STEWART-BLAKEMAN -MINOR SUBDIVISION T 55 N, R 85 W LOCATION MAP

S 81°21'13"E, 29.7

S 81°33'16"E, 112.66"

APPROXIMATE FLOOD HAZARD BOUNDARY:

LOCATION AS PER U.S. DEPARTMENT OF

COMMUNITY-PANEL No. 560047 0019 B

HOUSING AND URBAN DEVELOPMENT

FLOOD HAZARD BOUNDARY MAP -

S 81°38'22"E, 142.42' REC

STEWART-BLAKEMAN MINOR SUBDIVISION

BEING A REPLAT OF TRACT 19 AND A PORTION OF TRACT 30 OF THE PIERCE SUBDIVISION LOCATED IN THE NW1/4SE1/4 AND THE S1/2NE1/4 OF SECTION 2 T 55 N, R 85 W, OF THE 6TH P.M. SHERIDAN COUNTY, WYOMING

7°14'40"E, 495.9

S 85°03'26"W 66.64' -

CERTIFICATE OF ENGINEER I, William A. Mentock, a registered Professional Engineer in the State of Wyoming, hereby certify that private sewage disposal systems can be designed in accordance with the Sheridan County Regulations for a Permit to Construct, Install, or Modify Small Wastewater Facilities Resolution dated December, 1984, for each lot in the Stewart-Blakeman Minor Subdivision, and that the private sewage disposal systems designed and constructed in accordance with said Resolution will adequately and safely dispose of the domestic sewage waste. S 3°34'06"W, 154.35" S 54°54'54"E, 4.57' ~ N 0°08'47"W, 148.1/2'-N 0'05'22"W, 148.06' REC S 28°14'00",E, 132.46' -S 28'21'55"E/ 132.38' REC 20' IRRIGATION EASEMENT -(PERP. TO BOUNDARY)

5 64°58'05"W, 114.54'

65'01'30"W, 114.40' REC

- EXISTING BRIDGE

NOTES:

ALL NEW CONSTRUCTION, REMODELING, ADDITIONS, OR REPAIRS TO ANY PUBLIC OR PRIVATE BUILDINGS WITHIN THE SUBDIVISION SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CURRENT BUILDING STANDARDS OF THE NEAREST INCORPORATED CITY OR TOWN OF THE COUNTY THAT HAS ADOPTED BUILDING STAN-DARDS. BUILDING STANDARDS THAT HAVE BEEN ADOPTED BY THE COUNTY SHALL SUPERSEDE AND GOVERN.

NO PROPOSED PUBLIC SEWAGE DISPOSAL SYSTEM

NO PROPOSED PUBLIC MAINTENANCE OF STREETS OR ROADS

TOTAL SUBDIVISION ACREAGE = 47.78 ACRES TOTAL NUMBER OF LOTS = 5

ANY PURCHASER DOES NOT HAVE THE RIGHT TO THE NATURAL FLOW OF ANY STREAM WITHIN, OR ADJACENT TO THE SUBDIVISION; SINCE WYOMING WATER ADMINISTRATION LAWS DO NOT RECOGNIZE ANY RIPARIAN RIGHTS WITH REGARD TO NATURAL FLOW FOR PERSONS LIVING ON THE BANK OF ANY STREAM OR RIVER.

BASIS OF BEARING IS THE WEST LINE OF LOT 19 OF PIERCE SUBDIVISION BEARING N 0°23'14"W AS SHOWN ON THE PIERCE SUBDIVISION PLAT.

ALL BEARINGS AND DISTANCES SHOWN ON THIS PLAT HAVE BEEN MEASURED IN THE FIELD UNLESS INDICATED OTHERWISE (e.g. REC — RECORDED DATA)

LOT OWNERS WITHIN THIS SUBDIVISION ARE SUBJECT TO MONETARY ASSESSMENTS FOR ROAD MAINTAINENCE ON PIERCE ROAD AS PER PIERCE

BEARINGS AND DISTANCES SHOWN IN PARENTHESES REFER TO DIMENSIONS OF EASEMENT LINES (OR EASEMENT CENTERLINE AS SHOWN)

(N 32'58'05"W, 17.78')

(N 25'19'59"W, 51.26")----

APPROXIMATE FLOOD HAZARD BOUNDARY: LOCATION AS PER U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

FLOOD HAZARD BOUNDARY MAP -COMMUNITY-PANEL No. 560047 0019 E

N 0°20'51"W, 817.82'

(N 47'00'00"W, 49.94') --

- 15' WIDE M.D.U. / U.S. WEST UNDERGROUND EASEMENT (7.5' EACH SIDE OF CL SHOWN) REC. Bk 382, Pg 561

- (N 3'56'05"W, 482.09')

A TRACT OF LAND BEING ALL OF TRACT 19 AND A PORTION OF TRACT 30 OF PIERCE SUBDIVISION, LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER (NW1/4SE1/4) AND THE SOUTH HALF OF THE NORTHEAST QUARTER (S1/2NE1/4) OF SECTION 2, TOWNSHIP 55 NORTH, RANGE 85 WEST, OF THE SIXTH PRINCIPAL MERIDIAN,

SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 2, SAID POINT ALSO BEING THE NORTHEAST CORNER OF SAID PIERCE SUBDIVISION; THENCE ALONG THE NORTHERLY BOUNDARY OF SAID TRACT 30 N 89°57'38"E, 255.38 FEET TO A CUL-DE-SAC AT THE WEST END OF PIERCE ROAD; THENCE ALONG SAID CUL-DE-SAC ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 60.00 FEET, A CENTRAL ANGLE OF 270°00'00", AND ARC LENGTH OF 282.74 FEET, WITH CHORD BEARING AND DISTANCE OF S 45°02'22"E, 84.85 FEET TO THE NORTHWEST CORNER OF TRACT 20 OF PIERCE SUBDIVISION; THENCE ALONG THE WEST LINE OF SAID TRACT 20 S 0°10'12"E, 388.17 FEET; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 20 N 31'25'57"E, 179.24 FEET; THENCE CONTINUING ALONG THE SOUTHERLY LINE OF SAID TRACT 20 S 68°17'21"E, 170.17 FEET TO THE SOUTHWEST CORNER OF TRACT 21 OF PIERCE SUBDIVISION AND THE NORTHWEST CORNER OF A TRACT 07 FLAND AS DESCRIBED IN SHERIDAN COUNTY BOOK 389 OF DEEDS, PAGE 502; THENCE ALONG THE WEST LINE OF SAID TRACT S 0°12'46"W, 109.81 FEET; THENCE ALONG THE SOUTH LINE OF SAID TRACT S 89°38'04"E, 244.18 FEET; THENCE ALONG THE SOUTH LINE OF SAID TRACT N 0°12'46"E, 35.10 FEET TO THE SOUTHEAST CORNER OF TRACT 21 OF PIERCE SUBDIVISION, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF TRACT 22 OF PIERCE SUBDIVISION, THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 2 S 89°38'04"E, 25.10 FEET TO THE SOUTHEAST CORNER OF TRACT 22 S 81'33'16"E, 112.66 FEET TO THE SOUTHEAST CORNER OF TRACT 22 S BDIOTECE SUBDIVISION; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 22 S 81'33'16"E, 112.66 FEET TO THE SOUTHWEST CORNER OF TRACT 22 S B1'33'16"E, 112.66 FEET TO THE SOUTHERLY LINE OF SAID TRACT 23B S 81'21'13"E, 29.74 FEET; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 23B S 65°34'32"E, 195.66 FEET; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 23B S 65°34'34'32"E, 195.66 FEET; THENCE ALONG THE SOUTHERLY LINE OF SAID TRACT 23B S 121'13"E, 29.74 FEET; THENCE ALONG THE SOUTHERLY LINE OF PIERCE ROAD; THENCE LEAVING SAID TRACT 23B ALONG THE WESTERLY LINE OF PIERCE ROAD; THENCE LEAVING SAID TRACT 23B ALONG T ALONG THE WESTERLY LINE OF PIERCE ROAD S 54°54′54″E, 4.57 FEET; THENCE CONTINUING ALONG SAID WESTERLY LINE THE FOLLOWING BEARINGS AND DISTANCES: S 29°08′36″E, 142.34 FEET; THENCE S 3°34′06″W, 154.35 FEET; THENCE S 49°00′22″W, 130.31 FEET; THENCE S 58°31′55″W, 189.67 FEET; THENCE N 58°08′40″W, 247.39 FEET; THENCE S 64°58′05″W, 114.54 FEET; THENCE S 7°14′40″E, 495.90 FEET; THENCE S 3°56′05″E, 547.64 FEET; THENCE S 38°35′31″W, 292.74 FEET TO A POINT ON THE EAST LINE OF TRACT 15 OF PIERCE SUBDIVISION; THENCE LEAVING SAID WFSTERIY LINE ALONG SAID FAST LINE N 8°06′40″W 41.09 FFET TO THE VESTERLY LINE ALONG SAID EAST LINE N 8.06.40"W, 41.09 FEET TO THE NORTHEAST CORNER OF SAID TRACT 15; THENCE ALONG THE NORTHERLY LINE OF SAID TRACT 15 S 79°10'17"W, 92.68 FEET; THENCE ALONG THE NORTHERLY LINE OF SAID TRACT 15 S 69°55'33"W, 210.93 FEET; THENCE ALONG THE NORTHERLY LINE OF SAID TRACT 15 N 56°00'41"W, 30.47 FEET; THENCE S 72°47'23"W, 557.99 FEET TO THE NORTHWEST CORNER OF TRACT 14 OF PIERCE SUBDIVISION; THENCE ALONG THE WEST LINE OF TRACT 14 OF PIERCE SUBDIVISION; THENCE ALONG THE WEST LINE OF TRACT 19 OF PIERCE SUBDIVISION; THENCE ALONG THE WEST LINE OF TRACE 14 OF PIERCE SUBDIVISION; THENCE ALONG THE WEST LINE OF TRACE 19 OF PIERCE SUBDIVISION N 0'20'51"W, 817.82 FEET; THENCE ALONG THE WEST LINE OF TRACE 30 OF PIERCE SUBDIVISION N 0'23'14"W, 1501.30 FEET TO THE POINT OF BEGINNING, SAID STEWART-BLAKEMAN MINOR SUBDIVISION CONTAINING 47.78 ACRES, MORE OR LESS.

- N 8°06'40"W, 41.09"

N 8'12'00"W, 41.09' REC

N 56°00'41"W, 30.47"

N 55'27'24"W, 30.30' REC

79°10'17"W, 92.68'

15' UTILITY EASEMENT -

STEWART-BLAKEMAN MINOR SUBDIVISION

HERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ACCEPTED AS THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 2 SAID POINT ALSO BEING THE NORTHWEST CORNER OF SAID PIERCE

THE WESTERLY LINE OF PIERCE ROAD; THENCE LEAVING SAID TRACT 23B ALONG THE WESTERLY LINE OF PIERCE ROAD S 54°54'54"E, 4.57 FEET;

A PORTION OF NW1/4SE1/4 AND THE S1/2NE1/4 OF SECTION 2, TOWNSHIP 55 NORTH, RANGE 85 WEST OF THE 6TH P.M., ALL IN SHERIDAN COUNTY, WYOMING AND THAT I FIND AND DETERMINE THAT THERE WERE ERRORS TO THE PLAT OF STEWART-BLAKEMAN MINOR SUBDIVISION AND THAT THIS PLAT INCLUDES THE FOLLOWING CORRECTIONS TO SAID PLAT: MEASURED BEARINGS AND DISTANCES HAVE BEEN DETERMINED FOR ALL OF THE BOUNDARY COURSES

STATE OF WYOMING

COUNTY OF SHERIDAN

AND THE COURSES COMMON TO LOTS 2 AND 3 AND ARE SHOWN ON THIS PLAT.
THE BASIS OF BEARING FOR THE PLAT SHOULD BE THE

LEGEND

CONCRETE PLACED AROUND REBAR SET 5/8" d. REBAR (24" LENGTH);

CONCRETE PLACED AROUND REBAR O SET 5/8" d. REBAR (24" LENGTH);

CONCRETE PLACED AROUND REBAR

CONCRETE PLACED AROUND REBAR

SET 5/8" d. REBAR (24" LENGTH):

ADJOINING PROPERTY LINE

TITT APPROXIMATE FLOOD HAZARD BOUNDARY

------ APPROXIMATE LOCATION - BIG GOOSE CREEK

SET 5/8" d. REBAR (24" LENGTH):

O NOTHING FOUND - NOTHING SET (CORNER IN CREEK)

● FOUND REBAR - ACCEPTED AS PROPERTY CORNER;

SET 2" ALUMINUM CAP ON REBAR - PE & LS 3864;

SET 2" ALUMINUM CAP ON REBAR - PE & LS 3864;

SET 2" ALUMINUM CAP ON REBAR - PE & LS 3864

▲ FOUND REBAR - ACCEPTED AS PROPERTY CORNER:

(REFERENCE DATA SHOWN ON THIS PLAT)

△ FOUND REBAR - ACCEPTED AS PROPERTY CORNER;

■ FOUND REBAR - ACCEPTED AS PROPERTY CORNER;

STEWART-BLAKEMAN BOUNDARY LINE (w/ DIMENSION)

CERTIFICATE OF CORRECTION

STEWART - BLAKEMAN MINOR SUBDIVISION

I, WILLIAM A. MENTOCK, A REGISTERED PROFESSIONAL ENGINEER AND

LAND SURVEYOR IN THE STATE OF WYOMING, REGISTRATION NUMBER 3864. DO HEREBY CERTIFY THAT I HAVE RE-EXAMINED THE PLAT OF STEWART-BLAKEMAN MINOR SUBDIVISION, AS PLATTED AND RECORDED BY WARREN TERRY STEWART, CAROL JEAN STEWART, ROBERT A. BLAKEMAN AND EDITH

J. BLAKEMAN, THE OWNERS AND SUBDIVIDERS OF THE LAND INCLUDED IN SAID SUBDIVISION, WHICH WAS FILED FOR RECORD IN THE OFFICE OF THE

SHERIDAN COUNTY CLERK, SHERIDAN COUNTY, WYOMING, ON AUGUST 25, 1994

AS INSTRUMENT NO. 177448 ON PAGE 90 OF PLAT BOOK S. A SUBDIVISION OF TRACT 19 AND A PORTION OF TRACT 30 OF THE PIERCE SUBDIVISION AS RECORDED IN THE OFFICE OF THE SHERIDAN COUNTY CLERK, SHERIDAN COUNTY

WYOMING ON SEPTEMBER 16, 1977 AS INSTRUMENT NO. 718272 AND RECORDED

IN PLAT BOOK 1, PAGE 185, SAID STEWART-BLAKEMAN MINOR SUBDIVISION BEING

SUBDIVISION INTERIOR LOT LINE (W/ DIMENSION)

SET 1-1/2" ALUMINUM CAP ON REBAR - PE & LS 3864

SET 2-1/2" ALUMINUM CAP ON REBAR - PE & LS 3864;

SET 2-1/2" ALUMINUM CAP ON REBAR - PE & LS 3864

SET 1-1/2" ALUMINUM CAP ON REBAR - PE & LS 3864;

SET 1-1/2" ALUMINUM CAP ON REBAR - PE & LS 3864

△ REFERENCE MONUMENT - SET 5/8" REBAR (24" LENGTH);

SET 2" ALUMINUM CAP ON REBAR - PE & LS 3864

WESTERLY LINE OF LOT 19 OF PIERCE SUBDIVISION .. THE BEARING AND DISTANCE OF THE COURSE COMMON TO LOTS 3 AND 4 HAS BEEN CORRECTED AS

SHOWN ON THIS PLAT. THE BEARINGS AND DISTANCES OF THE COURSES COMMON TO LOTS 2 AND 5 HAVE BEEN CORRECTED AS

SHOWN ON THIS PLAT. THE TOTAL SUBDIVISION ACREAGE HAS BEEN CORRECTED

TO READ 47.78 ACRES AS SHOWN ON THIS PLAT. THE AREA OF LOT 2 HAS BEEN CORRECTED TO READ 15.50 ACRES AS SHOWN ON THIS PLAT.

THE AREA OF LOT 3 HAS BEEN CORRECTED TO READ 12.54 ACRES AS SHOWN ON THIS PLAT.

THE AREA OF LOT 4 HAS BEEN CORRECTED TO READ

1.87 ACRES AS SHOWN ON THIS PLAT.

THE AREA OF LOT 5 HAS BEEN CORRECTED TO READ 15.87 ACRES AS SHOWN ON THIS PLAT. 10. THE BEARING AND DISTANCE OF THE COURSE

COMMON TO LOTS 2 AND 4 HAS BEEN CORRECTED AS

SHOWN ON THIS PLAT. 11. THE BEARING AND DISTANCE OF THE COURSE COMMON TO LOTS 1 AND 2 HAS BEEN CORRECTED AS

SHOWN ON THIS PLAT. 12. THE DISTANCE OF THE WESTERLY LINE OF LOT 1 HAS

BEEN CORRECTED AS SHOWN ON THIS PLAT. 13. ALL EASEMENTS OF RECORD AS OF THE DATE SHOWN ON THIS

PLAT HAVE BEEN ADDED TO THE PLAT.

14. STATE PLANE COORDINATES (NAD 83) FOR THE NW CORNER OF THE SUBDIVISION HAVE BEEN ADDED TO THE PLAT.

WITNESS MY HAND THIS TO DAY OF APPELL, 20 WILLIAM A. MENTOCK WYOMING PEALS NO. 3864 COUNTY OF SHERIDAN

STATE OF WYOMING

WITNESS MY OFFICIAL HAND AND SEAL.

MY COMMISSION EXPIRES: MAY 17, 20 COUNTY OF SHERIDAN SUBSCRIBED, SWORN TO AND ACKNOWLEDGED BEFORE ME THIS 912 DAY OF ______, 2010 BY WILLIAM A. MENTOCK.

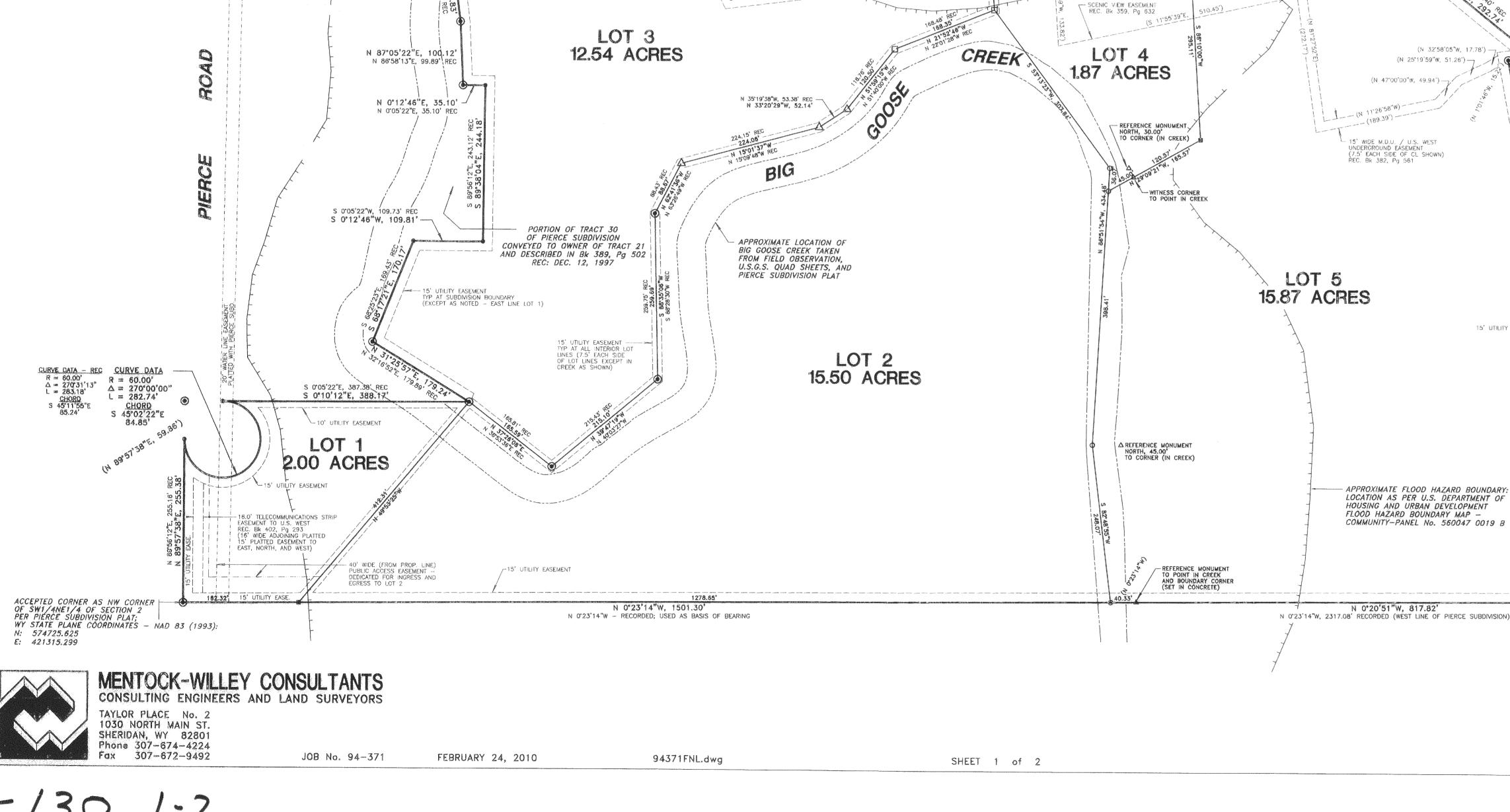
MY COMMISSION EXPIRES May 17, 2011

CERTIFICATE OF PLANNING AND ENGINEERING REVIEWED BY THE SHERIDAN COUNTY DEPARTMENT OF PLANNING AND ENGINEERING THIS _____ DAY OF ____

COUNTY PLANNER

CERTIFICATE OF BOARD OF COUNTY COMMISSIONERS CORRECTIVE PLAT APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF SHERIDAN COUNTY,

COUNTY ENGINEER



15' UTILITY EASEMENT

130 1-2

THIS 15th DAY OF JUNE