

RATFIELD SS-81

DISCLOSURE STATEMENT

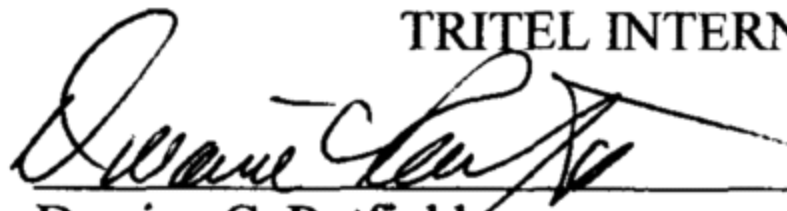
Dwaine C. Ratfield and Kathleen M. Ratfield
28 Caboose Lane
Cody, Wy. 82414

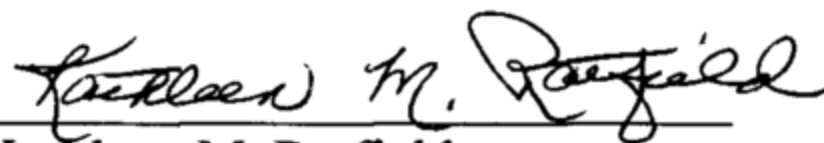
1. This 10.1 acres is accessed off the Powell Highway (14a). There are no new roads proposed or created. Fire Marker #28 marks the driveway.
2. Domestic water is provided by Northwest Rural Water.
3. A private septic system presently services this home and property.
4. There are no covenants proposed for this subdivision.
5. The property owner is responsible for garbage disposal.
6. Park County Fire District #² ~~1~~ ^{urw} is available to this property for fire protection. Cody Fire Department is approximately 8 miles from this property.
7. This land is above the flood plain and is not subject to flooding.
8. There are no covenants relating to construction in this subdivision.
9. The United States Post Office has a rural mail route in this area and will serve this subdivision off the Powell Highway and intersection of Caboose Lane.
10. Irrigation water rights exist for this property.
11. Cable television is not available. Telephone and power is already installed to the home on this property. Propane is the gas source for the existing home. Natural gas lines are available at the ~~end~~ ^{beginning} of the road (Caboose Lane) on the Powell Highway.

Satellite internet is presently servicing the home with line of sight of Cedar Mountain.

The following are the utility companies servicing this property presently:

- GARLAND ELECTRIC (Powell)
- QUEST TELEPHONE
- V-1 PROPANE (CODY)
- TRITEL INTERNET (BASIN)


Dwaine C. Ratfield


Kathleen M. Ratfield

The foregoing instrument was acknowledged before me by Dwaine C. Ratfield and Kathleen M. Ratfield, this 4th day of October, 2005.

Witness my hand and official seal

Notary Public 

