

PLAT OF
MYERS MINOR SUBDIVISION
 BEING A TRACT OF LAND
 LOCATED IN PORTION OF THE SE $\frac{1}{4}$ OF THE SE $\frac{1}{4}$
 SECTION 25, T. 51 N., R. 82 W. OF THE 6TH P.M.
 JOHNSON COUNTY, WYOMING

CERTIFICATE OF DEDICATION
 MYERS MINOR SUBDIVISION

THE ABOVE OR FOREGOING SUBDIVISION OF A TRACT OF LAND LOCATED WITHIN PART OF THE SE $\frac{1}{4}$ OF THE SE $\frac{1}{4}$ OF SAID SECTION 25, T. 51 N., R. 82 W. OF THE 6TH P.M., JOHNSON COUNTY, WYOMING, AND THAT PORTION OF SAID SECTION 25 FORMERLY DESCRIBED IN BOOK 87A - 51 OF MISCELLANEOUS, PAGE 219, IN THE OFFICE OF THE COUNTY CLERK, JOHNSON COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the southeast corner of Section 25, T. 51 N., R. 82 W., of the 6th P.M., monumented by a 3 1/4" BLM type Brass Cap, from which point the south 1/4 corner lies S89°54'17"W a distance of 2662.94 feet;

- Thence S89°54'17"W along the south line of said Section 25, a distance of 841.75 feet to the POINT OF BEGINNING of this Subdivision Boundary Description;
- Thence N17°59'50"W a distance 534.14 feet to a point on the southeasterly Right-of-Way of U.S. Highway 16;
- Thence N55°41'23"E along said Right-of-Way line a distance of 210.50 feet to a point;
- Thence S34°20'16"E along the centerline of Plains Drive a distance of 224.10 feet to a point, which point is the beginning of a tangent circular curve left having a radius of 286.48 feet;
- Thence along said tangent circular curve to the left, through a central angle of 56°21'21", a distance of 279.49 feet to the point of termination of said tangent circular curve to the left;
- Thence N89°18'23"E a distance of 29.57 feet to a point;
- Thence S00°18'20"E a distance of 316.42 feet more or less to a point on the south line of said Section 25;
- Thence S89°54'17"W along the south line of said Section 25, a distance of 404.21 feet to the POINT OF BEGINNING.

Said tract of land contains \pm 5.00 acres more or less;
 Said lot Subdivision lines and sidelines commence and terminate at the legal boundaries of lands crossed.

AS APPEARS ON THIS PLAT, IS WITH THE FREE CONSENT, AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS, CONTAINING 5.00 ACRES MORE OR LESS; HAVE BY THESE PRESENTS LAID OUT, AND SURVEYED AS MYERS MINOR SUBDIVISION, AND DO HEREBY DEDICATE AND CONVEY TO AND FOR THE PUBLIC USE FOREVER HEREAFTER THE STREETS AS ARE LAID OUT AND DESIGNATED ON THIS PLAT, AND DO ALSO RESERVE PERPETUAL EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND FOR IRRIGATION AND DRAINAGE FACILITIES AS ARE LAID OUT AND DESIGNATED ON THIS PLAT. THE DEDICATION OF THE STREETS OR ROADS ON THIS PLAT IN NO WAY OBLIGATES THE JOHNSON COUNTY COMMISSIONERS TO MAINTAIN SUCH ROADS OR ACCEPT THEM AS COUNTY ROADS NOR DOES IT RELIEVE THE SUBDIVIDER OF THE OBLIGATION TO CONSTRUCT SUCH STREETS OR ROADS ACCORDING TO THE REQUIREMENTS OF THE JOHNSON COUNTY SUBDIVISION RESOLUTION OR OTHER REGULATIONS; WITNESS OUR HANDS AND/OR SEALS THIS 11th DAY OF FEBRUARY, 2009.

ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF WYOMING ARE HEREBY WAIVED AND RELEASED.

EXECUTED THIS 11th DAY OF FEBRUARY, 2009,

Rick Myers
 Rick Myers, President, Big Horn Consolidated Services, Inc.

STATE OF WYOMING }
 COUNTY OF JOHNSON }
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF FEBRUARY, 2009, BY Rick Myers

MY COMMISSION EXPIRES: June 3, 2012

KARIL C. FISCHER
 Notary Public, County of Johnson
 My Commission Expires
 June 03, 2012

CITY OF BUFFALO APPROVALS

THE CITY OF BUFFALO PLANNING COMMISSION HEREBY RECOMMENDS APPROVAL OF THIS PLAT ON THIS 27th DAY OF January, 2009.

Stephen J. Steinmann
 CHAIRMAN

Craig Cox
 SECRETARY

APPROVED BY THE CITY OF BUFFALO, WYOMING, THIS 3rd DAY OF February, 2009.

Michael R. Johnson
 MAYOR

Julie Silberman
 CITY CLERK

PLAT WARNINGS

THE SELLER DOES NOT WARRANT TO A PURCHASER THAT THE PURCHASER HAS ANY RIGHTS TO THE NATURAL FLOW OF ANY EXISTING STREAM WITHIN OR ADJACENT TO THE PROPOSED SUBDIVISION.

THE STATE OF WYOMING DOES NOT RECOGNIZE ANY RIPARIAN RIGHTS TO THE CONTINUED NATURAL FLOW OF A STREAM OR RIVER FOR PERSONS LIVING ON THE BANKS OF A STREAM OR RIVER.

NO PROPOSED PUBLIC SEWAGE DISPOSAL SYSTEM. LOT OWNERS SHALL BE RESPONSIBLE FOR BUILDING THEIR OWN SMALL WASTEWATER DISPOSAL SYSTEMS WHICH MEET STATE AND COUNTY STANDARDS.

NO PROPOSED DOMESTIC WATER SOURCE. LOT OWNERS SHALL BE RESPONSIBLE FOR BUILDING THEIR OWN WELLS WHICH MEET STATE STANDARDS.

SOILS WITHIN THIS SUBDIVISION HAVE VERY LIMITED FEATURES FOR SEPTIC TANK ABSORPTION FIELDS, AND SOMEWHAT LIMITED FEATURES FOR LOCAL ROADS AND STREETS AND SHALLOW EXCAVATIONS.

DOMESTIC WATER SUPPLIES ARE ANTICIPATED TO BE OBTAINED THROUGH USE OF DRILLED WELLS. NO PROBLEMS AS TO AVAILABILITY OR QUALITY ARE ANTICIPATED.

SOLID WASTE HAULING SERVICE NOT PROPOSED. LOT OWNERS SHALL BE RESPONSIBLE FOR HAULING THEIR OWN SOLID WASTE.

ON-SITE FIREFIGHTING FACILITIES ARE NOT PROPOSED

A SEWER AND WATER AGREEMENT REGULATING FUTURE CONNECTIONS TO THE CITY'S MUNICIPAL WATER AND SEWER INFRASTRUCTURE EXISTS AND IS APPLICABLE TO CURRENT AND FUTURE OWNERS OF PARCELS DESCRIBED ON THIS PLAT. SAID AGREEMENT WAS APPROVED BY THE CITY OF BUFFALO ON FEBRUARY 2, 2009.

CERTIFICATE OF COUNTY PLANNING COMMISSION

APPROVED BY THE JOHNSON COUNTY PLANNING COMMISSION THIS 10th DAY OF February, 2009.

ATTEST:
Lisa Bamber
 COUNTY CLERK

Harv Brown
 CHAIRMAN OF THE COMMISSION

CERTIFICATE OF BOARD OF COUNTY COMMISSIONERS

APPROVED BY THE JOHNSON COUNTY BOARD OF COUNTY COMMISSIONERS 17th DAY OF February, 2009.

ATTEST:
Lisa Bamber
 COUNTY CLERK

Gene E. Fink
 CHAIRMAN

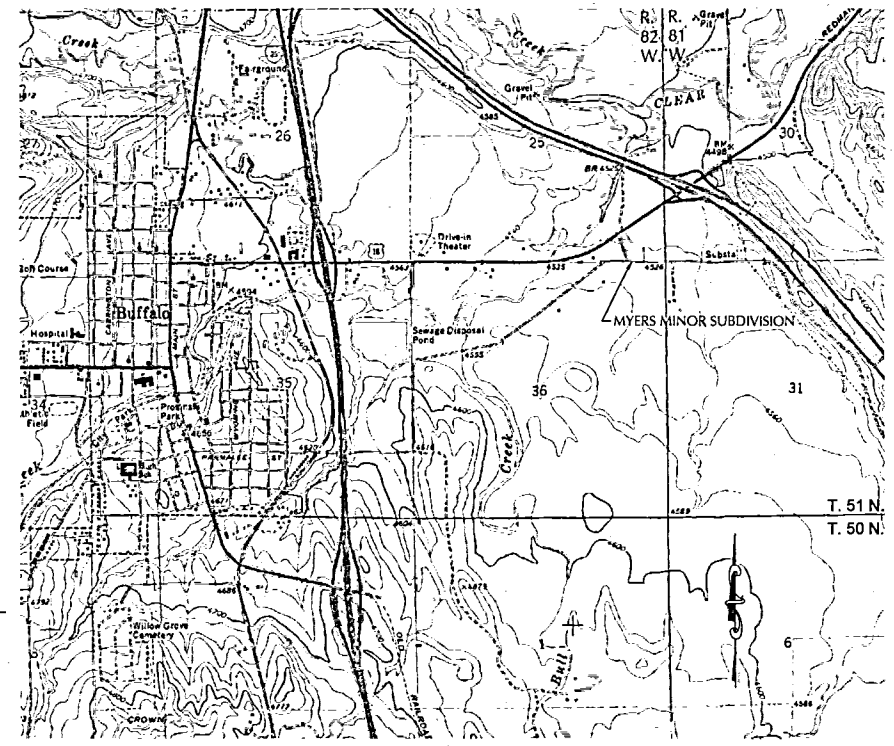
CERTIFICATE OF RECORDER

STATE OF WYOMING }
 COUNTY OF JOHNSON }

THIS INSTRUMENT WAS FILED FOR THE RECORD ON THE 9th DAY OF March, 2009, AT 3:45 AND WAS DULY RECORDED IN PLAT BOOK Hanging File, PAGE 313.
 FEE: \$50

REGISTER OF DEEDS

PROTECTIVE COVENANTS ARE RECORDED IN BOOK 86A-67, PAGE 710-714



LOCATION MAP
 SCALE 1"=2000'

SUBDIVISION INFORMATION

TOTAL AREA = 5.00ac
 AVG. LOT SIZE = 2.50ac
 TOTAL NO. LOTS = 2

SCALE: 1"=50'
 COORDINATE SYSTEM: WYOMING STATE PLANE EAST CENTRAL ZONE, MODIFIED DAF = 1.000254 (CITY OF BUFFALO ADJUSTED GROUND SYSTEM)
 BASIS OF BEARING: GEODETIC NORTH
 DATUM: NAD83(2007)

CERTIFICATE OF SURVEYOR

STATE OF WYOMING }
 COUNTY OF JOHNSON }
 I, Josh Johnson, a duly Registered Professional Engineer and Land Surveyor in the State of Wyoming do hereby certify that this Plat of the Myers Minor Subdivision, located in a portion of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 25, Township 51 North, Range 82 West of the 6th Principal Meridian as shown on this Plat and information obtained from these documents, Wyoming Department of Transportation Job NH-ON36-02(025), Resubdivision of a Portion of Lot of the Livestock Market Park Subdivision, Resubdivision of the Cowboy Town Subdivision, all on file for Public Record in the Office of the Clerks of Johnson County, Wyoming, and from notes made during an actual field survey conducted by Clint B. Culliton under my direct supervision, December 19, 2008.

Josh Johnson
 JOSH JOHNSON
 WYO P.E. & L.S. No. 8663

Professional Engineer (Civil) & Land Surveyor
 JOHNSON COUNTY
 No. 8663
 Date 2/10/09
 WYOMING

PREPARED FOR:
 Bighorn Consolidated Services Inc.,
 a Wyoming Corporation, 151 Sunset,
 Buffalo, Wyoming 82834

- LEGEND**
- FOUND STANDARD WYDOT HIGHWAY RIGHT-OF-WAY MONUMENT
 - FOUND 2" ALUMINUM CAP ON 5/8" REBAR, PER PE&LS 2085
 - FOUND 1 1/2" ALUMINUM CAP ON 5/8" REBAR, NO PLS NUMBER PRESENT
 - FOUND 5/8" REBAR WITH NO ALUMINUM CAP
 - SET 2" ALUMINUM CAP ON 5/8" REBAR, PER PE&LS 8663
 - FOUND L&LSP CORNER
 - CALCULATED HIGHWAY RIGHT-OF-WAY MONUMENT
 - PROPERTY LINE
 - ACCESS AND UTILITY EASEMENTS
 - EXISTING RIGHT-OF-WAY U.S. HWY 16, PER WYDOT JOB NH-ON36-02(025)
 - EXISTING RIGHT-OF-WAY TW ROAD (A.K.A. COUNTY ROAD 204)

Bighorn Surveying & Engineering, LLC
 401 Fort Street, Suite 4 Buffalo, WY 82834 (307) 684-7400 www.bighornsurveying.com