



KNOW ALL MEN BY THESE PRESENTS: That the B&N Development Company, a Wyoming corporation, does hereby certify that the COUNTRY CLUB ESTATES ADDITION 11TH SECTION TO ROCK SPRINGS SWEETWATER COUNTY, WYOMING is located in the full and true Northeast corner of the Northeast quarter of Section Two (2), Township Eighteen (18) North, Range One Hundred Five (105) West of the Fifth Principal Meridian, Sweetwater County, Wyoming, and is more particularly described as follows:

Beginning at a point which lies the following courses and distances from the Northeast corner of said Section Two (2) T.18N., R.105W. of the 6th P.M. Sweetwater County, Wyoming:

Beginning of the Northeast Corner of said Section 2,  
 Thence S 0°49' E a distance of 660.0 feet to the Northeast corner of the platted and duly recorded Country Club Estates Addition 6th Section;  
 Thence S 89°45W along the Northernly boundary of the Country Club Estates Addition 6th Section a distance of 361.50 feet to the Northeast corner of the Country Club Estates Addition 6th Section;  
 Thence S 89°45W along the Northernly boundary of the Country Club Estates Addition 6th Section a distance of 310.0 feet to a point;  
 Said point being the Northeast corner of the Country Club Estates Addition 9th Section.  
 Thence S 0°16' E for a distance of 120.00 feet along the East boundary of the Country Club Estates Addition 9th Section to a point;  
 Thence S 89°44 W for a distance of 398 feet;  
 Thence S 0°16' E for a distance of 120.00 feet to the Southeast Corner of Lot 1, Block 1 of the Country Club Estates Addition 9th Section, said point being the point of beginning of the Country Club Estates Addition 11th Section free,  
 From the point of beginning of S 0°16' E, to a distance of 421.70 feet to the point of beginning of an S 2°20' curve to the left whose radius is 687.87 feet and whose length is 342.16 feet;  
 Thence along said curve for a distance of 342.16 feet to a point; thence S 28°46' E for a distance of 16.50 feet to the point of beginning of a 19°46' curve to the left whose radius is 248.76 feet and whose length is 144.18 feet; thence along said curve for a distance of 144.18 feet to a point; thence S 0°16' E for a distance of 62.80 feet; thence S 89°44 W for a distance of 120.00 feet to the Southwest Corner of Lot 1, Block 1 of the Country Club Estates Addition 6th Section;  
 Thence S 89°44 W for a distance of 87.87 feet; thence N 88°19'06" W for a distance of 119.31 feet; thence N 30°46'18" E for a distance of 16.68 feet; thence N 57°20'09" for a distance of 90.00 feet; thence N 128°15' W for a distance of 100.14 feet; to a point; thence S 0°16' E for a distance of 219.17 feet to the Southwest Corner of Lot 1, Block 3 of the Country Club Estates Addition 9th Section; thence N 89°44' E for a distance of 660.00 feet to the point of beginning.  
 Said parcel or tract contains an area of 6.19 Acres more or less.

That the said addition as appears upon this plat is made with the free consent, and in accord with the desires of the undersigned owner and proprietor, that the said Company is the owner thereof; that the foregoing is a correct and true plat of said addition as surveyed and staked into lots, blocks, streets and alleys, and that the dimensions thereon are correctly shown by figures representing feet and decimals of a foot, and the courses of the streets and alleys are correctly shown hereon, and the undersigned hereby declares to the public use all streets and alleys within the boundaries of the said addition as shown on this plat, reserving, however, all oil, gas, coal and other minerals underlying said land and the right to prospect for, mine and remove the same, so long as such operations are conducted without unreasonably interfering with the use of the surface, as set forth in the deed from the B&N Development Company to B & N Development Company, its successors and assigns, and agrees that the Cango Coal Company, its successors and assigns shall have the right to prospect for and mine any and all minerals in the subsurface of the surface of the land described above within the boundary lines of this addition; this condition is made subject to any existing easements or rights of way, property interests, or hereby prohibited to erect or build any structure within utility easements or deny ingress or egress to service or municipal use.

IN WITNESS WHEREOF the B & N Development Company has caused this certificate to be signed by its President, and its corporate seal and the date of this day of September, A.D. 1969.

Attest: [Signature] Assistant Secretary  
[Signature] President

B & N Development Company

STATE OF WYOMING } ss.  
 County of Sweetwater }

On this 10<sup>th</sup> day of September, A.D. 1969, before me personally appeared Ray Spitzer, to me personally known, who, being by me duly sworn, did say that he is the President of the B & N Development Company and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors and said President acknowledged said instrument to be the true act and deed of said corporation.

Given under my hand and notarial seal this 10<sup>th</sup> day of September, A.D. 1969.

[Signature]  
 Notary Public  
 My Commission Expires 3<sup>rd</sup> week of 1971

CERTIFICATE OF ENGINEER  
 STATE OF WYOMING  
 County of Sweetwater } ss.

I, Edward Fernelto, of Rock Springs, Wyoming, hereby certify that I accurately surveyed the Country Club Estates Addition - 11th Section to Rock Springs, Wyoming, herein shown, and that the lots, blocks, streets and alleys are accurately stated, and that this plat is accurately constructed from the field notes of the aforesaid survey.

[Signature]  
 P.E. L.S. Reg. No. 549

Approved by the Mayor and City Council of Rock Springs, Wyoming, this 10<sup>th</sup> day of September, A.D. 1969.

Attest: [Signature] Mayor

COUNTRY CLUB  
 ESTATES ADDITION  
 - 11TH SECTION -

ROCK SPRINGS  
 SWEETWATER COUNTY  
 WYOMING

SCALE: 1" = 50'