

FINAL PLAT
OF THE
THE LINKS - FIRST GREEN
TO THE
CITY OF SHERIDAN, WYOMING

A RESUBDIVISION OF TRACT 4, BLOCK 4, SHERIDAN LINKS P.U.D.
SUBDIVISION, TO THE CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING

TOTAL AREA = ±61,037 SQUARE FEET
AREA OF LOTS = ±61,037 SQUARE FEET
NUMBER OF LOTS = 5

ZONED: PLANNED UNIT DEVELOPMENT

CERTIFICATE OF OWNERS:

KNOWN ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED JUSTIN COON & JANELLE COON BEING THE OWNER, PROPRIETOR OR PARTY OF INTEREST IN THE LAND SHOWN ON THIS PLAT, DOES HEREBY CERTIFY:

THAT THE FOREGOING PLAT DESIGNATED AS **THE LINKS - FIRST GREEN** IS A RESUBDIVISION OF TRACT 4, BLOCK 4, SHERIDAN LINKS P.U.D. SUBDIVISION, A SUBDIVISION TO THE CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING.

SAID SUBDIVISION CONTAINS ±61,037 SQUARE FEET OF LAND, MORE OR LESS.

THE **THE LINKS - FIRST GREEN** 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 AND EASEMENTS AS SHOWN.

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 OF ALL EASEMENTS WITHIN THE BOUNDARY LINES OF THE PLAT, AS INDICATED, AND NOT ALREADY OTHERWISE DEDICATED FOR PUBLIC USE.

UTILITY EASEMENTS WITHIN THE BOUNDARY LINES, 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, WATERLINES, 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.

IN TESTIMONY WHEREOF:

ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING ARE HEREBY WAIVED AND RELEASED.

THE UNDERSIGNED HAVE CAUSED THESE PRESENTS TO BE SIGNED THIS 27th DAY OF July, 2015.

JUSTIN COON
JANELLE COON
FIRST INTERSTATE BANK

STATE OF WYOMING :ss
COUNTY OF SHERIDAN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY JUSTIN COON BEFORE ME THIS 23rd DAY OF July, 2015.

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 5-13-18

NOTARY PUBLIC

STATE OF WYOMING :ss
COUNTY OF SHERIDAN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY JANELLE COON BEFORE ME THIS 23rd DAY OF July, 2015.

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 5-13-18

NOTARY PUBLIC

STATE OF WYOMING :ss
COUNTY OF SHERIDAN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY FIRST INTERSTATE BANK BEFORE ME THIS 27th DAY OF July, 2015.

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 8-14-15

NOTARY PUBLIC

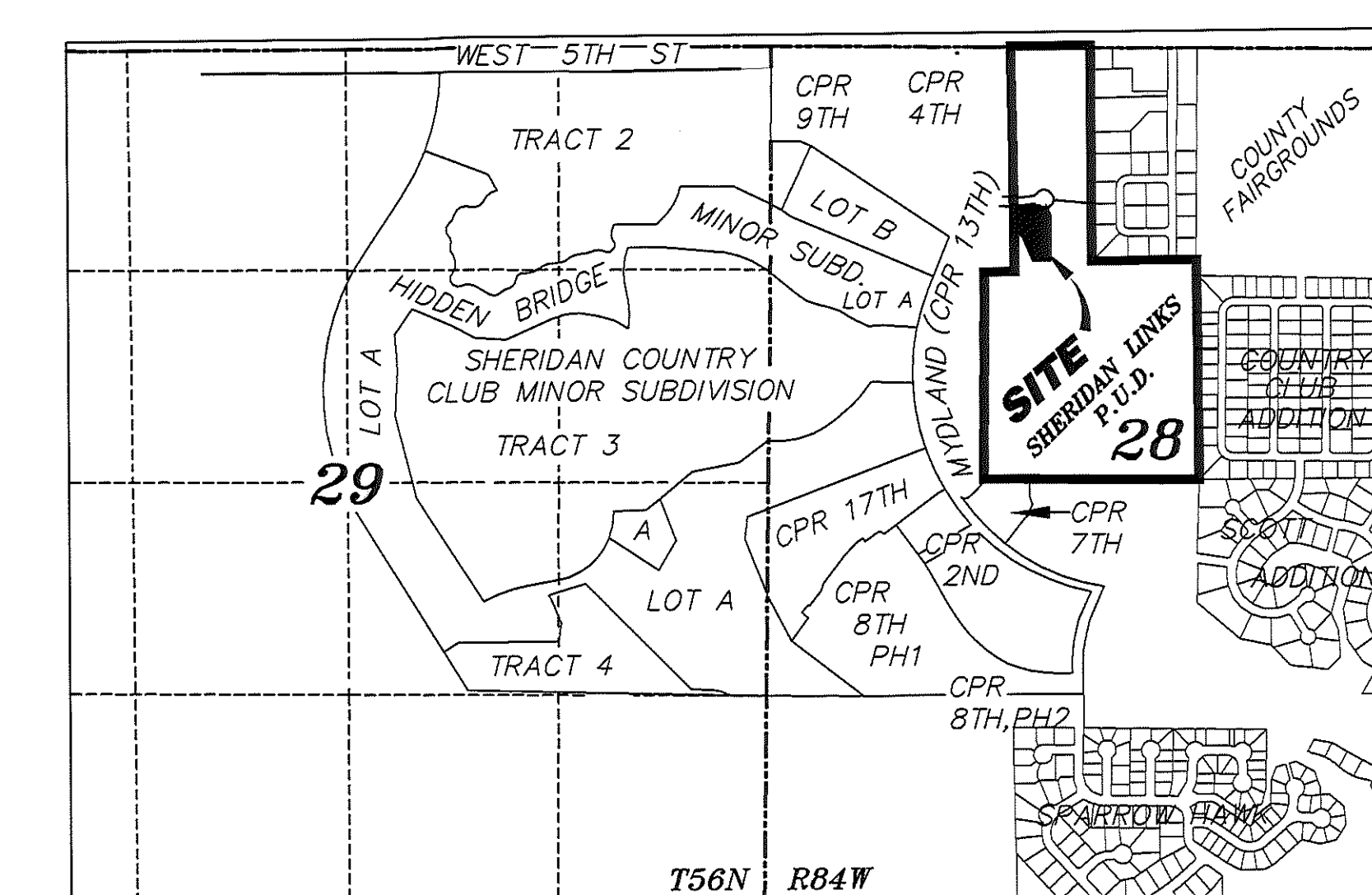
SURVEYOR'S CERTIFICATE

STATE OF WYOMING :ss
COUNTY OF SHERIDAN

I, RONALD W. PRESTFELDT, DO HEREBY STATE 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 **THE LINKS - FIRST GREEN**, AS LAID OUT, PLATTED, DEDICATED AND SHOWN HEREON, THAT THIS PLAT WAS MADE FROM AN ACCURATE SURVEY OF SAID SUBDIVISION CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION AND CORRECTLY SHOWS THE LOCATION AND DIMENSIONS OF ALL LOTS, AND EASEMENTS OF SAID SUBDIVISION IN COMPLIANCE WITH THE CITY OF SHERIDAN REGULATIONS GOVERNING THE SUBDIVISION OF LAND.

NOTE:

AN ACCESS EASEMENT EXISTS ACROSS LOT 1, LOT 2, LOT 4, AND LOT 5, AS DESCRIBED IN THAT IRRIGATION AND ACCESS EASEMENT AGREEMENT RECORDED NOVEMBER 30, 2014, IN BOOK 537 AT PAGE 631, AS AMENDED BY THAT AMENDMENT TO IRRIGATION AND ACCESS EASEMENT AGREEMENT RECORDED AUGUST 8, 2014, IN BOOK 548 AT PAGE 443, WHICH SHALL BE BINDING ON LOT 1, LOT 2, LOT 4, AND LOT 5 IN THE LOCATION OF EXISTING CART PATH AS IT CROSSES LOT 1, LOT 2, LOT 4, AND LOT 5, AS OF THE DATE HEREOF; PROVIDED HOWEVER, DECLARANT SHALL HAVE THE RIGHT, IN ITS DISCRETION, TO RELOCATE THE EASEMENT ROUTE AT DECLARANT'S EXPENSE. IF DECLARANT RELOCATES THE EASEMENT FROM THE EXISTING CART PATH AS IT NOW LIES ON LOT 1, LOT 2, LOT 4, AND LOT 5, IT SHALL RECORD AN EASEMENT AMENDMENT AS REQUIRED BY STATE STATUTE 34-1-141.



LOCATION MAP
SCALE: 1"=1000'

DECLARATION VACATING PREVIOUS PLATTING

THIS PLAT IS A RESUBDIVISION OF THE TRACT 4, BLOCK 4, SHERIDAN LINKS P.U.D. SUBDIVISION, TO THE CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING. SAID PLAT IS FILED IN THE SHERIDAN COUNTY CLERK AND RECORDER'S OFFICE, SHERIDAN COUNTY COURTHOUSE. ALL EARLIER PLATS OR PORTION THEREOF ENCOMPASSED BY THE BOUNDARY OF THIS PLAT IS HEREBY VACATED.

CERTIFICATE OF APPROVAL DIRECTOR OF PUBLIC WORKS

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 27 DAY OF July, 2015, BY THE DIRECTOR OF PUBLIC WORKS OF SHERIDAN, WYOMING.

Nickolas D...
DIRECTOR OF PUBLIC WORKS

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 6th DAY OF August, 2015.

Deputy
ATTEST: CITY CLERK

Mayor
MAYOR

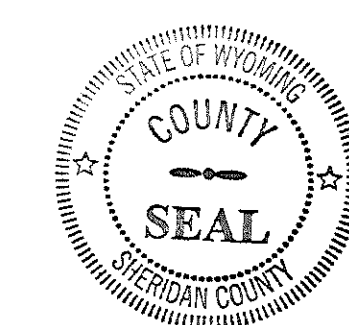
CERTIFICATE OF RECORDER

STATE OF WYOMING :ss
COUNTY OF SHERIDAN

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT 4:16 O'CLOCK P.M., THIS 11 DAY OF August, 2015, AND IS DULY RECORDED IN DRAWER 2, PLAT NO. 30.
FEE \$ 75.00

Eda Gehunk Thompson
COUNTY CLERK

STAMP RECEIVING NUMBER 2015-721364



FINAL PLAT
OF
THE LINKS - FIRST GREEN
TO THE
CITY OF SHERIDAN, WYOMING.

A RESUBDIVISION OF TRACT 4, BLOCK 4, SHERIDAN LINKS P.U.D.
SUBDIVISION, TO THE CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING

PRESTFELDT
SURVEYING
2340 WETLANDS DR., SUITE 100
PO BOX 3082
SHERIDAN, WY 82801
307-672-7415

CLIENT: JUSTIN & JANELLE COON
10 OLDENETE DRIVE
SHERIDAN, WY 82801