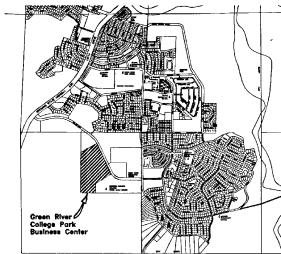


# FINAL PLAT FOR COLLEGE PARK BUSINESS CENTER

A PLANNED UNIT DEVELOPMENT

(Replat of a Portion of Tract J of  
A Subdivision of a Portion of Section 27 and  
the NE 1/4 of Section 34, T.18N., R.107W.)

NORTHEAST QUARTER  
SECTION 34  
TOWNSHIP 18 NORTH, RANGE 107 WEST  
GREEN RIVER, SWEETWATER COUNTY, WYOMING



VICINITY MAP

SCALE: 1"=2000'

**MONUMENTS**

- IRON PIPE WITH BRASS CAP FOUND
- 2" NOMINAL ALUMINUM MONUMENT SET, STAMPED "JFC" BOUNDARY, "JFC PLS 2425"
- Individual lot corners monumented by a 5/8" rebar with aluminum cap stamped "JFC PROP COR, PLS 2425" (To be set after final grading).

**APPROVAL - PLANNING COMMISSION**

This plat approved by the City of Green River Planning Commission on the 23<sup>rd</sup> day of June, A.D. 1977.

*[Signature]* Chairman  
*[Signature]* Secretary

**APPROVAL - GREEN RIVER CITY COUNCIL**

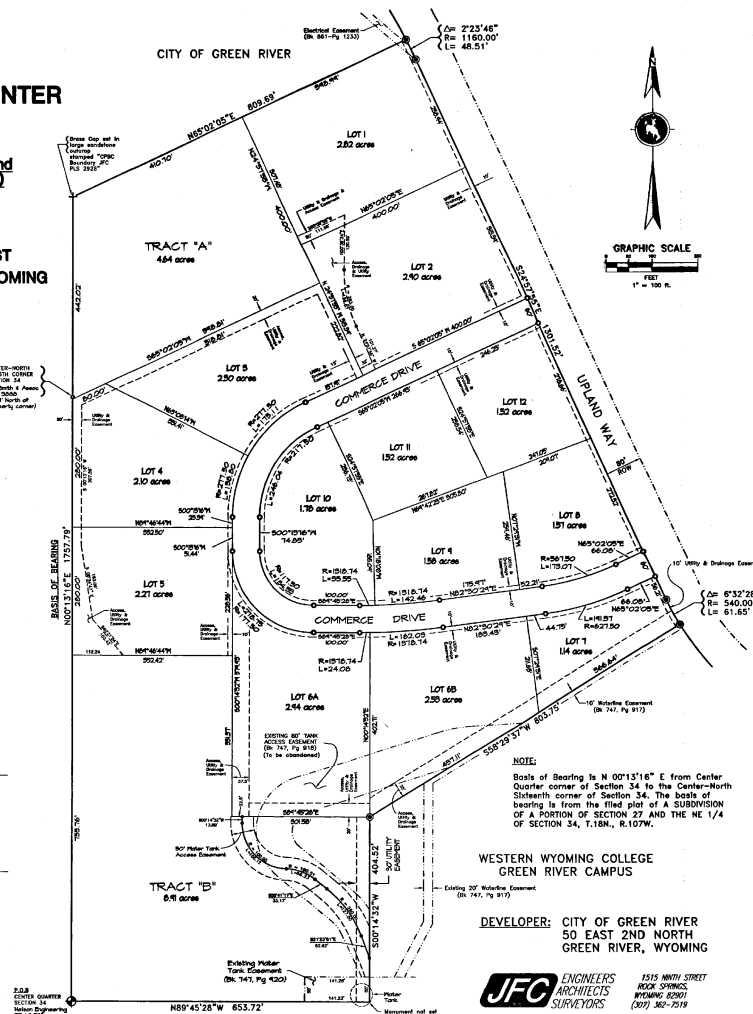
Approved by the City Council of the City of Green River, Wyoming, on the 6<sup>th</sup> day of July, A.D. 1977.

*[Signature]* Mayor  
*[Signature]* City Clerk

**RECORDING - SWEETWATER COUNTY CLERK**

This plat was filed for recording in the Office of the Clerk and Recorder on the 17<sup>th</sup> day of December, 1977, and is duly recorded in Book \_\_\_\_\_, Page \_\_\_\_\_.

*[Signature]* County Clerk  
*[Signature]* County Clerk  
# 130 28 57



**DEDICATION**

Know all men by these presents that the undersigned CITY OF GREEN RIVER, being the owner, proprietor, or parties of interest in the land above on this plat, do hereby certify that the foregoing plat described as COLLEGE PARK BUSINESS CENTER, is a portion of Tract J of the SUBDIVISION OF A PORTION OF SECTION 27 AND THE NE 1/4 OF SECTION 34, T.18N., R.107W., and is located in the Northeast Quarter of Section 34, Township 18 North, Range 107 West of the Sixth Principal Meridian Green River Sweetwater County Wyoming, and is more particularly described as follows:

- Beginning at the Center Quarter Corner of said Section 34;
- Thence North 01°19'11" East along the north-south centerline of said Section 34 for a distance of 193.74 feet;
- Thence North 89°02'05" East for a distance of 204.64 feet to a point located on the southeastern right-of-way line of the 10' utility easement shown on the SUBDIVISION OF A PORTION OF SECTION 27 AND THE NE 1/4 OF SECTION 34, T.18N., R.107W. (hereinafter referred to as SECTION 27 AND THE NE 1/4 OF SECTION 34, T.18N., R.107W.)
- Thence South 89°02'05" West along the boundary of said Section 34 for a distance of 180.00 feet to the center of a circular curve having a radius of 180.00 feet, the center of which bears South 62°50'14" West;
- Thence southeasterly along said curve and said right-of-way line through a central angle of 2°20'49" for an arc distance of 40.9 feet;
- Thence South 24°19'38" East along said right-of-way line for a distance of 150.92 feet to the beginning of a tangent curve to the left having a radius of 840.00 feet;
- Thence southeasterly along said curve through a central angle of 4°52'28" for an arc distance of 49.65 feet to the most northerly corner of Tract "A" of the above noted subdivision;
- Thence South 80°24'31" West along the boundary of said Tract "A" for a distance of 805.75 feet;
- Thence South 01°14'52" West along the boundary of said Tract "A" for a distance of 404.92 feet;
- Thence North 04°49'22" West along the east-west centerline of said Section 34 for a distance of 859.72 feet to the point of beginning;
- and contain an area of 451.01 acres more or less, and

That the subdivision, as it is defined 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 utility easements; and

That the undersigned owner of the land shown and described on this plat does hereby dedicate to the City for perpetual public use the streets, utility easements and other lands within the boundary lines of the plat as indicated and not already otherwise dedicated for public use.

All rights under and by virtue of the homestead exemption law of the State of Wyoming are hereby waived and released.

The above described tract is a portion of the SUBDIVISION OF A PORTION OF SECTION 27 AND THE NE 1/4 OF SECTION 34, T.18N., R.107W. (Sweetwater County) and is located in the Northeast Quarter of Section 34, Township 18 North, Range 107 West of the Sixth Principal Meridian Green River Sweetwater County Wyoming, and is more particularly described as follows:

I, the undersigned, do hereby certify that the above described tract is a portion of the subdivision plat which is being recorded in its place. I declare that the aforesaid portion of said original plat is hereby vacated from and other the date of execution hereof.

Executed the 2<sup>nd</sup> day of December, A.D. 1977, by:

*[Signature]* Mayor  
*[Signature]* City Clerk

State of Wyoming, ss.  
Sweetwater County.

I, Craig A. Skovens, do hereby state that I am a Professional Land Surveyor licensed under the laws of the State of Wyoming, that this plat is a true, correct, and complete plat of the COLLEGE PARK BUSINESS CENTER, and that the land is properly dedicated, and above herein, that such plat was made from an accurate survey of said property 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 shown on the ground in compliance with the City of Green River regulations governing the subdivision of land.

Witness my hand and official seal.

My commission expires *[Signature]*

*[Signature]* Notary Public



**STATEMENT OF SURVEYOR**

I, Craig A. Skovens, do hereby state that I am a Professional Land Surveyor licensed under the laws of the State of Wyoming, that this plat is a true, correct, and complete plat of the COLLEGE PARK BUSINESS CENTER, and that the land is properly dedicated, and above herein, that such plat was made from an accurate survey of said property 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 shown on the ground in compliance with the City of Green River regulations governing the subdivision of land.

*[Signature]* Surveyor  
Craig A. Skovens  
Professional Land Surveyor  
Wyoming Registration No. 2425  
12/1/77

**REVIEW - ASSISTANT CITY ENGINEER**

This plat was reviewed on the 23<sup>rd</sup> day of June, A.D. 1977, by the Assistant City Engineer of the City of Green River, Wyoming.

*[Signature]* Assistant City Engineer

WESTERN WYOMING COLLEGE  
GREEN RIVER CAMPUS

DEVELOPER: CITY OF GREEN RIVER  
50 EAST 2ND NORTH  
GREEN RIVER, WYOMING

JFC ENGINEERS ARCHITECTS SURVEYORS  
1515 NORTH STREET  
BROOKS, WYOMING 82401  
(307) 362-7019

