

ACCEPTANCE AND APPROVAL - ROCK SPRINGS CITY COUNCIL

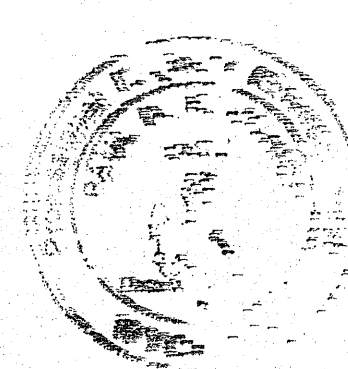
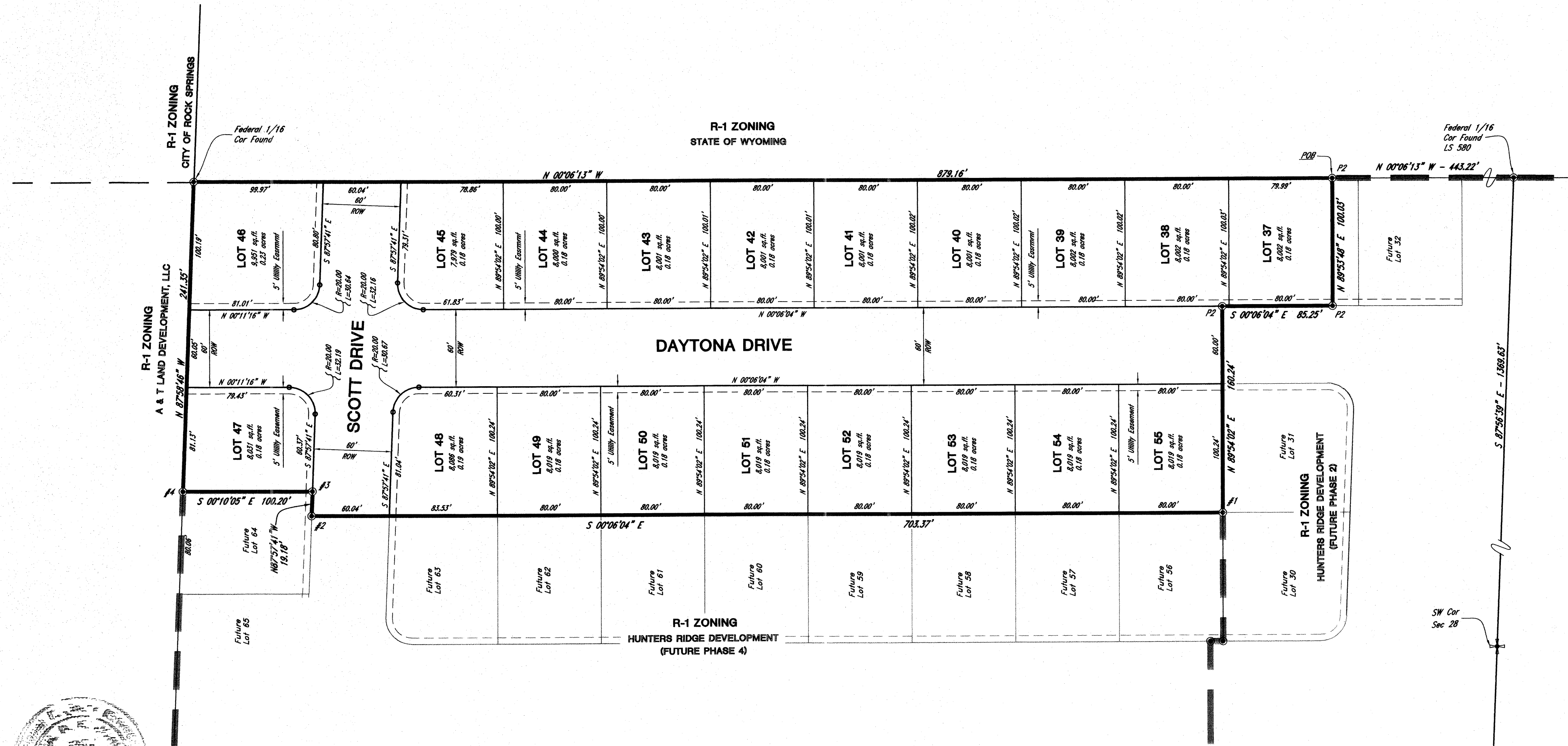
Approved by the City Council of the City of Rock Springs, Wyoming, this 15th day of MAY, A.D., 2007.

Timothy A. Kaumo
TIMOTHY A. KAUMO, Mayor
Rena M. Taruffelli
ATTEST:
LISA M. TARUFFELLI, City Clerk



FINAL PLAT FOR UMBRIA ADDITION, PHASE 3

SECTION 28, RESURVEY TOWNSHIP 19 NORTH, RANGE 105 WEST
ROCK SPRINGS, SWEETWATER COUNTY, WYOMING



CERTIFICATE OF DEDICATION

Know all men by these presents that the undersigned HUNTERS RIDGE DEVELOPMENT, INC., 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 UMBRIA ADDITION, PHASE 3 is located in Federal Lot 27 of Section 28, Resurvey Township 19 North, Range 105 West of the Sixth Principal Meridian, Rock Springs, Sweetwater County Wyoming, and is more particularly described as follows:
Commencing at the Southwest corner of said Section 28;
Thence South 87°56'39" East along the south line of said Section 28 for a distance 1364.63 feet to the southeast corner of said Federal Lot 27;
Thence North 0°06'18" West along the East line of said Federal Lot 27 for a distance of 449.22 feet to the TRUE POINT OF BEGINNING;
Thence continuing North 0°06'18" West along the East line of said Federal Lot 27 for a distance of 874.16 feet to the northeast corner thereof;
Thence North 87°58'46" West along the North line of said Federal Lot 27 for a distance of 241.35 feet;
Thence South 0°10'05" East for a distance of 100.20 feet;
Thence North 87°57'41" West for a distance of 19.18 feet;
Thence South 0°06'04" East for a distance of 703.37 feet to a point located on the northerly boundary of the Umbria Addition, Phase 2 as platted and filed in the office of the Sweetwater County Clerk;
Thence North 84°54'02" East along the northerly boundary of said Umbria Addition, Phase 2 for a distance of 160.24 feet;
Thence South 0°06'04" East along the northerly boundary of said Umbria Addition, Phase 2 for a distance of 85.25 feet;
Thence North 84°53'48" East along the northerly boundary of said Umbria Addition, Phase 2 for a distance of 100.08 feet to the TRUE POINT OF BEGINNING;
and contains a total area of 4.924 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 proprietors, and that this is a correct plat of the area as it is divided into lots, blocks, streets and easements, and that the undersigned owners of the land shown and described on this plat do hereby dedicate to the City of Rock Springs and its licensees for perpetual public use all streets, alleys, and easements for the purposes designated and other lands within the boundary lines of the plat as indicated and not otherwise dedicated for public use.

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

Executed this 8th day of MAY, 2007, by:

HUNTERS RIDGE DEVELOPMENT, INC.

Robert L. Taruffelli
Robert L. Taruffelli, President
Rena M. Taruffelli
Rena M. Taruffelli, Secretary

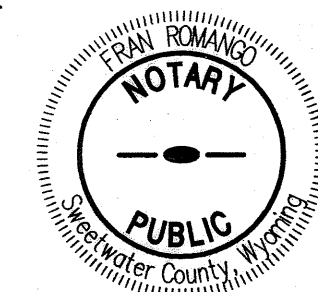
STATE OF WYOMING SS
SWEETWATER COUNTY

The foregoing instrument was acknowledged before me this 8th day of MAY, 2007, by:

Robert L. Taruffelli and Rena M. Taruffelli
as a free and voluntary act and deed.

Witness my hand and official seal.
My commission expires: 10-10-09

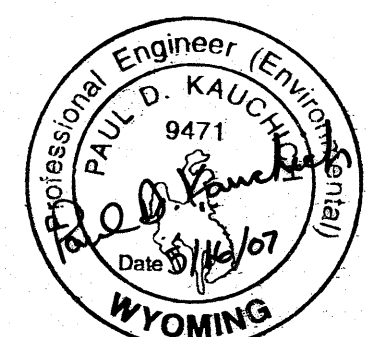
Sean Romango
Notary Public



REVIEW - DEPARTMENT OF ENGINEERING AND OPERATIONS

Data on this plat reviewed this 16th day of MAY, A.D., 2007 by a licensed Professional Engineer on behalf of the Department of Engineering and Operations of the City of Rock Springs, Wyoming.

Paul Kauchich
PAUL KAUCHICH - CITY ENGINEER
Licensed Professional Engineer



APPROVAL - PLANNING & ZONING COMMISSION

This plat approved by the City of Rock Springs Planning and Zoning Commission this 7th day of MAY, A.D., 2007.

Jay Sams
JAY SAMMIEC, Chairman
Laura Grandall
Attest:
LAURA GRANDALL, Secretary

CERTIFICATE OF RECORDING - SWEETWATER COUNTY CLERK

This plat was filed for record in the Office of the Clerk and Recorder at 3:00 o'clock, P.M., May 17, 2007, and is duly recorded in Book Plat, Page No. 498

Stuart Davis
County Clerk
Donna Wardell
Deputy



STATEMENT OF SURVEYOR

I, Craig A. Shavers do hereby certify that I am a Registered Professional Land Surveyor licensed under the laws of the State of Wyoming that this plat is a true, correct, and complete plat of the UMBRIA ADDITION, PHASE 3 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 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 one (1) part in ten thousand (10,000).

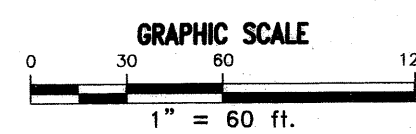
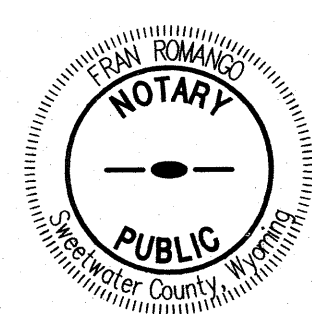
Craig A. Shavers
Craig A. Shavers
Professional Land Surveyor
Wyoming Registration No. 2928
WYOMING 5/18/07

STATE OF WYOMING SS
SWEETWATER COUNTY
The foregoing instrument was acknowledged before me this 8th day of MAY, 2007, by:

Craig A. Shavers
as a free and voluntary act and deed.

Witness my hand and official seal.
My commission expires: 10-10-09

Sean Romango
Notary Public



NOTE:

THIS SUBDIVISION INCLUDES A TOTAL OF 19 LOTS AND CONTAINS A TOTAL OF 4.924 ACRES, INCLUDING 1.384 ACRES IN STREET RIGHTS-OF-WAY.

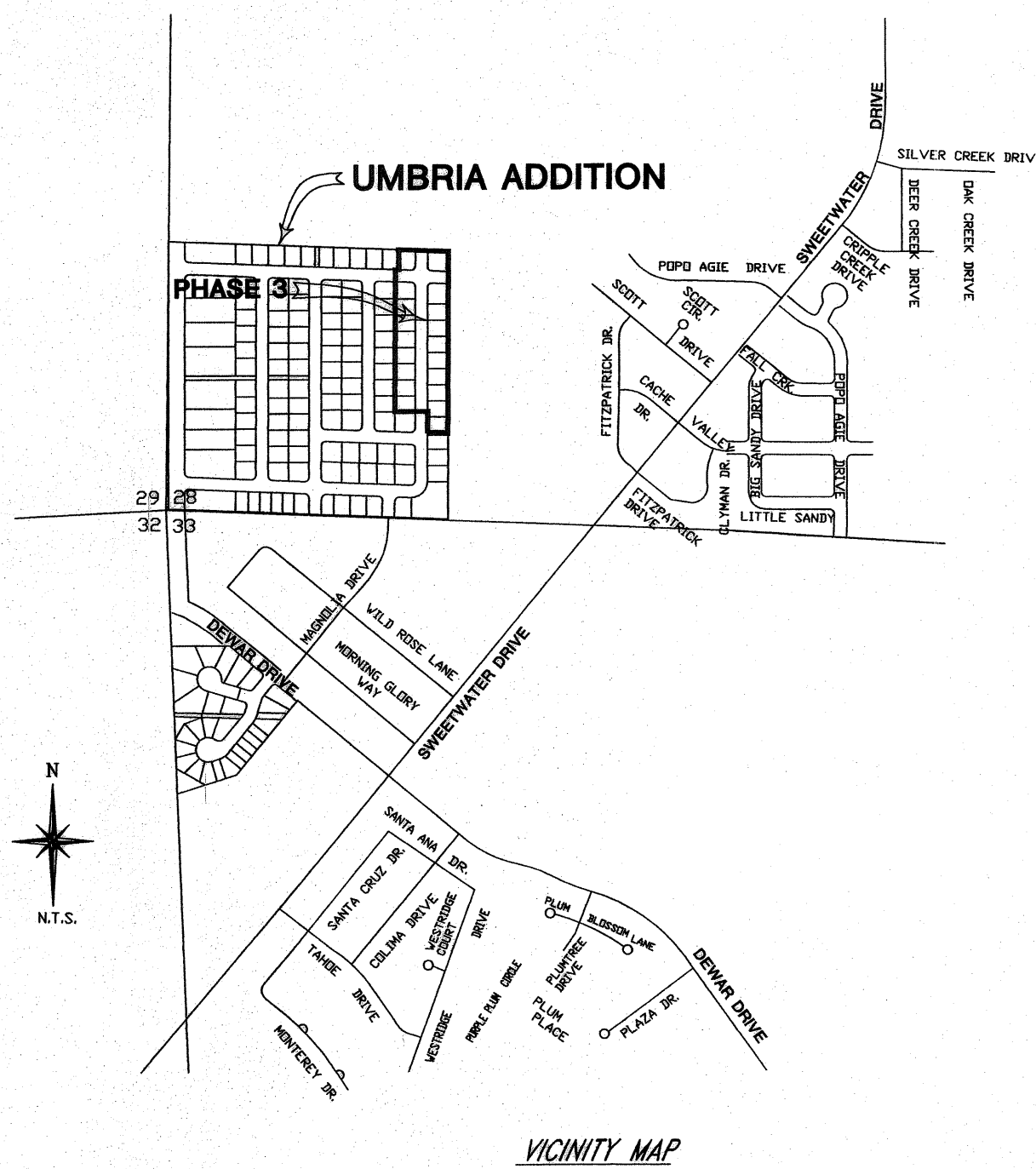
MAINTENANCE AND UPKEEP OF DRAINAGE EASEMENTS WILL BE THE RESPONSIBILITY OF THE INDIVIDUAL LOT OWNER. FENCES, WALLS OR FOOTINGS THAT WOULD IMPEDE DRAINAGE FLOWS WITHIN THOSE DRAINAGE EASEMENTS AND REGRADING OF DRAINAGE EASEMENTS SHALL NOT BE PERMITTED.

BASIS OF BEARING

THE BASIS OF BEARING IS SOUTH 87°56'39" EAST FROM THE SOUTHWEST CORNER TO THE SOUTH QUARTER CORNER OF SAID SECTION 28.

LEGEND

- 3-1/4" BERTSEN ALUMINUM CAP WITH 2-3/8"x30" ALUMINUM PIPE STAMPED "MORNINGSIDE P3 (CORNER # INDICATED ON PLAT) PLS 2928".
- INDIVIDUAL LOT CORNERS TO BE MONUMENTED BY A 5/8"x24" REBAR WITH 2" ALUMINUM CAP WITH STAMPED "PROPERTY CORNER JFC PLS 2928".
- ⊙ PIPE MONUMENT SET DURING PHASE (NUMBER INDICATED PHASE)



VICINITY MAP

