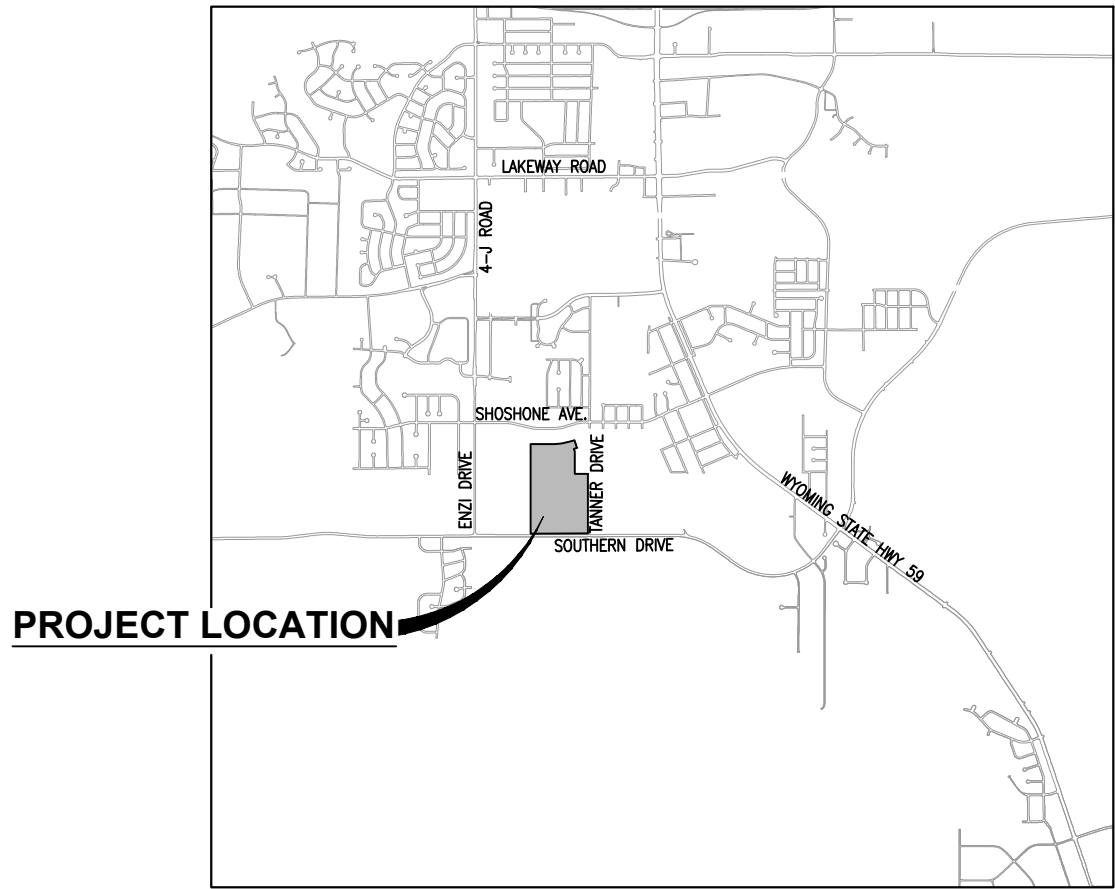


FINAL PLAT OF
LEGACY RIDGE, PHASE III

A RESUBDIVISION OF TRACT A, LEGACY RIDGE PHASE II, LOCATED IN THE E $\frac{1}{2}$ SW $\frac{1}{4}$, SECTION 3,
T.49N., R.72W. OF THE 6th P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING



VICINITY MAP
N.T.S.

Curve Table						Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	6.75	10.00	38.68	N19°13'00"W	6.62	C33	58.93	60.00	56.27	N40°41'48"E	56.59
C2	175.14	60.00	167.24	N45°03'52"E	119.26	C34	53.53	60.00	51.12	N12°59'56"W	51.78
C3	6.75	10.00	38.68	S70°39'15"E	6.62	C35	6.75	10.00	38.68	N19°13'00"W	6.62
C4	31.39	20.00	89.94	N45°02'06"E	28.27	C36	51.77	33.00	89.88	S45°03'52"W	46.62
C5	31.44	20.00	90.06	S44°57'53"E	28.30	C37	12.97	1422.45	0.52	S89°44'33"W	12.97
C6	408.40	1362.45	17.17	N81°24'58"E	406.87	C38	63.87	1422.45	2.57	S88°11'42"W	63.86
C7	56.62	1422.45	2.28	S73°58'09"W	56.61	C39	65.16	1422.45	2.62	S85°35'47"W	65.15
C8	30.70	20.00	87.93	S31°08'31"W	27.77	C40	66.66	1422.45	2.68	S82°56'30"W	66.65
C9	120.25	530.00	13.00	S6°19'33"E	119.99	C41	62.48	1422.45	2.52	S80°20'27"W	62.48
C10	32.12	20.00	92.01	S45°49'46"E	28.78	C42	30.76	20.00	88.11	N56°51'46"W	27.81
C11	30.72	20.00	87.89	S44°10'15"W	27.78	C43	101.88	470.00	12.42	N6°35'54"W	101.68
C12	33.09	20.00	94.80	N47°13'33"W	29.44	C44	4.61	470.00	0.56	N0°08'27"W	4.61
C13	105.83	1310.00	4.63	S87°41'22"W	105.80	C45	29.74	20.00	85.20	N42°46'27"E	27.08
C14	31.37	20.00	89.88	S45°03'53"W	28.25	C46	5.17	1250.00	0.24	N85°29'36"E	5.17
C15	31.46	20.00	90.12	N44°56'08"W	28.31	C47	70.10	1250.00	3.21	N87°13'06"E	70.09
C16	51.77	33.00	89.88	N45°03'52"E	46.62	C48	25.71	1250.00	1.18	N89°24'51"E	25.71
C17	271.14	1422.45	10.92	N84°32'35"E	270.73	C49	31.46	20.00	90.12	S44°56'08"E	28.31
C18	30.76	20.00	88.11	S56°51'46"E	27.81	C50	12.74	1532.45	0.48	S89°45'56"W	12.74
C19	106.49	470.00	12.98	S6°19'02"E	106.26	C51	70.04	1532.45	2.62	S88°13'05"W	70.04
C20	29.74	20.00	85.20	S42°46'27"W	27.08	C52	40.34	1532.45	1.51	S86°09'16"W	40.34
C21	100.98	1250.00	4.63	S87°41'21"W	100.95	C53	56.62	1422.45	2.28	S73°58'09"W	56.61
C22	30.63	1362.45	1.29	N73°28'22"E	30.63	C54	30.70	20.00	87.93	S31°08'31"W	27.77
C23	69.99	1362.45	2.94	N75°35'19"E	69.98	C55	57.08	530.00	6.17	S9°44'25"E	57.05
C24	70.06	1362.45	2.95	N78°32'00"E	70.05	C56	63.17	530.00	6.83	S3°14'27"E	63.13
C25	70.00	1362.45	2.94	N81°28'42"E	69.99	C57	32.12	20.00	92.01	S45°49'46"E	28.78
C26	69.97	1362.45	2.94	N84°25'17"E	69.96	C58	31.37	20.00	89.88	S45°03'53"W	28.25
C27	69.97	1362.45	2.94	N87°21'50"E	69.97	C59	25.62	1310.00	1.12	S89°26'36"W	25.62
C28	27.78	1362.45	1.17	N89°25'10"E	27.78	C60	70.09	1310.00	3.07	S87°21'02"W	70.08
C29	31.44	20.00	90.06	S44°57'53"E	28.30	C61	10.12	1310.00	0.44	S85°35'47"W	10.12
C30	31.39	20.00	89.94	N45°02'06"E	28.27	C62	33.09	20.00	94.80	N47°13'33"W	29.44
C31	6.75	10.00	38.68	S70°39'15"E	6.62	C63	30.72	20.00	87.99	S44°10'15"W	27.78
C32	62.68	60.00	59.86	S81°14'24"E	59.87						

SUBDIVISION SUMMARY

TOTAL AREA: 55.592 ACRES
TOTAL TRACTS: 1 TRACT (41,631 AC)
TOTAL LOTS: 52 LOTS
AVERAGE LOT SIZE: 8475 S.F. ±
ZONING: R-1
FLOOD PLAIN DESIGNATION: ZONE X
RIGHT OF WAY: 3.84 ACRES

LEGEND

- SET 2" ALUMINUM CAP (LS 12699)
- FOUND PROPERTY CORNER
- LOT BOUNDARY
- - - SUBDIVISION BOUNDARY
- - - EXISTING EASEMENT LINES
- - - PROPOSED GENERAL UTILITY EASMENT
- - - EXISTING LOT LINES
- - - DRY UTILITY EASEMENT
- - - GENERAL UTILITY EASEMENT

BENCHMARK

BASED ON CITY OF GILLETTE VERTICAL CONTROL
MONUMENT #102, ELEVATION 4609.666

BASIS OF BEARING

THE WEST LINE OF THE E1/2SW1/4, SECTION 3,
T.49N., R.72W.

DECLARATION VACATING PREVIOUS PLATTING

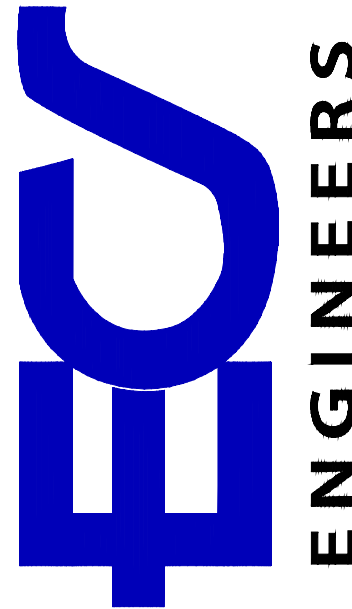
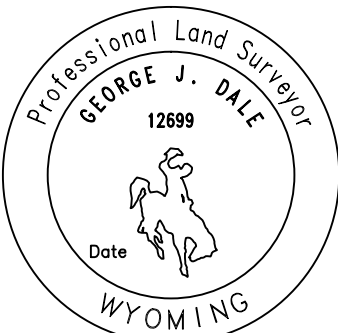
THIS PLAT IS THE RESUBDIVISION OF TRACT A, LEGACY RIDGE PHASE II, LOCATED IN SECTION 3, T.49N., R.72W. OF
THE 6th P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AS RECORDED IN BOOK 10 OF PLATS, PAGES 86-87
OF THE RECORDS OF THE CAMPBELL COUNTY CLERK. ALL EARLIER PLATS OR PORTIONS THEREOF, INCLUDING A
TEMPORARY DRAINAGE EASEMENT, AS RECORDED IN BOOK 2783 OF PHOTOS, PAGE 505 OF THE RECORDS OF THE
CAMPBELL COUNTY CLERK, AND ENCOMPASSED BY THE BOUNDARIES OF THIS PLAT ARE HEREBY VACATED WITH THIS
PLAT.

SURVEYOR'S CERTIFICATE

I, GEORGE J. DALE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE
STATE OF WYOMING, THAT THIS SUBDIVISION PLAT IS A TRUE, CORRECT, AND COMPLETE PLAT OF THE LEGACY RIDGE PHASE III,
A RESUBDIVISION OF TRACT A, LEGACY RIDGE PHASE II, LOCATED IN SECTION 3, T.49N., R.72W., OF THE 6th P.M., CITY OF
GILLETTE, CAMPBELL COUNTY, WYOMING, AS LAID OUT, PLATTED, DEDICATED AND SHOWN HEREON, THAT SUCH PLAT WAS MADE
FROM AN ACCURATE SURVEY OF SAID PROPERTY BY ME AND UNDER MY DIRECT SUPERVISION.

NOTE:

ALL INTERIOR LOT CORNERS SHALL BE SET BY THE OWNER'S DESIGNATED
WYOMING PROFESSIONAL LAND SURVEYOR UPON SUBSTANTIAL COMPLETION OF
THE ROADWAY AND UTILITY CONSTRUCTION.



PREPARED FOR:
QUANTUM PARTNERS, LLC
P.O. BOX 1289
GILLETTE, WY 82717
(307) 686-3620

PREPARED BY:
ECS ENGINEERS
511 E. 4th STREET, SUITE 3
GILLETTE, WY 82716

FINAL PLAT
LEGACY RIDGE
PHASE III

PAGE 2/2

Scale: SEE DRAWING
File Name: FinalPlat_PhaseIII.dwg

Date Drawn: 10/31/2013
Project No. 1301000

REV	DATE	BY	CHK	REVISIONS