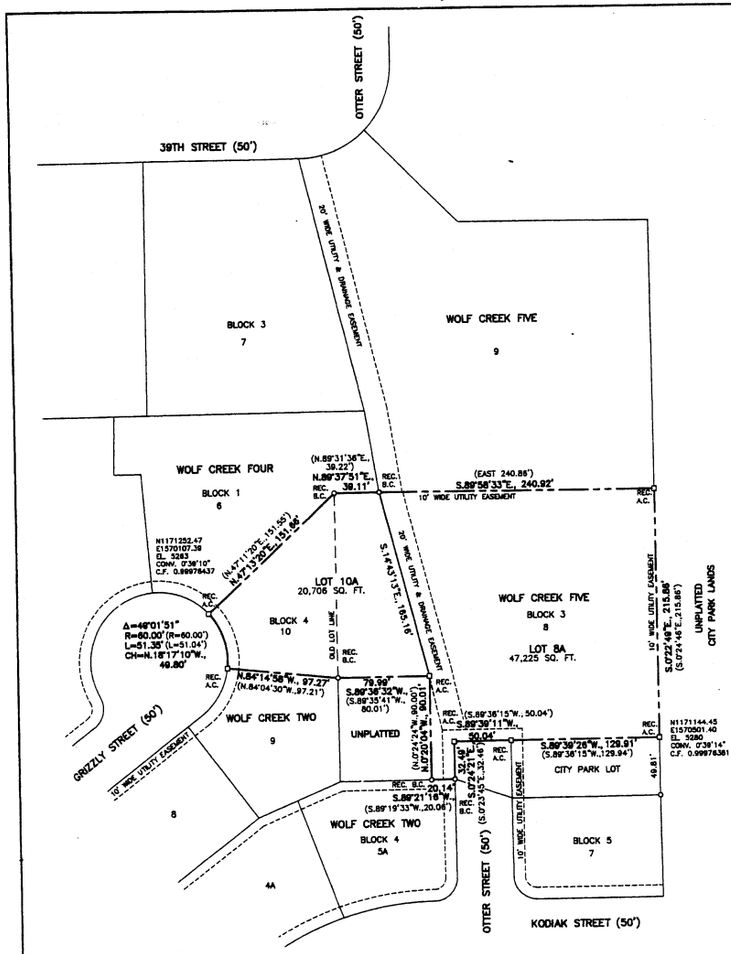
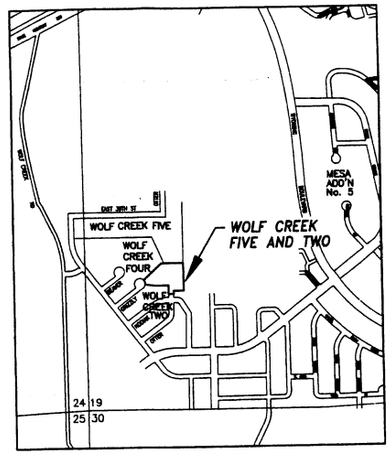
A MINOR BOUNDARY ADJUSTMENT PLAT OF
"WOLF CREEK FIVE, LOT 8A, BLOCK 3 & WOLF CREEK TWO, LOT 10A, BLOCK 4"
ADDITIONS TO THE CITY OF CASPER, WYOMING
A VACATION AND REPLAT OF ALL OF LOT 8, BLOCK 3, WOLF CREEK FIVE AND ALL OF LOT 10, BLOCK 4, WOLF CREEK TWO ADDITIONS TO THE CITY OF CASPER, WYOMING
SUBDIVISIONS OF PORTIONS OF THE NW1/4SW1/4, SECTION 19, TOWNSHIP 33 NORTH, RANGE 79 WEST SIXTH PRINCIPAL MERIDIAN NATRONA COUNTY, WYOMING

SCALE: 1"=50'

NATRONA COUNTY CLERK, WY
Renee Vitto
Jan 6, 2009 01:36:37 PM
Pages: 1
Fee: $30.00
CITY OF CASPER
858174





LOCATION & VICINITY MAP
NOT TO SCALE

SCALE 1"=50'
BASIS OF BEARING
GEODETIC BASED ON GPS

PLAT CLOSURE RATIO: 1:149,850

DATUM:
GROUND DISTANCE - U.S. FOOT
BASIS OF BEARING - GEODETIC BASED ON GPS COORDINATES REFER TO CITY OF CASPER GIS DATUM, WYOMING STATE PLANE COORDINATES, EAST CENTRAL ZONE, NAD83/86 AND ELEVATIONS REFER TO NGVD29. ELEVATIONS ARE NOT INTENDED FOR BENCH MARK REFERENCES.

LEGEND

RECOVERED BRASS CAP CORNER	○
SET BRASS CAP	●
SET 5/8" REBAR W/AL. CAP	■
RECOVERED CORNER (AS NOTED)	□
SUBDIVISION BOUNDARY	
EASEMENT	
MEASURED	S.89°27'24"W., 249.89'
RECORD	(N.89°29'E., 250.16')

SURVEY & PLAT BY:
WLC
ENGINEERING - SURVEYING - PLANNING
200 PRONGHORN, CASPER, WY. 82601
W.O. No. 13383 DATE: 12-15-08 FILE NAME: MARTINEZ 13383

CERTIFICATE OF DEDICATION

ANTHONY and JOLENE MARTINEZ, and CRAIG S. BRANDON, hereby state that they are the owners and proprietors of the foregoing lands located in and being all of Lot 8, Block 3, Wolf Creek Five and all of Lot 10, Block 4, Wolf Creek Two, Additions to the City of Casper, Wyoming and being portions of the NW1/4SW1/4, Section 19, 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 northeasterly corner of said Parcel and the southeasterly corner of Lot 9, Block 3, Wolf Creek Five, to the City of Casper; thence along the easterly line said Parcel and the easterly line of Block 3, Wolf Creek Five, S.0°22'49"E., 215.86 feet to the southeasterly corner of said Parcel and the northeasterly corner of the city park lot, Wolf Creek Five; thence along the southerly line of said Parcel and the northerly line of the city park lot, Wolf Creek Five, S.89°39'26"W., 129.91 feet to the northeasterly corner of said city park lot and the easterly line of Otter Street; thence along the southerly line of said Parcel and the northerly line of said Otter Street, S.89°39'11"W., 50.04 feet to the westerly line of said Otter Street; thence along the easterly line of said Parcel and the westerly line of said Otter Street, S.0°24'21"E., 32.49 feet to the northeasterly corner of Lot 5A, Block 4, Wolf Creek Two, to the City of Casper; thence along the southerly line of said Parcel and the northerly line of said Lot 5A, Block 4, Wolf Creek Two, S.89°21'16"W., 20.14 feet to a point; thence along the westerly line of said Parcel and the westerly line of said Block 3, Wolf Creek Five, N.0°20'04"W., 90.01 feet to a point; thence along the southerly line of said Parcel and the southerly line of said Block 3, Wolf Creek Five, S.89°36'32"W., 79.99 feet to the northeasterly corner of Lot 9, Block 4, Wolf Creek Two; thence along the southerly line of said Parcel and the northerly line of said Lot 9, Block 4, Wolf Creek Two, N.84°14'58"W., 97.27 feet to the southwesterly corner of said Lot 9, Block 4, Wolf Creek Two, and the northeasterly corner of said Parcel, the northwesterly corner of said Lot 9, Block 4, Wolf Creek Two, and the northeasterly line of said line of Grizzly Street, and a point of curve; thence along the westerly line of said Parcel and the northeasterly line of Grizzly Street along the arc of a true curve to the left, having a radius of 60.00 feet and through a central angle of 49° 01'51", northeasterly, 51.35 feet and the chord of which bears N.18°17'10"W., 49.80 feet to a point of tangency, the northwesterly corner of said Parcel, and the southeasterly corner of Lot 8, Block 1, Wolf Creek Four, to the City of Casper; thence along the northerly line of said Parcel and the southeasterly line of said Lot 8, Block 1, Wolf Creek Four, N.47°13'20"E., 151.86 feet to a point; thence along the northerly line of said Parcel and the southerly line of said Lot 6, Block 1, Wolf Creek Four, N.89°37'51"E., 39.11 feet to the southeasterly corner of said Lot 6, Block 1, Wolf Creek Four and the southwesterly corner of Lot 9, Block 3, Wolf Creek Five; thence along the northerly line of said Parcel and the southerly line of said Lot 9, Block 3, Wolf Creek Five, S.89°58'33"E., 240.92 feet to the Point of Beginning and containing 1.555 acres, more or less.

The VACATION and REPLAT of the foregoing described lands 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 "WOLF CREEK FIVE, LOT 8A, BLOCK 3 & WOLF CREEK TWO, LOT 10A, BLOCK 4" Additions to the City of Casper, Wyoming. All streets as shown hereon were previously dedicated to the use of the public and all utility easements as shown hereon are hereby reserved for purposes of construction, operation and maintenance of utility lines, conduits, ditches and drainage as required for the proper development of said subdivision.

The property owner of Lot 8A, Block 3, Wolf Creek Five shall be responsible for maintaining the drainage easement, as shown, free of obstructions and debris. If the owner does not do so, the owners of Lot 9 and Lot 10A, Block 4, Wolf Creek Two and Lot 6, Block 1, Wolf Creek Four shall have the right to enter the easement, upon ten days notice, to remove obstructions and debris.

ANTHONY and JOLENE MARTINEZ
P.O. Box 1608
Casper, Wyoming 82602

ANTHONY MARTINEZ, Owner

JOLENE MARTINEZ, Owner

CRAIG S. BRANDON
4411 Bobcat
Casper, Wyoming 82604

CRAIG S. BRANDON, Owner

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 October, 2008 and that this map correctly represents said surveys. All corners are well and accurately monumented 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 15TH day of DECEMBER, 2008.

My commission expires:

NOTARY PUBLIC
STATE OF WYOMING
COUNTY OF NATRONA
My Commission Expires Jan 28, 2011

Notary Public

APPROVALS

INSPECTED AND APPROVED on the 17th day of December, 2008.
Community Development Director

INSPECTED AND APPROVED on the 18th day of December, 2008.
City Engineer

INSPECTED AND APPROVED on the 16th day of DECEMBER, 2008.
City Surveyor

Filed for Record in the Office of the County Clerk of Natrona County, Wyoming this 6th day of January, 2009
County Clerk

ACKNOWLEDGEMENTS

State of Wyoming)ss
County of Natrona)

The foregoing instrument was acknowledged before me by Anthony Martinez, Owner this 17TH day of DECEMBER, 2008.

Witness my hand and official seal.

My commission expires: JULY 22, 2011

Notary Public

State of Wyoming)ss
County of Natrona)

The foregoing instrument was acknowledged before me by Jolene Martinez, Owner this 17TH day of DECEMBER, 2008.

Witness my hand and official seal.

My commission expires: JULY 22, 2011

Notary Public

State of Wyoming)ss
County of Natrona)

The foregoing instrument was acknowledged before me by Craig S. Brandon, Owner this 17TH day of DECEMBER, 2008.

Witness my hand and official seal.

My commission expires: JULY 22, 2011

Notary Public