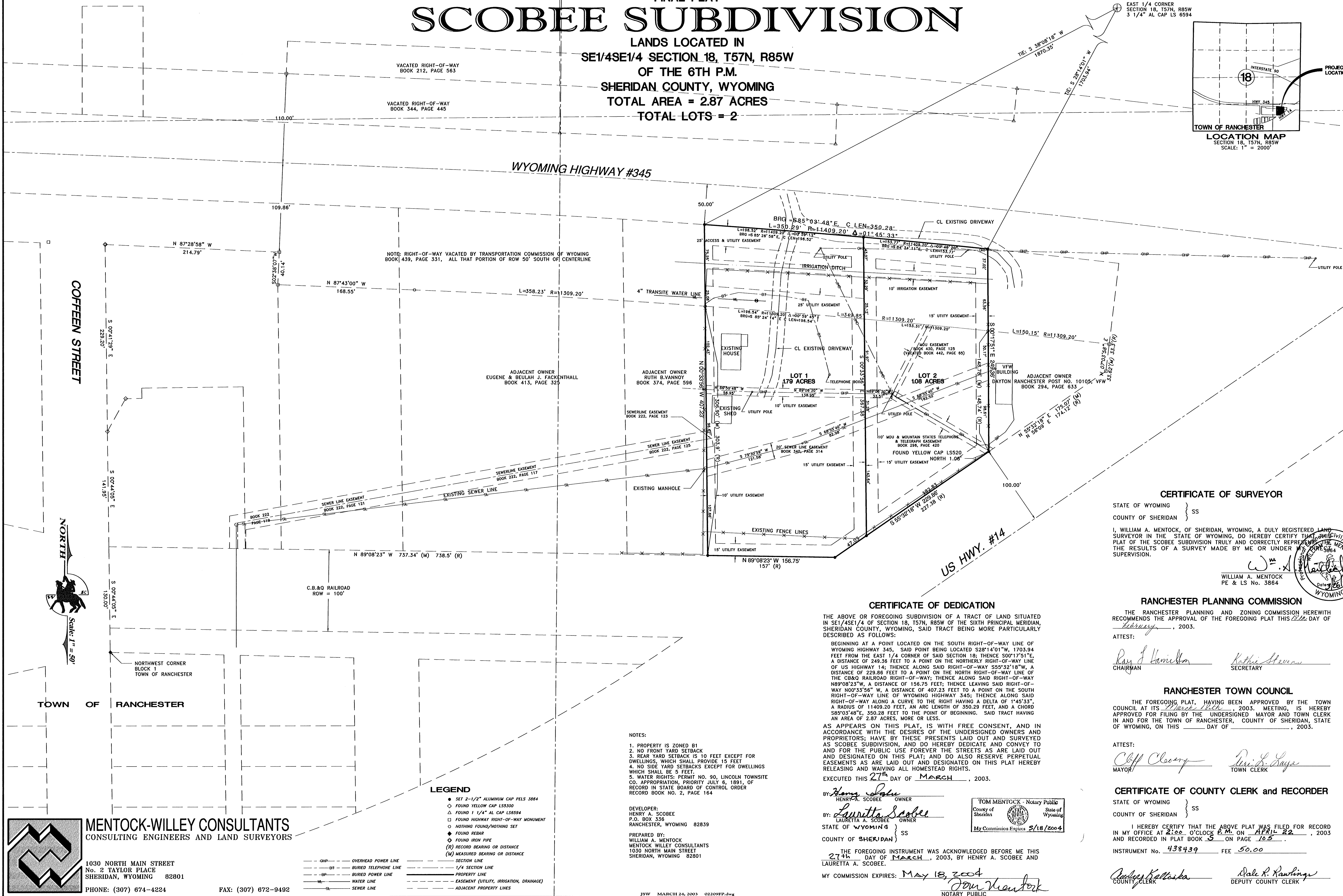
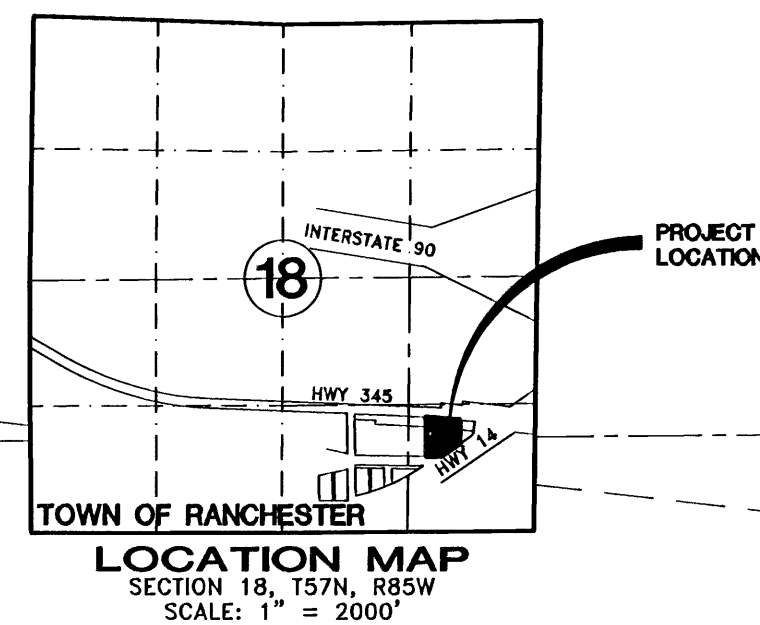


SCOBEE SUBDIVISION

FINAL PLAT
LANDS LOCATED IN
SE1/4SE1/4 SECTION 18, T57N, R85W
OF THE 6TH P.M.
SHERIDAN COUNTY, WYOMING
TOTAL AREA = 2.87 ACRES
TOTAL LOTS = 2

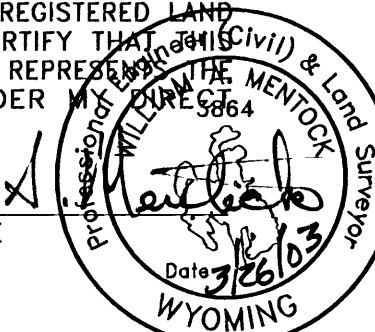


CERTIFICATE OF SURVEYOR

STATE OF WYOMING }
COUNTY OF SHERIDAN } SS

I, WILLIAM A. MENTOCK, OF SHERIDAN, WYOMING, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY CERTIFY THAT THIS PLAT OF THE SCOBEE SUBDIVISION TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY SUPERVISION.

WILLIAM A. MENTOCK
PE & LS No. 3864



RANCHESTER PLANNING COMMISSION

THE RANCHESTER PLANNING AND ZONING COMMISSION HEREWIT RECOMMENDS THE APPROVAL OF THE FOREGOING PLAT THIS 27th DAY OF MARCH, 2003.

ATTEST:

Ray J. Hamilton
CHAIRMAN

Kathie Stevens
SECRETARY

RANCHESTER TOWN COUNCIL

THE FOREGOING PLAT, HAVING BEEN APPROVED BY THE TOWN COUNCIL AT ITS March 18th, 2003. MEETING, IS HEREBY APPROVED FOR FILING BY THE UNDERSIGNED MAYOR AND TOWN CLERK IN AND FOR THE TOWN OF RANCHESTER, COUNTY OF SHERIDAN, STATE OF WYOMING, ON THIS 27th DAY OF MARCH, 2003.

ATTEST:

Cliff Cleary
MAYOR

Don L. Gage
TOWN CLERK

CERTIFICATE OF COUNTY CLERK and RECORDER

STATE OF WYOMING }
COUNTY OF SHERIDAN } SS

I HEREBY CERTIFY THAT THE ABOVE PLAT WAS FILED FOR RECORD IN MY OFFICE AT 2:00 O'CLOCK P.M. ON APRIL 22, 2003 AND RECORDED IN PLAT BOOK 5 ON PAGE 165.

INSTRUMENT No. 438439 FEE 50.00

Andrew Kottiska
COUNTY CLERK

Dele R. Rawlings
DEPUTY COUNTY CLERK

CERTIFICATE OF DEDICATION

THE ABOVE OR FOREGOING SUBDIVISION OF A TRACT OF LAND SITUATED IN SE1/4SE1/4 OF SECTION 18, T57N, R85W OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED ON THE SOUTH RIGHT-OF-WAY LINE OF WYOMING HIGHWAY 345, SAID POINT BEING LOCATED S28°14'01"W, 1703.94 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 18; THENCE S00°17'51"E, A DISTANCE OF 249.36 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF US HIGHWAY 14; THENCE ALONG SAID RIGHT-OF-WAY S55°32'18"W, A DISTANCE OF 229.86 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF THE CB&Q RAILROAD RIGHT-OF-WAY; THENCE ALONG SAID RIGHT-OF-WAY N89°08'23"W, A DISTANCE OF 156.75 FEET; THENCE LEAVING SAID RIGHT-OF-WAY N00°33'58"W, A DISTANCE OF 407.23 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF WYOMING HIGHWAY 345; THENCE ALONG SAID RIGHT-OF-WAY ALONG A CURVE TO THE RIGHT HAVING A DELTA OF 1°45'33", A RADIUS OF 11409.20 FEET, AN ARC LENGTH OF 350.29 FEET, AND A CHORD S85°03'48"E, 350.28 FEET TO THE POINT OF BEGINNING. SAID TRACT HAVING AN AREA OF 2.87 ACRES, MORE OR LESS.

AS APPEARS ON THIS PLAT, IS WITH FREE CONSENT, AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS; HAVE BY THESE PRESENTS LAID OUT AND SURVEYED AS SCOBEE SUBDIVISION, AND DO HEREBY DEDICATE AND CONVEY TO AND FOR THE PUBLIC USE FOREVER THE STREETS AS ARE LAID OUT AND DESIGNATED ON THIS PLAT, AND DO ALSO RESERVE PERPETUAL EASEMENTS AS ARE LAID OUT AND DESIGNATED ON THIS PLAT HEREBY RELEASING AND WAIVING ALL HOMESTEAD RIGHTS.

EXECUTED THIS 27th DAY OF MARCH, 2003.

BY: Henry A. Scobee
HENRY A. SCOBEE OWNER

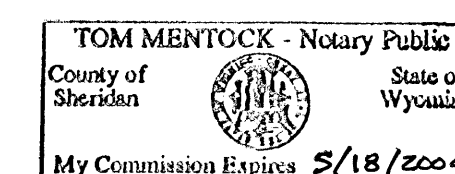
BY: Lauretta A. Scobee
LAURETTA A. SCOBEE OWNER

STATE OF WYOMING }
COUNTY OF SHERIDAN } SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27th DAY OF MARCH, 2003, BY HENRY A. SCOBEE AND LAURETTA A. SCOBEE.

MY COMMISSION EXPIRES: May 18, 2004

Tom Mentock
NOTARY PUBLIC



NOTES:

1. PROPERTY IS ZONED B1
2. NO FRONT YARD SETBACK
3. REAR YARD SETBACK IS 10 FEET EXCEPT FOR DWELLINGS, WHICH SHALL PROVIDE 15 FEET
4. NO SIDE YARD SETBACKS EXCEPT FOR DWELLINGS WHICH SHALL BE 5 FEET
5. WATER RIGHTS: PERMIT NO. 90, LINCOLN TOWNSHIP CO. APPROPRIATION, PRIORITY JULY 6, 1891, OF RECORD IN STATE BOARD OF CONTROL ORDER RECORD BOOK NO. 2, PAGE 164

DEVELOPER:
HENRY A. SCOBEE
P.O. BOX 336
RANCHESTER, WYOMING 82839

PREPARED BY:
WILLIAM A. MENTOCK
MENTOCK WILLEY CONSULTANTS
1030 NORTH MAIN STREET
SHERIDAN, WYOMING 82801

LEGEND

- SET 2-1/2" ALUMINUM CAP PELS 3864
 - ◇ FOUND YELLOW CAP LS5300
 - △ FOUND 1 1/4" AL CAP LS6594
 - FOUND HIGHWAY RIGHT-OF-WAY MONUMENT
 - NOTHING FOUND/NOTHING SET
 - ◆ FOUND REBAR
 - ◇ FOUND IRON PIPE
 - (R) RECORD BEARING OR DISTANCE
 - (M) MEASURED BEARING OR DISTANCE
- GHP --- OVERHEAD POWER LINE
--- BF --- BURIED TELEPHONE LINE
--- BP --- BURIED POWER LINE
--- WL --- WATER LINE
--- SL --- SEWER LINE
- SECTION LINE
--- 1/4 SECTION LINE
--- PROPERTY LINE
--- EASEMENT (UTILITY, IRRIGATION, DRAINAGE)
--- ADJACENT PROPERTY LINES

MENTOCK-WILLEY CONSULTANTS
CONSULTING ENGINEERS AND LAND SURVEYORS

1030 NORTH MAIN STREET
No. 2 TAYLOR PLACE
SHERIDAN, WYOMING 82801
PHONE: (307) 674-4224 FAX: (307) 672-9492