

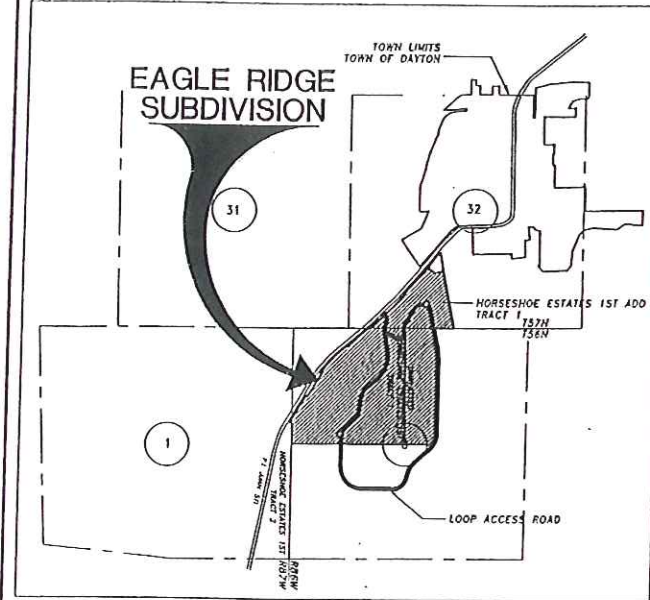
# EAGLE RIDGE SUBDIVISION

BEING A RESUBDIVISION OF  
PART OF TRACT 1 HORSESHOE ESTATES 1st ADDITION  
AND LANDS LOCATED IN  
NE1/4 SECTION 6, T56N, R86W  
OF THE 6TH P.M.  
SHERIDAN COUNTY, WYOMING  
TOTAL AREA = 201.00 ACRES  
AREA OF LOTS = 189.68 ACRES  
AREA OF ROAD = 11.32 ACRES  
TOTAL NO. OF LOTS = 24

**CERTIFICATE OF SURVEYOR**  
STATE OF WYOMING } SS:  
COUNTY OF SHERIDAN }  
I, WILLIAM A. MENTOCK, OF SHERIDAN, WYOMING, A DULY REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF WYOMING, DO HEREBY CERTIFY THAT THIS FINAL EAGLE RIDGE SUBDIVISION TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

**CERTIFICATE OF ENGINEER**  
STATE OF WYOMING } SS:  
COUNTY OF SHERIDAN }  
I, THOMAS J. PILCH, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF WYOMING, HEREBY CERTIFY THAT PRIVATE SEWAGE SYSTEMS CAN BE DESIGNED IN ACCORDANCE WITH THE SHERIDAN COUNTY REGULATIONS FOR A PERMIT TO CONSTRUCT, INSTALL, OR MODIFY SMALL WASTEWATER FACILITIES RESOLUTION DATED DECEMBER, 1984, FOR EACH LOT IN THE EAGLE RIDGE SUBDIVISION, AND THAT THE PRIVATE SEWAGE DISPOSAL SYSTEMS DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH SAID RESOLUTION WILL ADEQUATELY AND SAFELY REMOVE THE DOMESTIC SEWAGE WASTE.

$\Delta = 09^{\circ}59'33''$   
 $R = 5804.58'$   
 $L = 1012.34'$   
 $C BRG = N 45^{\circ}27'04'' E$   
 $C LEN = 1011.06'$



Location Map  
1" = 2000'

ROAD CENTERLINE CURVE DATA

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARINGS	CHORD LENGTH
C1	54°57'57"	150.00'	143.50'	S 18°03'10" E	138.44'
C2	20°55'18"	400.00'	148.41'	S 09°58'33" W	143.59'
C3	58°26'40"	700.00'	728.35'	S 20°10'44" W	694.11'
C4	45°47'22"	500.00'	359.59'	S 27°00'25" W	369.04'
C5	47°25'05"	385.00'	318.63'	S 27°49'15" W	309.61'
C6	51°29'49"	400.00'	359.52'	S 33°44'13" W	347.64'
C7	84°42'49"	250.00'	310.05'	N 48°05'00" E	309.92'
C8	20°31'48"	500.00'	179.16'	N 18°00'29" E	178.20'
C9	142°24'26"	250.00'	571.65'	S 82°31'24" E	435.47'
C10	82°10'04"	250.00'	359.94'	N 10°51'25" E	332.90'
C11	53°14'22"	250.00'	313.72'	S 37°58'22" E	205.11'
C12	11°19'11"	1000.00'	197.57'	S 05°39'36" E	197.25'
C13	27°48'54"	500.00'	242.73'	S 13°54'27" W	240.35'

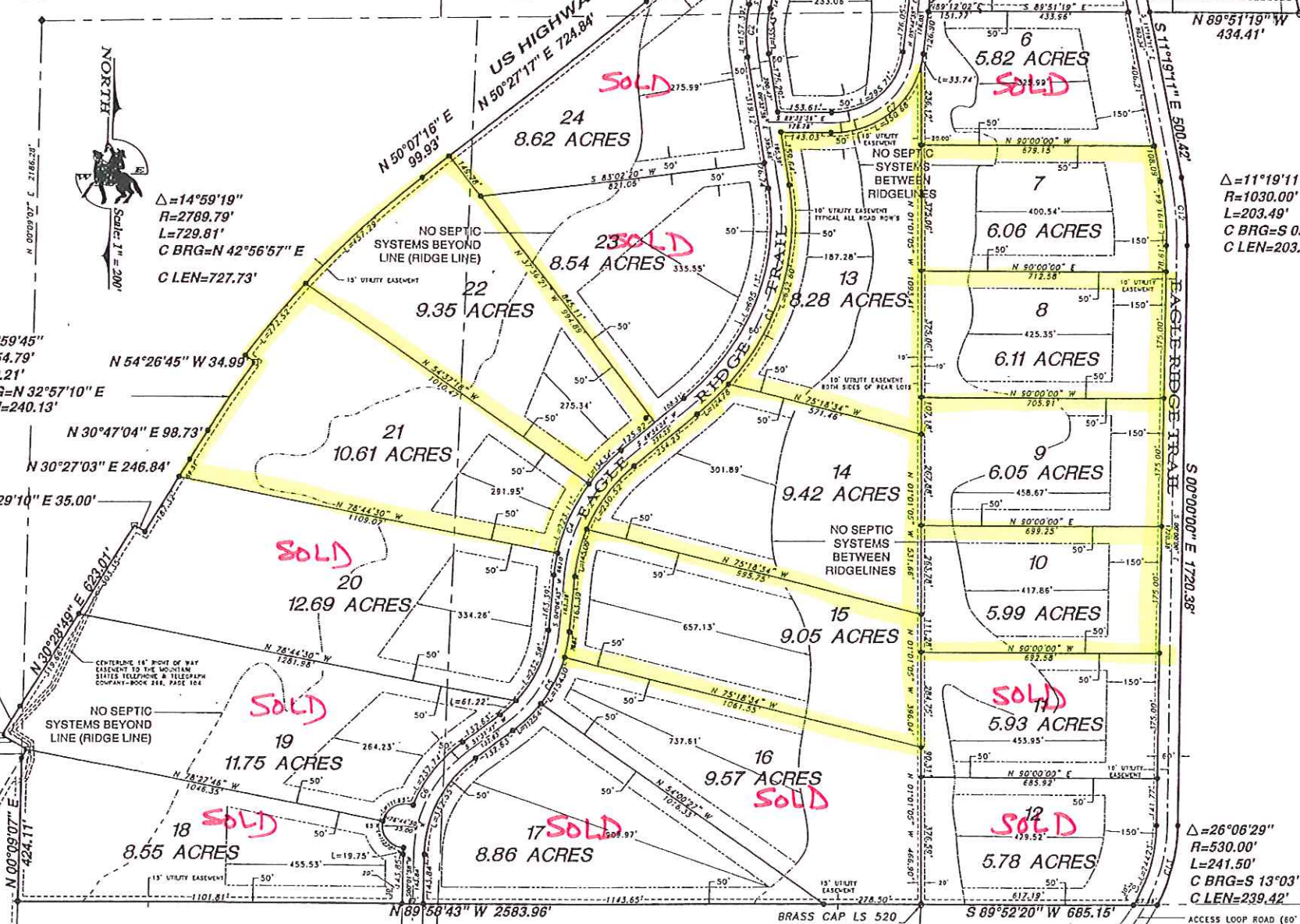
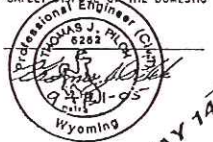
**NOTES -**

- NO PROPOSED PUBLIC SEWAGE DISPOSAL SYSTEM
- NO PUBLIC MAINTENANCE OF STREETS OR ROADS
- ANY PURCHASER DOES NOT HAVE THE RIGHT TO THE NATURAL FLOW OF ANY STREAM WITHIN, OR ADJACENT TO THE SUBDIVISION, SINCE WYOMING WATER ADMINISTRATION LAWS DO NOT RECOGNIZE ANY RIPARIAN RIGHTS WITH REGARD TO NATURAL FLOW FOR PERSONS LIVING ON THE BANK OF ANY STREAM OR RIVER.
- ALL NEW CONSTRUCTION, REMODELING, ADDITIONS OR REPAIRS TO ANY PUBLIC OR PRIVATE BUILDINGS WITHIN THE DIVIDED LAND SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CURRENT BUILDING STANDARDS OF THE TOWN OF DAYTON, WYOMING. BUILDING STANDARDS THAT HAVE BEEN ADOPTED BY THE COUNTY SHALL SUPERSEDE AND GOVERN.
- BASES OF BEARINGS: WYOMING STATE PLANE COORDINATE SYSTEM (EAST CENTRAL ZONE) NAD 83
- EXISTING ZONING - URBAN RESIDENTIAL UR
- ALL MAIL SERVICE PROVIDED BY POST OFFICE BOX ONLY (NO RURAL DELIVERY FROM DAYTON TO HOMESITES)
- A 10' UTILITY EASEMENT IS RESERVED ALONG ALL ROAD RIGHTS-OF-WAY WITHIN SUBDIVISION

**LEGEND**

- FOUND
- FOUND GLO BRASS CAP
- FOUND 3-1/4" BRASS CAP - FE/LS 520
- FOUND WYDOT RIGHT OF WAY MONUMENT
- SET 2-1/2" ALUMINUM CAP - FE/LS 3864
- (R) RECORD BEARING OR DISTANCE
- (M) MEASURED BEARING OR DISTANCE
- SECTION LINE
- PROPERTY LINE
- EASEMENT (UTILITY, IRRIGATION, DRAINAGE)
- EXISTING RIGHT-OF-WAY LINE
- LIMIT OF BUILDING CONSTRUCTION

**MENTOCK-WILLEY CONSULTANTS**  
CONSULTING ENGINEERS AND LAND SURVEYORS  
1030 NORTH MAIN STREET  
No. 2 TAYLOR PLACE  
SHERIDAN, WYOMING 82801  
PHONE: (307) 674-4224 FAX: (307) 672-9492



**CERTIFICATE OF DEDICATION**  
THE ABOVE OR FOREGOING SUBDIVISION OF A TRACT OF LAND LOCATED IN TRACT 1 OF HORSESHOE ESTATES 1st ADDITION AND THE NE1/4 OF SECTION 6, TOWNSHIP 56 NORTH, RANGE 86 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
Beginning at the center of Section 6; thence N89°58'43"W, 2583.96 feet; thence N00°08'07"E, 424.11 feet to a point on the Eastern right-of-way line of US Highway 14; thence along said right-of-way along a curve to the right having a delta angle of 0°38'38", a radius of 2704.49 feet, an arc length of 30.39 feet, and a chord N30°06'19"E, 10.39 feet; thence N58°40'04"W, 84.78 feet; thence N30°06'19"E, 99.68 feet; thence N30°28'48"E, 623.01 feet; thence S59°29'10"E, 35.00 feet; thence N30°27'03"E, 246.84 feet; thence N30°47'04"E, 98.73 feet; thence along a curve to the right having a delta angle of 4°59'45", a radius of 2754.79 feet, an arc length of 240.21 feet, and a chord N30°47'04"E, 246.84 feet; thence along a curve to the left having a delta angle of 9°59'33", a radius of 5804.58 feet, an arc length of 1012.34 feet, and a chord N45°27'04"E, 1011.06 feet; thence N40°21'30"E, 837.69 feet; thence along a curve to the right having a delta angle of 14°59'19", a radius of 2789.79 feet, an arc length of 229.81 feet, and a chord N42°56'57"E, 727.73 feet; 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