

T. 53 N., R. 101 W.
(RESURVEY)

NO PUBLIC SEWAGE DISPOSAL SYSTEM PROPOSED.
NO PROPOSED PUBLIC DOMESTIC WATER SOURCE.
THERE ARE NO ROADS PROPOSED AS A PART OF THIS SUBDIVISION.

CERTIFICATE OF DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS, THAT ROSS, LLC, A WYOMING LIMITED LIABILITY COMPANY IS THE OWNER OF THAT PORTION OF LAND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN THE NE1/4, SW1/4 AND NW1/4 OF SECTION 26, T. 53 N., R. 101 W. OF THE 6TH P.M. PARK COUNTY WYOMING ORIGINAL CONVEYANCE, BEING MORE FULLY DESCRIBED AS FOLLOWS:

BEGINS AT A POINT ON THE EAST LINE OF SAID SW1/4, FROM WHICH THE SOUTHWEST CORNER THEREOF BEARS 80°04'30" E A DISTANCE OF 200.00 FEET; SAID POINT ALSO BEING ON THE COMMON BOUNDARY OF THAT TRACT OF LAND OWNED BY GLENN R. ROSS AND NINA H. ROSS BY QUIET ENJOYMENT (RECORDED AS DOCUMENT NO. 2002-024 IN THE DEED RECORDS OF THE PARK COUNTY CLERK AND RECORDER AND OF THE PARCEL OWNED BY ROSS, LLC (TRACT 38, SS-17, 12-30-02).

THENCE ALONG SAID COMMON BOUNDARY, A DISTANCE OF 2.00 FEET TO THE CORNER COMMON TO SAID ROSS TRACT AND SAID ROSS, LLC PARCEL; SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY LINE OF PARK COUNTY ROAD 206, THENCE ALONG THE BOUNDARY OF SAID ROAD, A DISTANCE OF 27.16 FEET TO THE NORTH CORNER OF SAID ROAD, 44' 11" 1/2" THENCE ALONG SAID HIGHWAY RIGHT-OF-WAY LINE FOR AN ARC LENGTH OF 18.85 FEET TO A POINT ON THE RIGHT BOUNDARY A RADIUS OF 285.20 FEET WITH A CENTRAL ANGLE OF 1°14'06" BEING 200.00 FEET TO STATION 104+70.70 FEET LEFT; THENCE 200.00 FEET ALONG SAID HIGHWAY RIGHT-OF-WAY LINE, A DISTANCE OF 142.50 FEET TO STATION 104+282.20 FEET LEFT; THENCE 200.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 20.56 ACRES, MORE OR LESS.

IN PARK COUNTY, WYOMING, UNDER THE NAME AND STYLE OF ROSS SS-17, HAVE LAID OUT, PLATTED AND SUBDIVIDED SAID AND SHOWN ON THIS PLAT AND BY THESE PRESENTS IS HEREBY DEDICATED TO THE COUNTY OF PARK, STATE OF WYOMING FOR THE USE BY THE PUBLIC, THE RIGHTS OF WAY AND THE COUNTY OF PARK, STATE OF WYOMING FOR THE USE BY THE PUBLIC, THE RIGHTS OF WAY AND OTHER PUBLIC PURPOSES AND TO THE COUNTY OF PARK FOR USE BY UTILITY COMPANIES OF LAND LAYING OUT AND CONSTRUCTION OF PUBLIC UTILITIES AND FACILITIES AND THE DEDICATION OF THE PUBLIC ACCESS EASEMENT SHOWN ON LOT 1 AND THE 30 FOOT WIDE ACCESS UTILITY AND HIGHWAY EASEMENT SHOWN AS THE WEST 30 FEET OF LOT 2 FOR THE GLENN AND NINA ROSS TRACT TO THE NORTH AND HEREBY DEDICATE THE 30 FOOT WIDE PUBLIC UTILITY AND HIGHWAY EASEMENT SHOWN AS THE EAST 30 FEET OF LOT 1 FOR THE USE OF CONSTRUCTION MATERIALS.

IT IS UNDERSTOOD THAT THE DEDICATION OF HIGHWAY-RIGHT-OF-WAY FOR STREETS AND ROADS DOES NOT NECESSARILY RESULT IN THE ESTABLISHMENT OF COUNTY ROADS OR ACCEPTANCE OF ROADS CONSTRUCTED HEREIN FOR MAINTENANCE BY THE COUNTY OF PARK.

THE ABOVE SUBDIVISION AS APPEARS ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF ROSS, LLC, A WYOMING LIMITED LIABILITY COMPANY.

IN WITNESS WHEREOF, GLENN R. ROSS, OPERATING MANAGER OF ROSS, LLC, A WYOMING LIMITED LIABILITY COMPANY, HAS CAUSED HIS NAME TO BE HEREIN SUBSCRIBED THIS 17th DAY OF November, 2002.

GleNN R. Ross
GLENN R. ROSS, OPERATING MANAGER

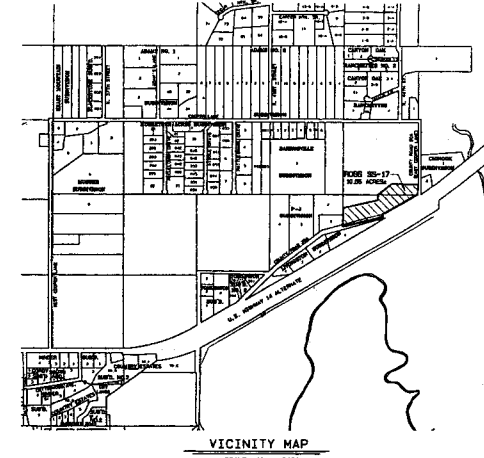
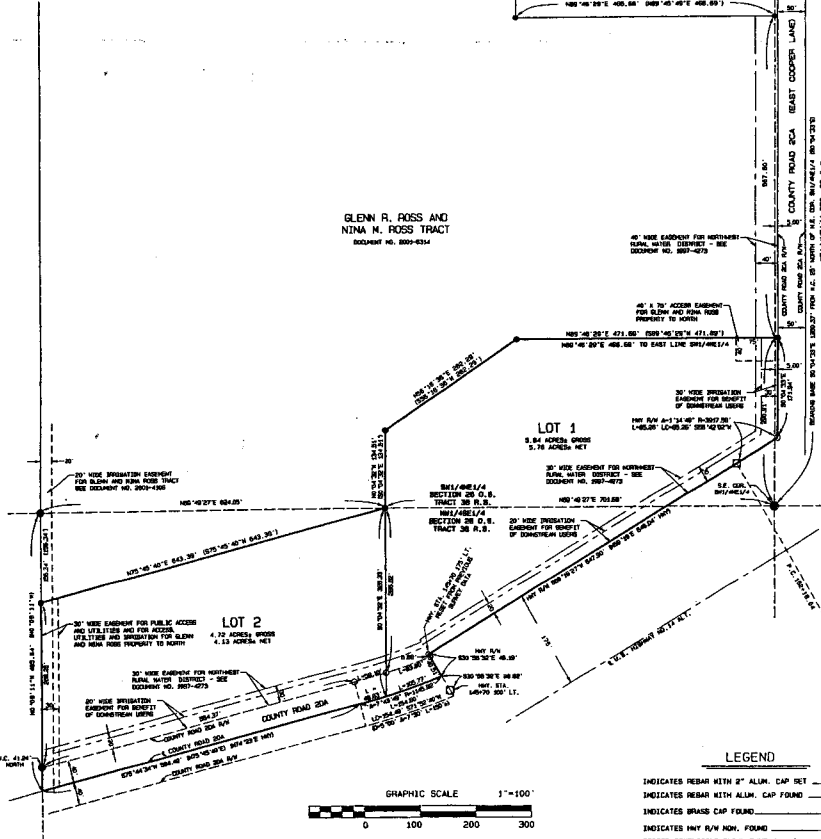
ACKNOWLEDGMENT:
STATE OF WYOMING))
COUNTY OF PARK))
THE FOREGOING CERTIFICATE OF DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF November, 2002.

WITNESSED BY HAND AND OFFICIAL SEAL:
Mary C. Wilson
NOTARY PUBLIC
MY COMMISSION EXPIRES: September 24, 2004

SURVEYOR'S CERTIFICATE

I, PAUL A. BLOUGH, BEING A REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY CERTIFY THAT THIS PLAT AND SURVEY OF ROSS SS-17 ARE TRUE AND CORRECT AND ACCURATE 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 17th DAY OF November, 2002
Paul A. Blough
PAUL A. BLOUGH AND COMPANY
BY: PAUL A. BLOUGH (AGENT)
WYOMING REGISTRATION NO. 2332 LS



- PLATTING CONDITIONS FOR ROSS SS-17
- RIGHT-OF-WAY. The right-of-way for ingress and egress for service and emergency vehicles is created over, across, on, and through any and all private roads and drives now or hereafter established.
 - COUNTY STATE AND OTHER REGULATIONS. To the extent that applicable county or other governmental regulations, rules, or laws are more restrictive than the provisions herein contained, such applicable regulations shall supersede and govern in all cases.
 - RESTRICTIONS RUN WITH THE LAND. The restrictions herein set forth are binding upon all owners and successive successors-in-interest and run with the land.
 - REVISIONS. No subdivision, plat, or other instrument, including amendments, modifications, supplements, or corrections, shall be filed with the County Clerk and Recorder without the written consent of the property owners and owners of the Board of County Commissioners.
 - ENFORCEMENT. In case of any violation of the provisions herein, the Board of County Commissioners or the County Clerk and Recorder, at the request of any owner, may cause the necessary action for damages, injunctive relief, or other relief to be taken by the Board of County Commissioners to enforce the provisions herein. The Board of County Commissioners shall have the authority to order the necessary action to be taken by the Board of County Commissioners to enforce the provisions herein.
 - VACATION. This subdivision may be vacated or partially vacated pursuant to applicable State law or County rules and regulations.
 - FUTURE SUBDIVISION. No future subdivision of the subject lots, parcels, or other units of land which would increase the number of lots, parcels, or other units of land within this subdivision will be permitted unless consistent with all applicable subdivision regulations and requirements.
 - ROAD CONSTRUCTION AND ACCEPTANCE. The County shall not accept the maintenance of any road and bridge within the boundaries of this subdivision until the road or bridge meets all County road and bridge specifications and all requirements of the Division of State Highways. In the event of any such road or bridge, the Board of County Commissioners shall have the authority to order the necessary action to be taken by the Board of County Commissioners to enforce the provisions herein.
 - PROPRIETARY. There is no exclusive right for ROSS SS-17.
 - SEVERABILITY. If any provision of these restrictions or covenants is found to be unenforceable or void, the remainder of these restrictions or covenants shall remain in full force and effect.

CITY OF CODY PLANNING AND ZONING BOARD APPROVAL
APPROVED THIS 17th DAY OF November, 2002 BY THE CITY PLANNING AND ZONING BOARD, CODY, WYOMING.
BY CHAIRMAN: Tim Good
ATTN: Mary C. Wilson
CITY CLERK

PLANNING COMMISSION RECOMMENDATION
THE PARK COUNTY PLANNING AND ZONING COMMISSION RECEIVED NO OBJECTIONS OR HEARD ALL OBJECTIONS TO THE PROPOSED SUBDIVISION AND HEREBY RECOMMENDS THIS PLAT FOR APPROVAL.
Allen S. Higgins
CHAIRMAN
ATTN: Mary C. Wilson
PLANNING AND ZONING COMMISSION SECRETARY
DATE: October 15, 2002

BOARD OF COUNTY COMMISSIONERS APPROVAL AND SUBDIVISION PERMIT
THIS PLAT IS HEREBY APPROVED AND THE SUBDIVISION PERMIT GRANTED BY THE BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY, WYOMING, THIS 18th DAY OF November, 2002.
Conrad J. Anderson
CHAIRMAN
ATTN: Mary C. Wilson
PARK COUNTY CLERK
DATE: November 19, 2002

RECORDER'S ACCEPTANCE
THIS PLAT WAS ACCEPTED FOR FILING IN THE OFFICE OF THE PARK COUNTY CLERK AND RECORDER ON THIS 18th DAY OF November, 2002, AND FILED FOR RECORD AT 11:26 AM UNDER DOCUMENT NUMBER SS-17-1234.
IN PLAT CABINET G, AT PAGE 128.
KAREN CARTER
PARK COUNTY CLERK AND RECORDER
DATE: November 19, 2002