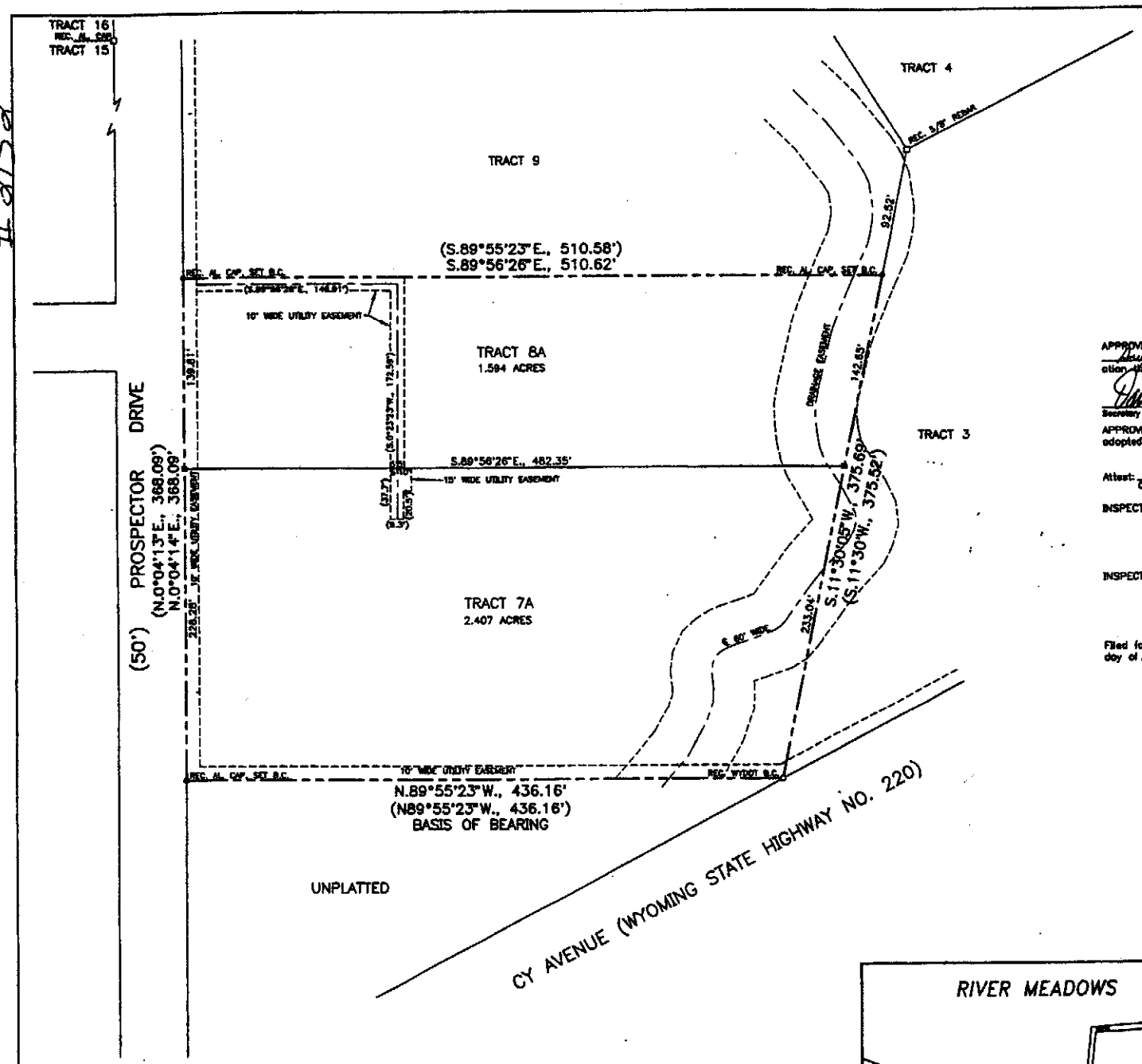
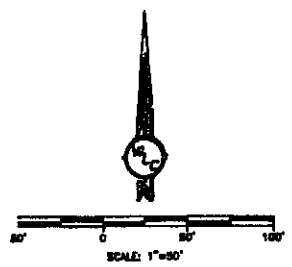
#9158
Instrument # 755468 Recorded 11-19-04

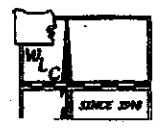




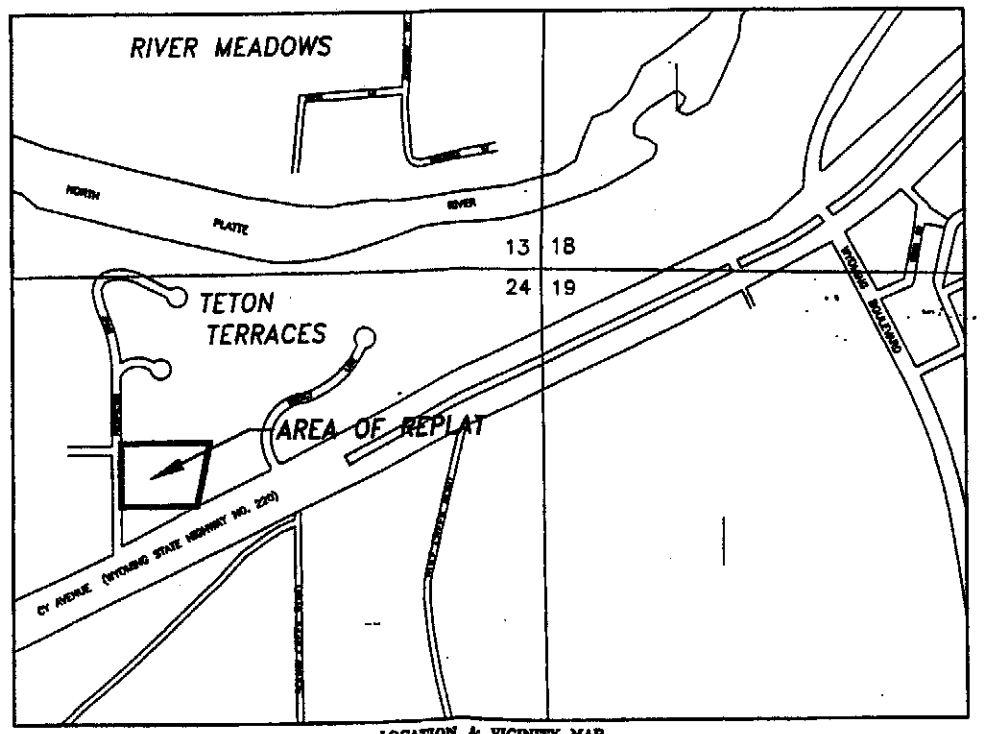
LEGEND

- ○ RECOVERED BRASS CAP
- □ RECOVERED CORNER (AS NOTED)
- ■ SET 5/8" REBAR W/ALUMINUM CAP
- ● SET BRASS CAP
- BOUNDARY
- EASEMENTS
- S.89°12'41"W., 665.65' MEASURED DISTANCE
- (S.89°14'01"W., 665.47') RECORD DISTANCE

Plat closure ratio: 1:431,214



Survey & Plat By:
WORTHINGTON, LENHART and CARPENTER, INC.
200 Pronghorn Casper, Wyoming 82601 (307) 235-2529
W.O. No: 11585 Date: 7-15-04 Acad/Dwg: HAYNARDPLT



LOCATION & VICINITY MAP
SCALE: 1"=500'

NATRONA COUNTY CLERK, WYOMING
Mary Ann Collins Recorded: BJ
Nov 19, 2004 10:48 AM
Pages: 1 Fee: $50.00
755468 City of Casper

A REPLAT OF "TRACTS 7 & 8, TETON TERRACES" AS "TRACTS 7A & 8A, TETON TERRACES" TO THE CITY OF CASPER, WYOMING

A SUBDIVISION OF A PORTION OF THE NE1/4, SECTION 24 TOWNSHIP 33 NORTH, RANGE 80 WEST SIXTH PRINCIPAL MERIDIAN NATRONA COUNTY, WYOMING

SCALE: 1"=50'

APPROVALS

APPROVED: Planning & Zoning Commission of Casper, Wyoming this 24th day of November, 2004 and forwarded to the City Council of Casper, Wyoming with recommendation that said plat be approved.

David R. Haught
Secretary

[illegible]
Commission Chairman

APPROVED: City Council of the City of Casper, Wyoming by Resolution No. 04-201 duly passed, adopted and approved on the 7th day of December, 2004.

Attest: V.A. McDonald
City Clerk

Kathryn Watts
Mayor

INSPECTED AND APPROVED on the 16th day of November, 2004.

Art A. Hutchinson
City Engineer

INSPECTED AND APPROVED on the 15th day of November, 2004.

William P. Johnson
County Surveyor

Filed for Record in the Office of the County Clerk of Natrona County, Wyoming this 19th day of November, 2004.

Rose A. Witte for Mary Ann Collins
Deputy County Clerk

My term of office expires: January 2, 2007

CERTIFICATE OF DEDICATION

Maynard Johnson and Roger W. Weanitzer, individuals, hereby certify that they are the owners and proprietors of the foregoing subdivision located in and being all of Tracts 7 and 8, Teton Terraces, an Addition to the City of Casper, Wyoming and situated in the NE1/4, Section 24, Township 33 North, Range 80 West of the Sixth Principal Meridian, Natrona County, Wyoming and being more particularly described by metes and bounds as follows:

Beginning at the southeasterly corner of the Parcel being described and also the southeasterly corner of said Tract 7, Teton Terraces; thence from said Point of Beginning and along the southerly line of said Parcel and Tract 7, N.89°55'23"W., 436.16 feet to the southwesterly corner of said Parcel and Tract 7 and a point in and intersection with the easterly line of Prospector Drive; thence along the westerly line of said Parcel and Tracts 7 and 8 and the easterly line of said Prospector Drive, N.0°04'14"E., 368.09 feet to the northwesterly corner of said Parcel and Tract 8 and the southwesterly corner of Tract 9 of said Teton Terraces; thence along the northerly line of said Parcel and Tracts 8 and 7 and the southerly line of said Tract 9, S.89°56'26"E., 510.62 feet to the northwesterly corner of said Parcel and Tract 7 and a point in the westerly line of Tract 3 of said Teton Terraces; thence along the easterly lines of said Parcel and Tract 7 and the westerly line of said Tract 3, S.11°30'05"W., 375.69 feet to the Point of Beginning and containing 4.001 acres, more or less.

The subdivision 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 subdivision shall be known as "a replat of Tracts 7 & 8, Teton Terraces as Tracts 7A & 8A, Teton Terraces", an Addition to the City of Casper, Wyoming. All streets and roads shown hereon have previously been dedicated to the use of the public, and all easements as shown hereon are hereby reserved for purposes of construction, operation and maintenance of utilities, conduits, and ditches as required for the proper development of said subdivision.

Maynard Johnson & Roger W. Weanitzer
2019 Yellow Creek Road
Casper, Wyoming 82604

Maynard Johnson

Roger W. Weanitzer

ACKNOWLEDGMENTS

State of Wyoming)
County of Natrona) ss

The foregoing instrument was acknowledged before me by Maynard Johnson this 1st day of NOVEMBER, 2004.

Witness my hand and official seal.

My commission expires: NOTARY PUBLIC KENNETH R. MOORE NATRONA COUNTY STATE OF WYOMING My Commission Expires June 29, 2005

Kenneth R. Moore
Notary Public

State of Wyoming)
County of Natrona) ss

The foregoing instrument was acknowledged before me by Roger W. Weanitzer this 1st day of NOVEMBER, 2004.

Witness my hand and official seal.

My commission expires: NOTARY PUBLIC KENNETH R. MOORE NATRONA COUNTY STATE OF WYOMING My Commission Expires June 29, 2005

Kenneth R. Moore
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 June, 2004 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 map. 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 August, 2004.

My commission expires: NOTARY PUBLIC KENNETH R. MOORE NATRONA COUNTY STATE OF WYOMING My Commission Expires June 29, 2005

Kenneth R. Moore
Notary Public

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

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).