

DETAIL

RENEW SUBDIVISION

GRAPHIC SCALE 1"=40'
BASIS OF BEARING IS WYOMING STATE PLANE (EAST CENTRAL ZONE).
PROPERTY IS ZONED M-1.

LOCATION

SCALE: 1" = 1000'

NOTE: CONCRETE SIDEWALK WILL BE REQUIRED ALONG THE SOUTH SIDE OF RIVERSIDE STREET FOR LOTS "A" AND "B" AT THE TIME BUILDING PERMITS ARE ISSUED PER THE CITY OF SHERIDAN SUBDIVISION CODE.
THE SIDEWALK SHALL BE CONSTRUCTED IN CONFORMITY WITH THE CITY OF SHERIDAN, WYOMING STANDARD SPECIFICATIONS AND DETAILS FOR STREET AND UTILITY CONSTRUCTION CURRENT EDITION.

CERTIFICATE of OWNERS

Know all men by these presents that the undersigned, Rehabilitation Enterprises of North Eastern Wyoming and the First State Bank of Newcastle being the owners, proprietors or parties of interest in the land shown on this plat do hereby certify:
That the foregoing plat designated as RENEW SUBDIVISION, being a Replat of Lots 3, 5, 6 and Tract A and Tract B of Lot 4, All in Block 4 of Riverside Industrial Park, First Addition to the City of Sheridan, Sheridan County, Wyoming, and
That this subdivision, as it is described and as it appears on this plat, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors; and that this is a correct plat of the area as it is divided into lots, blocks, streets and easements, and
That the undersigned owners of the land shown and described on this plat do hereby dedicate to the City of Sheridan and its licensees for public use for the indicated purposes, all streets, alleys, easements and other public lands within the boundary lines of the plat, as indicated, and not already otherwise dedicated for public use.
Utility easements, as designated on this plat, are hereby dedicated to the City of Sheridan and its licensees for public use for the purpose of installing, repairing, reinstalling, replacing and maintaining sewers, water lines, gas lines, electric lines, telephone lines, cable TV lines and other forms and types of public utilities now or hereafter generally utilized by the public.
All rights under and by virtue of the homestead exemption laws of the State of Wyoming are hereby waived and released.

Executed this 9th day of January, 2018 by:

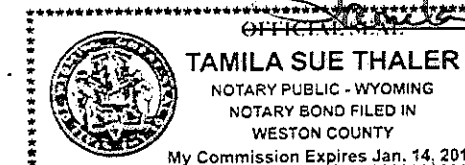
Rehabilitation Enterprises of North Eastern Wyoming

PRESIDENT & CEO

State of Wyoming } ss
County of Sheridan }

The foregoing plat was acknowledged before me this 9 day of January, 2018 by Chris Winston and of Rehabilitation Enterprises of North Eastern Wyoming.

My commission expires: 1-11-19



Also executed by:

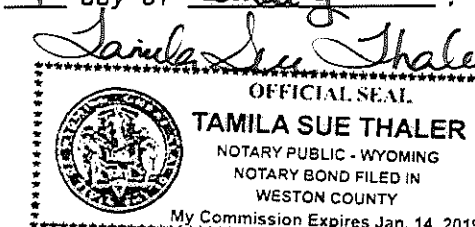
The undersigned First State Bank of Newcastle, hereinafter MORTGAGEE, holds two mortgages in and to a portion of the property embraced by this subdivision plat, which mortgages were filed with the Clerk of Sheridan County and Ex-Officio Recorder of Deeds in Book 692 of Mortgages, Page 625 and Book 692 of Mortgages, Page 631. MORTGAGEE, by his signature on this plat, consents to the dedications made herein and specifically releases all streets, alleys, parks, easements, open spaces and other areas dedicated to the City of Sheridan for public use, as listed and described on this plat, from the aforementioned mortgage.

First State Bank of Newcastle (Mortgagee)

by
State of Wyoming } ss
County of Weston }

On this 9 day of January, 2018, before me personally appeared Chris Winston to me personally known who, being duly sworn, and say that he is the President of First State Bank of Newcastle, and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors and said President acknowledged said instrument to be the free act and deed of said corporation.

Given under my notarial seal this 9 day of January, 2018.

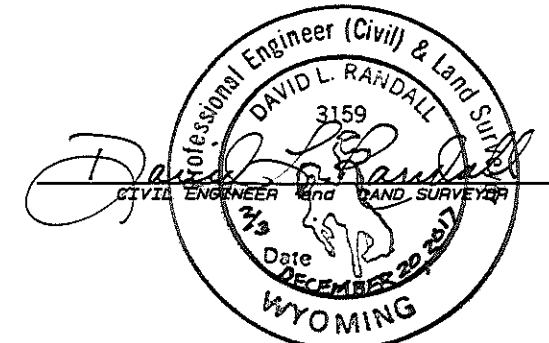


CERTIFICATE of SURVEYOR

State of Wyoming } ss
County of Sheridan }

I, David L. Randall, of Sheridan, Wyoming do hereby certify that I am a duly registered Professional Engineer and Land Surveyor, licensed under the laws of the State of Wyoming, that this plat is a true, correct and complete plat of the Renew Subdivision as laid out, platted, dedicated and shown hereon, that this plat was made from an accurate survey of said property performed by me in January and February of 2018, and July through October of 2017, from records on file as the City Hall, City of Sheridan, Wyoming; from records in the Sheridan County Clerk's Office, Sheridan, Wyoming; and that this map correctly represents all of the data shown hereon.

Registration No. 3159 PE & LS



DIRECTOR of PUBLIC WORKS CERTIFICATE of APPROVAL

This plat has been prepared in accordance with the requirements and procedures outlined in the subdivision regulations of the City of Sheridan, Wyoming and certified this 2 day of February, 2018, by the Director of Public Works of Sheridan, Wyoming.

Director of Public Works

CITY of SHERIDAN CERTIFICATE of APPROVAL

Approved by the City Council of Sheridan, Wyoming, this 6th day of February, 2018.

Attest: CITY CLERK Mayor

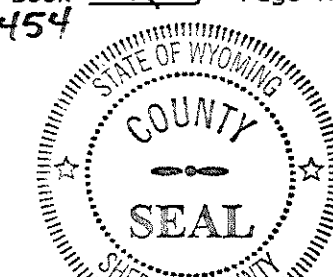
CERTIFICATE of RECORDER

State of Wyoming } ss
County of Sheridan }

This plat was filed for record in the Office of the Clerk and Recorder at 2:18 O'Clock P.M., this 12 day of February, 2018, and is duly recorded in Book 6, Page No. 43.

#2018-740454

Eda Schunk Thompson
COUNTY CLERK



RENEW SUBDIVISION

being a
REPLAT of LOTS 3, 5, and 6, BLOCK 4
and also
TRACT A and TRACT B of LOT 4, BLOCK 4
(SEE CERTIFICATE of SURVEY in DRAWER A, NUMBER 214
SHERIDAN COUNTY CLERK'S OFFICE)
of the

RIVERSIDE INDUSTRIAL PARK,
FIRST ADDITION

to the
CITY of SHERIDAN
SHERIDAN COUNTY, WYOMING

for
REHABILITATION ENTERPRISES
of NORTH EASTERN WYOMING

1969 SOUTH SHERIDAN AVENUE
SHERIDAN, WYOMING 82801

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