

**LEGEND**

BOUNDARY OF PHASE TWO OF THE FIRST DEVELOPMENT PARK SHOWN THUS	---
INTERIOR LOT AND TRACT LINES SHOWN THUS	---
ADJACENT PROPERTY LINES SHOWN THUS	---
UTILITY EASEMENTS SHOWN THUS	---
ROAD CENTERLINES SHOWN THUS	---
DRESS CAP IN MONUMENT BOX SHOWN THUS	●
DRESS CAP SET IN CONCRETE SHOWN THUS	●
DRESS CAP WITHOUT MONUMENT BOX SHOWN THUS	○
1 1/2" DUREC PIPE IN MONUMENT BOX SHOWN THUS	○
EXISTING PROPERTY CORNERS SHOWN THUS	○
ALUMINUM CAP ON 3/8" X 18" REDAR SET AS PROPERTY CORNERS SHOWN THUS	○
ALUMINUM CAP ON 3/8" X 18" REDAR WITNESS CORNER SHOWN THUS	○
IRRIGATION DISTRICT EASEMENT SHOWN THUS	---
TOTAL NUMBER OF LOTS WITHIN PHASE TWO OF SUBDIVISION	11
GROSS AREA OF TRACT AND LOTS SHOWN THUS	(3.76 AC.)
NET AREA OF TRACT AND LOTS SHOWN THUS	3.21 AC.
BEARINGS AND DISTANCES OF RECORD SHOWN THUS	(S. 89° 54' E. - 2637.36')

**NOTES**

1. "NO PUBLIC OR CENTRAL SEWAGE DISPOSAL SYSTEM PROPOSED"
2. "NO PROPOSED DOMESTIC WATER SOURCE"
3. THE OWNERS OF FIRST DEVELOPMENT PARK WARRANTS TO PURCHASERS OF ANY LOTS WITHIN THIS SUBDIVISION THAT THE PURCHASERS HAVE NO RIGHTS TO THE NATURAL FLOW OF ANY STREAM OR RIVER, WITHIN OR ADJACENT TO FIRST DEVELOPMENT PARK, AND THAT WYOMING LAW DOES NOT RECOGNIZE ANY RIPARIAN RIGHTS TO THE CONTINUED NATURAL FLOW OF A STREAM OR RIVER FOR PERSONS LIVING ON THE BANKS OF THE STREAM OR RIVER.
4. IT HAS BEEN DETERMINED IN THE FIELD THAT SHOSHONE IRRIGATION DISTRICT UNDERGROUND DRAIN U<sub>1</sub> FLOWS FROM THE EXISTING MANHOLE LOCATED IN LOT 4, NORTHERLY APPROXIMATELY 1500 FEET, INTO THE EXISTING MANHOLE ON DRAIN J IN FUTURE LOT 30. THE APPROXIMATE LOCATION OF DRAIN J HAS YET TO BE DETERMINED AND IT SHALL HAVE THE SAME RIGHT-OF-WAY WIDTH AS NOTED FOR DRAIN J.

**CERTIFICATE OF DEDICATION**

THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE REAL PROPERTY DESCRIBED AS FOLLOWS: TRACT "A" OF THE FIRST DEVELOPMENT PARK, WITHIN LOT 60-D, LOT 60-C, AND LOT 60-E, ALL IN LOT 60, T. 55 N., R. 99 W., OF THE 6TH P.M., PARK COUNTY, WYOMING, ACCORDING TO THE GOVERNMENT RESURVEY, AND CONTAINING 107.00 ACRES OF WHICH 104.20 ACRES ARE IN PARCELS, TRACTS, OR LOTS AND APPROXIMATELY 1.60 ACRES ARE IN PUBLIC OR PRIVATE STREET RIGHTS-OF-WAY, EASEMENTS AND SITES; AND HAVE LAID OUT, PLATTED AND SUBDIVIDED INTO LOTS AND BLOCKS PHASE TWO OF THE FIRST DEVELOPMENT PARK SUBDIVISION, IN THE COUNTY OF PARK, WYOMING, WITH THE FREE CONSENT AND WITH THE DESIRES OF THE UNDERSIGNED OWNERS; AND DO HEREBY GRANT TO PARK COUNTY, WYOMING, FOR THE PUBLIC USE OF THE RIGHTS-OF-WAY SHOWN HEREON AND THE PUBLIC LANDS SHOWN AND THE UTILITY AND THE DRAINAGE EASEMENTS AND OTHER PURPOSES SO NOTED HEREON AND DO FURTHER STATE THAT WE HEREBY RELEASE AND RELINQUISH ALL RIGHTS OF HOMESTEAD AND THAT THIS SUBDIVISION SHALL BE SUBJECT TO THE COVENANTS FILED AND RECORDED FOR THIS SUBDIVISION IN THE OFFICE OF THE CLERK OF PARK COUNTY, WYOMING.

IN WITNESS WHEREOF, THE BOARD OF DIRECTORS OF THE FIRST NATIONAL BANK OF POWELL HAVE AUTHORIZED THE PRESIDENT AND CASHIER TO EXECUTE ON BEHALF OF SAID CORPORATION THIS 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D.

*R.S. Nelson*  
PRESIDENT  
*Nancy Decking*  
CASHIER

STATE OF WYOMING } 55  
COUNTY OF PARK }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D., BY R.S. NELSON, PRESIDENT, AND NANCY DECKING, CASHIER.

WITNESS MY HAND AND OFFICIAL SEAL.  
*Sharon Christensen*  
NOTARY PUBLIC

MY COMMISSION EXPIRES 12-1-16

**CERTIFICATE OF SURVEYOR**

I, DARVIN D. DIETZ, A LAND SURVEYOR, REGISTERED IN THE STATE OF WYOMING BY REGISTRATION NUMBER 696 RE. & L.S. HEREBY CERTIFY THAT BETWEEN THE DATES OCTOBER 18, 1964 AND OCTOBER 23, 1964, PHASE TWO OF THE FIRST DEVELOPMENT PARK SUBDIVISION SHOWN HEREON WAS SURVEYED BY LYNN THOMAS, AND CERTIFY THAT THE LAND SURVEYED IS CORRECTLY DESCRIBED IN THE OWNER'S CERTIFICATE OF DEDICATION AND THAT THE SUBDIVISION THEREOF IS CORRECTLY SHOWN ON THIS PLAT, AND WAS MADE FROM AN ACCURATE SURVEY OF SAID PROPERTY BY ME OR UNDER MY SUPERVISION, CORRECTLY SHOWING THE LOCATION AND DIMENSIONS OF THE LOTS, EASEMENTS, AND STREETS, OF SAID SUBDIVISION IN COMPLIANCE WITH THE PARK COUNTY SUBDIVISION REGULATIONS; AND LOST OR OBLITERATED GOVERNMENT LAND CORNER MONUMENTS WERE RESTORED AS REQUIRED, AND THE REQUIREMENTS OF W.S. 36-11-101 THROUGH 36-11-110 WERE COMPLIED WITH, AND THAT MONUMENTS WERE AS DESCRIBED HEREON AND THAT ALL ELEMENTS OF THE SURVEY CLOSE TO AN ACCURACY OF ONE PART IN FIVE THOUSAND OR BETTER.

IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL THIS 2<sup>ND</sup> DAY OF NOVEMBER, 1967 A.D.

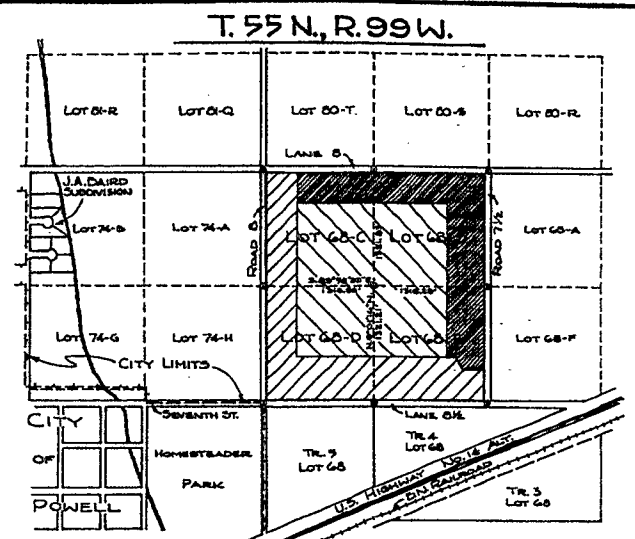
*Darvin D. Dietz*  
DARVIN D. DIETZ, 696 P.E. & L.S.

STATE OF WYOMING } 55  
COUNTY OF PARK }

THE FOREGOING CERTIFICATE WAS ACKNOWLEDGED BEFORE ME BY DARVIN D. DIETZ THIS 2<sup>ND</sup> DAY OF NOVEMBER, 1967 A.D.

WITNESS MY HAND AND OFFICIAL SEAL.  
*Sharon Christensen*  
NOTARY PUBLIC

MY COMMISSION EXPIRES JANUARY 13, 1988



LANDS WITHIN PHASE I OF FIRST DEVELOPMENT PARK SHOWN THUS  
LANDS WITHIN PHASE 2 OF FIRST DEVELOPMENT PARK SHOWN THUS  
CORNERS FOUND IN PLACE SHOWN THUS

**VICINITY MAP**  
SCALE 1" = 1000'  
**PLANNING AND ZONING COMMISSION CERTIFICATE**

THIS PLAT IS RECOMMENDED FOR APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS, PARK COUNTY, WYOMING, ON THE 12<sup>TH</sup> DAY OF JANUARY, 1967 A.D.

ATTEST: *L.H. Pulte* SECRETARY  
*Paul J. ...* CHAIRMAN

**COUNTY COMMISSIONERS CERTIFICATE AND SUBDIVISION PERMIT**

THIS PLAT IS HEREBY APPROVED AND SUBDIVISION PERMIT ISSUED BY THE BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY, WYOMING, THIS 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D., FOR FILING AND RECORDING WITH THE CLERK OF PARK COUNTY, WYOMING, AND FOR THE CONVEYANCE TO THE COUNTY OF PARK THE PUBLIC DEDICATIONS SHOWN HEREON; SUBJECT TO THE PROVISION THAT THE COUNTY OF PARK WILL NOT BE OBLIGATED TO FINANCE, CONSTRUCT, OR MAINTAIN ANY IMPROVEMENTS WITHIN THIS SUBDIVISION EXCEPT AS SPECIFICALLY AGREED BY THE COUNTY OF PARK AND FURTHER SAID THAT THE BOARD OF COUNTY COMMISSIONERS WILL NOT MAINTAIN ROADS OR OTHER IMPROVEMENTS NOT DEDICATED TO THE PUBLIC, NOR WILL THE COUNTY OF PARK MAINTAIN ROADS OR OTHER IMPROVEMENTS DEDICATED TO THE PUBLIC UNTIL THEY ARE CONSTRUCTED AND COMPLETED TO THE SATISFACTION OF THE BOARD OF COUNTY COMMISSIONERS AND ACCEPTED BY THE PROPER RESOLUTION, IN ITS COMPLETE DISCRETION.

DATED THIS 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D.

*C.M. ...*  
CHAIRMAN  
PARK COUNTY COMMISSIONERS

WITNESS MY HAND AND OFFICIAL SEAL OF THE COUNTY OF PARK THIS 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D.

ATTEST: *Mavis ...*  
PARK COUNTY CLERK

**COUNTY CLERKS CERTIFICATE**

THIS PLAT WAS FILED FOR THE PUBLIC RECORD IN THE OFFICE OF THE CLERK, PARK COUNTY, WYOMING, AT 12:00 O'CLOCK P.M. ON THE 2<sup>ND</sup> DAY OF JANUARY, 1967 A.D., AND IS DULY RECORDED IN BOOK F, PAGE NUMBER 4, RECEPTION NUMBER 214118.

*Mavis ...*  
PARK COUNTY CLERK  
BY: *Deputy*  
DEPUTY

**CERTIFICATE OF APPROVAL**

THIS PLAT IS HEREBY APPROVED BY THE CITY COUNCIL OF POWELL, WYOMING, THIS 5<sup>TH</sup> DAY OF NOVEMBER, 1967.

*Richard W. ...*  
MAYOR  
ATTEST: *J. ...*  
CITY CLERK



**FIRST NATIONAL BANK**  
POWELL, WYOMING  
PLAT SHOWING  
PHASE TWO  
OF THE  
FIRST DEVELOPMENT PARK  
BEING FURTHER DESCRIBED AS A DIVISION OF  
TRACT "A" OF THE FIRST DEVELOPMENT PARK WITHIN LOT 60-D, LOT 60-C,  
LOT 60-D AND LOT 60-E, ALL IN LOT 60, T. 55 N., R. 99 W. OF THE 6TH P.M.,  
PARK COUNTY, WYOMING, ACCORDING TO THE GOVERNMENT RESURVEY.