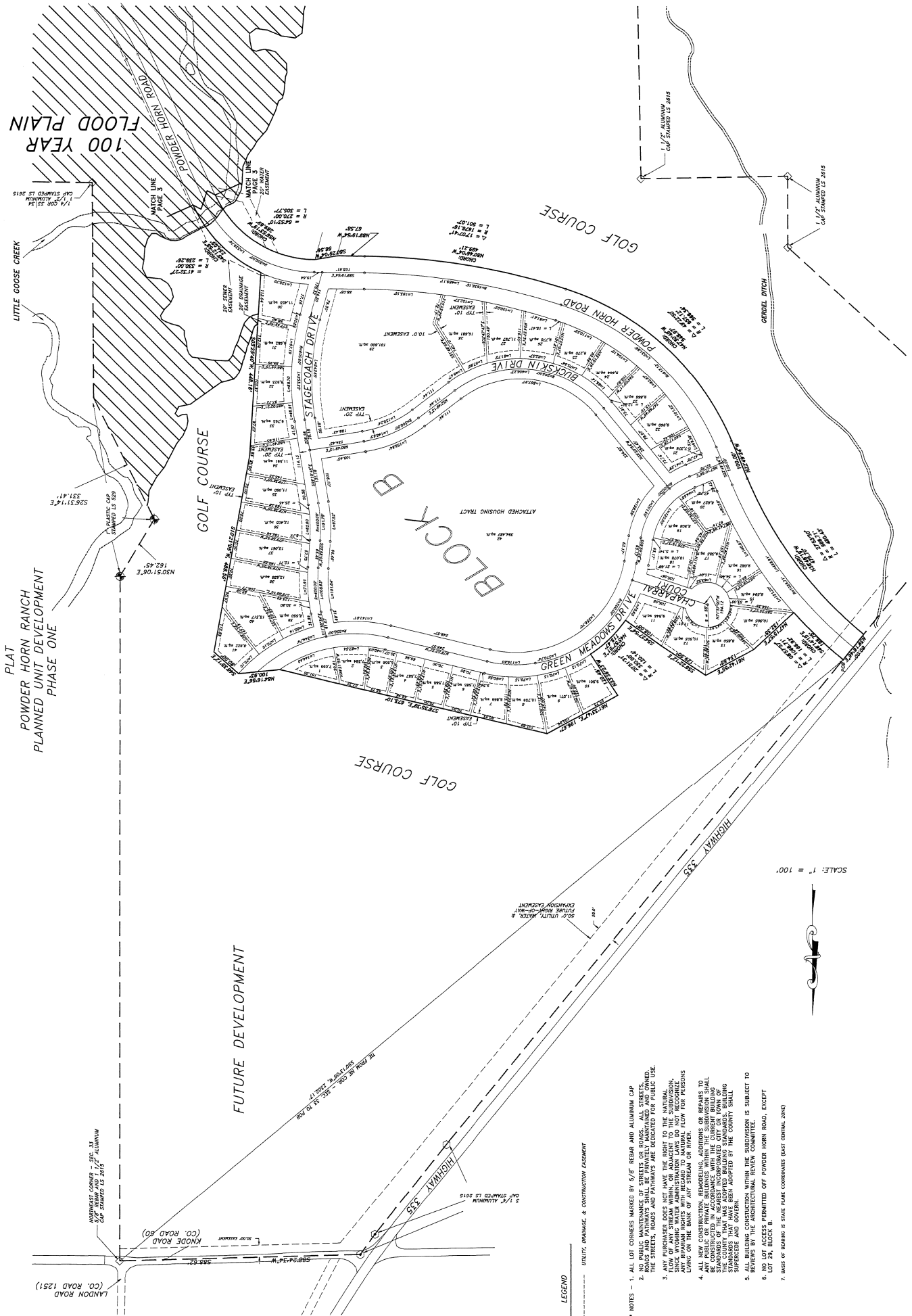




PLAT
POWDER HORN RANCH
PLANNED UNIT DEVELOPMENT
PHASE ONE

CERTIFICATE OF SURVEYOR
STATE OF WYOMING }
COUNTY OF SHERIDAN }
I, WILLIAM A. MERRICK, of SHERIDAN, WYOMING, a duly
qualified and licensed Surveyor, do hereby certify that
the foregoing plat was prepared and filed for record
in accordance with the provisions of the Statutes
of the State of Wyoming, and that the same was
made by me or under my direct supervision and
control.

CERTIFICATE OF COUNTY PLANNING COMMISSION
I, the undersigned, County Planning Commission,
do hereby certify that this plat was filed for record
in accordance with the provisions of the Statutes
of the State of Wyoming, and that the same was
made by me or under my direct supervision and
control.

CERTIFICATE OF BOARD OF COUNTY COMMISSIONERS
I, the undersigned, Board of County Commissioners,
do hereby certify that this plat was filed for record
in accordance with the provisions of the Statutes
of the State of Wyoming, and that the same was
made by me or under my direct supervision and
control.

CERTIFICATE OF RECORDER
I, the undersigned, County Recorder,
do hereby certify that this plat was filed for record
in accordance with the provisions of the Statutes
of the State of Wyoming, and that the same was
made by me or under my direct supervision and
control.

LEGEND
UTILITY, DRAINAGE, & CONSTRUCTION EASEMENT

NOTES - 1. ALL LOT CORNERS MARKED BY 5/8" REBAR AND ALUMINUM CAP
2. NO PUBLIC MAINTENANCE OF STREETS OR ROADS. ALL STREETS,
STREETS, ROADS AND PATHWAYS ARE DEDICATED FOR PUBLIC USE.
3. ANY PURCHASER DOES NOT HAVE THE RIGHT TO THE NATURAL
FLOW OF ANY STREAM WITHIN OR ADJACENT TO THE SUBDIVISION.
ANY RIPARIAN RIGHTS WITH REGARD TO NATURAL FLOW FOR PERSONS
LIVING ON THE BANK OF ANY STREAM OR RIVER.
4. ALL NEW CONSTRUCTION, REMODELING, ADDITIONS OR REPAIRS TO
EXISTING BUILDINGS SHALL BE IN ACCORDANCE WITH THE CURRENT BUILDING
STANDARDS OF THE NEAREST INCORPORATED CITY OR TOWN OF
WYOMING. BUILDING STANDARDS THAT HAVE BEEN ADOPTED BY THE COUNTY SHALL
SUPERSEDE AND GOVERN.
5. BUILDING STANDARDS WITHIN THE SUBDIVISION IS SUBJECT TO
FUTURE CONSTRUCTION REVIEW COMMITTEE.
6. NO LOT ACCESS PERMITTED OFF POWDER HORN ROAD, EXCEPT
LOT 29, BLOCK B.
7. BASIS OF BEARING IS STATE PLANE COORDINATES (EAST CENTRAL ZONE)

