

# FINAL PLAT

## DRY CREEK SUBDIVISION PHASE ONE

AN ADDITION TO THE CITY OF ROCK SPRINGS, WYOMING

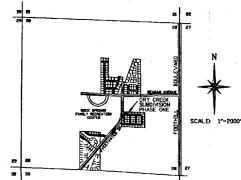
### SURVEYOR'S CERTIFICATE

I, HARRY J. KESSNER DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF WYOMING, THAT THIS PLAT IS A TRUE, CORRECT, AND COMPLETE PLAT OF DRY CREEK SUBDIVISION PHASE ONE AS LAID OUT PLATTED, DEDICATED AND SHOWN HEREON, THAT SUCH PLAT WAS MADE FROM AN ACCURATE SURVEY OF SAID SUBDIVISION BY ME AND UNDER MY SUPERVISION AND CORRECTLY SHOWS THE LOCATION AND DIMENSIONS OF THE LOTS, EASEMENTS, AND STREETS OF SAID SUBDIVISION AS THE SAME ARE STAKED UPON THE GROUND IN COMPLIANCE WITH THE CITY OF ROCK SPRINGS REGULATIONS GOVERNING THE SUBDIVISION OF LAND TO AN ACCURACY OF 1 PART IN 10,000.



STATE OF WYOMING }  
SWEETWATER COUNTY }  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19 DAY OF August, A.D. 19 92, BY Robert L. Tanswell AS A FREE AND VOLUNTARY ACT AND DEED WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES: August 14, 1994



LOCATION MAP  
SECTION 28, TOWNSHIP 19 NORTH,  
RANGE 105 WEST

THE SUBDIVISION AND ADJACENT LANDS ARE ZONED R1.  
THE SUBDIVISION IS LOCATED IN ZONE "X" ON THE ROCK SPRINGS CITY ZONE INSURANCE RATE MAP WHICH WAS REVISED ON SEPTEMBER 15, 1989. ZONE "X" IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN.

### SUMMARY OF LAND USE

- 4.06 TOTAL ACRES
- 12 LOTS
- 1.39 ACRES OF STREET RIGHT-OF-WAY

CITY ENGINEER  
CITY OF ROCK SPRINGS  
PLANNING AND ZONING COMMISSION

THIS PLAT APPROVED BY THE CITY OF ROCK SPRINGS PLANNING AND ZONING COMMISSION THIS 22 DAY OF June, A.D. 1995.

ATTEST:  
*Robert L. Tanswell*  
SECRETARY

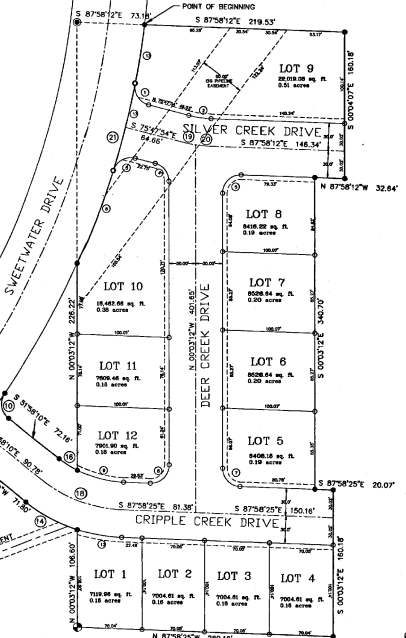
### CERTIFICATE OF REVIEW

CITY ENGINEER  
CITY OF ROCK SPRINGS  
PLANNING AND ZONING COMMISSION

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT ROCK SPRINGS, WYOMING, ON THIS 19 DAY OF August, A.D. 1995.

CERTIFICATE OF RECORDATION  
COUNTY CLERK AND RECORDER  
COUNTY CLERK  
*W. J. M. [Signature]*

A PARCEL OF LAND IN LOT 22 & LOT 25  
OF SECTION 28, RESURVEY OF TOWNSHIP 19 NORTH - RANGE 105 WEST  
6TH PRINCIPAL MERIDIAN, SWEETWATER COUNTY, WYOMING



CURVE NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
1	89°52'12"	20.00	30.32	18.85	27.18	S 32°22'57" E
2	12°10'18"	150.00	25.49	12.19	25.44	N 81°53'05" W
3	89°33'01"	20.00	30.32	18.85	27.50	N 80°48'36" E
4	70°44'45"	20.00	28.44	15.50	24.56	S 27°32'52" E
5	89°20'00"	20.00	32.14	20.74	28.19	N 45°59'15" E
6	87°00'20"	860.00	106.82	54.48	108.75	N 20°15'15" E
7	87°00'20"	20.00	30.89	18.89	27.27	S 44°35'48" E
8	92°14'47"	20.00	35.14	20.74	28.19	N 45°59'15" E
9	24°44'48"	180.00	61.78	28.87	51.38	S 78°37'20" E
10	89°52'12"	20.00	30.32	18.85	27.52	S 68°42'47" E
11	89°27'27"	20.00	30.00	18.47	27.50	S 89°48'20" E
12	103°28'54"	180.00	48.28	24.38	48.28	S 80°28'28" E
13	84°25'58"	20.00	28.47	15.50	24.56	S 68°42'47" E
14	28°38'21"	180.00	64.75	32.12	64.39	N 82°18'20" W
15	04°44'32"	860.00	79.82	38.46	78.67	N 37°33'37" E
16	103°28'54"	180.00	48.86	24.86	48.86	S 87°22'22" E
17	06°17'58"	260.00	97.85	48.89	97.80	N 14°25'06" E
18	30°30'15"	150.00	54.28	24.74	52.72	S 89°58'18" E
19	09°52'12"	150.00	15.42	7.22	15.42	S 78°24'28" E
20	06°18'47"	150.00	16.44	8.27	16.44	S 84°48'48" E
21	17°38'11"	860.00	272.14	137.14	271.00	N 15°38'48" E



LEGEND  
 ① EXISTING 3 1/4" DIAMETER ALUMINUM CAP MARKED J.F. CO. 1982 2829  
 ② WILL SET 2 1/2" BRASS CAP ON 3/4" PIN AFTER OVERLAP GRADING IS COMPLETED  
 ③ EXISTING 2" DIAMETER ALUMINUM CAP MARKED SWEETWATER COUNTY 3116  
 ④ WILL SET 1 1/2" ALUMINUM CAP ON 5/8" PIN AFTER OVERLAP GRADING IS COMPLETED

CERTIFICATE OF APPROVAL  
ROCK SPRINGS CITY COUNCIL  
APPROVED BY THE CITY COUNCIL OF THE CITY OF ROCK SPRINGS  
WITNESS THIS 19 DAY OF August, A.D. 1995  
*Robert L. Tanswell*  
ATTEST:  
*Robert L. Tanswell*  
CITY CLERK

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNER OF THE DEVELOPMENT OF THE CITY OF ROCK SPRINGS, WYOMING, PROPRIETOR OF THE INTEREST IN THE CITY OF ROCK SPRINGS, WYOMING, DO HEREBY CERTIFY THAT THE FOREGOING PLAT DESCRIBED AS DRY CREEK SUBDIVISION PHASE ONE AS LAID OUT PLATTED, DEDICATED AND SHOWN OF SECTION 28, RESURVEY OF TOWNSHIP 19 NORTH, RANGE 105 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SWEETWATER COUNTY, WYOMING, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 TO WIT: THE FOREGOING PLAT DESCRIBED AS DRY CREEK SUBDIVISION PHASE ONE BEING A 7 1/2" DIAMETER ALUMINUM CAP MARKED SWEETWATER COUNTY 3116, THENCE SOUTH 87°58'12" EAST, 74.8 FEET ALONG THE NORTH LINE OF SAID LOT 22 TO THE POINT OF BEGINNING, THENCE SOUTH 87°58'12" EAST, 219.53 FEET ALONG THE NORTH LINE OF SAID LOT 22,  
 THENCE SOUTH 00°04'07" EAST, 156.18 FEET,  
 THENCE NORTH 87°02'17" WEST, 32.44 FEET,  
 THENCE SOUTH 00°03'17" EAST, 340.70 FEET,  
 THENCE SOUTH 87°02'17" EAST, 20.07 FEET,  
 THENCE SOUTH 00° 03'17" EAST, 180.18 FEET,  
 THENCE NORTH 87° 58'12" WEST, 20.08 FEET ALONG THE SOUTH LINE OF SAID LOT 22,  
 THENCE NORTH 00° 03'17" WEST, 106.60 FEET ALONG THE WEST LINE OF SAID LOT 22 TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 2000 FEET,  
 THENCE ALONG SAID CURVE AN ARC LENGTH OF 64.73 FEET THROUGH A CENTRAL ANGLE OF 20°22'57" (CHORD BEARING NORTH 80°20'12" WEST, 64.38 FEET),  
 THENCE NORTH 51° 58'10" WEST, 71.80 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 2000 FEET,  
 THENCE ALONG SAID CURVE AN ARC LENGTH OF 30.89 FEET THROUGH A CENTRAL ANGLE OF 18°27'27" (CHORD BEARING NORTH 83°44'07" WEST, 27.90 FEET)  
 THENCE NORTH 39°54'23" EAST, 25.91 FEET ALONG THE EASTERLY RIGHT-OF-WAY OF SWEETWATER DRIVE TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 890.00 FEET,  
 THENCE ALONG SAID CURVE ON THE EASTERLY RIGHT-OF-WAY OF SWEETWATER DRIVE AN ARC LENGTH OF 72.89 FEET THROUGH A CENTRAL ANGLE OF 04°14'37" (CHORD BEARING NORTH 37°37'37" EAST, 72.88 FEET) TO THE POINT OF BEGINNING,  
 THENCE ALONG SAID CURVE AN ARC LENGTH OF 30.32 FEET THROUGH A CENTRAL ANGLE OF 89°52'12" (CHORD BEARING SOUTH 03°32'40" EAST, 27.50 FEET),  
 THENCE SOUTH 51°58'12" EAST, 27.50 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 120.00 FEET,  
 THENCE ALONG SAID CURVE AN ARC LENGTH OF 23.8 FEET THROUGH A CENTRAL ANGLE OF 11°57'28" (CHORD BEARING SOUTH 23°37'23" EAST, 23.64 FEET) TO THE WEST LINE OF SAID LOT 22,  
 THENCE NORTH 00° 03'17" WEST, 226.22 FEET ALONG THE WEST LINE OF SAID LOT 22 TO THE EASTERLY RIGHT-OF-WAY OF SWEETWATER DRIVE AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 890.00 FEET,  
 THENCE ALONG SAID CURVE ON THE EASTERLY RIGHT-OF-WAY OF SWEETWATER DRIVE AN ARC LENGTH OF 272.14 FEET THROUGH A CENTRAL ANGLE OF 17°38'11" (CHORD BEARING NORTH 12°55'47" EAST, 271.00 FEET) TO THE POINT OF BEGINNING,  
 SAID PARCEL CONTAINS AN AREA OF 177,025 SQUARE FEET OR 4.06 ACRES MORE OR LESS, AND THAT THE UNDERSIGNED OWNER, AS DESCRIBED AND AS IT APPEARS ON THIS PLAT, IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE TERMS 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, AS DESCRIBED AND UNDERSIGNED OWNER OF THE LAND SHOWN AND DESCRIBED ON THIS PLAT HEREBY DEDICATE TO THE CITY OF ROCK SPRINGS, WYOMING, ALL THE RIGHTS, LICENSES FOR INDIVIDUAL PUBLIC USE AND STREETS, EASEMENTS, FASSETMS FOR THE PURPOSES DESIGNATED AND OTHER LAWS WITHIN THE BOUNDARIES OF THE PLAT AS PERTAINED TO AND NOT OTHERWISE DEDICATED FOR PUBLIC USE. THE RIGHTS UNDER AND BY VIRTUE OF THE FOREGOING DEDICATION LAWS OF THE STATE OF WYOMING ARE HEREBY WAIVED AND RELEASED.  
 ON THE BASIS OF BEARING IS THE WEST LINE OF U.S. GOVERNMENT LOT 22 FROM A RESUBDIVISION ASSOCIATES SURVEY OF SEC. 28 LOTS 19, 20, 22, AND 26 WHICH WAS FILED IN THE SWEETWATER COUNTY CLERK'S OFFICE ON FEB. 16, 1984.

EXECUTED THIS 19 DAY OF August, A.D. 19 92  
 BY *Robert L. Tanswell*  
 ROBERT L. TANSWELL  
 PRESIDENT  
 STATE OF WYOMING }  
 SWEETWATER COUNTY }  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19 DAY OF August, A.D. 19 92, BY Robert L. Tanswell AS A FREE AND VOLUNTARY ACT AND DEED WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC  
MY COMMISSION EXPIRES: 10/1/94  
*Paul S. Old*  
 STATE OF WYOMING }  
 SWEETWATER COUNTY }  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19 DAY OF August, A.D. 19 92, BY Paul S. Old AS A FREE AND VOLUNTARY ACT AND DEED WITNESS MY HAND AND OFFICIAL SEAL.

