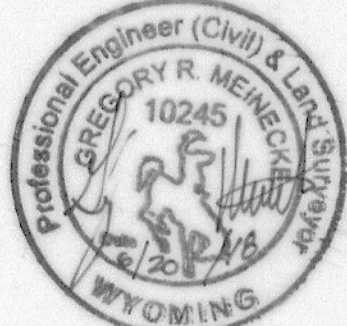


SURVEYOR'S CERTIFICATE

I, GREGORY R. MEINECKE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WYOMING, THAT THIS PLAT IS TRUE, CORRECT AND COMPLETE PLAT OF MILNER SUBDIVISION, 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.

STATE OF WYOMING)
COUNTY OF SHERIDAN) SS



GREG MEINECKE, PELS 10245

DIRECTOR OF PUBLIC WORKS 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 9th DAY OF May 2018 BY THE DIRECTOR OF PUBLIC WORKS OF SHERIDAN, WYOMING.

[Signature]
DIRECTOR OF PUBLIC WORKS

CITY COUNCIL APPROVAL

APPROVED BY THE CITY COUNCIL OF THE CITY OF SHERIDAN, WYOMING,

THIS 21st DAY OF May 2018
[Signature]
ATTEST: CITY CLERK
[Signature]
MAYOR

CITY OF SHERIDAN PLANNING COMMISSION APPROVAL

REVIEWED BY THE CITY OF SHERIDAN PLANNING COMMISSION THIS 14th DAY OF May 2018

[Signature]
ATTEST: VICE-CHAIRMAN
[Signature]
CHAIRMAN

RECORDER'S CERTIFICATE

2019-748477 3/4/2019 3:34 PM PAGE: 1 OF 1
BOOK: S PAGE: 159 FEES: \$0.00 PK PLAT
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK

[Signature]
COUNTY CLERK

LEGEND

- X SET 1-1/2" ALUMINUM CAP PER PLS 10245
- FOUND 2-3/4" ALUMINUM CAP
- EXISTING CURB INLET
- EXISTING SANITARY SEWER MANHOLE
- EXISTING FIRE HYDRANT
- PROPERTY BOUNDARY
- PROPOSED PROPERTY BOUNDARY
- ADJACENT PROPERTY BOUNDARY
- EXISTING WATER LINE
- EXISTING TELECOM
- EXISTING SANITARY SEWER LINE
- EXISTING STORM SEWER LINE
- EXISTING CULVERT
- EXISTING EASEMENT
- EXISTING EASEMENT CENTERLINE
- PROPOSED EASEMENT
- PROPOSED EASEMENT CENTERLINE
- (R) RECORD (BK 257 PG 14)
- (M) MEASURED

PARCEL DESCRIPTION:

PARCEL A

A PARCEL OF LAND LOCATED IN THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 26, TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH P.M., SHERIDAN COUNTY, WYOMING, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP MARKING THE NORTH EAST CORNER OF SAID SECTION 26; THENCE S44°45'07"W 868.81 FEET TO THE TRUE POINT OF BEGINNING; THENCE S00°23'02"E 226.30 FEET; THENCE S89°37'00"E 171.59 FEET; THENCE N00°23'00"E 197.85 FEET; THENCE 173.99 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1909.86 FEET AND A CHORD BEARING N80°12'09"E 173.93 FEET TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINS 0.830 ACRES, MORE OR LESS.

PARCEL B

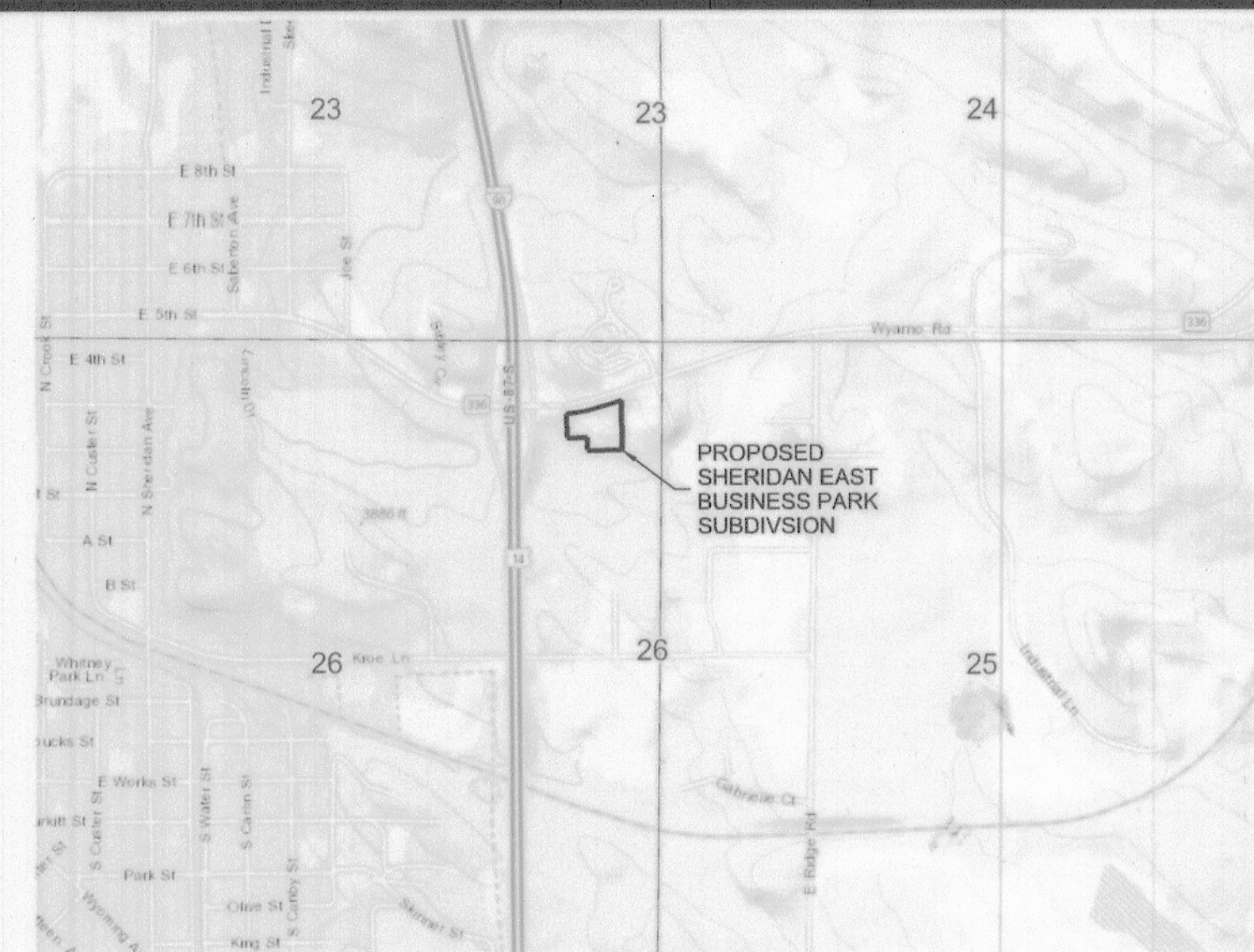
A PARCEL OF LAND LOCATED IN THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 26, TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP MARKING THE NORTH EAST CORNER OF SAID SECTION 26; THENCE S44°45'07"W 868.81 FEET TO THE TRUE POINT OF BEGINNING; THENCE N74°39'00"E 131.82 FEET; THENCE S00°17'05"E 364.81 FEET; THENCE S89°21'41"W 126.25 FEET; THENCE N00°38'20"W 105.03 FEET; THENCE N00°23'02"E 226.30 FEET TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINS 1.014 ACRES, MORE OR LESS.

PARCEL C

A PARCEL OF LAND LOCATED IN THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 26, TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP MARKING THE NORTH EAST CORNER OF SAID SECTION 26; THENCE S18°51'17"W 981.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE S89°21'41"W 160.00 FEET; THENCE N00°17'05"W 364.81 FEET; THENCE N74°39'00"E 74.98 FEET; THENCE N71°44'00"E 92.10 FEET; THENCE S00°17'01"E 411.74 FEET TO THE POINT OF BEGINNING. SAID PARCEL OF LAND CONTAINS 1.422 ACRES, MORE OR LESS.



VICINITY MAP
SCALE: 1" = 1/4 MILE

CERTIFICATE OF DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED BRENTON MILNER OF KERMIT MYERS LAND AND CATTLE, 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 SHERIDAN EAST BUSINESS PARK SUBDIVISION, IS LOCATED IN THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 26, TOWNSHIP 56 NORTH, RANGE 84 WEST, 6TH P.M., SHERIDAN COUNTY, WYOMING, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP MARKING THE NORTH EAST CORNER OF SAID SECTION 26; THENCE S18°51'17"W 981.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE S89°21'41"W 286.25 FEET; THENCE N00°38'20"E 105.03 FEET; THENCE S89°37'00"W 171.59 FEET; THENCE N00°23'00"W 197.85 FEET; THENCE 173.99 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1909.86 FEET AND A CHORD BEARING N80°12'09"E 173.93 FEET; THENCE N74°39'00"W 206.80 FEET; THENCE N71°44'00"W 92.10 FEET; THENCE S00°17'00"W 411.74 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 3.267 ACRES, MORE OR LESS.

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 AND PROPRIETOR; 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 OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT DOES 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 THIS 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.

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

EXECUTED THIS 21st DAY OF June BY:

[Signature]
BRENTON MILNER, KERMIT MYERS LAND AND CATTLE, LLC. OWNER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY *[Signature]* THIS 21st DAY OF June 2018. WITNESS MY HAND AND OFFICIAL SEAL.

[Signature]
NOTARIAL OFFICER

MY COMMISSION EXPIRES: May 16, 2019

GENERAL NOTES:

1. BASIS OF BEARING IS NAD 83 S00°17'00"E ALONG THE EAST BOUNDARY OF THE SUBDIVISION.
2. FLOOD INSURANCE RATE MAP 56033C0770E, WITH AN EFFECTIVE DATE OF JANUARY 16, 2014 AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, CLASSIFIES THIS AREA AS ZONE X - AREAS OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

FINAL PLAT SHERIDAN EAST BUSINESS PARK MINOR SUBDIVISION

PARCELS WITHIN THE NE1/4 OF THE NE 1/4 OF SECTION 26 OF T56N, R84W, SHERIDAN COUNTY, WYOMING