

- Public Notices
- NO PROPOSED CENTRALIZED SEWAGE SYSTEM
 - NO WATER RIGHTS ARE CONVEYED WITH THIS PROPERTY
 - THE SURFACE ESTATE OF THE LAND TO BE SUBDIVIDED IS SUBJECT TO FULL AND EFFECTIVE DEVELOPMENT OF THE MINERAL ESTATE.
 - Maintenance and upkeep of drainage easements will be the responsibility of the individual lot owners. Fences, walls or footings that would impede drainage flows within those drainage easements and regrading of drainage easements shall not be permitted.
 - Access/Frontage to Lots 2 thru 12 shall be from Winds View Drive only.

Curve Table

NO.	RADIUS	LENGTH	DELTA
C1	20.00	31.50	90° 14' 29"
C2	20.00	31.33	89° 45' 31"
C3	20.00	31.50	90° 14' 29"
C4	20.00	31.33	89° 45' 31"
C5	230.00	91.50	22° 47' 33"
C6	230.00	175.71	43° 46' 20"
C7	230.00	93.11	23° 11' 39"
C8	230.00	15.76	3° 55' 35"
C9	230.00	181.61	45° 14' 31"
C10	230.00	128.78	32° 04' 54"
C11	230.00	36.09	8° 59' 29"
C12	170.00	267.75	90° 14' 29"
C13	170.00	266.32	89° 45' 31"

Certificate of Dedication

Know all men by these presents that the undersigned, JEFFREY FRITZ, being the sole owner of the land shown on this plat, does hereby certify:

That the foregoing plot designated as Double J Subdivision is located in the North Half of the Northeast Quarter of Section 29, Resurvey Township 20 North, Range 105 West, of the 6th Principal Meridian, Sweetwater County, Wyoming, and is more particularly described as follows:

Beginning at the Northeast Section Corner of said Section 29;

Thence along the East Section Line of said Section 29, South 0° 00' 36" West for a distance of 733.73 feet;

Thence North 89° 44' 55" West for a distance of 1,994.99 feet to the easterly right-of-way line of County Road 4-58;

Thence along said easterly right-of-way line of said County Road 4-58, North 21° 35' 36" West for a distance of 790.48 feet to the north section line of said Section 29;

Thence along said north section line, South 89° 44' 55" East for a distance of 2,286.03 feet to the POINT OF BEGINNING.

Said parcel contains an area of 36.055 acres, more or less.

That said 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 owners and proprietors; 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 owners of the land shown and described on this plat do hereby dedicate to the public the use of all streets, alleys, easements, and other lands within the boundary lines of the plat as indicated and not already otherwise dedicated for public use, and that all rights under and by virtue of the Homestead Exemption laws of the State of Wyoming are hereby waived and released.

Executed this 13th day of May, 2013 by:

STATE OF WYOMING
COUNTY OF SWEETWATER

The foregoing instrument was acknowledged before me by Jeffrey Fritz as a free and voluntary act, this 13th day of May, 2013.

Witness my hand and official seal.

My Commission Expires: 11/2/14

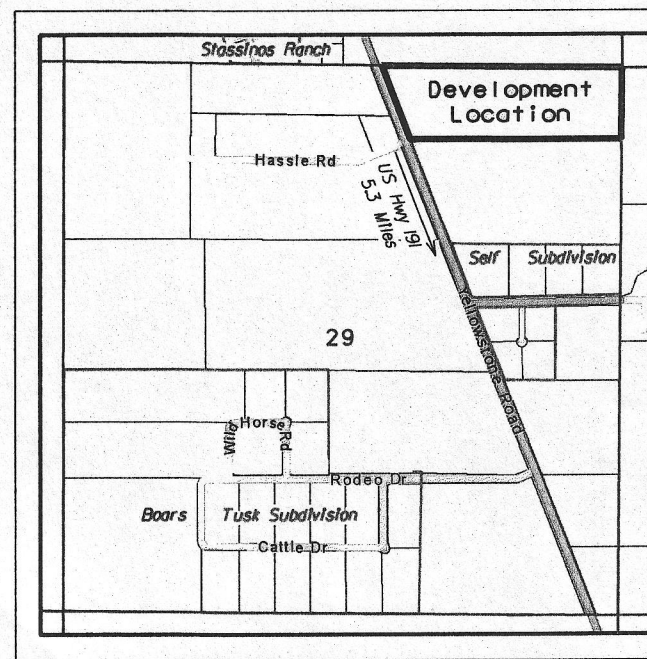
Sherrie L. Chapman
Notary Public

SHERRIE L. CHAPMAN
Notary Public
Sweetwater County
Wyoming
My Commission Expires 11/2/14

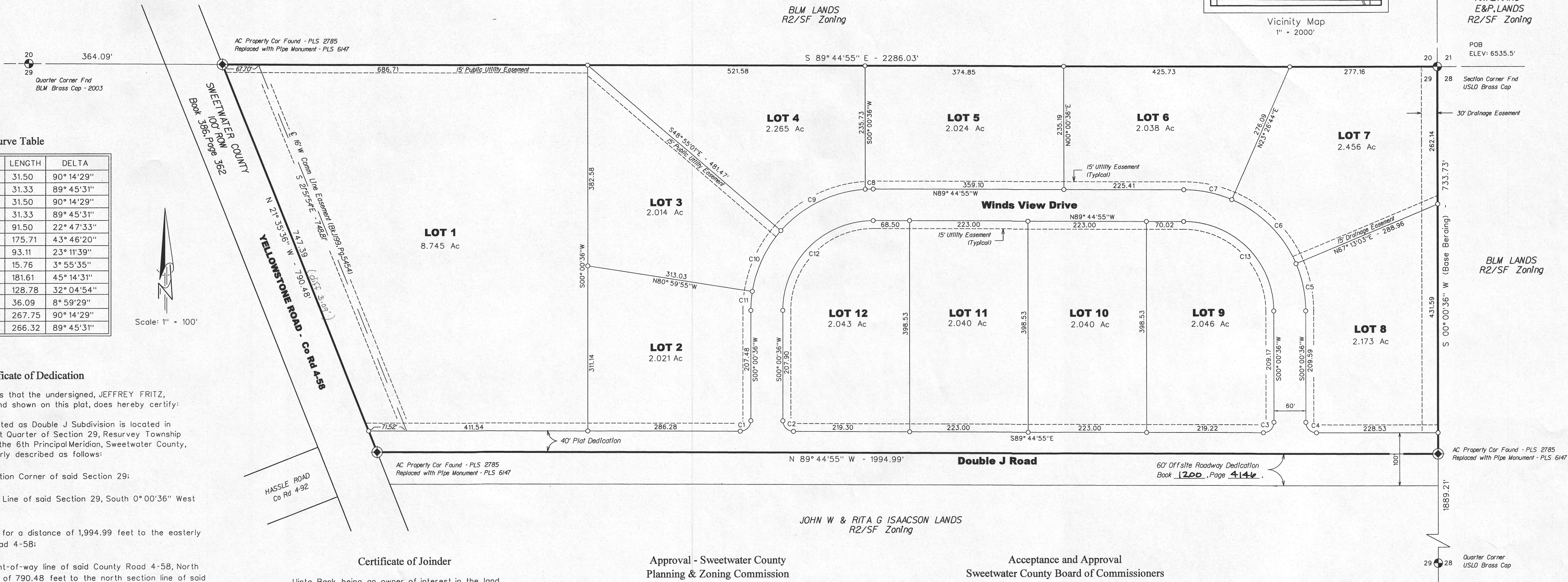
FINAL PLAT
DOUBLE J SUBDIVISION

A Residential Subdivision
Located in the North Half of the Northeast Quarter
Section 29, Resurvey Township 20 North, Range 105 West
6th P.M., Sweetwater County, Wyoming

Township 20 North, Range 105 West



Vicinity Map
1" = 2000'



Certificate of Joinder

Uinta Bank, being an owner of interest in the land presently being platted as the DOUBLE J SUBDIVISION do hereby ratify and join in all provisions of the Certificate of Dedication attached to said plat as fully and completely as if we had executed the original Certificate of Dedication.

We do specifically dedicate the use of the streets, easements, and public areas to general public.

Dated this 13th day of May, 2013.

UINTA BANK
1251 DEWAR DR
ROCK SPRINGS, WY
82901
Ted Ware, Senior Vice President

STATE OF WYOMING
COUNTY OF SWEETWATER

The foregoing instrument was acknowledged before me by Ted Ware as a free and voluntary act, this 13th day of May, 2013.

Witness my hand and official seal.

My Commission Expires: 11/2/14

Relevant County Permits

- MTP Amendment No. 12-11-20-01 - Removal/Relocation of Corridors
- Subdivision Variance No. 13-01-20-02 - Street Surface Width
- Preliminary Plat Authorization No. 13-01-PZ-01

Approval - Sweetwater County
Planning & Zoning Commission

This plat approved by the Sweetwater County Planning and Zoning Commission this 8th day of May, 2013.

James Reinard, Chairman

Certificate of Approval
County Engineer

Approved this 21st day of May, 2013
by the County Engineer of Sweetwater County.

John Radosevich, County Engineer

Land Use Summary

Total Platted Area..... 36.055 Acres
Platted Lots 12
Present & Proposed Zoning.... R2/SF-LS2
Total Street Right-of-Way 4.150 Acres

Landowner/Developer

Tax Parcel ID: 2005-29-1-00-033-00
Landowner/Developer: Jeffrey Fritz
Mailing Address: 538 Yellowstone Road
Rock Springs, WY 82901
Deed: 0868 CONV 0015 October 10, 1995

Acceptance and Approval
Sweetwater County Board of Commissioners

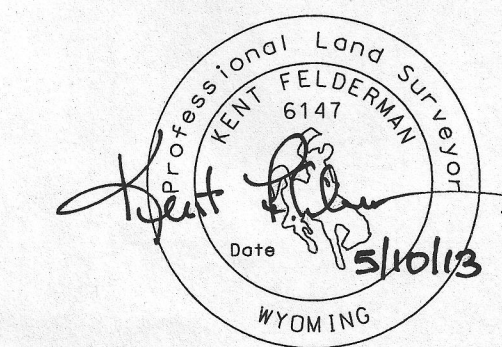
This plat approved by the Board of County Commissioners of Sweetwater County, Wyoming, this 21st day of May, 2013 for filing with the Clerk and Recorder of Sweetwater County, and for conveyance to the County of the public dedications shown hereon, subject to the provision that approval in no way obligates Sweetwater County for financing or constructing of improvements on lands, streets, or easements dedicated to the public except as specifically agreed to by the Board of County Commissioners, and further that said approval shall in no way obligate Sweetwater County for maintenance of streets which are not dedicated to the public nor until all improvements shall have been completed to the satisfaction of the Board of County Commissioners.

Dated this 21st day of May, 2013.

Wally Johnson, Chairman

Certificate of Surveyor

I, Kent E. Felderman, do hereby certify that I am a Land Surveyor registered under the laws of the State of Wyoming, and that this plat is a true, correct, and complete plat of the DOUBLE J SUBDIVISION, 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 Sweetwater County regulations governing the subdivision of land.



Notes

- Public water service is to be provided by Ten Mile Water and Sewer District.

Legend

- 3-1/4" Berntsen Aluminum Cap Monument Set
PLS 6147 - 2013
- Rebar/ Aluminum Cap Monument Set
PLS 6147

Certificate of Recording
County Clerk and Recorder

This plat was filed for record in the Office of the Sweetwater County Clerk and Recorder at 10:06 A.M. May 23, 2013 and is duly recorded on Page 567 in the Book of Plats.

Steven Dale Davis, County Clerk

Rose Clayton, Deputy

RECORDED 5/23/2013 AT 10:06 AM REC # 1627007 BK # PG #
STEVEN DALE DAVIS, CLERK OF SWEETWATER COUNTY, WY Page 1 of 1

