

#2061
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CERTIFICATE OF DEDICATION

STRAND RANCH ESTATES
Instrument # 777130 Recorded 10-6-05

STATE OF WYOMING }
COUNTY OF NATRONA } SS

THE UNDERSIGNED, JOHN L. & MANTHA L. PHILLIPS, MARK DAVID WILKINSON & LESLIE BLYTHE, PAMELA JO ALLEMAND REVOCABLE TRUST, DO HEREBY CERTIFY THAT THEY ARE THE OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED PARCEL OF LAND, A PARCEL OF LAND SITUATE IN THE NW/4 OF SECTION 6, T.33N., R.77W., 6TH P.M., NATRONA COUNTY, WYOMING, AND IS TO BE KNOWN AS TRACT 1 OF THE RECORD OF SURVEY RECORDED AS INSTRUMENT NO. 777124, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NW/4 CORNER OF SAID SECTION 6, MONUMENTED BY AN ALUMINUM CAP;
THENCE N48°28'07"E, A DISTANCE OF 505.01 FEET TO THE SOUTHEAST CORNER OF THE PARCEL, LOCATED ON THE EAST LINE OF SAID TRACT 1, MONUMENTED BY AN ALUMINUM CAP AND BEING THE POINT OF BEGINNING;
THENCE S00°48'17"E, ALONG THE EAST LINE OF SAID TRACT 1, A DISTANCE OF 888.52 FEET TO THE SOUTHEAST CORNER OF THE PARCEL, LOCATED IN THE CENTER OF THE NORTH PLATTE RIVER;
THENCE N62°17'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 644.10 FEET TO A POINT;
THENCE N58°24'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER, AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 81.10 FEET TO A POINT;
THENCE N44°21'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 250.30 FEET TO A POINT;
THENCE N33°20'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 268.70 FEET TO A POINT;
THENCE N19°17'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 381.40 FEET TO A POINT;
THENCE N07°48'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 198.80 FEET TO A POINT;
THENCE N08°30'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 548.00 FEET TO A POINT;
THENCE N18°14'00"W, ALONG THE CENTER OF THE NORTH PLATTE RIVER AND THE NORTHEASTERLY BOUNDARY OF RIVERSIDE ACRES SUBDIVISION, A DISTANCE OF 233.80 FEET TO THE NORTHWEST CORNER OF THE PARCEL, LOCATED ON THE NORTH LINE OF SAID SECTION 6;
THENCE N68°25'44"E, ALONG THE NORTH LINE OF SAID SECTION 6, A DISTANCE OF 889.31 FEET TO THE NW/4 CORNER OF SAID SECTION 6, MONUMENTED BY AN IRON PIPE;
THENCE S01°34'16"E, A DISTANCE OF 80.00 FEET TO A POINT MONUMENTED BY AN ALUMINUM CAP;
THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE EAST LINE OF SAID TRACT 1 AND A CURVE TO THE LEFT HAVING A RADIUS OF 280.00 FEET THROUGH A CENTRAL ANGLE OF 121°25'40", A DISTANCE OF 551.02 FEET, WITH A CHORD BEARING OF S27°42'54"W, A DISTANCE OF 454.54 FEET TO THE POINT OF TANGENCY, MONUMENTED BY AN ALUMINUM CAP;
THENCE S32°58'56"E, ALONG THE EAST LINE OF SAID TRACT 1, A DISTANCE OF 137.93 FEET TO A POINT OF CURVATURE, MONUMENTED BY AN ALUMINUM CAP;
THENCE ALONG THE EAST LINE OF SAID TRACT 1 AND A CURVE TO THE RIGHT HAVING A RADIUS OF 880.00 FEET, THROUGH A CENTRAL ANGLE OF 32°10'43", A DISTANCE OF 548.30 FEET, WITH A CHORD BEARING OF S18°54'33"E, A DISTANCE OF 443.42 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 42.45 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 OWNERS AND PROPRIETORS. THE NAME OF THE UNIOR SUBDIVISION SHALL BE "STRAND RANCH ESTATES" AND THE OWNER HEREBY GRANTS TO THE PUBLIC AND PRIVATE UTILITY COMPANIES AN EASEMENT AND LICENSE TO LOCATE, CONSTRUCT, USE AND MAINTAIN CONDUITS, LINES, WIRES AND PIPES, ANY OR ALL OF THEM UNDER AND ALONG THE STRIPS OF LAND MARKED "UTILITY EASEMENTS" AS SHOWN ON THIS PLAT. ALL ROADS AS SHOWN HEREON ARE PRIVATE ROADS. THERE WILL BE NO PUBLIC MAINTENANCE OF ROADS.

JOHN L. AND MANTHA L. PHILLIPS
111 WEST 2ND STREET, SUITE 101
CASPER, WYOMING 82601

JOHN L. PHILLIPS
MANTHA L. PHILLIPS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY JOHN L. & MANTHA L. PHILLIPS THIS 29TH DAY OF SEPTEMBER, 2005.
WITNESS MY HAND AND OFFICIAL SEAL, MY COMMISSION EXPIRES 12/31/2007
NOTARY PUBLIC

MARK DAVID WILKINSON AND LESLIE BLYTHE
1130 HORIZON DRIVE
CASPER, WYOMING 82601

MARK DAVID WILKINSON
LESLIE BLYTHE
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MARK DAVID WILKINSON & LESLIE BLYTHE THIS 29TH DAY OF SEPTEMBER, 2005.
WITNESS MY HAND AND OFFICIAL SEAL, MY COMMISSION EXPIRES 3/28/07
NOTARY PUBLIC

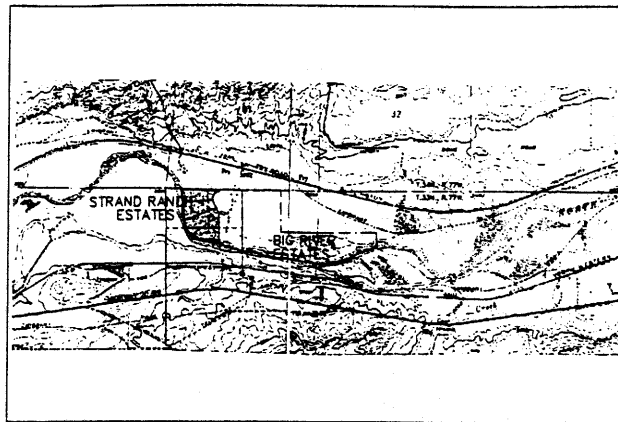
PAMELA JO ALLEMAND REVOCABLE TRUST
P.O. BOX 1297
CASPER, WYOMING 82602

PAMELA JO ALLEMAND - TRUSTEE
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY PAMELA JO ALLEMAND, TRUSTEE OF THE PAMELA JO ALLEMAND REVOCABLE TRUST THIS 30th DAY OF SEPTEMBER, 2005.
WITNESS MY HAND AND OFFICIAL SEAL, MY COMMISSION EXPIRES 3/28/07
NOTARY PUBLIC

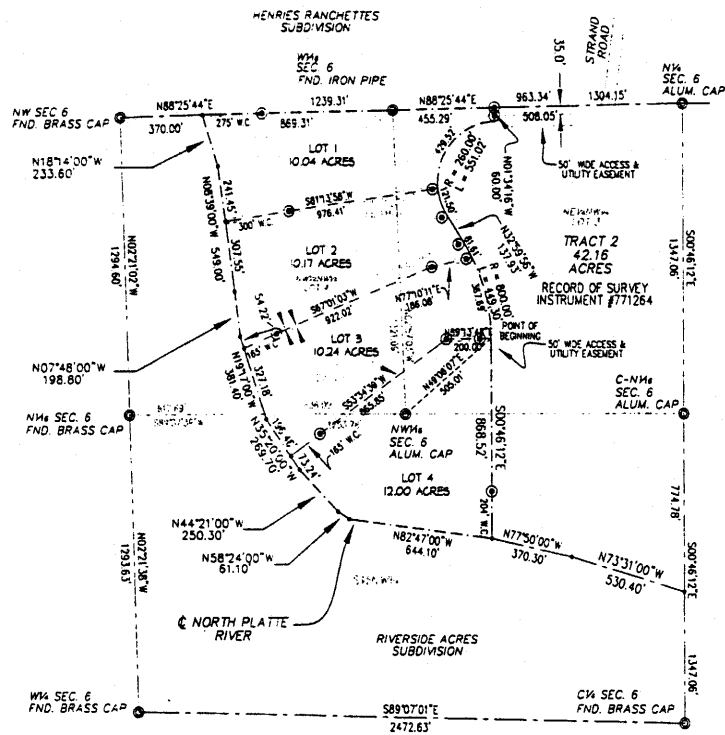
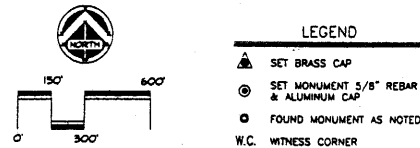
MINOR PLAT OF

STRAND RANCH ESTATES

BEING A PORTION OF THE
NW/4 OF SECTION 6
T.33N., R.77W., 6TH P.M.
NATRONA COUNTY WYOMING



VICINITY MAP



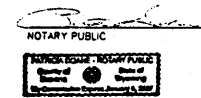
CERTIFICATE OF SURVEYOR

STATE OF WYOMING }
COUNTY OF NATRONA } SS

I, WILLIAM R. FEHRINGER, A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSE NO. 5528, DO HEREBY CERTIFY THAT THIS PLAT WAS MADE FROM NOTES TAKEN DURING AN ACTUAL SURVEY MADE UNDER MY DIRECT SUPERVISION IN JULY, 2005, AND THAT THIS PLAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF CORRECTLY AND ACCURATELY REPRESENTS SAID SURVEY. 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.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY WILLIAM R. FEHRINGER THIS 29TH DAY OF SEPTEMBER, 2005.

WITNESS MY HAND AND OFFICIAL SEAL, MY COMMISSION EXPIRES 12/31/2007



RECORDED

FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK, OF NATRONA COUNTY, WYOMING THIS 6th DAY OF October, 2005.
INSTRUMENT NO. 777130
COUNTY CLERK



NOTES

1. ERROR OF CLOSURE EXCEEDS 1:10,000.
2. NO PUBLIC MAINTENANCE OF ROADS.
3. NO PUBLIC WATER SYSTEM.
4. NO PUBLIC SANITARY SEWER SYSTEM.

My term of office expires January 2, 2007

777130
NATRONA COUNTY CLERK, WYOMING
Mary Ann Callie
Dec 6 2005 10:31 AM
Page 1 of 1 Fee: \$50.00

APPROVALS
APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF NATRONA COUNTY, WYOMING BY RESOLUTION DULY PASSED THIS 7th DAY OF October, 2005.
ATTEST: *Mary Ann Callie* COUNTY CLERK
INSPECTED AND APPROVED THIS 5th DAY OF December, 2005. *David P. ...* BOARD CHAIRMAN
INSPECTED AND APPROVED THIS 5th DAY OF October, 2005. *William R. Fehring* COUNTY SURVEYOR
INSPECTED AND APPROVED THIS 5th DAY OF December, 2005. *...* COUNTY HEALTH DEPARTMENT

