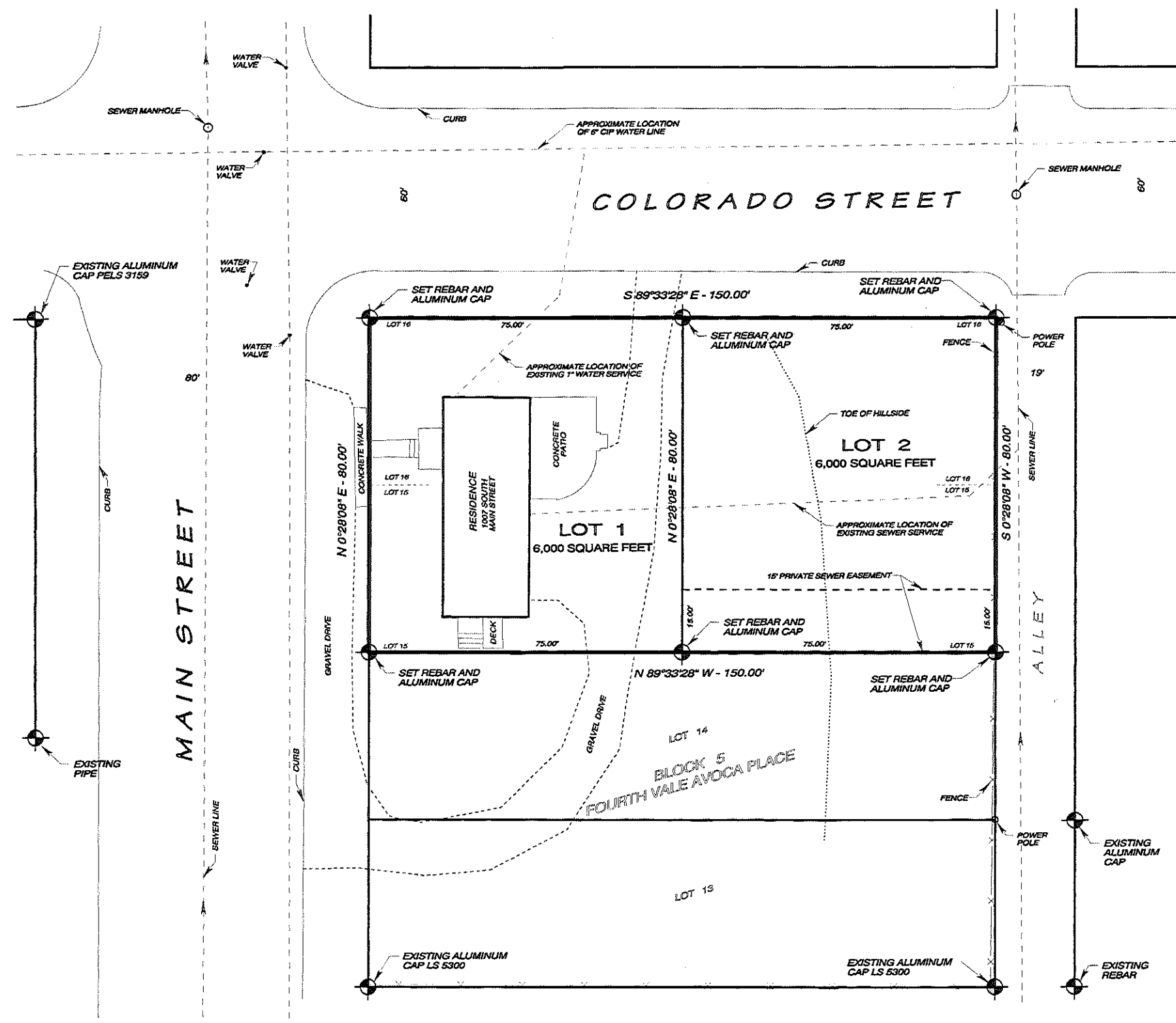


SoCo SUBDIVISION

DETAIL

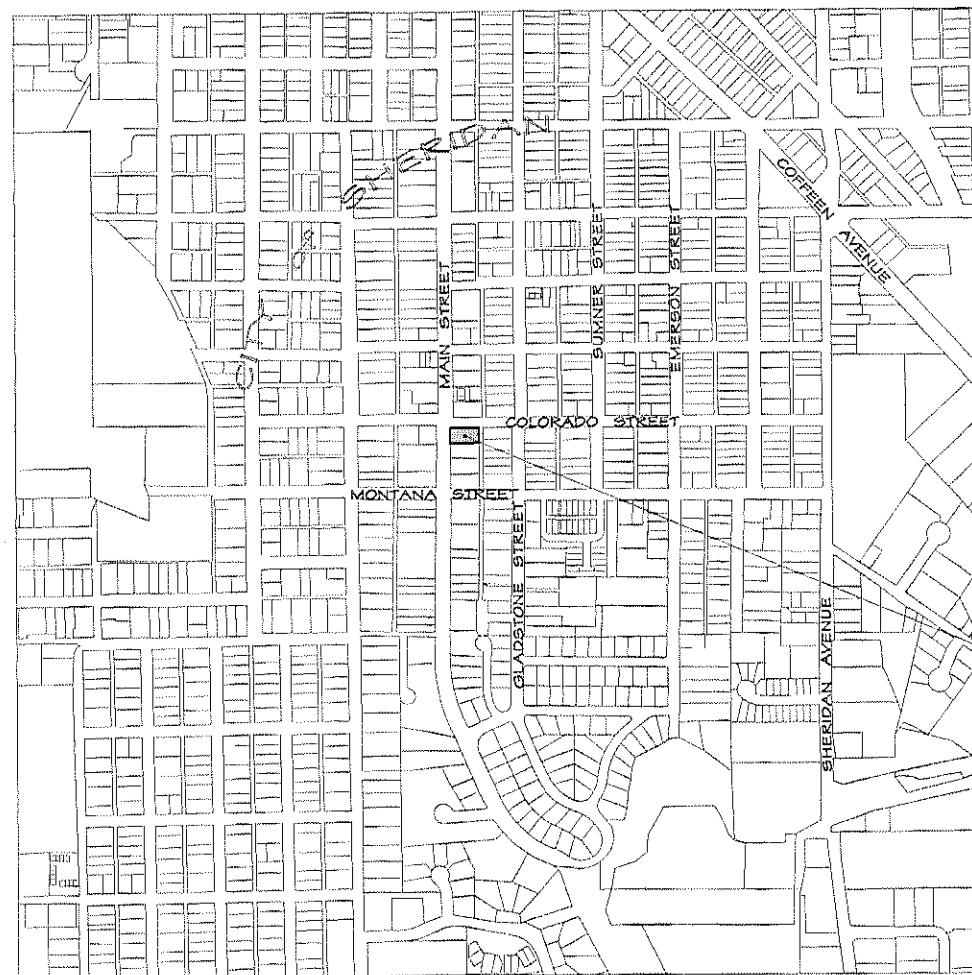


BASIS OF BEARING IS NAD 1983, WYOMING STATE PLANE (EAST CENTRAL ZONE).
PROPERTY IS ZONED R - 2.



LOCATION

SCALE: 1" = 1000'



CERTIFICATE of OWNERS

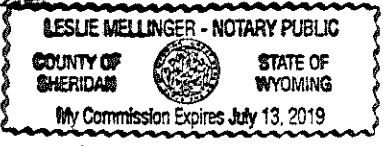
Know all men by these presents that the undersigned, Colin L. Betzler and Emily A. Betzler, being the owners, proprietors or parties of interest in the land shown on this plat, do hereby certify:
That the foregoing plat designated as SoCo Subdivision, being a Replat of Lots 15 and 16, Block 5 of Fourth Vale Avoca Place in the City of Sheridan, Sheridan County, Wyoming.
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.
The 15 foot private sewer easement across Lot 2 is hereby granted for the benefit of the owner of Lot 1 for the purpose of installing and maintaining a private sewer service.
All rights under and by virtue of the homestead exemption laws of the State of Wyoming are hereby waived and released.

Executed this 22 day of May, 2017, by:

 Colin L. Betzler
 Emily A. Betzler

State of Wyoming } ss
County of Sheridan }

The foregoing plat was acknowledged before me this 22 day of May, 2017, by Colin L. Betzler and Emily A. Betzler.



 Leslie Mellinger
Notary Public

My commission expires: July 13, 2019.

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 24 day of May, 2017 by the Director of Public Works of Sheridan, Wyoming.

 Director of Public Works

DECLARATION VACATING PREVIOUS PLATTING

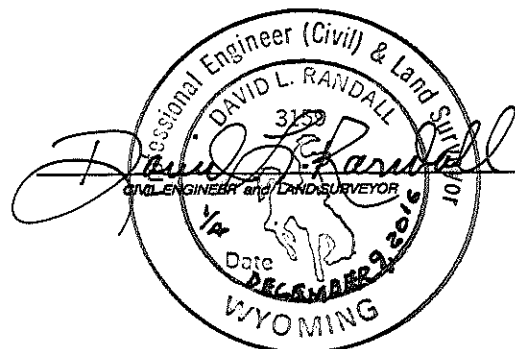
This plat is a Replat of Lots 15 and 16, Block 5 of Fourth Vale Avoca Place in the City of Sheridan, Wyoming, as recorded in Drawer "A" of Plats, Map No. 9, of the Records of the Sheridan County Clerk. All earlier plats or portions thereof encompassed by the boundary of this plat are hereby vacated.

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 SoCo Subdivision as laid out, platted, dedicated and shown hereon, that this plat was made from an accurate survey of said property conducted by me in May through July of 2016 and that this plat correctly shows the location and dimensions of all lots, easements and streets of said subdivision in compliance with the City of Sheridan regulations governing the subdivision of land.

Registration No. 3159 PE & LS



CITY of SHERIDAN
CERTIFICATE of APPROVAL

The foregoing Administrative Replat was completed in accord with City of Sheridan Code, Appendix B Section 306, and is certified to be effective as of the 24 day of May, 2017.

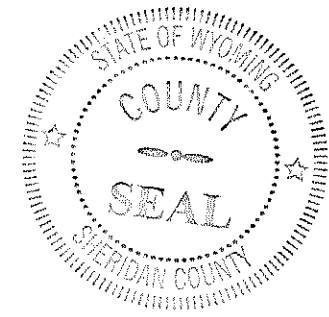
 Mayor
 City Clerk

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 10:30 O'Clock P.M., this 30 day of May, 2017, and is duly recorded in Book 5, Page No. 154.

 E. Thompson
County Clerk



PLAT
of the

SoCo SUBDIVISION

being a REPLAT of

LOTS 15 and 16, BLOCK 5

of

FOURTH VALE AVOCA PLACE

in the

CITY of SHERIDAN
SHERIDAN COUNTY, WYOMING

addressed as

1007 SOUTH MAIN STREET

for

COLIN L. BETZLER and EMILY A. BETZLER

104 BELLEVUE AVENUE
SHERIDAN, WYOMING 82801

NOTICE
This plat is an image, or reproduction of the original as it 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. Delinquent, measurement or representations may have occurred
since the original plat was recorded.

S-154