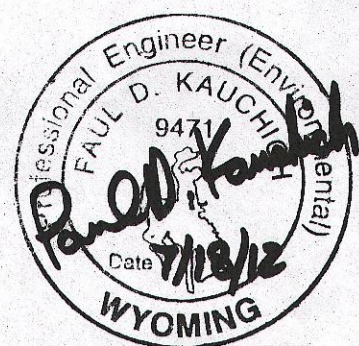


DRAWING NUMBER 552 PLAN HOLD CORPORATION • IRVINE, CALIFORNIA REDESIGNED BY NUMBER 07549

REVIEW - CITY ENGINEER

Date on this plat reviewed this 18th day of JULY, A.D., 2012 by a Licensed Professional Engineer on behalf of the Department of Engineering and Operations of the City of Rock Springs, Wyoming

Paul Kouchich
PAUL KOUCHICH - CITY ENGINEER
LICENSED PROFESSIONAL ENGINEER



APPROVAL - PLANNING & ZONING COMMISSION

This Plat Approved by the City of Rock Springs Planning & Zoning Commission this 11th day of JULY, A.D., 2012.

Mary Menatos
MARY MENATOS, Chairman
Jana McCarron
JANA McCARRON, Secretary

ACCEPTANCE AND APPROVAL - ROCK SPRINGS CITY COUNCIL

Approved by the City Council of the City of Rock Springs, Wyoming, this 17th day of JULY, A.D., 2012.

DECLARATION VACATING PREVIOUS PLATTING:
This plat is the Resubdivision of JONAH INDUSTRIAL PARK as recorded in the book of plats No. 527, of the records of the Sweetwater County Clerk. All earlier plats or portions thereof encompassed by the boundaries of this plat are hereby vacated.

Carol Demshar
CAROL DEMSHAR, Mayor
Lisa M. Taruffelli
LISA M. TARUFFELLI, City Clerk



MORTGAGEE CONSENT

The undersigned NEMA MARTIN, hereinafter MORTGAGEE, holds a mortgage in and to the property embraced by this subdivision plat, which mortgage was filed with the Clerk of Sweetwater County and is Officially Recorded of Deeds at (Book 1194, Page 153), MORTGAGEE, by his/her signature on this plat, consents to the dedication made herein and specifically releases all streets, alleys, parks, easements, open spaces and other areas dedicated to the City of Rock Springs for public use, as listed and described on this plat from the aforementioned mortgage.

Nema Martin
NEMA MARTIN, Vice President - Commerce Bank of Wyoming, N.A.

STATE OF WYOMING SS
SWEETWATER COUNTY
The foregoing instrument was acknowledged before me this 18 day of JULY, 2012, by:

Nema Martin
Nema Martin
as a free and voluntary act and deed.
Witness my hand and official seal.
My commission expires: August 4th, 2015.

NOTARY PUBLIC

STATEMENT OF SURVEYOR

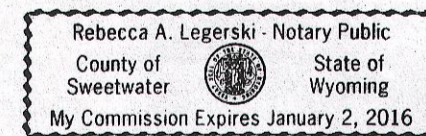
I, David A. Fehringer do hereby certify that I am a registered land surveyor licensed under the laws of the State of Wyoming, that this plat is a true, correct, and complete plat of KOMATSU INDUSTRIAL PARK FINAL PLAT as laid out, platted, dedicated, and shown hereon, that such plat was made from an accurate survey of said property by me or 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 ten thousand (10,000).

DAVID A. FEHRINGER
PROFESSIONAL ENGINEER (CIVIL) & LAND SURVEYOR
WYOMING REGISTRATION NUMBER 10052

STATE OF WYOMING SS
SWEETWATER COUNTY
The foregoing instrument was acknowledged before me this 10th day of JULY, 2012, by:

David A. Fehringer
David A. Fehringer
as a free and voluntary act and deed.
Witness my hand and official seal.
My commission expires: January 2, 2016

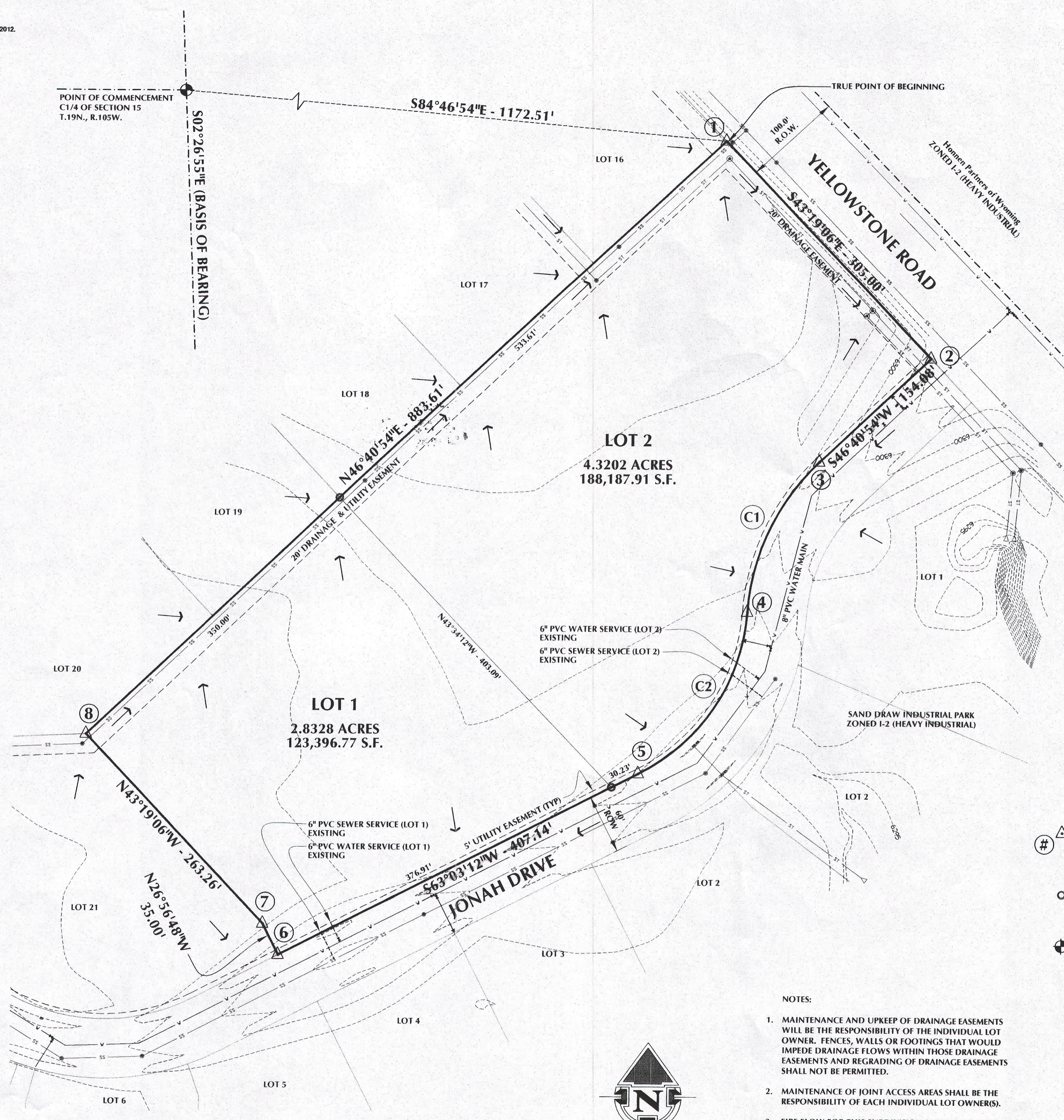
Rebecca A. Legurski
REBECCA A. LEGURSKI
NOTARY PUBLIC



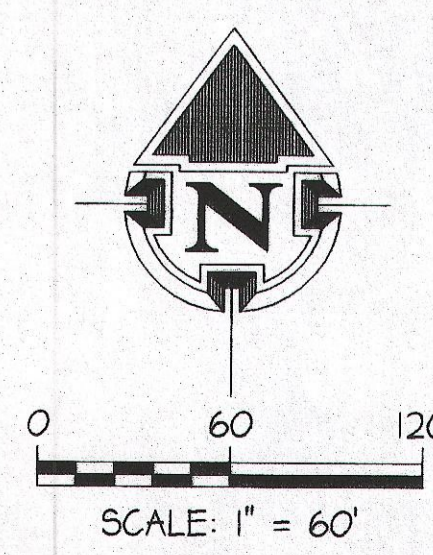
**KOMATSU INDUSTRIAL PARK
FINAL PLAT**

(A RESUBDIVISION OF JONAH INDUSTRIAL PARK)

SECTION 15, T. 19 N., R. 105 W., OF THE SIXTH PRINCIPAL MERIDIAN, SWEETWATER COUNTY, WYOMING



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD B.	CHORD L.
C1	171.98'	230.00'	42°50'32"	S25°15'38"W	168.00'
C2	206.70'	200.00'	59°12'51"	S33°26'47"W	197.62'



- NOTES:
- 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.
 - MAINTENANCE OF JOINT ACCESS AREAS SHALL BE THE RESPONSIBILITY OF EACH INDIVIDUAL LOT OWNER(S).
 - FIRE FLOW FOR THIS SUBDIVISION AND SURROUNDING AREA IS LIMITED TO 2500 GPM. SITE DEVELOPMENT AND DESIGN OF EACH LOT IS TO BE SUCH THAT THE REQUIRED FIRE FLOW IS NOT IN EXCESS OF 2500 GPM.
 - ACCESS FOR LOT #2 MUST BE LOCATED 100 FEET FROM YELLOWSTONE ROAD R.O.W. LINE TO THE BEGINNING OF THE APPROACH.

CERTIFICATE OF DEDICATION

The Undersigned 1005, LLC, being the owner, proprietor, or party of interest in the land shown on this plat, does hereby certify:
That the foregoing FINAL PLAT, designated as the KOMATSU INDUSTRIAL PARK (A RESUBDIVISION OF JONAH INDUSTRIAL PARK) and is located in Section 15, T. 19 N., R. 105 W. of the 6th P.M., Sweetwater County, Wyoming, being more particularly described as follows:

- Commencing at the Center 1/4 corner of said Section 15,
- Thence S 84° 46' 54" E, 1,172.51 feet (TIE) to the Northwest corner of said subdivision and the Southwesterly Right of Way line of Yellowstone Road, which is also the TRUE POINT OF BEGINNING;
- Thence S 43° 19' 06" E along the Southwesterly Right of Way line of Yellowstone Road, 305.00 feet;
- Thence S 46° 40' 54" W along the Northwesterly Right of Way line of Jonah Drive, 154.00 feet to the beginning of a curve to the left having a radius of 230.00 feet;
- Thence along said curve through a central angle of 42° 50' 32", 171.98 feet, said curve having a chord bearing of S 25° 15' 38" W and a chord distance of 168.00 feet to the beginning of a reverse curve to the right having a radius of 200.00 feet;
- Thence along said curve through a central angle of 59° 12' 51", 206.70 feet, said curve having a chord bearing of S 33° 26' 47" W and a chord distance of 197.62 feet;
- Thence S 63° 03' 12" W along the Northwesterly Right of Way line of Jonah Drive, 407.14 feet;
- Thence N 26° 56' 48" W, 35.00 feet;
- Thence N 43° 19' 06" W, 263.26 feet;
- Thence N 46° 40' 54" E, 883.61 feet along the Northerly boundary of said subdivision to the TRUE POINT OF BEGINNING;

and contains a total area of 7.153 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 desires of the undersigned owners 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 owner(s) 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, utility/drainage, public right of ways, 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 10th day of JULY, 2012, by:

1005, LLC

Tony Taruffelli
TONY TARUFFELLI

STATE OF WYOMING SS
SWEETWATER COUNTY
The foregoing instrument was acknowledged before me this 18th day of JULY, 2012, by:

Tony Taruffelli
Tony Taruffelli
as a free and voluntary act and deed.
Witness my hand and official seal.
My commission expires: January 2, 2016

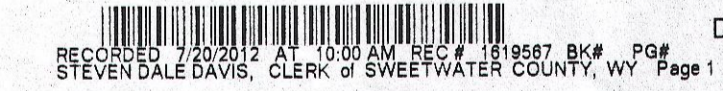


Rebecca A. Legurski
REBECCA A. LEGURSKI
NOTARY PUBLIC

CERTIFICATE OF RECORDING - SWEETWATER COUNTY CLERK
This plat was filed for record in the Office of the Clerk and Recorder at 10:00 o'clock, Am, July 20, 2012, and is duly recorded in Book Plats, Page No. 522 552

Steven Dale Davis
STEVEN DALE DAVIS
COUNTY CLERK

Donna Wardell
DONNA WARDELL
DEPUTY



- SURVEY CORNER LEGEND**
- 3-1/4" BERTSEN ALUMINUM CAP WITH 2-3/8"x30" ALUMINUM PIPE STAMPED "KOMATSU INDUSTRIAL PARK" MARKER (CORNER # INDICATED ON PLAT) PELS 10052". - "TO BE SET"
 - INDIVIDUAL LOT CORNERS MONUMENTED WITH A 5/8" REBAR AND WITH ALUMINUM CAP STAMPED "PROPERTY CORNER PELS 10052" - "TO BE SET"
 - BRASS CAP FOUND

BASIS OF BEARING

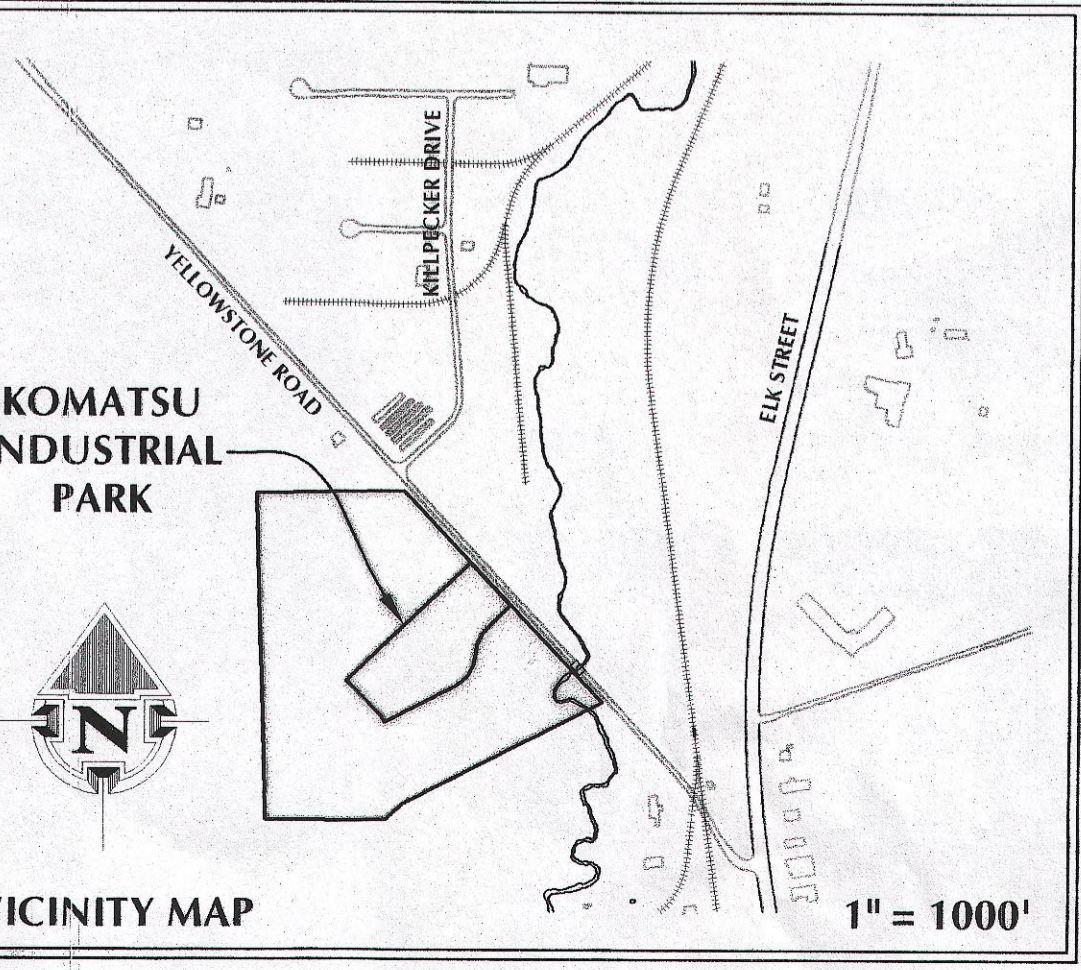
THE BASIS OF BEARING IS N 02°26'55"W ALONG THE SOUTH CENTER 1/4 LINE OF SECTION 15

KOMATSU INDUSTRIAL PARK	
TOTAL ACREAGE	7.153 ACRES
ACREAGE LOT (1)	2.8328 ACRES
ACREAGE LOT (2)	4.3202 ACRES
ZONING:	I2 (HEAVY INDUSTRIAL)

- TOPOGRAPHIC LEGEND**
- SUBDIVISION BOUNDARY
 - PROPERTY LINES
 - EASEMENT LINES
 - DRAINAGE ARROW
 - EXISTING WATER MAIN
 - EXISTING SANITARY SEWER
 - EXISTING STORM SEWER
 - EXISTING CONTOURS

ADJACENT LOT ZONING:

ENERGY INDUSTRIAL PARK ZONING FOR LOTS 16 THROUGH 21:	I2 (HEAVY INDUSTRIAL)
ENERGY INDUSTRIAL PARK ZONING FOR LOTS 2 THROUGH 6:	I2 (HEAVY INDUSTRIAL)
SAND DRAW INDUSTRIAL PARK ZONING FOR LOTS 1 AND 2:	I2 (HEAVY INDUSTRIAL)



CHOICE ENGINEERING SERVICES

404 "N" Street - Suite 201 | Rock Springs, WY 82901
Phone 307-362-6065 | Fax 307-362-6064

Date of preparation: July 03, 2012