

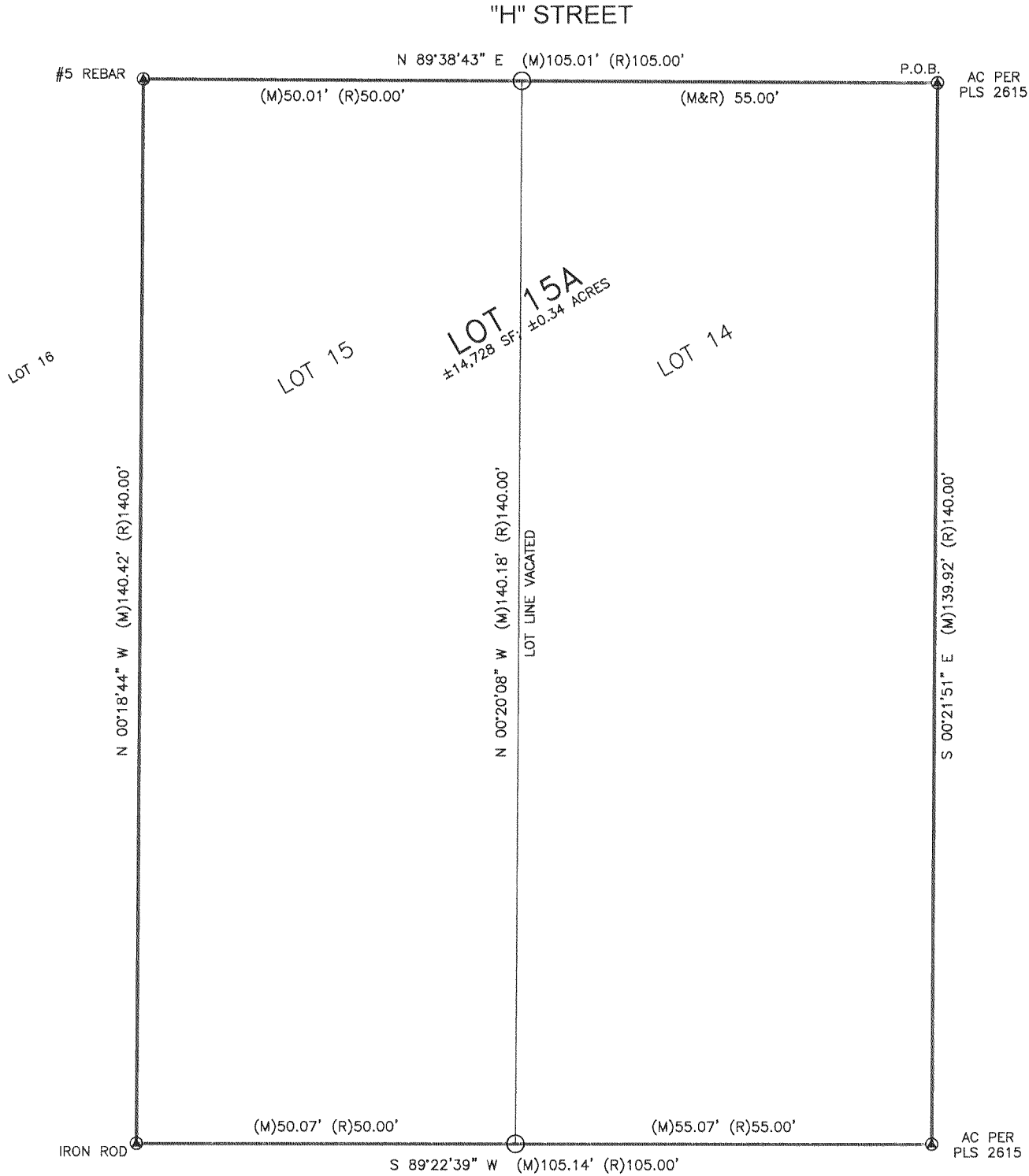
NOTICE  
This plat is an image, or reproduction of the original as is recorded in the  
Sheridan County Clerk's Office. It is not a certified, complete or  
authoritative depiction of current property lines, easements or rights-of-  
way. Delineations, measurement or representations may have occurred  
since the original plat was recorded.

RECORD OF SURVEY

OF LOT 14 AND 15, NOW BEING LOT 15A,  
RANCHESTER MOBILE HOME PARK, SECOND ADDITION TO THE TOWN OF RANCHESTER,  
LOCATED IN THE NE1/4NW1/4 OF SECTION 19, TOWNSHIP 57 NORTH, RANGE 85 WEST, 6TH  
PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING

LEGAL DESCRIPTION:

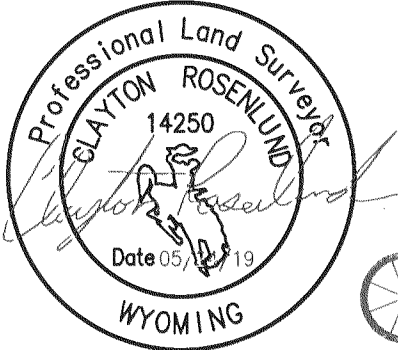
BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 14 MONUMENTED WITH AN ALUMINUM CAP PER PLS 2615, SAID POINT BEING THE TRUE POINT  
OF BEGINNING; THENCE S 00°21'51" E, 139.92 FEET ALONG THE EAST LINE OF SAID LOT 14 TO THE SOUTHEAST CORNER OF SAID LOT 14;  
THENCE S 89°22'39" W, 105.14 FEET ALONG THE SOUTH LINE OF SAID LOT 14 AND SAID LOT 15 TO THE SOUTHWEST CORNER OF SAID LOT 15;  
THENCE N 00°18'44" W, 140.42 FEET ALONG THE WEST LINE OF SAID LOT 15 TO THE NORTHWEST CORNER OF SAID LOT 15; THENCE N 89°38'43"  
E, 105.01 FEET ALONG THE NORTH LINE OF SAID LOT 15 AND SAID LOT 14 TO THE POINT OF BEGINNING  
CONTAINING (+/-14,727.81 SF) 0.34 ACRES, MORE OR LESS  
SUBJECT TO PRIOR RECORDED EASEMENTS, EXCEPTIONS, CONVEYANCES, RESERVATIONS AND RESTRICTIONS



NOTES:

- 1) THE LOT LINE AND SETBACK LINE BETWEEN LOT 14 AND LOT 15 OF RANCHESTER MOBILE HOME PARK, SECOND ADDITION TO THE TOWN OF RANCHESTER, SHERIDAN COUNTY, WYOMING IS TO BE VACATED. REQUIREMENTS ALLOWING SAID VACATION ARE OUTLINED IN SUBDIVISION/ZONING REGULATION, 14-5-110-G, UPON APPROVAL BY THE TOWN OF RANCHESTER.
- 2) LOT 14 AND LOT 15 SHALL NOW BE DESCRIBED AS LOT 15A, RANCHESTER MOBILE HOME PARK, SECOND ADDITION TO THE TOWN OF RANCHESTER, SHERIDAN COUNTY, WYOMING

SURVEYOR'S CERTIFICATE:  
I, CLAYTON P. ROSENLUND DO HEREBY  
CERTIFY THAT THIS PLAT WAS MADE FROM AN  
ACTUAL FIELD SURVEY PERFORMED BY ME OR  
UNDER MY DIRECT SUPERVISION AND THAT IT  
CORRECTLY SHOWS THE LOCATION TO THE  
BEST OF MY KNOWLEDGE.



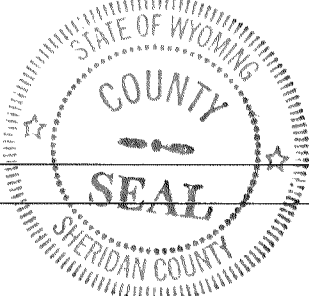
CERTIFICATE OF RECORDER

STATE OF WYOMING )  
COUNTY OF SHERIDAN )

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER  
AT 3:13 O'CLOCK PM, THIS 5th DAY OF June, 2019  
AND IS DULY RECORDED IN PLAT BOOK A ON PAGE 564. (OR AS PLAT NO. A-564)

Eda Phine Thompson  
COUNTY CLERK

2019-750357  
STAMP RECEIVING  
NUMBER



FOR: CPG ENGINEERING  
52 S. MAIN ST.,  
SHERIDAN, WY 82801

Prepared by Cannon Consulting LLC (307) 752-0109

#564