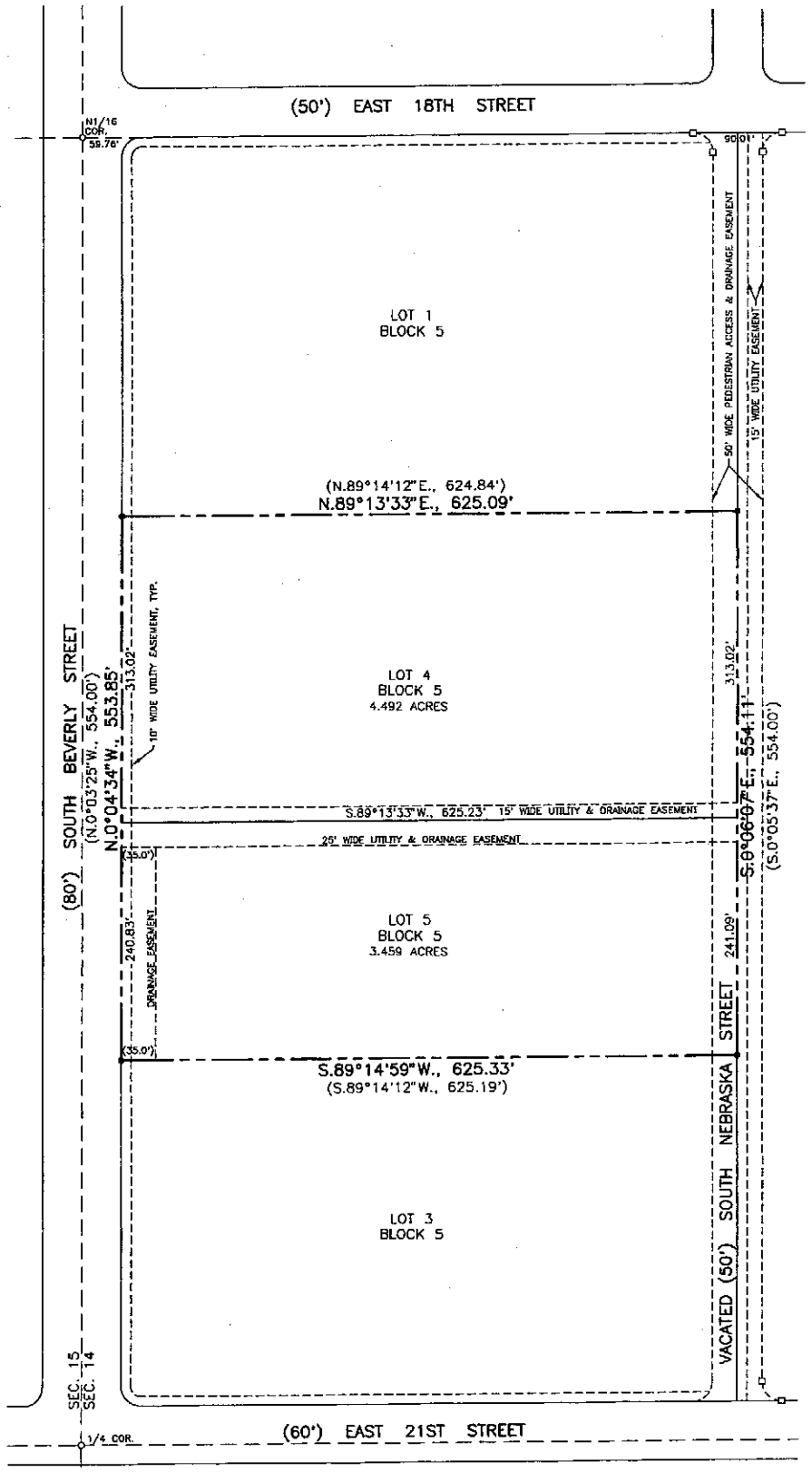
736667

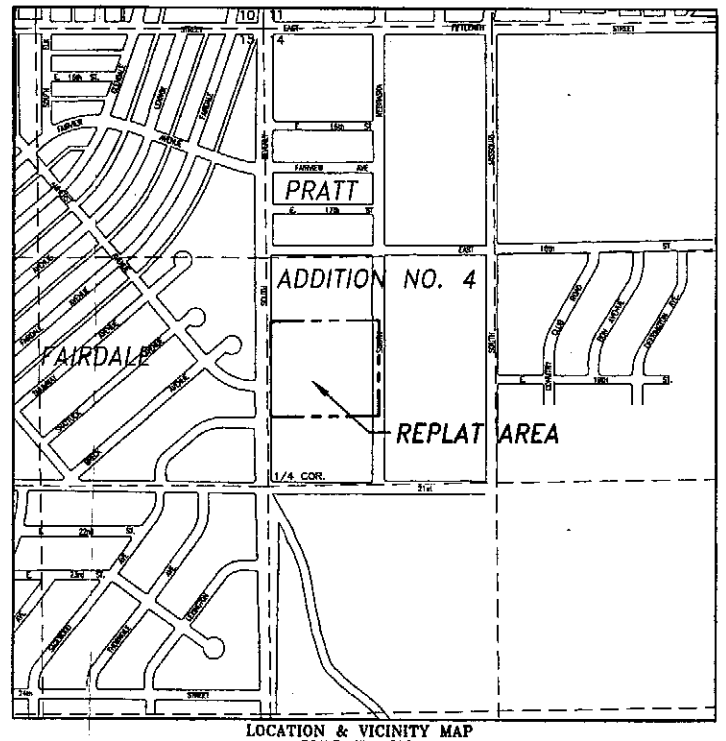
NATRONA CO. CLERK WY
MAY 7 PM 6 45
RECORDED

2004 FEB 20 PM 2 46

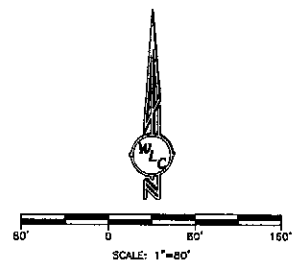
# A REPLAT OF "LOT 2, BLOCK 5 PRATT ADDITION NO. 4 AS LOTS 4 AND 5, BLOCK 5 PRATT ADDITION NO. 4" TO THE CITY OF CASPER, WYOMING

A SUBDIVISION OF PORTIONS OF
SW1/4NW1/4, SECTION 14
TOWNSHIP 33 NORTH, RANGE 79 WEST
SIXTH PRINCIPAL MERIDIAN
NATRONA COUNTY, WYOMING
SCALE: 1"=80'




LOCATION & VICINITY MAP
SCALE: 1"=-500'




SCALE: 1"=80'

BASIS OF BEARING – GEODETIC BASED ON GPS.

LEGEND:

| | |
|---|---|
| RECOVERED BRASS CAP | ○ |
| RECOVERED 5/8" REBAR | □ |
| RECOVERED AL. CAP, SET BRASS CAP | ● |
| PLAT BOUNDARY | ——— |
| EASEMENT | - - - - - |
| MEASURED | N.89°40'30"E., 112.86' |
| RECORD | (N.89°40'30"E., 112.86') |

Plat closure ratio; 1:334,429

Survey & Plat By:
WORTHINGTON, LENHART and CARPENTER, INC.
200 Pronghorn Casper, Wyoming 82601 (307) 266-2524
W.O. No.: 11403 Date: 1-19-04 Acad Dwg: L2P4REPLAT

## CERTIFICATE OF DEDICATION

EL CYD ASSOCIATES, hereby certify that they are the owners and proprietors of the foregoing replat located in and being all of Lot 2, Block 5, and a portion of vacated South Nebraska Street, Pratt Addition No. 4, to the City of Casper, Wyoming, a subdivision of a portion of the SW1/4NW1/4, Section 14, 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 also the northwesterly corner of said Lot 2, Block 5, Pratt Addition No. 4 and a point in the easterly line of 80 feet wide South Beverly Street and also being the southwesterly corner of Lot 1, Block 5, Pratt Addition No. 4; thence from said Point of Beginning and along the northerly line of said Parcel and Lot 2, Block 5 and the southerly line of said Lot 1, Block 5, and into vacated South Nebraska Street, N.89°13'33"E., 625.09 feet to the northeasterly corner of said Parcel and a point in and intersection with the centerline of vacated 50 feet wide South Nebraska Street; thence along the easterly line of said Parcel and the centerline of said vacated South Nebraska Street, S.0°06'07"E., 554.11 feet to the southeasterly corner of said Parcel and a point of intersection with the easterly extension of the southerly line of said Lot 2, Block 5; thence along the southerly line of said Parcel and across a portion of vacated South Nebraska Street and the southerly line of said Lot 2, Block 5 and the northerly line of Lot 3, Block 5, Pratt Addition No. 4, S.89°14'59"W., 625.33 feet to the southwesterly corner of said Parcel and Lot 2, Block 5 and the northwesterly corner of said Lot 3, Block 5 and a point in and intersection with the easterly line of said South Beverly Street; thence along the westerly line of said Parcel and Lot 2, Block 5, and the easterly line of said South Beverly Street, N.0°04'34"W., 553.85 feet to the Point of Beginning and containing 7.951 acres, more or less.

The replat of the foregoing 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 replat shall be known as a Replat of "LOT 2, BLOCK 5, PRATT ADDITION NO. 4 AS LOTS 4 AND 5, BLOCK 5, PRATT ADDITION NO. 4" to the City of Casper, Wyoming and all streets as shown hereon have previously been dedicated to the use of the public and easements as shown hereon have previously been reserved for purposes of construction, operation and maintenance of utilities, conduits, and ditches.

EL CYD ASSOCIATES
2905 Broadway NE
P.O. Box 25841
Albuquerque, NM 87125

J. Howard Mock

## ACKNOWLEDGMENTS

State of New Mexico )
County of Bernalillo ) ss

The foregoing instrument was acknowledged before me by J. Howard Mock this 20th day of December, 2004.

Witness my hand and official seal.

My commission expires: Feb 13, 2007

Diane N. Taylor
Notary Public

## CERTIFICATE OF SURVEYOR

STATE OF WYOMING )
COUNTY OF NATRONA ) ss

I, Steve M. Castle of Casper, Wyoming hereby state that this plat was prepared from notes taken during actual surveys made by me or others under my direct supervision during the month of March, 2003 and September, 2003 and that this map correctly represents said surveys. All perimeter corners are well and accurately monumented by brass caps as of the date of this certification. All dimensions are expressed in feet and decimals thereof and courses referred to the true meridian, all being true and correct to the best of my knowledge and belief.

Professional Land Surveyor STEVE M. CASTLE 6010 WYOMING

Wyoming Registration No. 6010 L.S.

Subscribed in my presence and sworn to before me by Steve M. Castle this 19TH day of JANUARY, 2004.

My commission expires: JUNE 20, 2005

Kenneth R. Moore
Notary Public

## APPROVALS

APPROVED: Community Planning Commission of Casper, Wyoming this 30th day of November, 2004 and forwarded to the City Council of Casper, Wyoming with recommendation that said plat be approved.

David K. Haugh
Secretary

Linda R. Rose
Commission Chairman

APPROVED: City Council of the City of Casper, Wyoming by Resolution No. 07-295 duly passed, adopted and approved on the 16th day of December, 2004.

Attest: W.A. McDonald
City Clerk

Barbara Watters
Mayor

INSPECTED AND APPROVED on the 11TH day of February, 2004.

Hal H. Hutchinson
City Engineer

INSPECTED AND APPROVED on the 23 day of January, 2004.

Arthur C. Volk
County Surveyor

Filed for Record in the Office of the County Clerk of Natrona County, Wyoming this 20TH day of February, 2004.

Mary A. Coelsch
Notary Public County Clerk

My term of office expires January 2, 2007

COUNTY CLERK

Restrictions indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin are hereby deleted to the extent such restrictions violate 42 USC 3604(c).