

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED THE JON FREDERICK PERSIAN AND JENEAN KAY PERSIAN REVOCABLE TRUST AND NELSON BROTHERS MINING SERVICES, LLC, BEING THE OWNERS, PROPRIETORS OR PARTIES OF INTEREST IN THE LAND SHOWN ON THIS PLAT, DO HEREBY CERTIFY THAT THE FOREGOING PLAT DESIGNATED AS THE RESUBDIVISION OF LOTS 1B & 2L AND VACATED 60' RIGHT OF WAY, OF THE RESUBDIVISION OF LOT 1 AND LOT 2C OF THE RESUBDIVISION OF TRACT E OF SUNBURST SUBDIVISION NO. 4, LOCATED IN A PORTION OF THE SE1/4NE1/4 SECTION 3 AND THE SW1/4NW1/4 SECTION 2, T49N, R72W, OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1B AND LOT 2L OF TRACT E SUNBURST SUBDIVISION NO. 4 AND CONTAINS AND AREA OF 7.66 ACRES, MORE OR LESS, AND THAT THIS SUBDIVISION, AS IT IS DESCRIBED AND AS IT APPEARS ON THIS PLAT, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETOR; AND THAT THIS IS A CORRECT PLAT OF THE AREA AS IT IS DIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS.

THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT DOES HEREBY DEDICATE TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PERPETUAL PUBLIC USE, ALL STREETS, ALLEYS, EASEMENTS AND OTHER PUBLIC LANDS WITHIN THE BOUNDARY LINES OF THE PLAT, AS INDICATED, AND NOT ALREADY OTHERWISE DEDICATED FOR PUBLIC USE.

UTILITY EASEMENTS, AS DESIGNATED ON THIS PLAT, ARE HEREBY DEDICATED TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PERPETUAL PUBLIC USE, FOR THE PURPOSE OF INSTALLING, REPAIRING, REPLACING AND MAINTAINING SEWERS, WATER LINES, GAS LINES, ELECTRIC LINES, TELEPHONE LINES AND OTHER FORMS AND TYPES OF PUBLIC UTILITIES NOW OR HEREAFTER GENERALLY UTILIZED BY THE PUBLIC.

DRAINAGE EASEMENTS, AS DESIGNATED ON THIS PLAT, ARE HEREBY DEDICATED TO THE CITY OF GILLETTE AND ITS LICENSEES FOR PUBLIC USE, TO ACCOMMODATE THE FLOW OR STORAGE OF STORM WATERS AND SHALL BE KEPT FREE OF ALL STRUCTURES OR OTHER IMPEDIMENTS.

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

EXECUTED THIS _____ DAY OF _____ A.D., 20____, BY:

THE JON FREDERICK PERSIAN AND JENEAN KAY PERSIAN REVOCABLE TRUST, JENEAN KAY PERSIAN, TRUSTEE

STATE OF WYOMING)
JSS.
CAMPBELL COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

____ DAY OF _____ A.D., 20____, BY THE JON FREDERICK PERSIAN AND JENEAN KAY PERSIAN REVOCABLE TRUST, JENEAN KAY PERSIAN, TRUSTEE,
AS A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

EXECUTED THIS _____ DAY OF _____ A.D., 20____, BY:

NELSON BROTHERS MINING SERVICES, LLC

STATE OF WYOMING)
JSS.
CAMPBELL COUNTY)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

____ DAY OF _____ A.D., 20____, BY THE NELSON BROTHERS MINING SERVICES, LLC,
AS A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

CERTIFICATE OF REVIEW OF THE CITY ENGINEER

DATA ON THIS PLAT REVIEWED THIS _____ DAY OF _____ A.D., 20____ BY THE CITY ENGINEER OF GILLETTE WYOMING.

CITY ENGINEER

CERTIFICATE OF APPROVAL BY THE CITY COUNCIL OF THE CITY OF GILLETTE, WYOMING

APPROVED BY THE CITY COUNCIL OF THE CITY OF GILLETTE, WYOMING THIS _____ DAY OF _____ A.D., 20____.

MAYOR

CITY CLERK

CERTIFICATE OF APPROVAL BY THE CITY OF GILLETTE PLANNING COMMISSION

APPROVED BY THE CITY OF GILLETTE PLANNING COMMISSION THIS _____ DAY OF _____ A.D., 20____.

CHAIRMAN

SECRETARY

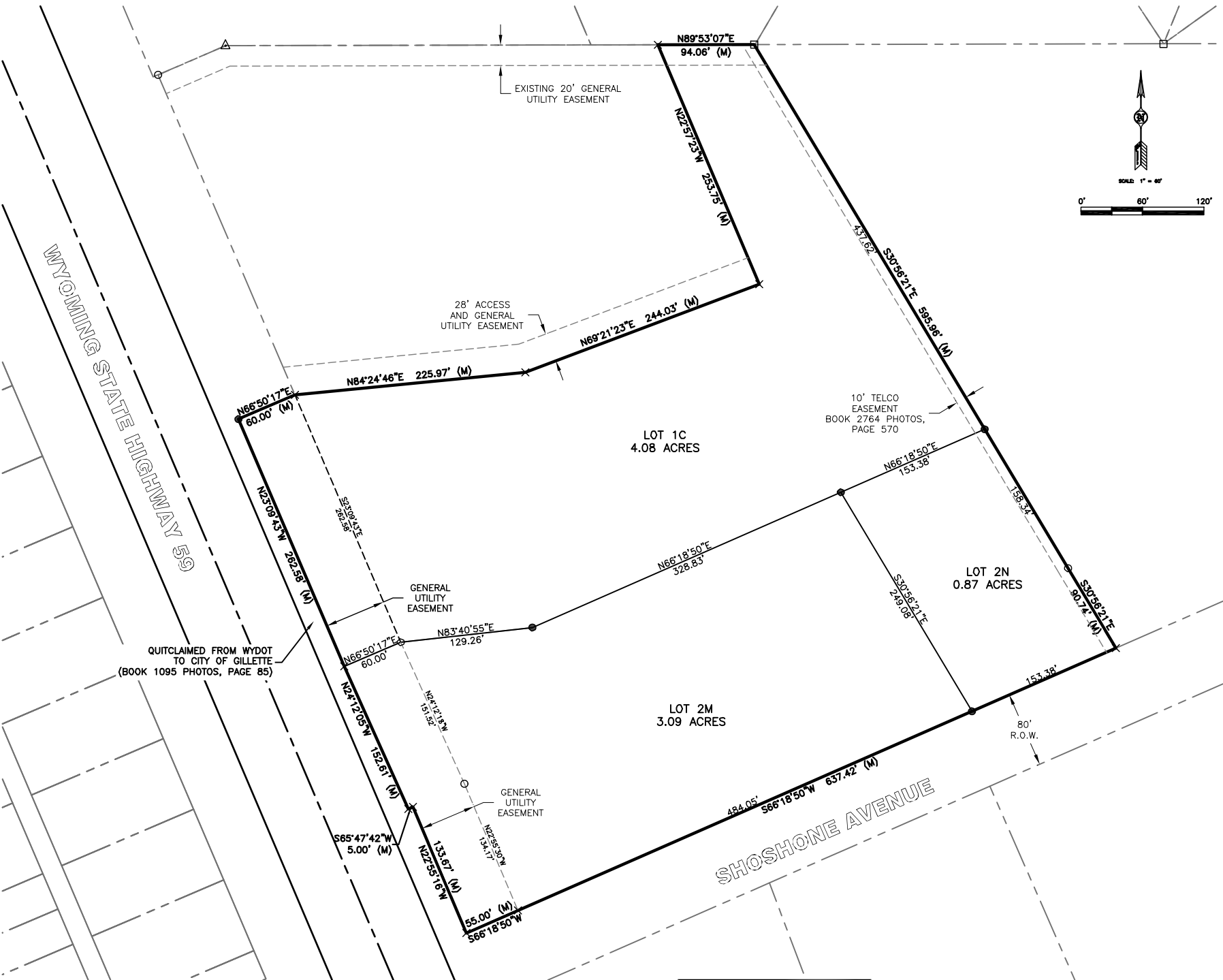
DECLARATION VACATING PREVIOUS PLATTING

THIS PLAT IS THE RESUBDIVISION OF LOT 1B, THE RESUBDIVISION OF LOT 1 OF TRACT E OF SUNBURST SUBDIVISION NO. 4, AS RECORDED IN BOOK 10 OF PLATS, PAGE 161, THE RESUBDIVISION OF VACATED 60' RIGHT OF WAY, OF THE RESUBDIVISION OF TRACT E OF SUNBURST SUBDIVISION NO. 4, AS RECORDED IN BOOK 6 OF PLATS, PAGE 120 AND THE RESUBDIVISION OF LOT 2L, THE RESUBDIVISION OF LOT 2C AND VACATED 60' RIGHT OF WAY OF TRACT E OF SUNBURST SUBDIVISION NO. 4, AS RECORDED IN BOOK 10 OF PLATS, PAGE 308 OF THE RECORDS OF THE CAMPBELL COUNTY CLERK. ALL EARLIER PLATS OR PORTIONS THEREOF, ENCOMPASSED BY THE BOUNDARIES OF THIS PLAT ARE HEREBY VACATED.

CERTIFICATE FOR RECORDING BY THE COUNTY CLERK AND RECORDER

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT _____ O'CLOCK _____ M. THIS _____ DAY OF _____ 20____, AND IS DULY RECORDED IN BOOK NUMBER _____, PAGE NUMBER _____.

COUNTY CLERK



SUBDIVISION SUMMARY

TOTAL AREA: 8.04 ACRES
TOTAL LOTS: 3 LOTS
ZONING: C-1
FLOOD PLAIN DESIGNATION ZONE X

SURVEYOR'S CERTIFICATE

I, DAVID L. VUEM, 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 RESUBDIVISION OF LOTS 1B & 2L AND VACATED 60' RIGHT OF WAY, OF THE RESUBDIVISION OF LOT 1 AND LOT 2C OF THE RESUBDIVISION OF TRACT E OF SUNBURST SUBDIVISION NO. 4, LOCATED IN A PORTION OF THE SE1/4NE1/4 SECTION 3 AND THE SW1/4NW1/4 SECTION 2, T49N, R72W, 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 SUPERVISION.

BENCHMARK

BASED ON CITY OF GILLETTE
VERTICAL CONTROL MONUMENT #22
ELEVATION= 4559.38

BASIS OF BEARING

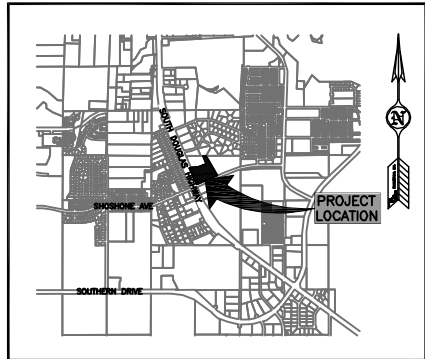
THE CITY OF GILLETTE HORIZONTAL CONTROL NETWORK.
***ALL MEASURED DISTANCES ARE GRID, FOR CONVERSION TO SURFACE, MULTIPLY BY 1.00026964.
***ALL AREAS ARE CALCULATED AT SURFACE.

LEGEND

- FOUND IRON PIN
- FOUND REBAR AND CAP RLS 2333
- △ FOUND IRON PIN W/ FLANGE
- × FOUND REBAR AND CAP PLS #6872
- SET 2" ø ALUMINUM CAP (PLS #6872)
- SUBDIVISION BOUNDARY
- 110' WYDOT RIGHT OF WAY BOOK 1095 PHOTOS, PAGE 85
- - - EXISTING EASEMENT
- - - PROPERTY/ROW LINES
- (M) MEASURED DIMENSION

NOTE

1. MEASURED DIMENSIONS CORRELATE WITH BOOK 10 OF PLATS, PAGE 161 AND BOOK 10 OF PLATS, PAGE 309.
2. THIS PLAT IS FOR OWNERSHIP PURPOSES ONLY. NO DEVELOPMENT IS ALLOWED WITHIN THE SUBDIVISION UNTIL SUCH TIME THE APPROPRIATE REVIEW PROCESS AND APPROVAL HAS BEEN CONDUCTED BY CITY OF GILLETTE.



VICINITY MAP

Prepared for:
NELSON BROTHERS MINING SERVICES, LLC
P.O. BOX 1478
GILLETTE, WY 82717
(205) 802-5305



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Drawn by: SS Design by: SS Reviewed by: DV

Revision Date Revision Description

PCA Project Number: 163769.00

Plot Date: Jul 18, 2016 - 4:37pm

G:\PROJECTS\16376900 4201 S. Douglas Hwy Re-Subd

MainP.dwg

Layout: Plat 1

X-Ref: ...

RESUBDIVISION OF LOTS 1B & 2L AND VACATED 60' RIGHT OF WAY OF THE RESUBDIVISION OF LOT 1 AND LOT 2C OF THE RESUBDIVISION OF TRACT E OF SUNBURST SUBDIVISION NO. 4
LOCATED IN A PORTION OF THE SE1/4NE1/4 SECTION 3 AND THE SW1/4NW1/4 SECTION 2, T49N, R72W, OF THE 6TH P.M., CITY OF GILLETTE, CAMPBELL COUNTY, WYOMING

FINAL PLAT

SHEET 1 OF 1