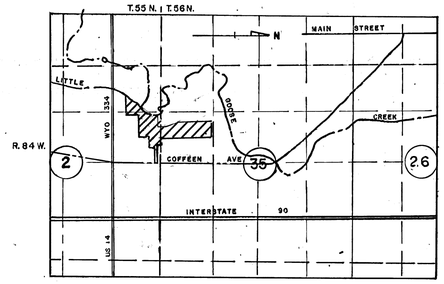
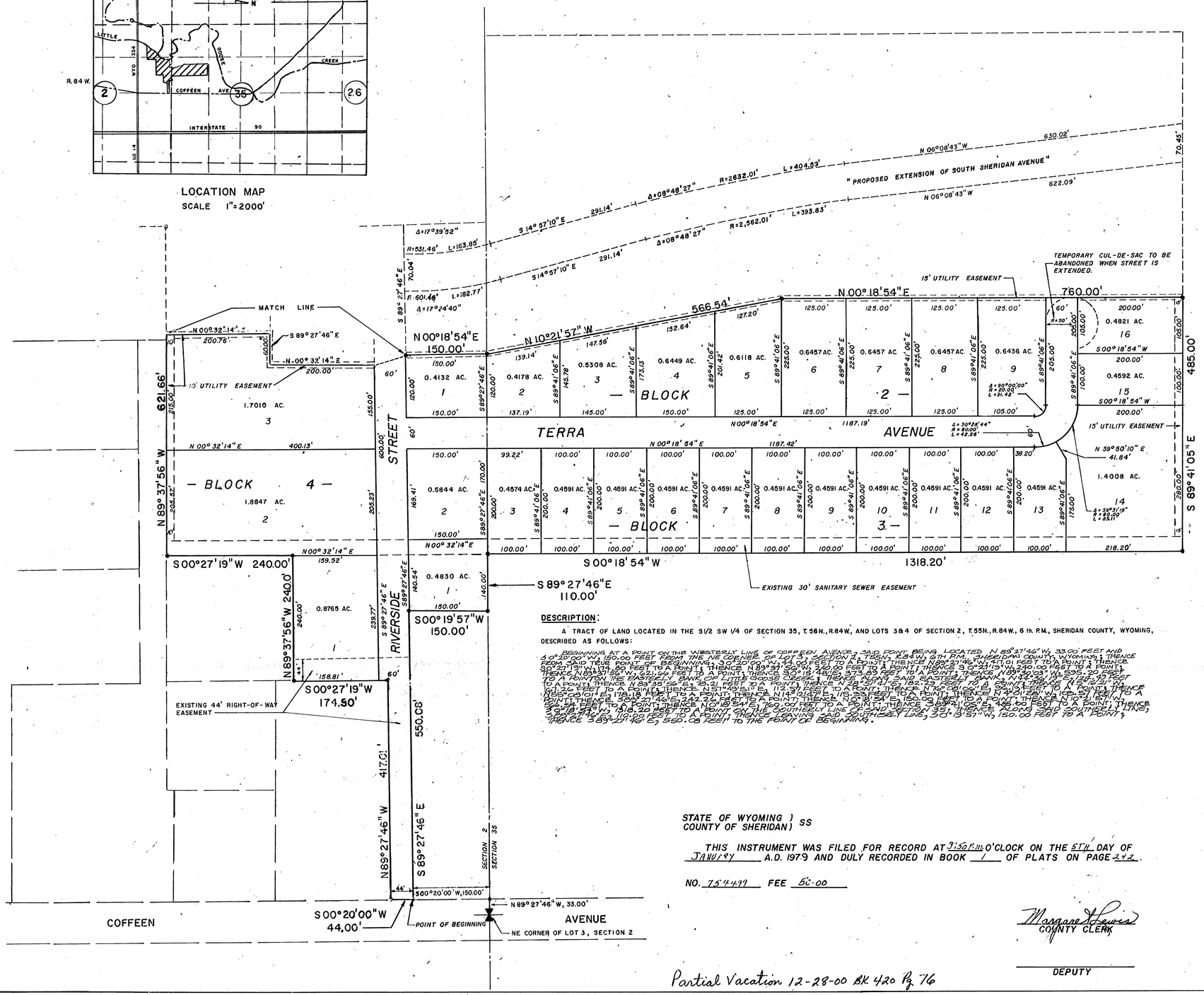


LOCATION MAP
SCALE 1"=2000'

SCALE 1"=100'



DESCRIPTION:

A TRACT OF LAND LOCATED IN THE S1/2 SW 1/4 OF SECTION 35, T.56N., R.84W., AND LOTS 3 & 4 OF SECTION 2, T.55N., R.84W., 6 th P.M., SHERIDAN COUNTY, WYOMING, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY LINE OF COFFEEN AVENUE, SAID POINT BEING LOCATED N 89°27'46" W, 33.00 FEET AND S 0°20'00" W, 150.00 FEET FROM THE NE CORNER OF LOT 3, SECTION 2, T.55N., R.84W., 6TH P.M., SHERIDAN COUNTY, WYOMING; THENCE FROM SAID TRUE POINT OF BEGINNING, S 0°20'00" W, 44.00 FEET TO A POINT; THENCE N 89°27'46" W, 471.01 FEET TO A POINT; THENCE S 0°21'19" W, 174.99 FEET TO A POINT; THENCE N 89°37'56" W, 240.00 FEET TO A POINT; THENCE S 0°21'19" W, 240.00 FEET TO A POINT; THENCE N 89°37'56" W, 621.66 FEET TO A POINT; THENCE S 0°19'48" W, 573.43 FEET TO A POINT; THENCE N 89°30'03" W, 595.20 FEET TO A POINT ON THE EASTERLY BANK OF LITTLE GOOSE CREEK; THENCE ALONG SAID EASTERLY BANK, N 14°52'34" W, 1,243.19 FEET TO A POINT; THENCE N 89°35'56" E, 38.21 FEET TO A POINT; THENCE N 28°01'15" E, 182.23 FEET TO A POINT; THENCE N 34°21'14" E, 112.37 FEET TO A POINT; THENCE N 60°01'06" E, 94.01 FEET TO A POINT; THENCE N 51°49'15" E, 112.37 FEET TO A POINT; THENCE N 14°21'14" E, 118.18 FEET TO A POINT; THENCE N 14°21'14" E, 118.18 FEET TO A POINT; THENCE N 49°01'26" W, 145.51 FEET TO A POINT; THENCE S 0°21'19" W, 24.75 FEET TO A POINT; THENCE N 89°37'56" W, 150.00 FEET TO A POINT; THENCE N 0°21'19" E, 150.00 FEET TO A POINT; THENCE S 89°37'56" E, 150.00 FEET TO A POINT; THENCE N 0°18'54" E, 169.00 FEET TO A POINT; THENCE S 89°41'06" E, 146.00 FEET TO A POINT; THENCE S 0°18'54" W, 58.20 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID SECTION 35; THENCE ALONG SAID SOUTHERLY LINE, S 89°27'46" E, 110.00 FEET TO A POINT; THENCE LEAVING SAID SOUTHERLY LINE, S 0°19'57" W, 150.00 FEET TO A POINT; THENCE S 89°27'46" E, 550.03 FEET TO THE POINT OF BEGINNING.

STATE OF WYOMING)
COUNTY OF SHERIDAN) SS

THIS INSTRUMENT WAS FILED FOR RECORD AT 2:50 P.M. O'CLOCK ON THE 5TH DAY OF JANUARY A.D. 1979 AND DULY RECORDED IN BOOK 1 OF PLATS ON PAGE 242.

NO. 75449 FEE 50.00

Margaret Stevens
COUNTY CLERK

DEPUTY

Partial Vacation 12-28-00 BK 420 Pg 76

CERTIFICATE OF DEDICATION

THE ABOVE OR FOREGOING SUBDIVISION OF PT. SEC. 2, T.55 N., R.84 W. AND SEC. 35, T.56 N., R.84 W., AS APPEARS ON THIS PLAT, IS WITH THE FREE CONSENT, AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS, CONTAINING 28.66 ACRES MORE OR LESS, HAVE BY THESE PRESENTS LAID OUT, AND SURVEYED AS RIVERSIDE INDUSTRIAL PARK FIRST ADDITION, AND DO HEREBY DEDICATE AND CONVEY TO AND FOR PUBLIC USE FOREVER HEREAFTER THE STREETS AS ARE LAID OUT AND DESIGNATED ON THIS PLAT, WITNESS OUR HANDS AND SEALS THIS 5TH DAY OF JANUARY A.D. 1979.

HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING.

BY: TERRADEL COMPANY, INC.
Joseph L. Fletcher, President

CORPORATE ACKNOWLEDGEMENT

STATE OF WYOMING)
COUNTY OF SHERIDAN) SS

ON THIS 5TH DAY OF JANUARY A.D. 1979 BEFORE ME PERSONALLY APPEARED JOSEPH L. FLETCHER TO ME PERSONALLY KNOWN, WHO HAVING BEEN BY ME DULY SWORN DID SAY THAT HE IS PRESIDENT OF TERRADEL COMPANY INC. THE CORPORATION DESCRIBED IN AND WHICH EXECUTED THE FOREGOING INSTRUMENT, THAT THE SEAL AFFIXED TO SAID INSTRUMENT IS THE CORPORATE SEAL OF SAID CORPORATION THAT BY AUTHORITY OF ITS BOARD OF DIRECTORS AND SAID PRESIDENT ACKNOWLEDGED SAID INSTRUMENT TO BE THE ACT AND DEED OF SAID CORPORATION.

IN WITNESS WHEREIN I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL ON THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN:

MY COMMISSION EXPIRES ON March 24 1982

William S. Rodie
NOTARY PUBLIC

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY:

JOSEPH L. FLETCHER, PRESIDENT

THIS 5TH DAY OF JANUARY, 1979.
WITNESS MY HAND AND OFFICIAL SEAL.

Mildred K. Johnson, Notary Public
MY COMMISSION EXPIRES Jan. 2, 1983

CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
COUNTY OF SHERIDAN) SS

I, WALTER J. PILCH, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF WYOMING DO HEREBY CERTIFY THAT THIS PLAT OF RIVERSIDE INDUSTRIAL PARK FIRST ADDITION TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECTION.

WYO. REG. NO. 537 Walter J. Pilch
WALTER J. PILCH, PROFESSIONAL ENGINEER AND SURVEYOR

SUBSCRIBED IN MY PRESENCE AND SWORN TO ME THIS 25TH DAY OF OCTOBER, 1978.

MY COMMISSION EXPIRES 1-15-81

Olga M. Pilch
NOTARY PUBLIC

CERTIFICATE OF APPROVAL

APPROVED BY THE SHERIDAN CITY PLANNING COMMISSION THIS 7th DAY OF November A.D. 1978.

Harry Wimer
CHAIRMAN

ATTEST:
Nancy K. Quartermar
CLERK OF THE BOARD

APPROVED BY THE CITY COUNCIL OF SHERIDAN, WYOMING THIS 11th DAY OF December A.D. 1978.

M. Dean Mesdahl
MAYOR

CITY SEAL

ATTEST:
Arthur W. Elkins
CITY CLERK

PLAT OF RIVERSIDE INDUSTRIAL PARK

FIRST ADDITION TO THE CITY OF SHERIDAN

SHERIDAN COUNTY, WYOMING
PILCH ENGINEERING & SURVEYING, INC.
DECEMBER 1978

2/2

R-23
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