

DETAIL 2

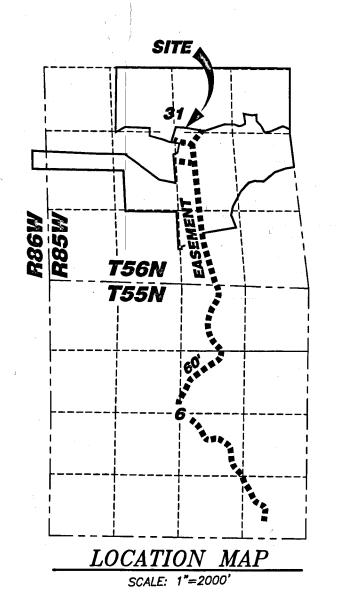
## PARCEL LEGAL DECRIPTION

A TRACT OF LAND SITUATED IN THE SWIANEIA & THE NWIASEIA OF SECTION 31, TOWNSHIP 56 NORTH, RANGE 85 WEST, 6TH P.M., SHERIDAN COUNTY, WYOMING; SAID TRACT OF LAND BEING MORE PARTICULARLY

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 31 (MONUMENTED WITH A 31/4" ALUMINUM CAP PER PLS 6594); THENCE S89°25'45"W, 2393.24 FEET TO THE POINT OF BEGINNING OF SAID TRACT, SAID POINT LYING ON THE NORTHERLY LINE OF A TRACT OF LAND DESCRIBED IN BOOK 559 OF DEEDS, PAGE 256; THENCE ALONG THE CENTERLINE OF UNNAMED DRAW THE FOLLOWING COURSES AND DISTANCES: THENCE \$83"10'00"E, 82.60 FEET; THENCE N64"06'30"E, 22.75 FEET; THENCE N83"41'00"E, 64.00 FEET, THENCE S35°07'00"E, 25.50 FEET; THENCE S61°04'00"E, 19.90 FEET; THENCE N43°53'30"E, 29.60 FEET; THENCE N11'52'00"E, 33.90 FEET; THENCE N55'57'00"E, 13.80 FEET; THENCE S80'00'00"E, 10.85 FEET; THENCE S84"00'00"E, 12.00 FEET: THENCE N58"55"00"E, 35.50 FEET: THENCE N36"33"00"E, 17.00 FEET: THENCE N86"10'00"E, 13.60 FEET; THENCE S50'49'00"E, 30.15 FEET; THENCE N72'30'00"E, 54.90 FEET; THENCE N66°04'00"E, 37.50 FEET; THENCE S41°55'00"E, 18.00 FEET; THENCE S75°34'30"E, 25.00 FEET; THENCE, LEAVING THE CENTERLINE OF UNNAMED DRAW, S51°27'09"E, 63.52 FEET TO A POINT: THENCE S71°04'45"E, 19.59 FEET TO A POINT; THENCE N40°26'35"E, 91.92 FEET TO A POINT (MONUMENTED WITH A 1½" ALUMINUM CAP PER PLS 6594), SAID POINT LYING ON THE NORTHERLY LINE OF SAID TRACT DESCRIBED IN BOOK 559 OF DEEDS, PAGE 256; THENCE N79'53'31"W, 352.36 FEET ALONG SAID NORTHERLY LINE OF SAID TRACT TO A POINT (MONUMENTED WITH A 11/2" ALUMINUM CAP PER PLS 2615): THENCE N86"19'26"W. 196.71 FEET ALONG SAID NORTHERLY LINE OF SAID TRACT TO A POINT (MONUMENTED WITH A 1½" ALUMINUM CAP PER PLS 2615); THENCE S15'35'21"W, 166.33 FEET ALONG SAID NORTHERLY LINE OF SAID TRACT TO THE POINT

OF BEGINNING OF SAID TRACT, SAID POINT BEING WITNESSED S15'35'21"W, 10.0 FEET ALONG SAID

SAID TRACT CONTAINS 1.29 ACRES OF LAND, MORE OR LESS.



## TRACT 1B

NORTHERLY LINE OF SAID TRACT.

A TRACT OF LAND SITUATED IN THE SYNEY, NWYSEY, NEYSWY AND THE SEYNWY OF SECTION 31, TOWNSHIP 56 NORTH, RANGE 85 WEST, 6TH P.M., SHERIDAN COUNTY, WYOMING:

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 31 (MONUMENTED WITH A 31/4" ALUMINUM CAP PER PLS 6594); THENCE NOO"12"06"W, 91.87 FEET TO THE POINT OF BEGINNING OF SAID TRACT; THENCE N66'45'55"W, 159.43 FEET TO A POINT; THENCE S66'48'51"W, 280.54 FEET TO A POINT; THENCE S82"24'33"W, 116.82 FEET TO A POINT; THENCE N27"25'51"W. 120.75 FEET TO A POINT; THENCE N41"05'27"W, 176.34 FEET TO A POINT; THENCE N02"10'02"W, 124.37 FEET TO A POINT, SAID POINT LYING ON THE SOUTH LINE OF A TRACT OF LAND DESCRIBED IN BOOK 431 OF DEEDS, PAGE 124; THENCE S84°29'21"W, 91.24 FEET ALONG SAID SOUTH LINE OF SAID TRACT DESCRIBED IN BOOK 431 OF DEEDS, PAGE 124 TO A POINT; THENCE N80°41'05"W, 169.35 FEET ALONG SAID SOUTH LINE OF SAID TRACT DESCRIBED IN BOOK 431 OF DEEDS, PAGE 124 TO A POINT, SAID POINT BEING THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 430 OF DEEDS, PAGE 275; THENCE S10°52'07"E, 155.60 FEET ALONG THE EAST LINE OF SAID TRACT DESCRIBED IN BOOK 430 OF DEEDS, PAGE 275 TO A POINT; THENCE SO4°06'58"W, 54.85 FEET ALONG SAID EAST LINE OF SAID TRACT TO A POINT; THENCE S60°36'45"W, 78.56 FEET ALONG SAID EAST LINE OF SAID TRACT TO A POINT, SAID POINT BEING THE SOUTHEAST CORNER OF SAID TRACT; THENCE S80°29'24"W, 54.42 FEET ALONG THE SOUTH LINE OF SAID TRACT TO A POINT: THENCE S70"54'12"W. 408.61 FEET ALONG SAID SOUTH LINE OF SAID TRACT TO A POINT: THENCE S89"58'45"W, 71.57 FEET ALONG SAID SOUTH LINE OF SAID TRACT TO A CENTERLINE OF UNNAMED DRAW; THENCE N75°34'30"W, 25.00 FEET; THENCE N41°55'00"W, 18.00 FEET; THENCE S66°04'00"W, 37.50 FEET; THENCE S72°30'00"W, 54.90 FEET; THENCE N35°07'00"W. 25.50 FEET: THENCE S83'41'00"W. 64.00 FEET: THENCE S64'06'30"W, 22.75 FEET; THENCE N83"10'00"W, 82.60 FEET TO A POINT, SAID POINT LYING ON THE SOUTHERLY LINE OF A TRACT OF LAND DESCRIBED IN BOOK 431 OF DEEDS. PAGE 124 AND LEAVING THE CENTERLINE OF UNNAMED DRAW; THENCE \$15°35'21"W. 177.75 FEET ALONG THE EAST LINE OF SAID TRACT DESCRIBED IN BOOK 426 OF DEEDS, PAGE 448 TO A POINT, SAID POINT BEING THE SOUTHEAST CORNER OF SAID TRACT; THENCE N81°02'12"W, 48.91 FEET ALONG THE FEET ALONG THE SOUTHERLY LINE OF SAID TRACT DESCRIBED IN BOOK 426 OF DEEDS, PAGE 448 TO A POINT; THENCE \$59'43'43"W, 218.59 FEET ALONG SAID SOUTHERLY LINE TO A POINT; THENCE NOO'35'31"E, 1330.05 FEET TO A POINT, SAID POINT LYING ON A FENCE LINE; THENCE S89'49'00"E, 2506.60 FEET ALONG SAID FENCE LINE TO A POINT. SAID POINT LYING ON THE NORTH LINE OF SAID SIZNEY; THENCE S89'34'29"E, 1064.63 FEET ALONG SAID NORTH LINE TO A POINT, SAID POINT BEING THE NORTHEAST CORNER OF SAID SIZNEY; THENCE SOO'12'06"E, 1246.19 FEET ALONG THE EAST LINE OF SAID SYNEY TO THE POINT OF BEGINNING OF SAID TRACT.

SAID TRACT CONTAINS 103.35 ACRES OF LAND, MORE OR LESS.

## TRACT 2B

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

STAMP RECEIVING NUMBER 2023-1978(00

A TRACT OF LAND SITUATED IN THE SYNEY, NYSEY, NYSWY, AND THE SWYSEY OF SECTION 31, TOWNSHIP 56 NORTH, RANGE 85 WEST, AND NEXISEY, SECTION 36, TOWNSHIP 56 NORTH, RANGE 86 WEST, 6TH P.M., SHERIDAN COUNTY, WYOMING; SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 31 (MONUMENTED WITH A 31/4" ALUMINUM CAP PER PLS 6594), SAID POINT BEING THE NORTHEAST CORNER OF THE NYSEX; THENCE SO7"09"07"E, 707.15 FEET ALONG THE EAST LINE OF SAID NYSEX TO A POINT, SAID POINT BEING THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 546 OF DEEDS, PAGE 1: THENCE S80°20'08"W, 176.96 FEET ALONG THE NORTHERLY LINE OF SAID TRACT DESCRIBED IN BOOK 546 OF DEEDS, PAGE 1 TO A POINT; THENCE S70°48'54"W, 234.75 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S50°43'26"W, 296.63 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE N87°02'43"W. 192.11 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S72"34'56"W, 130.21 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S43"59'08"W, 229.21 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S27'51'57"W. 343.49 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S11'38'23"W, 173.97 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S21'32'52"E, 276.36 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S80'33'51"W, 689.71 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S12'49'55"E, 77.11 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S77'02'23"W, 203.30 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S43'50'40"W, 147.85 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE \$72°08'09"W, 162.55 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE \$07"18'20"E. 48.80 FEET ALONG SAID NORTHERLY LINE TO A POINT; THENCE S89"01'27"W, 73.22 FEET ALONG SAID NORTHERLY LINE TO A POINT, SAID POINT LYING ON THE WEST LINE OF SAID SWYSEY AS DESCRIBED IN BOOK 430 OF DEEDS, PAGE 369; THENCE NO2'50'27"W, 765.34 FEET ALONG SAID WEST LINE OF SAID SWYSEY, DESCRIBED IN BOOK 430 OF DEEDS, PAGE 369 TO A POINT, SAID POINT BEING THE SOUTHEAST CORNER OF SAID N½SW¼; THENCE N89°42'10"W, 1052.80 FEET ALONG THE SOUTH LINE OF SAID N½SW¼ TO A POINT, SAID POINT LYING ON THE EAST LINE OF A TRACT OF LAND DESCRIBED IN BOOK 436 OF DEEDS, PAGE 440; THENCE NO3'07'31"W, 815.12 FEET ALONG THE EAST LINE OF SAID TRACT DESCRIBED IN BOOK 436 OF DEEDS. PAGE 440 TO A POINT. SAID POINT BEING THE NORTHEAST CORNER OF SAID TRACT; THENCE N89'05'48"W, 1573.94 FEET ALONG THE NORTH LINE OF SAID TRACT TO A POINT, SAID POINT LYING ON THE WEST LINE OF SAID NI/SWI4; THENCE N89'05'48"W, 294.76 FEET ALONG THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN BOOK 436 OF DEEDS, PAGE 438 TO A POINT, SAID POINT BEING THE NORTHWEST CORNER OF SAID TRACT DESCRIBED IN BOOK 436 OF DEEDS, PAGE 438; THENCE NOO°09'59"W, 370.87 FEET ALONG A FENCE LINE TO A POINT: THENCE S87"26'04"E. 287.11 FEET TO SAID WEST LINE OF SAID N/SW/4; THENCE S87'26'04"E, 1064.83 FEET TO A POINT; THENCE S89"7'49"E, 570.81 FEET TO A POINT; THENCE S22'00'31"W, 11.92 FEET TO A POINT; THENCE S53'44'07"E, 860.56 FEET TO A POINT; THENCE S79'29'01"E, 338.66 FEET TO A POINT; THENCE N04'19'29"W, 580.98 FEET TO A POINT; THENCE N66'58'00"E, 92.25 FEET TO A POINT; THENCE N10°56'53"E, 196.05 FEET TO A POINT; THENCE N81°50'22"W, 167.25 FEET TO A POINT, SAID POINT LYING ON THE NORTHERLY LINE OF A TRACT OF LAND DESCRIBED IN BOOK 559 OF DEEDS, PAGE 256; THENCE N15'35'21"E, 177.75 FEET ALONG SAID SOUTHERLY LINE TO A POINT; THENCE ALONG THE CENTERLINE OF UNNAMED DRAW THE FOLLOWING COURSES AND DISTANCES: THENCE S8370'00"E, 82.60 FEET; THENCE N64'06'30"E, 22.75 FEET; THENCE N83'41'00"E, 64.00 FEET; THENCE S35'07'00"E, 25.50 FEET; THENCE S61'04'00"E, 19.90 FEET; THENCE N43'53'30"E, 29.60 FEET; THENCE N11'52'00"E, 33.90 FEET; THENCE N55'57'00"E, 13.80 FEET; THENCE S80'00'00"E, 10.85 FEET; THENCE S84'00'00"E 12.00 FEET; THENCE N58°55'00"E, 35.50 FEET; THENCE N36°33'00"E, 17.00 FEET; THENCE N86°10'00"E, 13.60 FEET; THENCE S50°49'00"E, 30.15 FEET; THENCE N72°30'00"E, 54.90 FEET; THENCE N66'04'00"E, 37.50 FEET; THENCE S41'55'00"E, 18.00 FEET; THENCE S75'34'30"E, 25.00 FEET; THENCE, LEAVING THE CENTERLINE OF UNNAMED DRAW, S51'27'09"E, 63.52 FEET TO A POINT; THENCE S71"04'45"E, 19.59 FEET TO A POINT; THENCE N40"26'35"E, 91.92 FEET TO A POINT (MONUMENTED WITH A 1½" ALUMINUM CAP PER PLS 6594). SAID POINT LYING ON THE NORTHERLY LINE OF SAID TRACT DESCRIBED IN BOOK 559 OF DEEDS, PAGE 256; THENCE N89°58'45"E, 71.57 FEET ALONG SAID SOUTH LINE TO A POINT; THENCE N70°54'12"E, 408.61 FEET ALONG SAID SOUTH LINE TO A POINT; THENCE S89°24'13"E, 196.13 FEET ALONG SAID SOUTH LINE TO A POINT; THENCE S69°50'48"E, 106.55 FEET ALONG SAID SOUTH LINE TO A POINT; THENCE N80°29'24"E, 54.42 FEET ALONG SAID SOUTH LINE TO A POINT, SAID POINT BEING THE SOUTHEAST CORNER OF SAID TRACT; THENCE N60°36'45"E. 78.56 FEET ALONG THE EAST LINE OF SAID TRACT TO A POINT; THENCE NO4'06'58"E, 54.85 FEET ALONG SAID EAST LINE OF SAID TRACT TO A POINT; THENCE N10'52'07"W, 155.60 FEET ALONG SAID EAST LINE OF SAID TRACT TO A POINT, SAID POINT LYING ON THE SOUTH LINE OF A TRACT OF LAND DESCRIBED IN BOOK 431 OF DEEDS, PAGE 124; THENCE S80°41'05"E, 169.35 FEET ALONG SAID SOUTH LINE OF BOOK 431 OF DEEDS, PAGE 124 TO A POINT; THENCE N84"29'21"E, 91.24 FEET ALONG SAID SOUTH LINE OF BOOK 431 OF DEEDS, PAGE 124 TO A POINT; THENCE S02"10'02"E, 124.39 FEET TO A POINT; THENCE S41"05'27"E, 176.34 FEET TO A POINT; THENCE S27"25'51"E, 120.75 FEET TO A POINT; THENCE N82"24'33"E, 116.82 FEET TO A POINT; THENCE N66°48'51"E, 280.54 FEET TO A POINT; THENCE S66°45'55"E, 159.43 FEET TO A POINT, SAID POINT LYING ON THE EAST LINE OF SAID SECTION 31; THENCE SOOT 2'06"E, 91.87 FEET ALONG SAID EAST LINE OF SECTION 31 TO THE POINT OF BEGINNING OF SAID TRACT.

SAID TRACT CONTAINS 125.11 ACRES OF LAND, MORE OR LESS.

## RECORD OF SURVEY

BOUNDARY LINE ADJUSTMENT

CLIENT: MIMI S. TATE 1091 BECKTON ROAD SHERIDAN. WY 82801

LOCATION: T56N. R85W

SECTION 31: S1/2NE1/4, SE1/4NE1/4, N1/2SW1/4, SW1/4SE1/4, NE1/4SW1/4, & LOT 3



555 W. BURKITT ST SHERIDAN. WY 82801 <u> 156N. R86W</u> SECTION 36: NE1/4SE1/4

6TH P.M., SHERIDAN COUNTY, WYOMING

AC: 2023-023 DN: 2023-023D

JULY 21, 2023