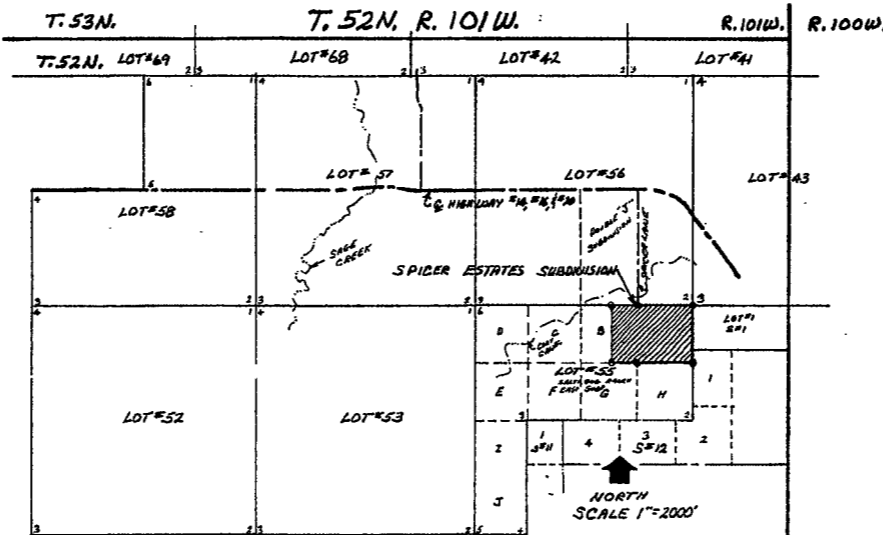


SPICER ESTATES SUBDIVISION



LOCATION MAP

CERTIFICATE OF SURVEY CERTIFICATE OF DEDICATION

I, PAUL R. CAMPBELL, A LAND SURVEYOR, REGISTERED IN THE STATE OF WYOMING BY NO. L.S. 2571 HEREBY CERTIFY THAT BETWEEN THE DATES JAN. 21 AND APRIL 4, 1987 THE "SPICER ESTATES" SUBDIVISION SHOWN HEREON WAS SURVEYED BY ME, AND CERTIFY THAT THE LAND SURVEYED IS CORRECTLY DESCRIBED IN THE OWNERS 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, CORRECTLY SHOWS 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 REQUIREMENTS OF U.S. 36-11-101 THROUGH 36-11-110 WERE COMPLIED WITH, AND THAT THIS SURVEY WERE ACTUALLY SET AND THE MONUMENTS ARE AS DESCRIBED HEREON, AND THAT ALL ELEMENTS OF THE SURVEY CLOSE TO AN ACCURACY OF ONE PART IN FIVE THOUSAND OR BETTER.

THE UNDERSIGNED, DO HEREBY CERTIFY THAT I AM THE OWNER OF THE REAL PROPERTY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT #55A RESURVEY T.52N, R.101W, 6th P.M.; THENCE N00°04'53"E FOR A DISTANCE OF 2121.34' TO A POINT ON A CURVE ON THE SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY #14, #16, #20; THENCE ON AND ALONG SAID CURVE TO THE RIGHT FOR A DISTANCE OF 121.57 FEET; SAID CURVE HAVING A RADIUS OF 5479.58', AND A CENTRAL ANGLE OF 01°-13'35"; THENCE S26°09'03"W FOR A DISTANCE OF 73.63' TO THE BEGINNING OF A CURVE TO THE LEFT; THENCE ALONG SAID CURVE FOR A DISTANCE OF 84.62'; SAID CURVE HAVING A RADIUS OF 185.98' AND A CENTRAL ANGLE OF 26°04'11"; THENCE S00°04'53"W FOR A DISTANCE OF 1924.25' TO A POINT ON THE NORTH LINE OF SAID LOT #55A; THENCE N89°49'51"E FOR A DISTANCE OF 1226.03'; THENCE S00°04'53"W FOR A DISTANCE OF 1286.12'; THENCE S89°40'06"W FOR A DISTANCE OF 658.14'; THENCE N00°04'53"E FOR A DISTANCE OF 658.12' TO THE POINT OF BEGINNING; AND CONTAINING 62.035 ACRES OF WHICH 55.309 ACRES ARE IN LOTS #1 AND #2, 286 ACRES ARE IN PRIVATE STREET RIGHT-OF-WAYS AND HAVE Laid OUT, PLATTED, AND SUBDIVIDED INTO LOTS THE "SPICER ESTATES" SUBDIVISION IN PARK COUNTY, WYOMING, WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNER; AND DO HEREBY GRANT TO THE SPICER ESTATES HOMEOWNERS ASSOCIATION FOR COMMON USE THE RIGHT-OF-WAYS SHOWN HEREON AND THE UTILITY EASEMENTS; AND DO FURTHER STATE THAT I 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 PARK COUNTY CLERK AND RECORDER, PARK COUNTY, WYOMING.

IN WITNESS WHEREOF I HAVE SET MY HAND AND SEAL THIS 6th DAY OF APRIL, 1987 A.D.
 Paul R. Campbell, L.S. #2571

STATE OF WYOMING, ss. COUNTY OF PARK)
 THE FOREGOING CERTIFICATE WAS ACKNOWLEDGED BEFORE ME BY PAUL R. CAMPBELL ON THIS 6th DAY OF APRIL, 1987 A.D.
 WITNESS MY HAND AND OFFICIAL SEAL
 My Commission Expires: 10/23/89

PLANNING AND ZONING COMMISSION CERTIFICATE

THIS PLAT IS RECOMMENDED FOR APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS PARK COUNTY, WYOMING, ON THIS 21st DAY OF JUNE, 1987 A.D.

ATTEST: *Theresa J. Jordan*
 SECRETARY

COUNTY CLERKS CERTIFICATE

THIS PLAT WAS FILED FOR PUBLIC RECORD IN THE OFFICE OF THE CLERK, PARK COUNTY, WYOMING AT 10:00 O'CLOCK A.M. ON THE 22nd DAY OF JUNE, 1987 A.D. AND IS DULY RECORDED IN BOOK E, PAGE NUMBER 31.

BY: *Marie Fantaine*
 DEPUTY
 PARK COUNTY CLERK

COUNTY COMMISSIONERS CERTIFICATE AND SUBDIVISION PERMIT

THIS PLAT IS HEREBY APPROVED AND A SUBDIVISION PERMIT ISSUED BY THE BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY, WYOMING, THIS 4th DAY OF JUNE, 1987 A.D. FOR FILING AND RECORDING WITH THE CLERK OF PARK COUNTY, WYOMING, SUBJECT TO THE PROVISION THAT SUCH APPROVAL IN NO WAY OBLIGATES THE COUNTY OF PARK FOR THE FINANCING, CONSTRUCTION, OR MAINTENANCE OF ANY ROAD OR OTHER IMPROVEMENT OF FACILITY WITHIN OR TO BE MADE A PART OF "SPICER ESTATES" SUBDIVISION.
 DATED THIS 9th DAY OF JUNE, 1987 A.D.

WITNESS MY HAND AND OFFICIAL SEAL OF THE COUNTY OF PARK THIS 7th DAY OF JUNE, 1987 A.D.

ATTEST: *Theresa J. Jordan*
 PARK COUNTY CLERK

NOTES

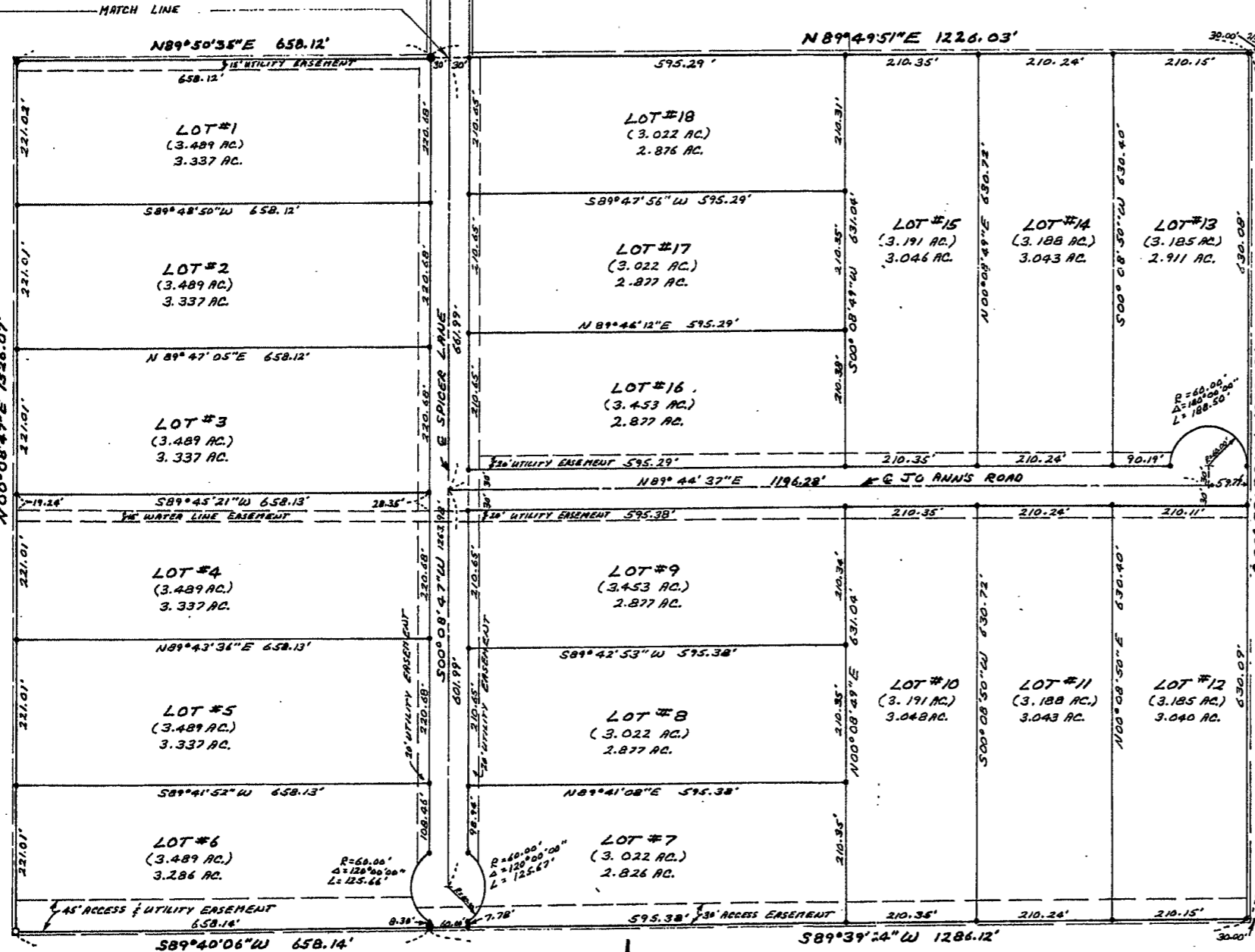
1. WYOMING LAW DOES NOT RECOGNIZE ANY RIPARIAN WATER RIGHTS. LOT OWNERS HAVE NO RIGHT TO IRRIGATION WATER FLOWING PAST OR THROUGH THE SUBDIVISION OTHER THAN THAT WHICH IS SPECIFICALLY ADJUDICATED OR APPROPRIATED TO THEIR LOT ON THE STATE ENGINEER'S OFFICE OR THE STATE BOARD OF CONTROL.
2. BEARING BASE = U.S. GEOLOGICAL SURVEY (N20°34'42"E) BETWEEN U.S.G.S. TRIG. STATIONS CENTER "F" POINT.

SPICER ESTATES SUBDIVISION

LOCATED IN EAST ONE-HALF OF LOT #55B, AND ALL OF LOT #55A, EXCEPTING THE EAST 30.00 FEET THEREOF, RESURVEY T.52N, R.101W, PARK COUNTY, WYOMING.

LEGEND

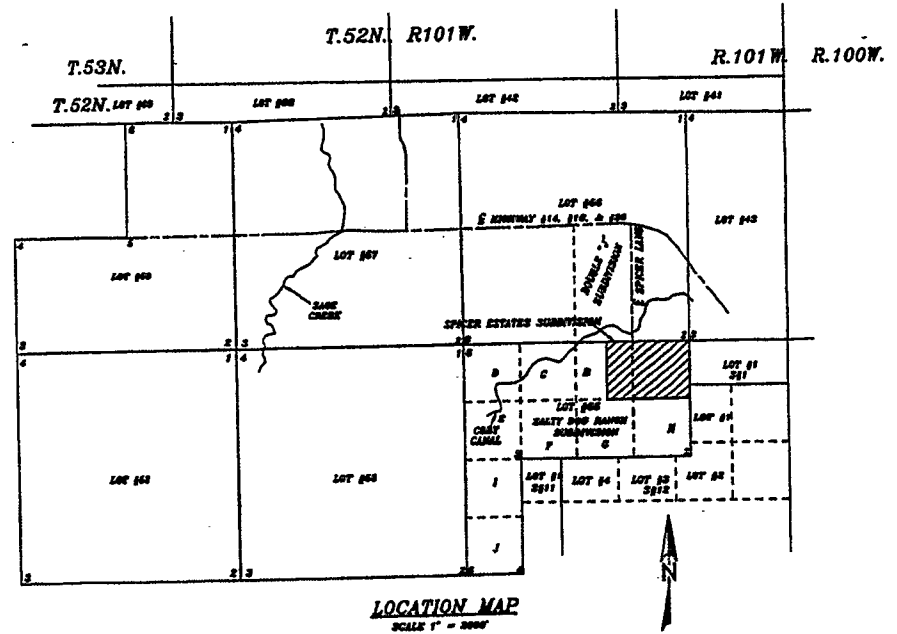
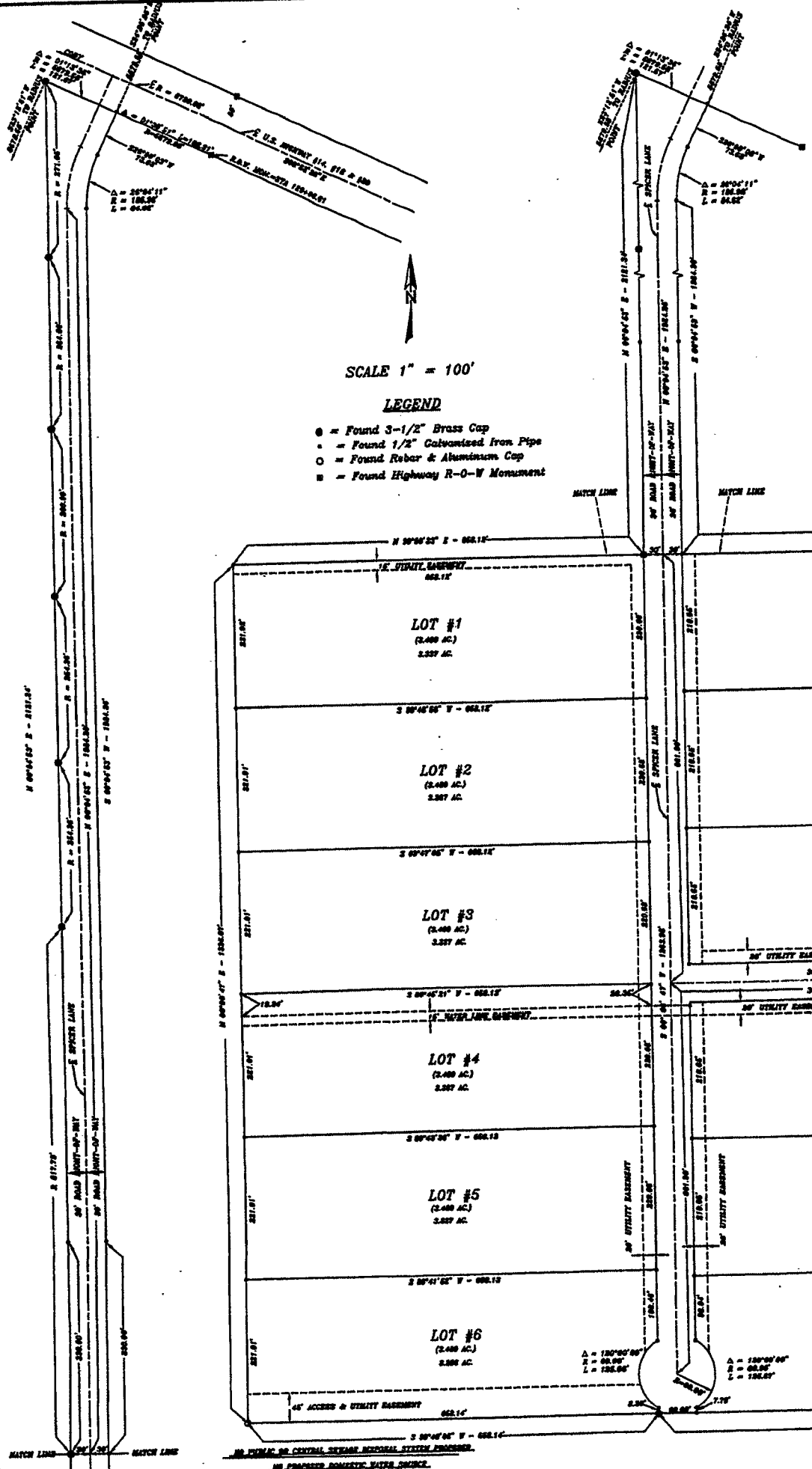
1. = FOUND 3/4" BRASS CAP
2. = FOUND REBAR & ALUMINUM CAP
3. = FOUND 1/2" GALVANIZED IRON PIPE
4. = FOUND HIGHWAY R-O-W MONUMENT
5. = SET 5/8" x 18" REBAR WITH 1/2" ALUMINUM CAP
6. TOTAL LOTS = 18
7. GROSS AREA = (3.489 AC.)
8. NET AREA = 3.284 AC.
9. = EASEMENT
10. = SUBDIVISION BOUNDARY



NO PUBLIC OR CENTRAL SEWER DISPOSAL SYSTEM PROPOSED
 NO PROPOSED DOMESTIC WATER SOURCE

SCALE 1" = 100'

NORTH



CERTIFICATE OF VACATION AND DEDICATION

Know all persons by these presents that we, subscribed on separate Certificates of Joinder, hereby certify that we are the owners and proprietors of the land described as follows:

Lots 1 through 18 of the Spicer Estates Subdivision, said subdivision having been platted and filed in the Office of the Park County (Wyoming) Clerk and Recorder as Reception Number P-37.

That we hereby vacate the above described subdivision and subdivision lots and in its place have laid out, platted, and subdivided same into lots as shown on this plat, under the name and title of Amended Plat of Spicer Estates Subdivision; that we hereby dedicate those easements and right-of-way labels herein to the use by the persons as noted; that the subdivision of said lands is with the free consent and in accordance with the desire of the property owners and proprietors who have signed Certificates of Joinder; that said lands are subject to any easements, easements, right-of-way and mineral rights or reservations of records and that any rights by virtue of the Amendment exception laws of the State of Wyoming are hereby released and waived.

Further, we certify that in consideration of the Park County Board of County Commissioners' determination of this division of land as a "subdivision" and "Subdivided land" as noted herein:

- We hereby waive all claims against Park County for damage or loss to our persons and/or property which may be caused by such determination;
- We hereby agree to hold harmless, indemnify, and defend Park County in any action which may arise in connection with any and all errors, omissions, or mistakes on this plat and/or other information which we have submitted in connection with this request;
- We hereby agree that this plat establishes vested property rights when recorded in the Office of the Park County Clerk and Recorder; and,
- We hereby agree to abide by the conditions and stipulations contained herein.

In witness whereof, the said owners have caused their names herein to be subscribed on separate Certificates of Joinder, which Certificates of Joinder form a part here of, on the day and date set therein.

SURVEYOR'S CERTIFICATE

I, Paul E. Campbell, being a registered land surveyor in the State of Wyoming, do hereby certify that this plat and survey of the AMENDED PLAT OF SPICER ESTATES SUBDIVISION was made by me and under my supervision and that both are accurate to the best of my knowledge and in compliance with all State and County statutory provisions and regulations.

Dated this 26th day of JANUARY, 1996.



Paul E. Campbell - WY. L.S. #6571

PLANNING COORDINATOR'S RECOMMENDATION

The Park County Planning Coordinator has determined that this is a simple design change with no apparent impacts and with minimal changes and hereby recommends this plat for approval this 16th day of JANUARY, 1996.

[Signature]
Park County Planning Coordinator

BOARD OF COUNTY COMMISSIONERS APPROVAL AND SUBDIVISION PERMIT

This subdivision is hereby approved and the subdivision permit granted by the Board of County Commissioners of Park County, Wyoming, this 16th day of JANUARY, 1996.

[Signature]
Park County Clerk

[Signature] Marie Fontaine
Date: 1-16-96

RECORDER'S ACCEPTANCE

This plat was accepted for filing in the Office of the Park County Clerk and Recorder on this 16th day of JANUARY, 1996 and filed for record at 1:05:30 PM under reception number 1996-216 IN PLAT BOOK F, PAGE 135

[Signature] Marie Fontaine
Park County Clerk and Recorder

NOTES

- WYOMING LAW DOES NOT RECOGNIZE ANY DIVISION WATER RIGHTS. LOT OWNERS HAVE NO RIGHT TO IRRIGATION WATER FLOWING PAST OR THROUGH THE SUBDIVISION OTHER THAN THAT WHICH IS SPECIFICALLY ALLOCATED OR APPROPRIATED TO THEIR LOT VIA THE STATE ENGINEER'S OFFICE OR THE STATE BOARD OF CONTROL.
- BEARING BASE = U.S. GEOLOGICAL SURVEY (N203°44'45" E) BETWEEN U.S.G.S. TNG. STATIONS "CENTER" & "PORT".

AMENDED PLAT

SPICER ESTATES SUBDIVISION
LOCATED IN
EAST ONE-HALF OF LOT #55B, & ALL OF LOT #55A, EXCEPTING THE EAST 30 FEET THEREOF, RESURVEYED T.52N., R.101W., 6th P.M., PARK COUNTY, WYOMING

CAMPBELL & ASSOCIATES
CMB, WY
P.O. BOX 67

LAND SUBDIVISION
JANUARY 1996
AMENDED JANUARY 3, 1996