



VICINITY MAP

BLK. #	DATE	FILE	DATE
1	10.00	90-00-00	15.28
2	10.00	90-00-00	78.34
3	10.00	90-00-00	38.27
4	10.00	90-00-00	38.27
5	10.00	90-00-00	15.28
6	10.00	90-00-00	78.34
7	10.00	90-00-00	78.34
8	10.00	90-00-00	15.28
9	10.00	90-00-00	38.27
10	10.00	90-00-00	38.27
11	10.00	90-00-00	38.27
12	10.00	90-00-00	38.27
13	10.00	90-00-00	38.27
14	10.00	90-00-00	38.27
15	10.00	90-00-00	38.27
16	10.00	90-00-00	38.27

NOTES

1. ERROR OF CLOSURE EXCEEDS 1:80,407
2. BASIS OF BEARINGS IS THE WYOMING STATE PLANE COORDINATE SYSTEM, EAST CENTRAL ZONE, NAD 1983.
3. THE CONVERSE ANGLE AT THE SOUTHEAST CORNER OF THE PARCEL IS 00°10'17.4000", AND THE CORNER FACTOR IS 0.0000754.

LEGEND

- ▲ SET BRASS CAP
- SET MONUMENT 5/8" IRON & ALUMINUM CAP
- FOUND MONUMENT AS NOTED

PLAT PREPARED BY:  
CIVIL ENGINEERING PROFESSIONALS, INC.  
355 NORTH LINCOLN STREET  
CASPER, WYOMING 82601  
FEBRUARY, 2002



CERTIFICATE OF DEDICATION

STATE OF WYOMING  
COUNTY OF NATRONA

I, THE UNDERSIGNED, WALTER BROTHER BRICKWORKERS TRUST, DOES HEREBY CERTIFY THAT HE IS THE OWNER AND PROPRIETOR OF THE FOLLOWING DESCRIBED PARCEL OF LAND, A PARCEL OF LAND SITUATE IN THE TOWNSHIP OF SECTION 28, T.33N., R.79W., 6TH P.M., NATRONA COUNTY, WYOMING, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE REPLAT OF MOUNTAIN VISTA ONE ADDITION TO THE CITY OF CASPER, ALSO BEING THE SOUTHWEST CORNER OF THE PARCEL BEING DEDICATED AND BEING THE POINT OF BEGINNING, MANIFESTED BY A BRASS CAP

THENCE S00°00'00" E ALONG THE NORTH LINE OF THE REPLAT OF MOUNTAIN VISTA ONE ADDITION, AND THE SOUTH LINE OF THE PARCEL, A DISTANCE OF 30.00 FEET TO THE SOUTHWEST CORNER, MANIFESTED BY A BRASS CAP AND BEING LOCATED ON THE EAST RIGHT-OF-WAY LINE OF CASPER MOUNTAIN ROAD;

THENCE N00°00'00" E ALONG THE EAST RIGHT-OF-WAY LINE OF CASPER MOUNTAIN ROAD, A DISTANCE OF 124.00 FEET TO A CORNER MANIFESTED BY A WYOMING DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY BRASS CAP;

THENCE S00°00'00" E ALONG THE EAST RIGHT-OF-WAY LINE OF CASPER MOUNTAIN ROAD, A DISTANCE OF 178.75 FEET TO A CORNER LOCATED ON THE SOUTH RIGHT-OF-WAY LINE OF WYOMING WILLOWLAND, MANIFESTED BY A WYOMING DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY BRASS CAP;

THENCE N00°00'00" E ALONG THE SOUTH RIGHT-OF-WAY LINE OF WYOMING WILLOWLAND, A DISTANCE OF 275.00 FEET TO A CORNER LOCATED ON THE SOUTH RIGHT-OF-WAY LINE OF WYOMING WILLOWLAND, MANIFESTED BY A WYOMING DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY BRASS CAP;

THENCE S00°00'00" E ALONG THE SOUTH RIGHT-OF-WAY LINE OF WYOMING WILLOWLAND, A DISTANCE OF 343.50 FEET TO THE WESTWEST CORNER OF THE PARCEL, LOCATED ON THE EAST LINE OF THE 1/4 SECTION 28, AND MANIFESTED BY A WYOMING DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY BRASS CAP;

THENCE S00°00'00" E ALONG THE EAST LINE OF THE 1/4 SECTION 28, A DISTANCE OF 154.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 27.97 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY RIGHTS OF WAY AND/OR EASEMENTS, RESERVATIONS AND ENCUMBRANCES WHICH HAVE BEEN LEGALLY ACQUIRED.

THE TRACT OF LAND, AS IT APPEARS ON THIS PLAT, IS DEDICATED WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETOR. THE NAME OF THE SUBDIVISION SHALL BE THE "STONERIDGE ADDITION" AND THE OWNER HEREBY GRANTS TO THE PUBLIC AND PRIVATE UTILITY COMPANIES, AND BEINGS TO LOCATE, CONSTRUCT, USE AND MAINTAIN CONDUITS, LINES, WELLS AND PIPES, ANY OR ALL OF THEM, UNDER AND ALONG THE STRIPS OF LAND MARKED UTILITY CORRIDORS AND SHOWN ON THIS PLAT. THE STREETS AS SHOWN HEREON ARE HEREBY DEDICATED TO THE USE OF THE PUBLIC.

*Richard Becker*  
RICHARD BECKER - TRUSTEE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY RICHARD BECKER THIS 05 DAY OF July, 2002.

WITNESSED MY HAND AND OFFICIAL SEAL MY COMMISSION EXPIRES 01-23-2005

*James P. Wells*  
JAMES P. WELLS  
NOTARY PUBLIC

APPROVALS

APPROVED BY THE CITY OF CASPER PLANNING AND ZONING COMMISSION OF CASPER, WYOMING  
THIS 25 DAY OF July, 2002.

ATTEST: *David C. Harty*  
DAVID C. HARTY  
SECRETARY

APPROVED BY THE CITY COUNCIL OF CASPER, WYOMING BY ORDINANCE NO. 488, AS A CITY PROJECT  
ADOPTED AND APPROVED THIS 25 DAY OF July, 2002.

ATTEST: *Walter B. Harty*  
WALTER B. HARTY  
CITY CLERK

INSPECTED AND APPROVED THIS 27 DAY OF June, 2002.

*Harold J. Harty*  
HAROLD J. HARTY  
CITY ENGINEER

INSPECTED AND APPROVED THIS 5 DAY OF July, 2002.

*William R. Fenwick*  
WILLIAM R. FENWICK  
COUNTY SURVEYOR

RECORDED

FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF NATRONA COUNTY, WYOMING THIS 10 DAY OF July, 2002.

INSTRUMENT NO. 696007

*Mary G. Cook*  
MARY G. COOK  
COUNTY CLERK

CERTIFICATE OF SURVEYOR

STATE OF WYOMING  
COUNTY OF NATRONA

I, WILLIAM R. FENWICK, A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSE NO. 2025, DO HEREBY CERTIFY THAT THIS PLAT WAS MADE FROM NOTES TAKEN DURING AN ACTUAL SURVEY MADE UNDER MY DIRECT SUPERVISION IN MAY, 2002, AND THAT THIS PLAT CORRECTLY AND ACCURATELY REPRESENTS SAID SURVEY. ALL DIMENSIONS ARE EXPRESSED IN FEET AND DECIMALS THEREOF, AND COURSES REFERRED TO IN THIS INSTRUMENT, ALL BEING TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY WILLIAM R. FENWICK THIS 25 DAY OF July, 2002.

WITNESSED MY HAND AND OFFICIAL SEAL MY COMMISSION EXPIRES 12-23-2004

*William R. Fenwick*  
WILLIAM R. FENWICK  
NOTARY PUBLIC

ANNEXATION AND PLAT OF  
STONERIDGE ADDITION

TO THE CITY OF CASPER, WYOMING  
BEING A PORTION OF THE  
EWNWY SECTION 28, T.33N., R.79W., 6TH P.M.  
NATRONA COUNTY WYOMING

696007

JUL 10 2002

#2078