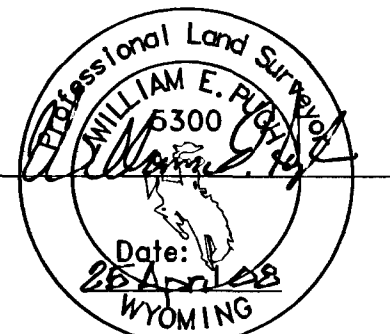


LOCATION MAP
SCALE 1"=1000'

CERTIFICATE OF SURVEY

I, William E. Pugh, do hereby certify that I am a Registered Land Surveyor, licensed under the laws of the State of Wyoming, that this plat is a true, correct and complete plat of Woodland Park Subdivision- Phase One, as laid out, platted, dedicated and shown hereon, that this plat was made from an accurate survey of said property conducted by me or under my supervision and correctly shows the location and dimensions of all lots, easements and streets of said subdivision in compliance with City of Sheridan regulations governing the subdivision of land.



UNLESS SIGNED, SEALED AND DATED
THIS IS A PRELIMINARY PLAT.

FINAL PLAT WOODLAND PARK SUBDIVISION - PHASE ONE WOODLAND PARK, LLC. Owner

Located In A Part Of The
E1/2NE1/4,NW1/4SE1/4,NE1/4SW1/4,
SE1/4NW1/4, SECTION 14, T65N, R84W,
6TH, P.M., SHERIDAN, WYOMING

PROJECT NO.
06010 FP

DATE: 4 Jan 08
DRAWN BY: WEP

SHEET NO.
1 of 2

SCALE: 1" = 100'



ARCHITECTS • ENGINEERS • SURVEYORS

237 North Main St. - Sheridan, WY 82801 - (307) 672-1711
400 South Miller Ave. - Gillette, WY 82716 - (307) 682-1141

CERTIFICATE OF OWNER

Know by all men by these presents that the undersigned Woodland Park, LLC, being the owner, proprietor or parties of interest in the land shown on this plat, do hereby certify: That the foregoing plat designated as Woodland Park Subdivision-Phase One, is located in a part of E $\frac{1}{2}$ NE $\frac{1}{4}$, NW $\frac{1}{4}$ SE $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, Section 14, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming, more particularly described as follows; BEGINNING at a point which is located South 14°36'28" East a distance of 1295.69 feet from the 1/4 Corner between Section 11 and Section 14, Township 55 North, Range 84 West, 6th P.M., Sheridan County, Wyoming; Thence North 89°45'27" East 993.07 feet; Thence South 01°03'07" West 2002.89 feet; Thence South 89°54'52" West 1112.58 feet; Thence North 00°06'18" West 351.87 feet; Thence North 84°25'30" West 341.74 feet; Thence North 04°43'55" East 241.68 feet; Thence North 30°32'08" East 197.60 feet; Thence North 34°47'03" West 288.91 feet; Thence North 54°51'57" East 159.89 feet; Thence South 89°41'59" West 1172.20 feet to a point on the East Right Of Way of State Highway 87 (aka Coffeen Avenue) Thence with said Highway 87 North 00°36'34" East 343.35 feet; Thence leaving said Highway 87 North 89°45'13" East 1511.53 feet; Thence North 89°36'03" East 77.77 feet; Thence North 32°16'23" East 174.86 feet; Thence North 22°27'53" East 69.55 feet; Thence North 22°12'18" West 343.73 feet; to the point of BEGINNING, having an area of 65.74 Acres, more or less, 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 owner(s) and proprietor(s); and that this is a correct plat of the area as it is divided into lots, blocks, streets and easements, and That the undersigned owner(s) of the land shown and described on this plat does (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. Drainage easements, as designated on this plat, Tract A, Tract B and Tract C are hereby dedicated to the City of Sheridan and its licensees for public use, to accommodate the flow or storage of storm waters and shall be kept free of all structures or other impediments not related to drainage.

All rights under and by virtue of the homestead exemption laws of the State of Wyoming are hereby waived and released. Executed this 25 day of April, 2008,

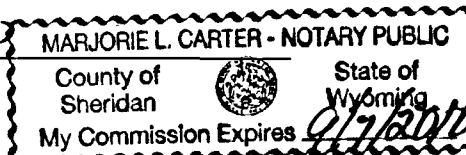
by: Floyd J. Fleming
Woodland Park, LLC, Member

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

Floyd J. Fleming
Witness my hand and official seal.

Marjorie L. Carter
Notary Public

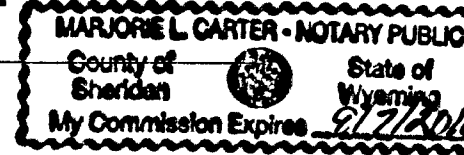


by: Jane P. Clark
Jane P. Clark, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

JANE P. CLARK
Witness my hand and official seal.
Marjorie L. Carter
Notary Public

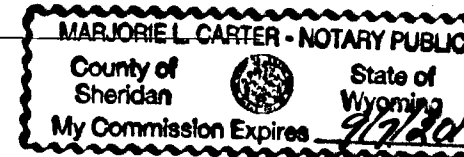


by: Phillip D. Huckins
Phillip D. Huckins, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

PHILLIP D. HUCKINS
Witness my hand and official seal.
Marjorie L. Carter
Notary Public



by: Jon W. Clark
Jon W. Clark, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

Jon W. Clark
Witness my hand and official seal.
Wendi Brown
Notary Public



by: Carol A. Clark
Carol A. Clark, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

Carol A. Clark
Witness my hand and official seal.
Wendi Brown
Notary Public

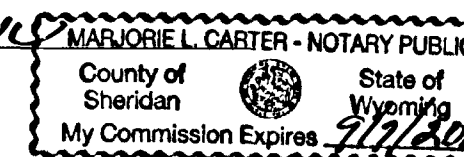


by: Floyd J. Fleming
Floyd J. Fleming, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

Floyd J. Fleming
Witness my hand and official seal.
Marjorie L. Carter
Notary Public

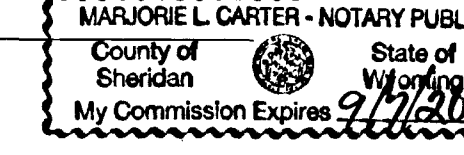


by: Phyllis J. Fleming
Phyllis J. Fleming, Owner

STATE OF WYOMING)
) ss.
SHERIDAN COUNTY)

The foregoing instrument was acknowledged before me on this 25th day of April, 2008, by

Phyllis J. Fleming
Witness my hand and official seal.
Marjorie L. Carter
Notary Public



FINAL PLAT WOODLAND PARK SUBDIVISION - PHASE ONE WOODLAND PARK, LLC. Owner SHEET 1 OF 2

Located In A Part Of The
E1/2NE1/4,NW1/4SE1/4,NE1/4SW1/4,
SE1/4NW1/4, SECTION 14, T65N, R84W,
6TH, P.M., SHERIDAN, WYOMING

NOTE:

Section 507(A)(1)(c), of Appendix B, Subdivision Regulations of the City Code, has been chosen by the Developer to comply with Parkland and Open Space dedication, which requires fees to be paid-in-lieu of Parkland or Open Space dedication at the time of building permit review.

DECLARATION VACATING PREVIOUS PLATTING

This plat is the re-subdivision of Tract Two of the Fleming Minor Subdivision, as recorded in Plat Book F, Page 22, of the records of the Sheridan County Clerk. All earlier plats of portions thereof encompassed by the boundaries of this plat are hereby vacated.

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, and certified this 22nd day of May, 2008, by the Director of Public Works of Sheridan, Wyoming.

Don Arling
Director of Public Works

CITY OF SHERIDAN PLANNING COMMISSION CERTIFICATE OF REVIEW

Reviewed by the City of Sheridan Planning Commission this 28th day of April, 2008.

Wayne S. Blank Monty M. Well
Attest: Vice-Chairman Chairman

CITY OF SHERIDAN CERTIFICATE OF APPROVAL

Approved by the City of Sheridan, Wyoming, this 22nd day of May, 2008.

Chris W. D. Kindy
Attest: City Clerk Mayor

CERTIFICATE OF RECORDER

This plat was filed for record in the Office of the Clerk and Recorder at 5 o'clock P.m., This 22 day of May, 2008. And is duly recorded in Book W, Page No. 61.

Andrew Haddish
County Clerk

