

36604

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RECORDED FEBRUARY 16, 1984
INSTRUMENT NO. 36604
JOHN E. TOMLIN COUNTY CLERK

36. Jpg

PLAT OF
REDWOODS ADDITION
AN ADDITION TO THE CITY OF CASPER
A SUBDIVISION OF PORTIONS OF
SE1/4NW1/4 AND SW1/4NE1/4 OF SECTION 24, T33N, R80W, of the 6th P.M.
NATRONA COUNTY, WYOMING
BEING A REPLAT OF A PORTION OF
TRACTS 32 AND 33
IN
DOWLER NO. 3 SUBDIVISION
NATRONA COUNTY, WYOMING
SCALE: 1" = 80'

CERTIFICATE OF PLATTING

KNOW ALL MEN BY THESE PRESENTS: The First Interstate Bank of Casper, N.A., a United States Association under the auspices of the Comptroller of the Currency, does hereby certify that it is the owner and proprietor of the lands included in the above or foregoing subdivision to be known as "Redwoods Addition" to the City of Casper, Natrona County, Wyoming; that the said lands as set forth by this platting are a replat of a portion of Tract 32 and Tract 33 of Dowler No. 3 Subdivision, a subdivision of Natrona County, Wyoming, said "Redwoods Addition" more particularly described by metes and bounds as follows:

Beginning at a "C.E.S., Inc." brass cap monumenting the Center-North One-Sixteenth (C-N1/16) corner of Section 24, Township 33 North (T33N), Range 80 West (R80W) of the Sixth Principal Meridian (6th P.M.), Natrona County, Wyoming;

thence S43°28'44"E a distance of 53.21 feet to a "C.E.S. L.S., Inc." brass cap;

thence S0°09'28"W a distance of 358.94 feet to a "C.E.S. L.S., Inc." brass cap in the northwesterly right of way of Wyoming Highway 220;

thence along said highway right of way, S64°31'38"W (solar and base bearing) a distance of 358.50 feet to a "C.E.S. L.S., Inc." brass cap;

thence N25°32'00"W a distance of 525.18 feet to a Worthington, Lenhart, Carpenter and Johnson, Inc. brass cap in the southeasterly line of Grandview Road monumenting the point of curvature of a curve to the left;

thence along the southeasterly line of Grandview Road, in a northeasterly direction along the arc of said curve to the left, said curve having a Radius of 377.29 feet, Delta or Central Angle of 20°48'18", an arc distance of 137.00 feet to a "C.E.S. L.S., Inc." brass cap;

thence S89°44'32"E a distance of 404.35 feet to the point of beginning.

Enccompassing an area of 5.055 acres more or less.

and as appears on this plat, the above or foregoing subdivision is with the free consent and in accordance with the desires of the undersigned owner and proprietor of said lands; that the foregoing subdivision is governed by condition and covenant as imposed upon said land in that certain Warranty Deed recorded in the Office of the Natrona County Clerk, and covenant as imposed upon said land in that certain Warranty Deed recorded in the Office of the Natrona County Clerk, November 7, 1958 in Book 173 of Deeds at page 243; said condition and covenant are by this reference herein incorporated and made a part of this platting as if set forth at length; that the access roadway is dedicated to the Redwoods Addition Property Owners Association and is a private roadway to lots 1, 2 and 3 of the foregoing subdivision.

Dated at Casper, Wyoming this 24th day of August, 1983.

FIRST INTERSTATE BANK OF CASPER, N.A.
A United States Association

C. E. Breckjorn
C. E. Breckjorn
Senior Vice President and Cashier

Henry A. Hitch
Henry A. Hitch
President and Chief Executive Officer

ACKNOWLEDGEMENT

STATE OF WYOMING)
COUNTY OF NATRONA) ss

The foregoing instrument was acknowledged before me by C. E. Breckjorn and Henry A. Hitch this 24th day of August, 1983.

Witness my hand and official seal.

My commission expires: August 6, 1986

Beverly L. Dowdell
Beverly L. Dowdell
Notary Public

APPROVALS

Approved by the Community Planning Commission of Casper, Wyoming, this 14 day of Sept, 1983, and forwarded to the City Council of Casper, Wyoming, with recommendation that said plat be approved.

R. Chubb
Secretary

Approved by the City Council of the City of Casper, Wyoming, by Ordinance No. 4-84 duly passed, adopted and approved on the 17 day of January, 1984.

ATTEST: *C. J. Chubb* City Clerk

Approved by the Board of County Commissioners of Natrona County, Wyoming, by Resolution duly passed on the 7 day of February, 1984.

ATTEST: *Frank L. Quibb* Chairman of the Board

Inspected and approved on the 13 day of December, 1983.

Bill Roberts
City Engineer

Inspected and approved on the 19th day of December, 1983.

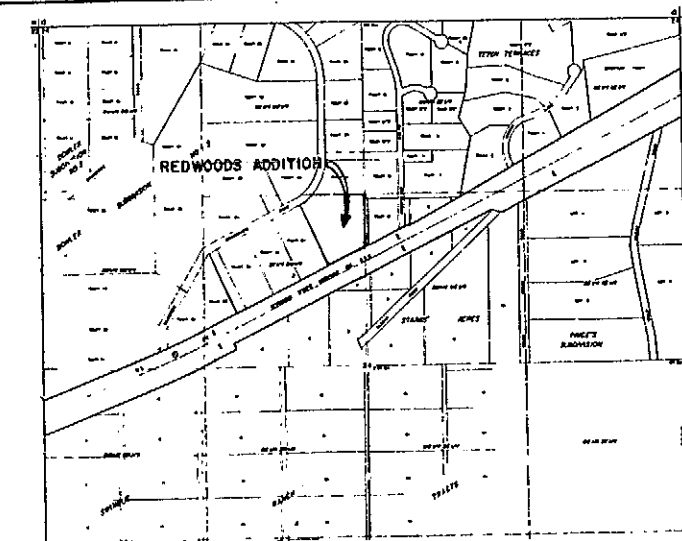
Bill Roberts
County Surveyor

Inspected and approved on the 1 day of Dec, 1983.

Neil Johnson
Natrona County Health Officer

Filed for record in the Office of the Natrona County Clerk this 16th day of February, 1984.

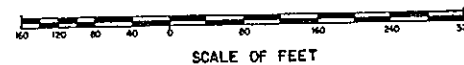
John E. Tomlin
County Clerk



LOCATION MAP
Scale: 1" = 600'

- LEGEND AND GENERAL NOTES
- Recovered Monument - 5/8" Rebar, Iron Pipe or Other Established by Others
 - Worthington, Lenhart, Carpenter & Johnson Brass Cap
 - G.E.B.L.S., Inc. Brass Cap - Established at Position of Recovered Monument
 - G.E.B.L.S., Inc. Brass Cap - Established This Survey
 - G.E.B.L.S., Inc. Aluminum Cap - Lot Corner
 - Wyoming Highway Department - R/W Marker
 - U.S. General Land Office Brass Cap

(N0°01' E 1323.0') Dowler No. 3 Plat Record
(N43°27'37" W 53.24') Teton Terraces Plat Record
(N0°04'17" E 1322.6') Measured This Survey
All Delongue and Utility Easements Shown Herein Are Dedicated to the Use of the Public for Utility and Drainage Purposes Only.



CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
COUNTY OF NATRONA) ss

I, C. L. Dowdell of Casper, Wyoming, a duly Registered Professional Land Surveyor, do hereby certify that this plat was prepared from notes taken during an actual survey made under my direction between October 18, 1982 and October 21, 1982; that this plat correctly represents the results of said survey and the foregoing "Redwoods Addition" to the City of Casper, Wyoming; that all boundaries and lots are or shall be well and accurately marked and identified; that all dimensions are expressed in feet and decimals thereof and all courses referred to the true meridian as determined by direct solar observation on the northerly right of way line of Wyoming State Highway 220; that the field closure of said survey is in excess of 1:30,000. All being true and correct to the best of my knowledge and belief.

Wyoming Registration No. 522, Land Surveyor

C. L. Dowdell
C. L. Dowdell, Surveyor

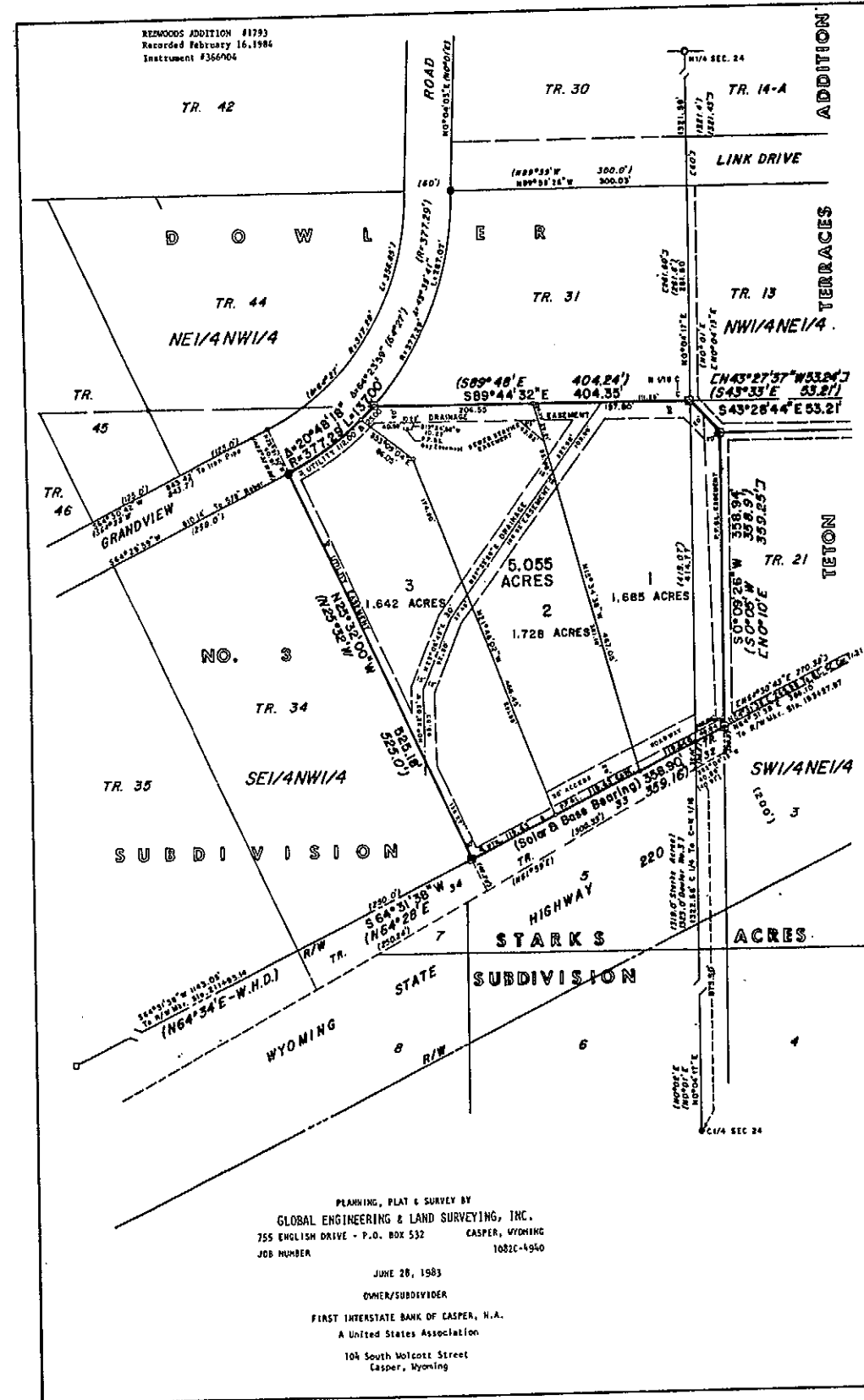
The foregoing instrument was acknowledged before me by C. L. Dowdell, this 24th day of August, 1983.

Witness my hand and official seal.

My commission expires: August 6, 1986.

Beverly L. Dowdell
Beverly L. Dowdell
Notary Public

Beverly L. Dowdell - Notary Public
County of Natrona State of Wyoming
My Commission Expires Aug 6, 1986



PLANNING, PLAT & SURVEY BY
GLOBAL ENGINEERING & LAND SURVEYING, INC.
355 ENGLISH DRIVE - P.O. BOX 532 CASPER, WYOMING
JOB NUMBER 1082C-1940

JUNE 28, 1983
OWNER/SUBDIVIDER
FIRST INTERSTATE BANK OF CASPER, N.A.
A United States Association
104 South Wolcott Street
Casper, Wyoming

REDWOODS