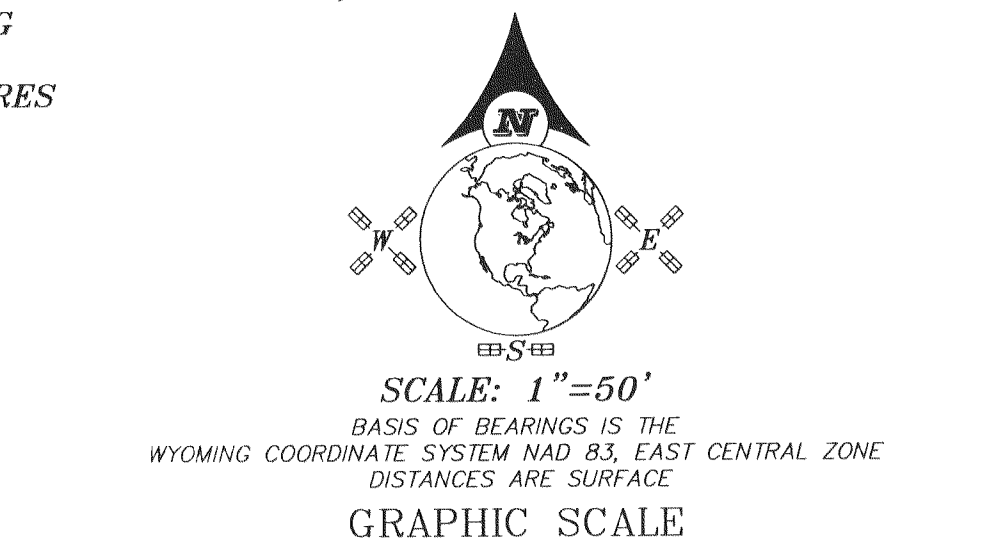


FINAL PLAT
OF THE
CLOUD PEAK RANCH, FIFTEENTH FILING
TO THE
CITY OF SHERIDAN, WYOMING.

A PORTION OF THE SW1/4SW1/4 OF SECTION 21,
TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH PRINCIPAL MERIDIAN,
SHERIDAN COUNTY, WYOMING

4 LOTS CONTAINING ±8.23 ACRES
ALL LOTS ZONED B-1



DATUM:
NAD 83(1993), NAVD 88 (U.S. SURVEY FEET)
DATUM ADJUSTMENT FACTOR (DAF): 1.000235
DIVIDE SURFACE COORDINATES BY DAF TO CALCULATE
WYOMING STATE PLANE COORDINATES (EAST CENTRAL ZONE)

CERTIFICATES OF APPROVAL

REVIEWED BY THE CITY OF SHERIDAN PLANNING COMMISSION THIS 9th DAY OF March, 2009

ATTEST: VICE-CHAIRMAN

CHAIRMAN

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 3 DAY OF March, 2009, BY THE DIRECTOR OF PUBLIC WORKS OF SHERIDAN, WYOMING.

DIRECTOR OF PUBLIC WORKS

APPROVED BY THE CITY COUNCIL OF THE CITY OF SHERIDAN, WYOMING, THIS 16 DAY OF March, 2009.

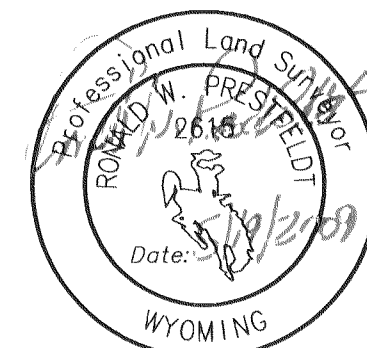
ATTEST: CITY CLERK

MAYOR

SURVEYOR'S CERTIFICATE

STATE OF WYOMING : ss
COUNTY OF SHERIDAN

I, RONALD W. PRESTFELDT 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 CLOUD PEAK RANCH, FIFTEENTH FILING 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 DIRECT SUPERVISION AND 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.



"PLAT IS VALID ONLY IF PRINT HAS ORIGINAL SIGNATURE OF SURVEYOR SIGNED AND DATED"

NOTES

1. SEE PLAT FILED IN BOOK A, PAGE NO. 325 FOR RIGHT OF WAY INFORMATION.

CERTIFICATE OF RECORDER

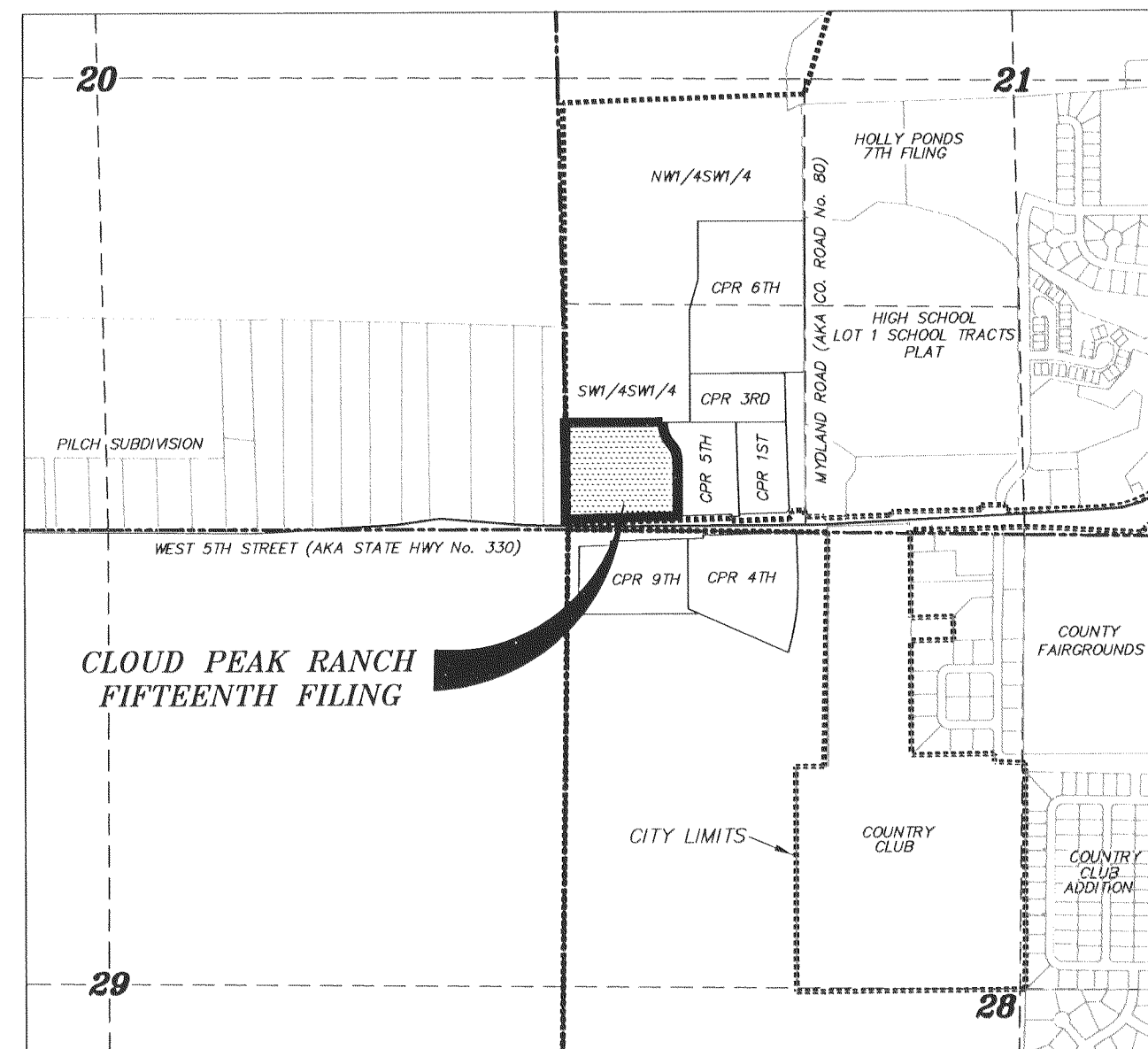
STATE OF WYOMING : ss
COUNTY OF SHERIDAN

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT 10:30 O'CLOCK A.M., THIS 6 DAY OF July, 2009, AND IS DULY RECORDED IN DRAWER C, PLAT NO. 75
FEE \$ 50.00

COUNTY CLERK

STAMP RECEIVING NUMBER 645400

T56N R84W



LOCATION MAP
SCALE: 1"=1000'

LEGAL DESCRIPTION

KNOWN ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED SYSTEM LAND LLC, BEING THE OWNER, PROPRIETOR OR PARTY OF INTEREST IN THE LAND SHOWN ON THIS PLAT, DOES HEREBY CERTIFY THAT THE FOREGOING PLAT DESIGNATED AS CLOUD PEAK RANCH, FIFTEENTH FILING, IS LOCATED IN THE SW1/4SW1/4, SECTION 21, TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH PRINCIPAL MERIDIAN, CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 21(MONUMENTED WITH A 3-1/4" ALUMINUM CAP PER PLS 2615); THENCE N00°14'28"W, 50.35 FEET ALONG THE WEST LINE OF SAID SW1/4SW1/4 TO THE POINT OF BEGINNING OF SAID TRACT, SAID POINT LYING ON THE NORTH RIGHT OF WAY LINE OF WEST FIFTH STREET; THENCE N00°14'28"W, 567.67 FEET ALONG SAID WEST LINE OF SAID SW1/4SW1/4 TO A POINT; THENCE DUE EAST, 574.11 FEET TO A POINT, SAID POINT BEING THE NORTHWEST CORNER OF CLOUD PEAK RANCH, FIFTH FILING TO THE CITY OF SHERIDAN, SHERIDAN COUNTY, WYOMING; THENCE, ALONG THE WESTERLY RIGHT OF WAY LINE OF COVEY RUN ROAD, THROUGH A CURVE TO THE LEFT HAVING A RADIUS OF 195.00 FEET, A CENTRAL ANGLE OF 42°31'26", AN ARC LENGTH OF 144.72 FEET, A CHORD BEARING OF S21°15'43"E, AND A CHORD LENGTH OF 141.43 FEET TO A POINT, SAID POINT BEING THE BEGINNING OF A REVERSE CURVE TO THE RIGHT; THENCE, ALONG SAID WESTERLY RIGHT OF WAY LINE, THROUGH SAID REVERSE CURVE HAVING A RADIUS OF 135.00 FEET, A CENTRAL ANGLE OF 42°31'26", AN ARC LENGTH OF 100.19 FEET, A CHORD BEARING OF S21°15'43"E, AND A CHORD LENGTH OF 97.91 FEET TO A POINT; THENCE DUE SOUTH, 326.85 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE TO A POINT, SAID POINT BEING THE SOUTHWEST CORNER OF SAID CLOUD PEAK RANCH, FIFTH FILING AND LYING ON SAID NORTH RIGHT OF WAY LINE OF WEST FIFTH STREET; THENCE S88°27'16"W, 658.75 FEET ALONG SAID NORTH RIGHT OF WAY LINE OF WEST FIFTH STREET TO THE POINT OF BEGINNING OF SAID TRACT.

SAID TRACT CONTAINS ±8.23 ACRES OF LAND, MORE OR LESS.

THE CLOUD PEAK RANCH, FIFTEENTH FILING 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 AND PROPRIETOR, AND THAT THIS IS A CORRECT PLAT OF THE AREA AS IT IS DIVIDED INTO LOTS, STREETS, AND EASEMENTS.

THE UNDERSIGNED OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT DOES HEREBY DEDICATE TO THE CITY OF SHERIDAN AND ITS LICENSEES FOR PUBLIC USE OF ALL STREETS AND 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, 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.

DRAINAGE EASEMENTS, AS DESIGNATED ON THIS PLAT, 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.

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 20 DAY OF May, 2009.

SYSTEM LAND, LLC
BY: [Signature]
DONALD B. ROBERTS-MANAGER

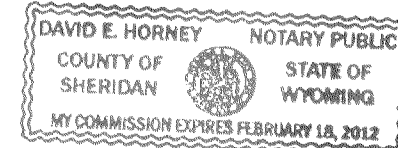
STATE OF WYOMING : ss
COUNTY OF SHERIDAN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY DONALD B. ROBERTS BEFORE ME THIS

20 DAY OF May, 2009.

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES Feb 19 2012

NOTARY PUBLIC



FINAL PLAT
OF THE
CLOUD PEAK RANCH, FIFTEENTH FILING
TO THE
CITY OF SHERIDAN, WYOMING.
A PORTION OF THE SW1/4SW1/4 OF SECTION 21,
TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH PRINCIPAL MERIDIAN,
SHERIDAN COUNTY, WYOMING

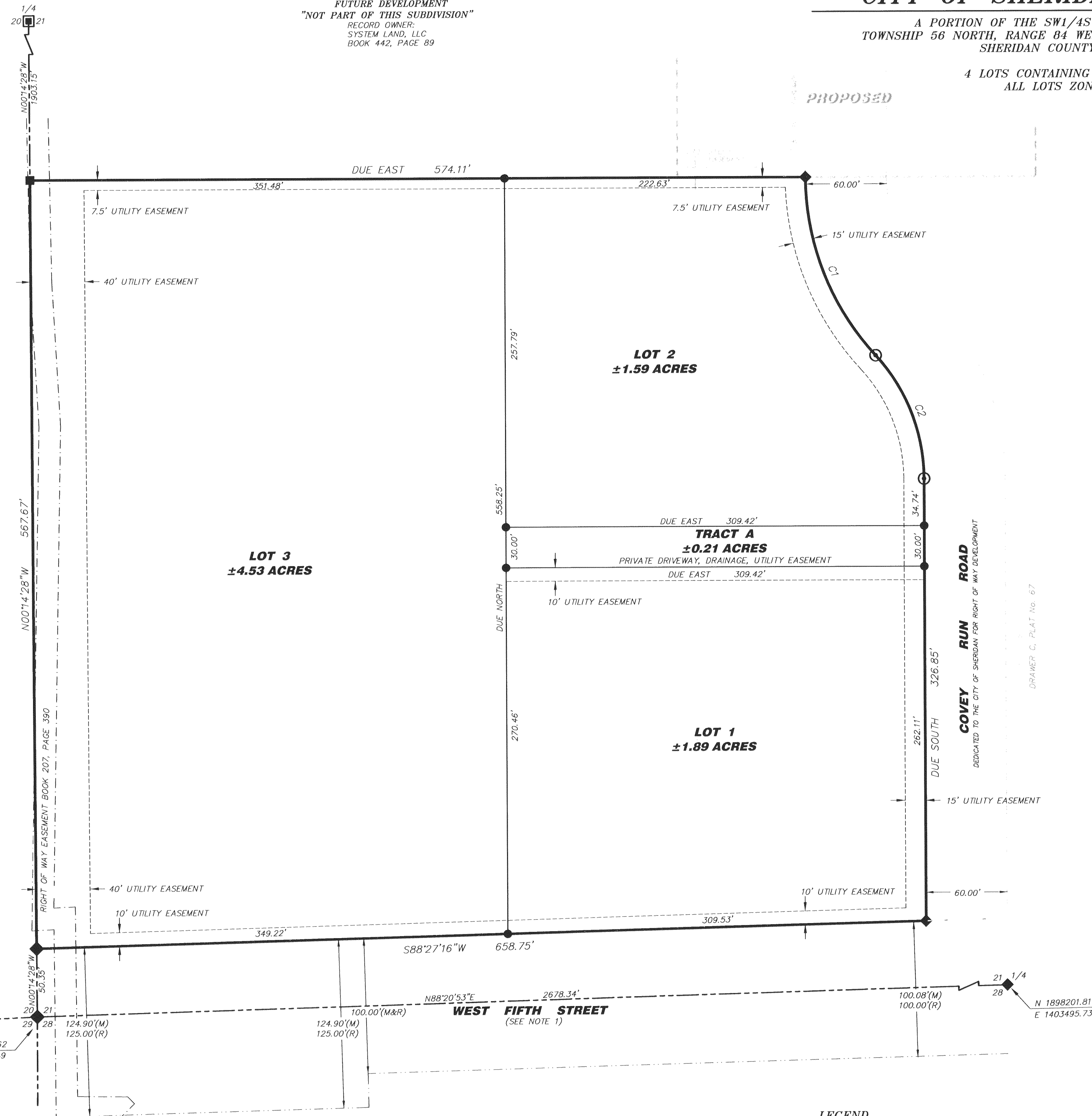
CLIENT: SYSTEM LAND, LLC
1470 SUGARLAND DR., SUITE 1
SHERIDAN, WY 82801

RESTFELDT
SURVEYING
PO BOX 3082
SHERIDAN, WY 82801
307-672-7415
FAX 674-5000

JN:2002101
DF:2002101_CPR 15TH FILING
TAG: FINAL
MARCH 03, 2009

FUTURE DEVELOPMENT
"NOT PART OF THIS SUBDIVISION"
RECORD OWNER:
SYSTEM LAND, LLC
BOOK 442, PAGE 89

RECORD OWNERS:
JEFFERY L. & JULIE A. OLSON, TRUSTEES



CURVE TABLE					
CURVE No.	RADIUS	DELTA	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	195.00'	42°31'26"	144.72'	S21°15'43"E	141.43'
C2	135.00'	42°31'26"	100.19'	S21°15'43"E	97.91'

LEGEND

- FOUND 3&1/4" ALUMINUM CAP PER LS 2615
- SET 2" ALUMINUM CAP PER LS 2615
- SET 3&1/4" ALUMINUM CAP PER LS 2615
- FOUND 2" ALUMINUM CAP PER LS 2615
- FOUND 3&1/4" ALUMINUM CAP PER PE & LS 551
- ROW LINE
- BOUNDARY LINE-CLOUD PEAK RANCH, FIFTEENTH FILING
- LOT LINE
- SECTION LINE
- INTERIOR SECTION LINE
- PROPOSED UTILITY EASEMENT
- EXISTING UTILITY EASEMENT