

SCALE: 1" = 30'  
Total No. Lots = 1

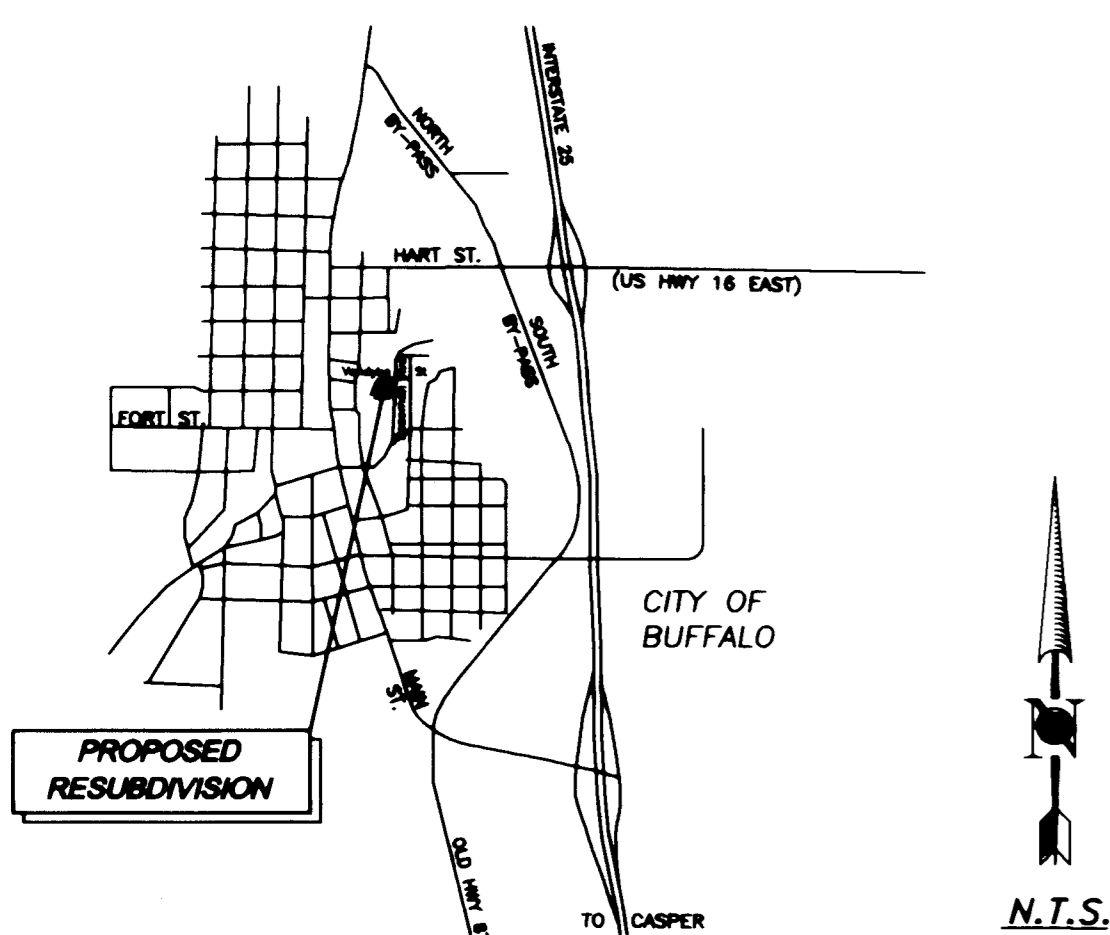
**LEGEND**

○ = Found Property Corner

**NOTES**

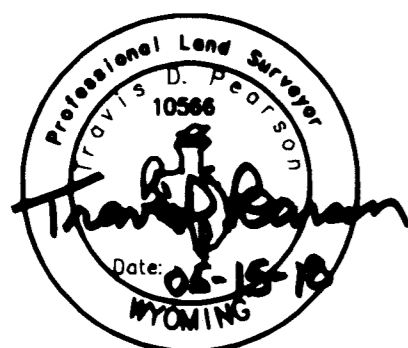
1. Set Backs on this Lot will comply with the City of Buffalo Zoning Ordinance, Chapter 29, Article 17.
2. This Lot is Zoned R-1.
3. Water and Sewer Utilities exist and are available from adjacent street and alley.
4. Dimensions shown are based upon record documents and calculations and are not intended to represent the results of an actual field survey.

**VICINITY SKETCH**



**CERTIFICATE OF SURVEYOR**

I, Travis D. Pearson, a duly Registered Professional Land Surveyor in the State of Wyoming, do hereby attest that this Summary Plat of Compliance Being a Lot Line Boundary Definition for: A PORTION OF THE UN-LOTTED WEST HALF OF BLOCK 29 OF THE ORIGINAL CITY OF BUFFALO is based on the results of a field inspection conducted by me in May of 2016, together with documents and maps of record, and that said information is accurately represented hereon.



**RECORDER'S CERTIFICATE**

STATE OF WYOMING }  
COUNTY OF JOHNSON } SS Doc Number: 171701  
This instrument was filed for record on 5/15/2018 at 3:04 PM  
and was duly recorded in book: H:FILE page: 464 - 464 fees: 75.00  
By Gene Law Johnson County Clerk  
Deputy

**APPROVALS**

Approved by the City of Buffalo, WY on this 15<sup>th</sup> day of May, 2018.  
Toby Rhoades  
Toby Rhoades, City Planner  
Julie Silbermagel  
Attest: Julie Silbermagel, City Clerk

**SUMMARY PLAT**

of COMPLIANCE  
BEING a  
LOT LINE BOUNDARY DEFINITION  
for a

PORTION OF THE UN-LOTTED WEST HALF OF BLOCK 29  
of the  
ORIGINAL CITY OF BUFFALO, WYOMING

A tract of land located in the Northerly 125 feet of the West 1/2 of Block 29, Original City of Buffalo, Wyoming, according to the plat recorded January 10, 1927, in Book 1, Page 1A.

TOGETHER WITH the South 20 feet of Van Dyke Street adjacent to said West 1/2 of Block 29 of the Original City of Buffalo, Wyoming, according to the plat recorded January 10, 1927 in Book 1, Page 1A.

ALSO TOGETHER WITH a portion of the West 1/2 of Block 29 of the Original City of Buffalo, Wyoming according to the plat recorded January 10, 1927 in Book 1, Page 1A being more particularly described as follows:

Commencing at the southwest corner of Lot 11 of Block 29 of the Original City of Buffalo, Wyoming;

thence N88°54'00"W along a line being the extension of the south line of said Lot 11, a distance of 15.00 feet to the easterly line of the West 1/2 of Block 29;

thence N01°06'00"E along said easterly line of said West 1/2 of Block 29, a distance of 19.40 feet to the TRUE POINT OF BEGINNING;

thence N88°54'00"W, a distance of 138.05 feet;

thence N30°13'53"E, a distance of 35.03 feet to the south line of said northerly 125 feet of the West 1/2 of Block 29;

thence S88°54'00"E along said south line of said southerly 125 feet of the West 1/2 of Block 29, a distance of 121.00 feet to said easterly line of the West 1/2 of Block 29;

thence S01°06'00"W along said easterly line of the West 1/2 of Block 29, a distance of 30.58 feet to the TRUE POINT OF BEGINNING.

TOGETHER WITH all improvements situate thereon and all easements and appurtenances thereto belonging;

SUBJECT TO all easements, reservations, covenants and restrictions, if any, of record; and,

FURTHER SUBJECT TO discrepancies, conflicts in boundary lines, shortages in area, encroachments, and any facts which a correct survey or inspections of the premises would disclose and which are not shown in the public records.

Basis of Bearing being the City of Buffalo Coordinate System of 2008.

EASEMENTS: No easements are created as part of this lot line boundary definition plat.

IN TESTIMONY WHEREOF: Eric L. Leis and Marcie K. Leis of Buffalo, Wyoming have caused these present to be signed

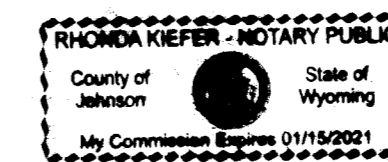
this 15<sup>th</sup> day of May, 2018.

Eric L. Leis  
Eric L. Leis  
Marcie K. Leis  
Marcie K. Leis

STATE OF WYOMING )  
                                  )ss  
COUNTY OF JOHNSON )

The foregoing instrument was acknowledged before me by Eric L. Leis who acknowledged said instrument to be his free act and deed  
this 15<sup>th</sup> day of May, 2018.

Witness my hand and seal:



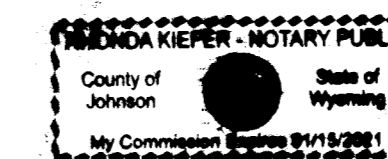
Rhonda Kiefer  
Notary Public

My Commission Expires: January 15, 2021

STATE OF WYOMING )  
                                  )ss  
COUNTY OF JOHNSON )

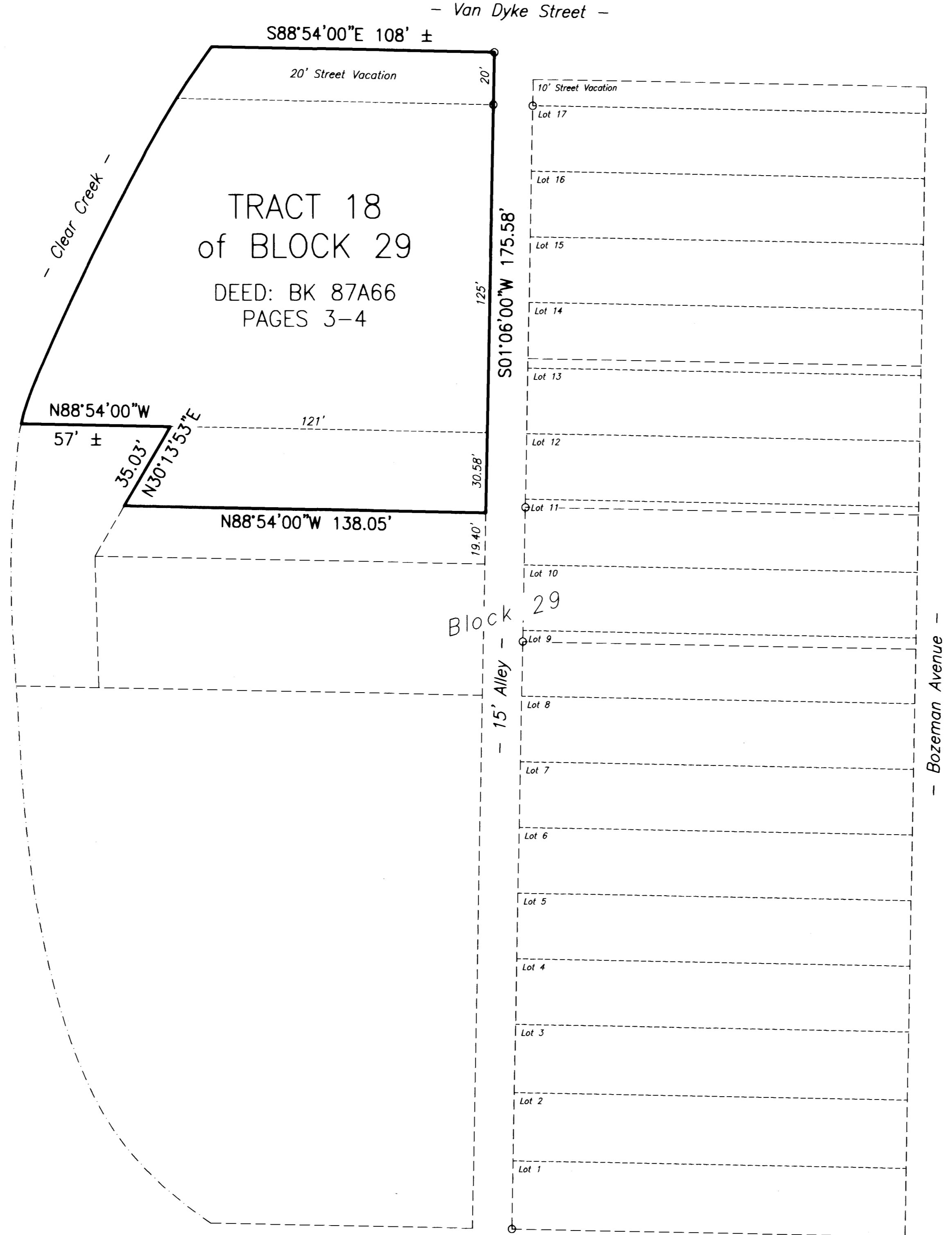
The foregoing instrument was acknowledged before me by Marcie K. Leis who acknowledged said instrument to be his free act and deed  
this 15<sup>th</sup> day of May, 2018.

Witness my hand and seal:



Rhonda Kiefer  
Notary Public

My Commission Expires: January 15, 2021



DRAWING NO 1 of 1	JOB NO B17-063	JOB TITLE Leis Final Compliance Plat	DRAWING TITLE Leis Final Compliance Plat: a Re-Subdivision of a Portion of the Un-Lotted Portion of Block 29, of The Original City of Buffalo, WY	DATE	05/11/2018	REV.	
				SURVEYED	TDP		
				ENGINEERED			
				DRAWN	PFJ		
				CHECKED	BAB		
				APPROVED	TDP		

UNLotted Portion B17.29 Original City 511