

SHELLEY LANE ADDITION

LEGAL DESCRIPTION

BOUNDARY OF SHELLEY LANE ADDITION TRACT OF LAND SITUATED IN THE S 1/2 OF SECTION 22, T 56 N, R 84 W OF THE 6TH P.M. MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT WHICH IS N 48° 55' 37" W 1431.16 FT. FROM THE S 1/4 CORNER OF SECTION 22, T 56 N, R 84 W, SAID BEGINNING POINT BEING THE S/W CORNER OF BLOCK 2 OF THIS SUBDIVISION, THENCE EAST 1060.00 FT. ALONG THE NORTH R/W OF DUNNUCK TO THE SE CORNER OF BLOCK 2, THENCE N 29° 08' E 239.85 FT. ALONG THE WEST R/W OF ADAIR TO A POINT, THENCE N 67° 59' 06" W 893.95 FT. TO A POINT, THENCE S 20° 58' 24" W 212.33 FT. TO A POINT, THENCE WEST 129.62 FT. TO A POINT, THENCE N 89° 42' W 133.50 FT. TO A POINT, THENCE S 1° 28' W 347.15 FT. ALONG THE EAST R/W OF DELPHI TO THE POINT OF BEGINNING.
SAID TRACT CONTAINS 9.8 ACRES MORE OR LESS.

THE ABOVE OR FOREGOING SUBDIVISION OF THE FOLLOWING DESCRIBED LAND OR REAL ESTATE, TO WIT:
THIS IS A SUBDIVISION OF A PART OF THE SOUTH HALF (1/2) OF SECTION 22, TOWNSHIP 56 NORTH, RANGE 84 WEST OF THE 6TH PRINCIPAL MERIDIAN, SAID PROPERTY IS LOCATED WITHIN THE CITY LIMITS OF SHERIDAN, THE SOUTHEAST CORNER AND SOUTHWEST CORNERS OF THE SUBDIVISION ARE COINCIDENT WITH CORNERS OF EXISTING STREET INTERSECTIONS, AND ARE MARKED WITH BRASS CAP MONUMENTS, AS SHOWN. THE BOUNDARY DESCRIPTION IS SHOWN ON THE PLAT.

THE UNDERSIGNED OWNER OF THE ABOVE DESCRIBED TRACT OF LAND HAS CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THE ACCOMPANYING PLAT WHICH SUBDIVISION SHALL BE KNOWN AS "SHELLEY LANE ADDITION".

SAID PLAT IS PROPOSED AND OFFERED WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS, AND THE UNDERSIGNED OWNERS AND PROPRIETORS DO HEREBY RELEASE AND WAIVE ALL RIGHTS, UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING.

EASEMENTS

AN EASEMENT IS HEREBY DEDICATED FOR PUBLIC USE, THE LOCATION AND WIDTH RIGHT OF WAY OF WHICH IS SHOWN IN DASHED LINE ON THE ACCOMPANYING PLAT, AND SAID EASEMENTS MAY BE EMPLOYED IN PERPETUITY AS A COVENANT RUNNING WITH THE LAND FOR THE PURPOSE OF INSTALLING, REPAIRING, REPLACING, AND MAINTAINING SEWERS, WATER LINES, GAS LINES, ELECTRICAL, TELEPHONE AND CABLE TELEVISION LINES AND POLES, AND OTHER FORMS AND TYPES OF PUBLIC UTILITIES NOW OR HEREAFTER BEING GENERALLY UTILIZED BY THE PUBLIC. A TWELVE (12) FOOT TEMPORARY CONSTRUCTION EASEMENT IS ALSO PROVIDED ON EACH SIDE OF THE FOREMENTIONED EASEMENT FOR THE INITIAL CONSTRUCTION OF WATER AND SEWER LINES, CABLE TELEVISION FACILITIES AND OTHER UTILITIES. EASEMENTS MARKED AS WORKING EASEMENTS ARE HEREBY DEDICATED FOR PUBLIC USE AND MAY BE EMPLOYED IN PERPETUITY AS A COVENANT RUNNING WITH THE LAND FOR THE PURPOSE OF WALKING ROUTES, IN ADDITION TO THE ABOVE STATED UTILITY PURPOSES, AND SAID WALKING EASEMENTS SHALL REMAIN FREE OF FENCES, SHRUBBERY, OR OTHER BARRIERS WHICH WOULD EMPIR THE CONTINUITY OF THE ENTIRE ROUTE OF THE EASEMENT.

STREETS

STREETS SHOWN ON THIS PLAT AND NOT HERETOFORE DEDICATED TO PUBLIC USE ARE HEREBY SO DEDICATED.

BUILDING LINES

BUILDING LINES OR SETBACK LINES ARE HEREBY ESTABLISHED AS SHOWN ON THE ACCOMPANYING PLAT AND NO BUILDING OR PORTION THEREOF SHALL BE BUILT OR CONSTRUCTED BETWEEN THIS LINE AND THE STREET LINE.

IN TESTIMONY WHEREOF THE UNDERSIGNED HAVE CAUSED THESE PRESENTS TO BE EXECUTED THIS 17 DAY OF December, 1976.

PROPERTY OWNERS *Robert B. Hume*
ROBERT B. HUME
Marie B. Hume
MARIE B. HUME

STATE OF WYOMING)
COUNTY OF SHERIDAN) S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY ROBERT B. HUME & MARIE B. HUME THIS 17 DAY OF December, 1976.
WITNESS MY HAND AND OFFICIAL SEAL
Larry D. Baccari MY COMMISSION EXPIRES 3-6-78
NOTARY PUBLIC

APPROVAL BY THE CITY OF SHERIDAN

THE SHERIDAN CITY PLANNING AND ZONING COMMISSION HEREWIT RECOMMENDS THE APPROVAL OF THE FOREGOING PLAT THIS 16 DAY OF November, 1976.

CHAIRMAN *James W. Ward* SECRETARY *Larry Quarterman*

THE FOREGOING PLAT IS HEREBY APPROVED FOR FILING BY THE UNDERSIGNED MAYOR AND CITY CLERK IN AND FOR THE CITY OF SHERIDAN, WYOMING ON THIS 8 DAY OF November, 1976.

MAYOR *Russell* CITY CLERK *Arthur W. Ellis*

CERTIFICATE OF ENGINEER

STATE OF WYOMING)
COUNTY OF SHERIDAN) S.S.

I, LARRY D. BACCARI, OF SHERIDAN, WYOMING HEREBY CERTIFY THAT THE SUBDIVISION OF SHELLEY LANE ADDITION INTO LOTS, BLOCKS AND STREETS AS SHOWN HEREON IS MATHEMATICALLY CORRECT TO STANDARD LAND DIVISION ACCURACIES.

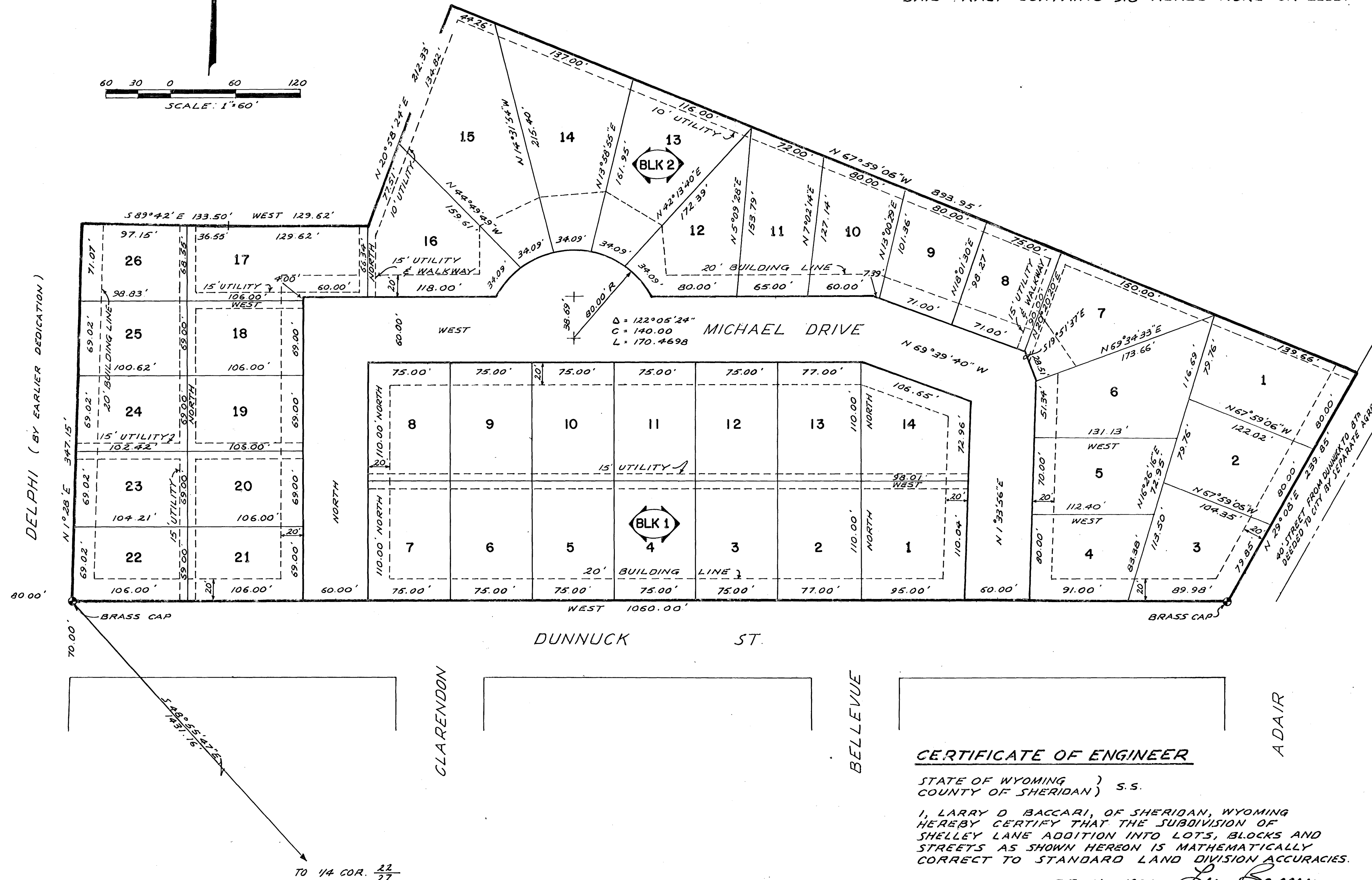
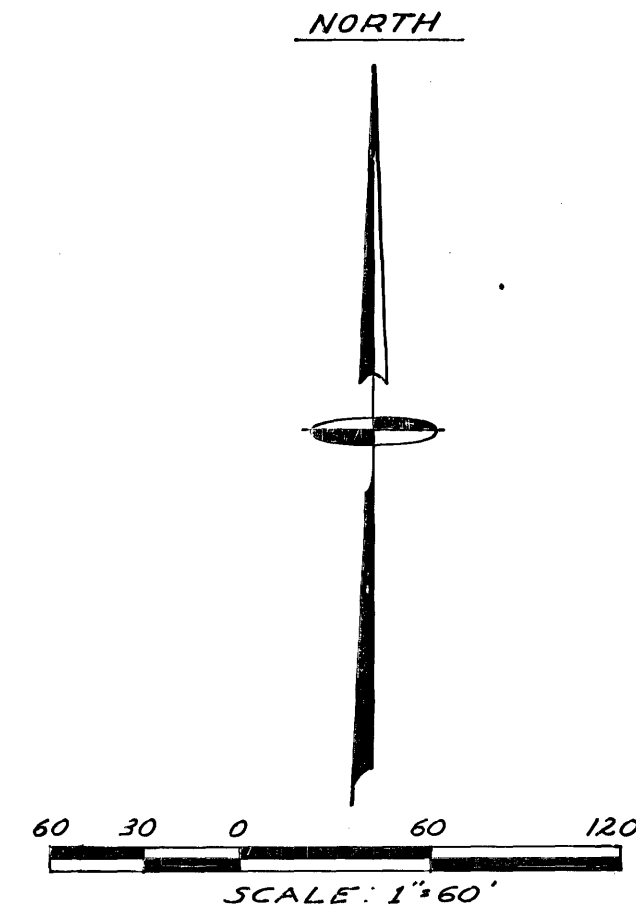
P.E. No. 1200 *Larry D. Baccari*
REGISTERED ENGINEER

CERTIFICATE OF RECORDER

STATE OF WYOMING)
COUNTY OF SHERIDAN) S.S.

I HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE AT 2:00 P.M. O'CLOCK December 31, 1976 AND RECORDED IN PLAT BOOK NUMBER 1 ON PAGE NUMBER 163 NO. 499409 FEE 25.00

COUNTY CLERK *Margaret Lewis*



53