

**NOTES**

- NO PROPOSED PUBLIC DOMESTIC WATER SOURCE.
- NO PROPOSED CENTRAL WATER SUPPLY SYSTEM.
- NO PROPOSED CENTRALIZED SEWAGE SYSTEM.
- NO NEW PUBLIC ROADS PROPOSED.

1. THIS PLAN REPRESENTS THE SUBDIVISION OF A PORTION OF THOSE LANDS DESCRIBED IN THAT INSTRUMENT RECORDED IN THE OFFICE OF THE PARK COUNTY CLERK AND EX-OFFICIO REGISTER OF DEEDS AS DOCUMENT NO. 2005-2228, SAID SUBDIVISION PORTION MORE PARTICULARLY DESCRIBED HEREIN IN THE DESCRIPTION OF LANDS.
2. THE BASIS OF BEARINGS FOR THIS SURVEY, CONDUCTED USING SURVEY-GRADE RTK GPS SURVEY EQUIPMENT, IS A LOCAL TRANSVERSE MERCATOR PROJECTION OF THE NAD83 (GCS83) REFERENCE FRAME WITH A CENTRAL MERIDIAN OF 106°55'35.8946" WEST LONGITUDE. DISTANCES ARE SURFACE PROJECTIONS USING A SCALE FACTOR OF 1.000220.
3. PUBLIC LAND SURVEY SYSTEM MONUMENTS FOUND OR SET THIS SURVEY ARE MORE PARTICULARLY DESCRIBED IN WYOMING LAND CORNER RECORDS PREVIOUSLY FILED OR TO BE FILED IN THE PARK COUNTY CLERK'S OFFICE.
4. SET WITNESS CORNER MONUMENT 300.0' EASTERLY OF THE TRUE CORNER ON THE EASTERLY RIGHT-OF-WAY LINE OF PARK COUNTY ROAD R18. NO NEW REGULATION MONUMENT SET IN TRAVELED WAY DUE TO PLANNED ROAD RECONSTRUCTION. SET CHISEL-IRON NAIL-AND-IRON AS TEMPORARY MONUMENT AT THE CORNER UNLESS PREVIOUSLY MONUMENTED.
5. SET CORNER MONUMENTS DOWN 22" IN CULTIVATED FIELD, TO BE RAISED TO GROUND SURFACE UPON COMPLETION OF FARMING OPERATIONS AND DEVELOPMENT OF THE SUBDIVISION IF DESIRED. TYPICAL TWO LOCATIONS.
6. ACCESS TO COUNTY ROAD R18 FROM LOT 2 SHALL BE IN COMBINATION WITH THE 80' PRIVATE ACCESS STRIP PORTION OF THE REMAINING APPROXIMATE 35,565 ACRES PARCEL BETWEEN LOT 1 AND LOT 2 DUE TO TRAFFIC SAFETY REQUIREMENTS. FURTHER, THE PRIVATE DRIVEWAY FROM LOT 1 TO ROAD R18 SHALL EITHER BE LOCATED IN THE NORTHERLY 300' OF SAID LOT 1 OR SIMILARLY COMBINED WITH SAID 80' PRIVATE ACCESS STRIP. THE FINAL LOCATION OF THE LOT 1 DRIVEWAY BEING SUBJECT TO THE APPROVAL OF THE PARK COUNTY ENGINEER AND ISSUANCE OF A REQUIRED COUNTY ROAD ACCESS PERMIT.
7. THE TEMPORARY CUL-DE-SAC (ASSEMBLY PROVIDED ON LOT 1) AS DEPICTED HEREON MAY BE USED SOLELY FOR THE CONSTRUCTION OF A DRIVING SURFACE TO TURN AROUND EMERGENCY AND OTHER SERVICE VEHICLES IF NOT OTHERWISE PROVIDED FOR BY PRIVATE DRIVEWAY CONSTRUCTION, AND SHALL BE ELIMINATED IF THE PRIVATE ACCESS ROAD IS DEVELOPED INTO A PUBLIC ROAD AND EXTENDED EASTERLY.
8. THERE ARE SURFACE WATER RIGHTS OF RECORD ATTACHED TO THE LANDS HEREBY SUBDIVIDED. LOT PURCHASERS DO NOT HAVE ANY RIGHTS TO THE NATURAL FLOW OF ANY RIVER, STREAM OR DRAINAGE WITHIN OR ADJACENT TO THIS SUBDIVISION. WYOMING LAW DOES NOT RECOGNIZE ANY RIPARIAN RIGHTS TO THE CONTINUED NATURAL FLOW OF A RIVER, STREAM OR DRAINAGE FOR PERSONS LIVING ALONG SAID RIVER OR STREAM.
9. A MINIMUM SEPARATION OF 50' SHALL BE MAINTAINED BETWEEN ANY LANDS SUBJECT TO FLOOD IRRIGATION AND THE EXTERIOR BOUNDARY OF ANY PORTION OF A LEACHING-TYPE SANITARY WASTE WATER DISPOSAL FIELD.

**SUBDIVISION PLATTING CONDITIONS**

1. RIGHT-OF-WAY: THE RIGHT-OF-WAY FOR INGRESS AND EGRESS FOR SERVICE AND EMERGENCY VEHICLES IS GRANTED OVER, ACROSS, ON, AND THROUGH ANY AND ALL PRIVATE ROADS AND DRIVES, NOW OR HEREAFTER ESTABLISHED.
2. DRIVEWAYS: THE MINIMUM INSIDE TURNING RADIUS AT ANY POINT OF ANY DRIVEWAY SHALL BE 30 FEET.
3. EROSION CONTROL: NOT APPLICABLE.
4. COUNTY, STATE AND OTHER REGULATIONS: TO THE EXTENT THAT APPLICABLE COUNTY OR OTHER GOVERNMENTAL REGULATIONS, RULES OR LAWS ARE MORE RESTRICTIVE THAN THE PARAGRAPHS HEREIN CONTAINED, SUCH APPLICABLE REGULATIONS SHALL SUPERSEDE AND GOVERN AT ALL TIMES.
5. ROADS AND SIGNAGE: NOT APPLICABLE.
6. RESTRICTIONS RUN WITH THE LAND: THE RESTRICTIONS HEREIN SET FORTH ARE BINDING UPON ALL OWNERS AND RESPECTIVE SUCCESSORS-IN-INTEREST AND RUN WITH THE LAND.
7. REVISION AND/OR AMENDMENT: THE CONDITIONS, RESTRICTIONS, STIPULATIONS, AGREEMENTS AND COVENANTS STATED HEREIN SHALL NOT BE WAIVED, ABANDONED, TERMINATED OR AMENDED EXCEPT BY UNANIMOUS WRITTEN CONSENT OF THE PROPERTY OWNERS AND CONSENT OF THE BOARD OF COUNTY COMMISSIONERS.
8. ENFORCEMENT: IN CASE OF ANY VIOLATION OF THE PROVISIONS STATED HEREIN, THE BOARD OF PARK COUNTY COMMISSIONERS MAY, IN ADDITION TO OTHER REMEDIES AT LAW, INCLUDING AN ACTION FOR DAMAGES, HAVE SUCH VIOLATIONS ENJOINED OR, IN THE CASE OF THE VIOLATION OR MAINTENANCE OF ANY BUILDING, STRUCTURE OR TRAIL IN VIOLATION OF ANY OF THE PROVISIONS HEREOF, MAY HAVE SUCH BUILDING, STRUCTURE OR TRAIL REMOVED BY PROPER LEGAL PROCEDURE. A WAIVER OF RIGHT OF ENFORCEMENT OF SAME, EVEN THOUGH SUCH WAIVER MAY BE OF LONG DURATION.
9. SALE OF LOTS OR SUBDIVISION IMPROVEMENTS AGREEMENT: NOT APPLICABLE.
10. VACATION: THIS SUBDIVISION MAY BE VACATED OR PARTIALLY VACATED PURSUANT TO APPLICABLE STATE LAWS OR COUNTY RULES AND REGULATIONS.
11. FUTURE SUBDIVISION: NO FURTHER SUBDIVISION OF THE SUBJECT LOTS, PARCELS OR OTHER UNITS OF LAND THAT WOULD INCREASE THE NUMBER OF LOTS, PARCELS OR OTHER UNITS OF LAND WITHIN THIS SUBDIVISION WILL BE PERMITTED.
12. FEE-PAYING MEMBERSHIP IN A PROPERTY OWNERS ASSOCIATION: NOT APPLICABLE.
13. ROAD CONSTRUCTION AND ACCEPTANCE: NOT APPLICABLE.
14. DRAINAGE: NOT APPLICABLE.
15. DUST: NOT APPLICABLE.
16. SEVERABILITY: INVALIDATION OF ANY OF THESE RESTRICTIONS OR AGREEMENTS BY JUDGEMENT OF COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS HEREOF, WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

**LEGEND**

- FOUND CORNER. STEEL BAR WITH VARIOUS SIZES OF ALUMINUM CAP UNLESS OTHERWISE NOTED.
- SET CORNER: 5/8" DIA. STEEL REBAR X 24" LONG WITH INSCRIBED 2" DIA. ALUMINUM CAP UNLESS OTHERWISE NOTED.
- ⊗ SET CORNER: 5/8" DIA. STEEL REBAR X 24" LONG WITH INSCRIBED 2 1/2" DIA. ALUMINUM CAP UNLESS OTHERWISE NOTED.
- ⊙ NO MONUMENT RECOVERED THIS SURVEY; UNSOUGHT, OBLITERATED OR LOST AS NOTED.
- N.P. "NOT A PART", DENOTES INTERFERING OR ENCOMPASSED LANDS EXCLUDED FROM SUBDIVISION.
- W.C. DENOTES WITNESS CORNER MONUMENT FOUND OR SET AT PRESCRIBED DISTANCE FROM OTHER MONUMENTED OR UNMONUMENTED CORNER, DEPENDING UPON CONDITIONS AND DESCRIBED AS NOTED.
- R.M. DENOTES REFERENCE MONUMENT SET AT PRESCRIBED DISTANCE FROM EITHER MONUMENTED OR UNMONUMENTED CORNER, DEPENDING UPON CONDITIONS AND DESCRIBED AS NOTED.
- ( ) RECORD DATA IN PARENTHESES.

**CERTIFICATE OF SURVEYOR**

STATE OF WYOMING )  
 COUNTY OF PARK )  
 I, KEVIN D. JONES OF JONES ENGINEERING AND SURVEYING, P.C. IN COOK, WYOMING, HEREBY CERTIFY THAT THIS PLAT OF BLACKMORE SS-55 SUBDIVISION WAS PREPARED FROM NOTES TAKEN DURING ACTUAL SURVEYS PERFORMED BY ME FROM APRIL THROUGH JULY, 2005; THAT IT ACCURATELY REPRESENTS SAID SUBDIVISION AS DESCRIBED HEREIN IN THE CERTIFICATE OF OWNER AND DESCRIPTION OF LANDS; THAT SAID SUBDIVISION HAS BEEN SURVEYED INTO LOTS, THE BOUNDARIES OF WHICH ARE DESCRIBED BY COURSES HAVING BEARINGS REPRESENTED IN DEGREES, MINUTES AND SECONDS OF ARC AND DISTANCES REPRESENTED IN FEET AND DECIMALS OF A FOOT; THAT ALL ELEMENTS OF SAID SUBDIVISION CLOSE TO A MINIMUM SURVEY ACCURACY OF ONE PART IN FIFTY THOUSAND, THAT ALL BOUNDARY CORNERS ARE MARKED WITH APPROPRIATE MONUMENTS THAT WERE ACTUALLY SET OR RECOVERED AS DESCRIBED HEREON; AND, THAT TO MY KNOWLEDGE, THIS PLAT SHOWS THE SITUATION ON THE GROUND AT THE TIME OF ITS PREPARATION.



**CERTIFICATE OF APPROVAL AND GRANT OF SUBDIVISION PERMIT BY BOARD OF COUNTY COMMISSIONERS**

THIS PLAT WAS APPROVED AND THE SUBDIVISION PERMIT GRANTED BY THE BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY, WYOMING THE 12 DAY OF July, 2005.

By: Tim A. Farnell  
 CHAIRMAN

ATTEST: Karen Carter  
 COUNTY CLERK

DATE: July 12, 2005



**CERTIFICATE OF RECOMMENDATION BY PLANNING AND ZONING COMMISSION**

THIS PLAT WAS RECOMMENDED FOR APPROVAL TO THE BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY, WYOMING BY THE PARK COUNTY PLANNING AND ZONING COMMISSION THE 21 DAY OF June, 2005.

By: Robert Lippin  
 CHAIRMAN

ATTEST: Karen Carter  
 COUNTY CLERK

DATE: June 21, 2005

**DESCRIPTION OF LANDS**

A PARCEL OF LAND LOCATED IN TRACT 7 OF LOT 69, RESURVEY TOWNSHIP 54 NORTH, RANGE 100 WEST OF THE SIXTH PRINCIPAL MERIDIAN, PARK COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT 7 OF LOT 69, THENCE S. 89°59'06"E. ON THE NORTHERLY BOUNDARY OF SAID TRACT 7, 639.44'; THENCE S. 00°03'06"W. PARALLEL WITH THE WESTERLY BOUNDARY OF SAID TRACT 7, 1082.28' TO THE NORTHERLY BOUNDARY OF A PARCEL OF LAND DESCRIBED IN THAT INSTRUMENT RECORDED IN THE OFFICE OF THE PARK COUNTY CLERK AND EX-OFFICIO REGISTER OF DEEDS IN MICROFILM BOOK 9 AT PAGE 884, A PORTION OF WHICH IS GRAPHICALLY DEPICTED AS PARCEL 1 ON A MAP PREPARED BY CAMPBELL AND ASSOCIATES AND ATTACHED AS EXHIBIT A TO THAT INSTRUMENT RECORDED SAID CLERK'S OFFICE IN MICROFILM BOOK 229 AT PAGE 854; THENCE N. 89°54'30" W. ON SAID NORTHERLY PARCEL BOUNDARY, 639.44' TO SAID WESTERLY BOUNDARY OF TRACT 7; THENCE N. 00°03'06" E., 1081.41' TO THE POINT OF BEGINNING;  
 EXCEPTING THEREFROM A STRIP OF LAND, 80.00 FEET WIDE, LYING 80.00' SOUTHERLY OF THE FOLLOWING DESCRIBED CONTROL LINE:  
 COMMENCING AT SAID NORTHWEST CORNER OF TRACT 7 OF LOT 69 AND THE NORTHWEST CORNER OF LOT 1 OF THE SUBDIVISION PLATTED HEREON, THENCE S. 00°03'06" W. ON THE WESTERLY BOUNDARY OF SAID TRACT 7 AND SAID SUBDIVISION, 881.23' TO THE SOUTHWEST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING OF SAID CONTROL LINE, THENCE N. 89°50'06" W., PARALLEL WITH THE NORTHERLY BOUNDARY OF SAID TRACT 7 ON THE SOUTHERLY BOUNDARY OF SAID LOT 1, 639.44' TO THE SOUTHWEST CORNER OF SAID LOT 1 AND THE TERMINUS OF SAID CONTROL LINE; THE SAID STRIP OF SAID STRIP TO BE SHORTENED OR LENGTHENED TO INTERSECT THE EASTERLY AND WESTERLY BOUNDARIES OF SAID SUBDIVISION.  
 THE BOUNDARY OF SAID SUBDIVISION PARCEL ENCOMPASSING 15,000 ACRES, MORE OR LESS.

**CERTIFICATE OF OWNER**

STATE OF WYOMING )  
 COUNTY OF PARK )  
 I, KEVIN D. JONES OF JONES ENGINEERING AND SURVEYING, P.C. IN COOK, WYOMING, HEREBY CERTIFY THAT WE ARE THE SOLE OWNERS AND PROPRIETORS OF THE LANDS IN PARK COUNTY, WYOMING DESCRIBED HEREIN IN THE DESCRIPTION OF LANDS; THAT WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR WISHES AND DESIRES, WE HAVE CAUSED SAID LANDS TO BE SURVEYED, Laid OUT, PLATTED AND SUBMITTED INTO LOTS UNDER THE NAME AND STYLE OF "BLACKMORE SS-55 SUBDIVISION"; THAT WE HEREBY DEDICATE THE RIGHT-OF-WAY FOR COUNTY ROAD NO. 18 TO PARK COUNTY, WYOMING FOR USE BY THE PUBLIC; THAT THE UTILITY AND IRRIGATION EASEMENTS SHOWN HEREON AND CREATED HEREBY ARE DEDICATED TO PARK COUNTY, WYOMING FOR USE BY UTILITY AND IRRIGATION COMPANIES, DISTRICTS AND PROPRIETORS FOR THE CONSTRUCTION AND MAINTENANCE OF UTILITY LINES AND FACILITIES; THAT SAID SUBDIVISION LANDS ARE SUBJECT TO ANY EASEMENTS, RIGHTS-OF-WAY AND MINERAL RIGHTS OR RESERVATIONS OF RECORD; AND, THAT ANY RIGHTS TO SAID SUBDIVISION LANDS BY WRIT OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING ARE HEREBY RELEASED AND WAIVED.  
 FURTHER, IN CONSIDERATION OF THE BOARD OF PARK COUNTY COMMISSIONERS' DETERMINATION OF THIS DIVISION OF LAND AS A "SUBDIVISION" AND "SUBDIVISION LAND", AND APPROVAL OF SAME AND ISSUANCE OF A SUBDIVISION PERMIT AS NOTED HEREON:  
 THE UNDERSIGNED HEREBY WAIVE ALL CLAIMS AGAINST PARK COUNTY FOR DAMAGE OR LOSS TO OUR PERSONS AND/OR PROPERTY THAT MAY BE CAUSED BY SUCH DETERMINATION.  
 THE UNDERSIGNED HEREBY AGREE TO HOLD HARMLESS PARK COUNTY IN ANY ACTION THAT MAY ARISE IN CONNECTION WITH ANY AND ALL ERRORS, OMISSIONS, OR MISTAKES IN THIS SUBDIVISION PLAT AND/OR OTHER INFORMATION THAT THE UNDERSIGNED HAVE SUBMITTED IN CONNECTION WITH THIS REQUEST;  
 THE UNDERSIGNED HEREBY AGREE THAT THIS SUBDIVISION PLAT, WHEN RECORDED IN THE OFFICE OF THE PARK COUNTY CLERK AND EX-OFFICIO REGISTER OF DEEDS, ESTABLISHES VESTED PROPERTY RIGHTS; AND,  
 THE UNDERSIGNED HEREBY AGREE TO ABIDE BY THE PLATTING CONDITIONS DESCRIBED HEREON.

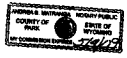
Anthony L. Blackmore      Shannon M. Blackmore  
 ANTHONY L. BLACKMORE      SHANNON M. BLACKMORE

STATE OF WYOMING )  
 COUNTY OF PARK )

THE FOREGOING CERTIFICATE OF OWNER WAS ACKNOWLEDGED BEFORE ME BY ANTHONY L. BLACKMORE AND SHANNON M. BLACKMORE THIS 12th DAY OF July, 2005, WITH MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES May 9, 2012

David D. Ditzinger  
 NOTARY PUBLIC



**CERTIFICATE OF ACCEPTANCE BY CLERK AND RECORDER**

THIS PLAT IS ACCEPTED FOR RECORD IN THE OFFICE OF THE PARK COUNTY CLERK AND EX-OFFICIO REGISTER OF DEEDS AT 2:16 O'CLOCK P.M. THIS 26th DAY OF July, 2005, DULY RECORDED AS DOCUMENT NO. 2005-2226, AND FILED FOR RECORD IN PLAT CABINET E AT PAGE 35.

KAREN CARTER, PARK COUNTY CLERK

By: Blackmore      CLERK/DEPUTY.

**BLACKMORE SS-55 SUBDIVISION**

LOCATED IN TRACT 7, LOT 69,  
 RESURVEY TOWNSHIP 54 NORTH, RANGE 100 WEST  
 OF THE SIXTH PRINCIPAL MERIDIAN, PARK COUNTY, WYOMING

PREPARED BY: JONES ENGINEERING & SURVEYING, P.C.  
 3039 CARTER ROAD AND DRIVE  
 COOK, WYOMING 82414  
 PHONE: (307) 567-0248

JOB NO. 10010020  
 REV. 06/15/2005      BLACKMORE-SS-55 PLAT FINAL.DWG