

NOTES

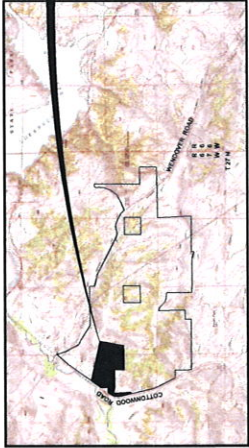
1. WATER SUPPLIED BY INDIVIDUAL DOMESTIC WELLS.
2. SEWER DISPOSAL BY INDIVIDUAL SEPTIC SYSTEMS.
3. DECLARATION OF COVENANTS ARE RECORDED BY SEPARATE DOCUMENT.
4. THE PROPOSED 30' FOOT EASEMENTS ALONG AND PARALLEL TO THE EASTERN COUNTY ROAD EASEMENT CENTERLINE, COTTONWOOD ROAD, AND OTHER PROPOSED UTILITY EASEMENTS AS SHOWN HEREON WILL BE RECORDED BY A SEPARATE DOCUMENT.
5. NOT PART OF A FIRE PROTECTION DISTRICT AND FIRE PROTECTION IS NOT OTHERWISE PROVIDED.
6. NO ATTEMPT WAS MADE TO DISCOVER AND SHOW ANY OTHER EASEMENTS, RESTRICTIONS, RIGHT-OF-WAYS, ZONING SETBACKS, OR CONDITIONS AFFECTING THE PROPERTY OTHER THAN SHOWN HEREON, AND NO CERTIFICATION OR WARRANTIES ARE GIVEN, MADE, OR IMPLIED AS TO THE EXISTENCE OR NON-EXISTENCE OF SUCH ITEMS.
7. WHEN INDICATED THAT THE PROPERTY BOUNDARY IS THE CENTERLINE OF THE ROAD, BEARINGS AND DISTANCES ARE SHOWN TO SAID CENTERLINE.
8. PROPERTY CORNERS ARE SET ON THE INTERSECTIONS OF THE TRACT LINE AND THE COUNTY ROAD R.O.W. EASEMENT LINE AS SHOWN HEREON.
9. THE CENTERLINES OF ALL ROADS AS SHOWN HEREON IS THE EXISTING TRAVELED CENTERLINE, AS FOUND DURING THE FIELD SURVEY.



SCALE: 1" = 200'
1" = 200'
BASIS OF BEARINGS IS WYOMING STATE PLANE, EAST ZONE, NAD 1983.
DISTANCE MEASURED BY ELECTRONIC DISTANCE MEASUREMENT (EDM)
(GROUND SCALE FACTOR = 1.00287739)

LEGEND

- SECTION CORNER, SEE CORNER RECORDS
- 1/4 CORNER, SEE CORNER RECORDS
- 1/16 CORNER, SEE CORNER RECORDS
- FOUND ALUMINUM CAP
- SET ALUMINUM CAP
- TRACT BOUNDARY LINES
- CENTERLINE ROAD
- ROAD EASEMENT EXTENTS
- EXISTING EASEMENT LINES
- ADJOINING PROPERTY LINES
- SECTION LINE
- 1/4 SECTION LINE
- 1/16 SECTION LINE



VICINITY MAP
PLATTE COUNTY, WYOMING

SCALE 1" = 5,000'



340 W. B STREET, SUC. 204 • CASPER, WYOMING 82601
TELEPHONE: (307) 439-4587
WWW.TOPOGRAPHIC.COM

PROJ. # 125893 • August 4, 2020 • DRAWN BY: KLC • CHECKED BY: ALM

PREPARED FOR: PRONGHORN CONSTRUCTION LIMITED KEOGH
P.O. BOX 2215
CHEYENNE, WY 82003

CERTIFICATE OF SURVEYOR

STATE OF WYOMING

COUNTY OF NATRONA

SECTION 35.S.

BEFORE ME, the undersigned authority, on this day personally appeared _____, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.



RECORD OF SURVEY
FOR THE REARRANGEMENT OF TRACT 56 OF THE "RABBIT
BUSH RANCH PHASE 3" RECORD OF SURVEY, AS FILED FOR
RECORD ON MAY 29, 2020 AS INSTRUMENT NO. 679216, IN
BOOK 2, PAGE 395, IN THE OFFICE OF THE CLERK RECORDER
FOR PLATTE COUNTY, WYOMING AS

TRACTS 56A AND 56B
RABBIT BUSH RANCH PHASE 3

SITUATED IN AND BEING A PORTION OF SECTION 21 AND
THE NW1/4 OF SECTION 22, T27N, R67W OF THE 6th P.M.,
PLATTE COUNTY, WYOMING.

