

DISCLOSURE STATEMENT – FLORES SIMPLE SUBDIVISION

1. There are no roads proposed as a part of this subdivision. The access for Lot 1 is directly from Park County Road 6.
2. Domestic water for Lot 1 is provided from an existing water well to be operated and maintained by the lot owner.
3. Lot 1 is presently served by a private septic system to be operated and maintained by the lot owner.
4. Covenants will not be established for this tract. Covenants will not be enforced by Park County.
5. No homeowners association exists.
6. The property owner is responsible for garbage disposal. A-1 Sanitation and Keele Sanitation are available for garbage disposal service.

A-1 Sanitation
1775 Lane 15
Powell, WY 82435
307-754-3221

Keele Sanitation
31 Pearson Ave.
Cody, WY 82414
307-587-6616

7. Park County Fire District No. 1 is available to this property for fire protection.
8. The United States Postal Service currently provides mail delivery service and pickup service at County Road 6.
9. There is no school bus stop/pullout location in the near vicinity.
10. There are no water rights on the proposed lot. Subdivision purchasers are not allowed to use water out of any ditch or stream without a water right from the State of Wyoming. Disposal of surface water is the lot owner's responsibility until it is returned to a district drain ditch, communal wastewater return or waters of the state.
11. Cable television service is not presently available. Electrical, natural gas and telephone service exist. Cell phone service is also available.

The addresses and telephone numbers of the utility providers are as follows:

Electrical Service: Willwood Light and Power Co.
584 Lane 13
Powell, WY 82435
307-754-3200



Telephone Service: CenturyLink
P. O. Box 173754
Denver, CO 80217-3754
(800) 244-1111

Natural Gas Service: Montana-Dakota Utilities
P.O. Box 2546
Billings, MT 59112
800-638-3278

12. The entire lot is well above and away from any flood plain. It has not flooded to the knowledge of the present or previous owners. There are no known hazards located on the lot.

13. The lot owner is subject to a noxious weed control plan as required for final subdivision approval.

Gail G. White
Gail G. White, Co-personal representative

7-2-15
Date

George E. Gillett
George E. Gillett, Co-personal representative

7-6-15
Date

ACKNOWLEDGEMENT

STATE OF WYOMING
COUNTY OF PARK

The foregoing instrument was acknowledged before me by Gail G. White this 2 day of JULY, 2015.

Witness my hand and official seal

Ben McDonald
Notary Public

My commission expires: JUNE 13, 2018

ACKNOWLEDGEMENT

STATE OF WYOMING
COUNTY OF PARK

The foregoing instrument was acknowledged before me by George E. Gillett this 6 day of JULY, 2015.

Witness my hand and official seal

Ben McDonald
Notary Public

My commission expires: JUNE 13, 2018

