POWDER RIVER ADDITION TO THE TOWN OF KAYCEE, WYOMING

A tract of land located in the NE¼ of Section 12, T43N, R82W, of the 6th P.M., Johnson County, Wyoming, said tract of land being more particularly described as follows:

Commencing at the northeast corner of said Section 12;

described as follows:
Commencing at the northeast corner of said Section 12;
thence \$63'46'41'W a distance of 1538.09 feet to a point, said point being the southeast corner of Lot 2, Block 1, of the Cunningham Addition to the Town of Kaycee, Wyoming, as filed in the Office of the Clerk of Johnson County, Wyoming, in Plat Book \$2\$, page 230, and, said point being the true point of beginning of said tract of land; thence \$00'43'56"E along the West line of Park Avenue a distance of 493.18 feet to a point; thence \$895'8'21"W a distance of 917.51 feet to a point, said point lying on the easterly right-of-way of Interstate Highway No. 25, and, said point being the point of beginning of a non-tangent circular curve to the right having a radius of \$509.58 feet, the bearing to the radius being \$64'15'15"E; thence along said easterly right-of-way of said Interstate Highway No. 25 and along said non-tangent circular curve to the right, through a central angle of 5'21'39", a distance of 515.50 feet to the point of ending of said non-tangent circular curve to the right; thence continuing along said easterly right-of-way of said Interstate No. 25, N49'32'05"E a distance of 310.59 feet to a point, said point being the westerly most corner of said Lot 2, Block 1, of said Cunningham Addition; thence \$40'27'55"E along the southwesterly line of said Lot 2, Block 1, of said Cunningham Addition a distance of 215.16 feet to a point; thence \$40'27'55"E along the southwesterly line of said Lot 2, Block 1, of said Cunningham Addition a distance of 289.98 feet to the true point of beginning of said tract of land.

Said tract of land containing 9.48 acres, more or less.

Basis of Bearing being said plot of said Cunningham Addition to the Town of Kaycee, Wyoming.

The undersigned proprietors of the above described tract of land have caused the same to be subdivided in the manner shown on this plat, which subdivision shall be known as the "POWDER RIVER ADDITION" to the Town of Kaycee, Wyoming.

Subdivision snail be known as the <u>FOWDER RIVER ADDITION</u> to the found of Kaycee, Wyoming.

Said plat is proposed and offered with free consent and in accordance with the desires of the undersigned owners and proprietors and, the undersigned owners and proprietors do hereby release and waive all rights under and by virtue of the homestead and exemption laws of the State of Wyoming.

SIRECTS as shown are hereby dedicated for public use and for sewer lines, and willities.

<u>EASEMENTS</u> as shown on this plat are hereby dedicated for the use as

IN TESTIMONY WHEREOF: General Store Enterprises, LLC, Mary S. Cunningham, Registered Agent, has caused these present to be signed this _______, 2003.

Mary S. Cumnetton
General Atore Enterprises, UK
Mary S. Cunningham, Registered Agent

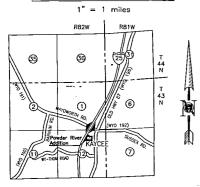
STATE OF WYOMING COUNTY OF JOHNSON)

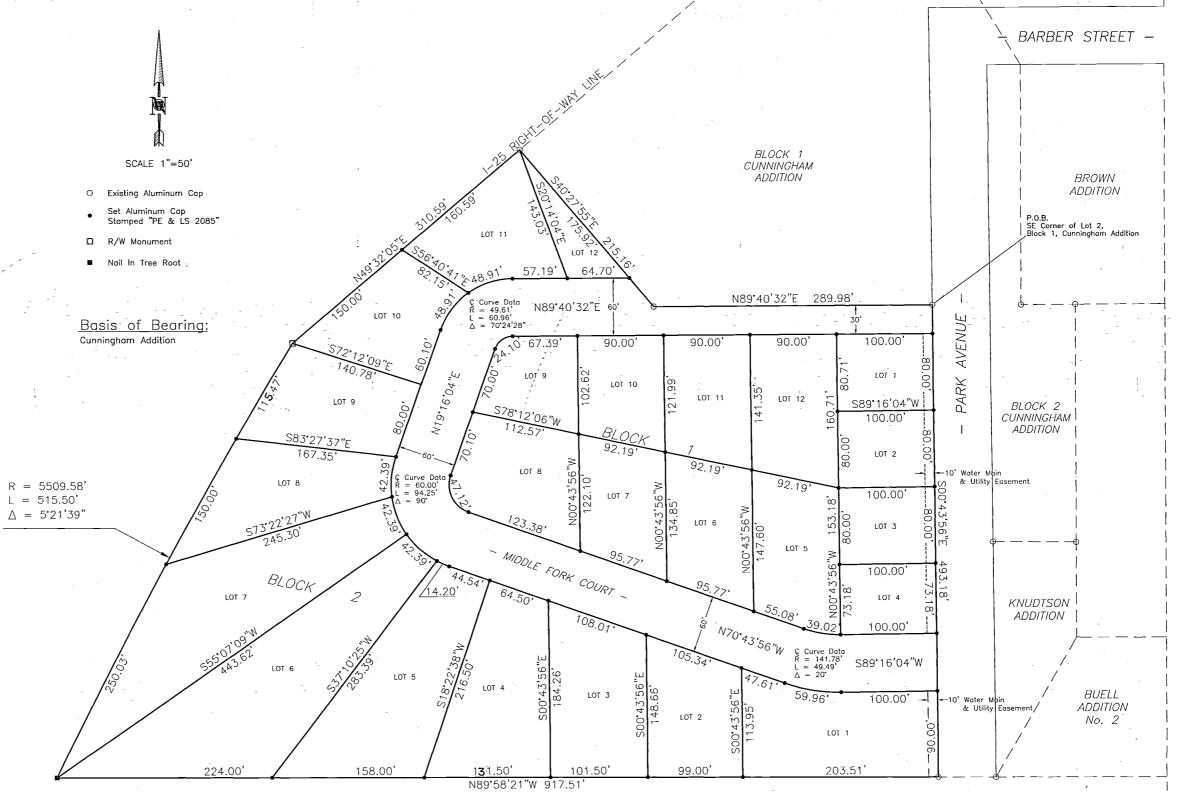
Witness my hand and official seal.



My Commission Expires: 9|27106

VICINITY SKETCH





APPROVALS

STATE OF WYOMING

Horil , 200% at //LOO A.M., and was duly recorded in Plat Book Hanging File ! page 239 026100

Register of Deeds

I, Keith A. Neustel, a duly Registered Professional Land Surveyor in the State of Wyoming do hereby certify that this Plat of the POWDER RIVER ADDITION is based on existing deeds of record, existing plats of record and on the results of a field survey conducted by Terry Janssen under my direction as a Registered Professional Land Surveyor.



Engineering

GRIZZLY

PLAT

FINAL

ADDITION

RIVER

POWDER

WYOMING TOWN OF

TO THE KAYCEE,

ınningham x 225 WY 82639

Cunr Box ee, V

Greg P.O. Kayce