

CERTIFICATE OF SURVEYOR

STATE OF IDAHO }
COUNTY OF BONNEVILLE } S.S.

I, Michael L. Lund of Idaho Falls, County of Bonneville, State of Idaho hereby certify that this plat was made from notes taken during an actual survey made by me and others under my supervision during July, 1992, and that it correctly represents the NORDIC RANCHES DIVISION NO. 5 Subdivision described as follows:

NORDIC RANCHES DIVISION NO. 5
That part of the West 1/2 of the Northeast 1/4 and the Southeast 1/4 of the Northeast 1/4 of Section 26, T. 36 N., R. 119 W., 6th P.M., Lincoln County, Wyoming, described as follows:

Beginning at a point that is S.89°12'16"E. 74.94 feet along the section line from the North 1/4 Corner of said Section 26 and running thence S.89°12'16"E. 600.03 feet along said section line to the Northwest corner of Nordic Ranches Division No. 4, Lincoln County, Wyoming, thence S.0°06'49"W. 1323.95 feet, thence S.89°31'57"W. 10.00 feet, thence S.0°06'49"W. 814.18 feet, thence N.88°55'41"E. 50.00 feet, thence S.1°04'19"E. 436.00 feet, thence S.88°55'41"W. 800.00 feet, thence N.1°04'19"W. 436.00 feet, thence N.88°55'41"E. 107.92 feet, thence N.0°06'49"E. 820.95 feet, thence N.89°31'57"E. 87.53 feet, thence N.0°06'49"E. 901.23 feet, thence N.89°12'16"W. 15.59 feet, thence N.0°06'49"E. 435.60 feet to the point of beginning, containing 38.061 acres.

Michael L. Lund
Michael L. Lund
Professional Engineer and Land Surveyor -- Wyoming Registration No. 2005

The foregoing instrument was acknowledged before me by Michael L. Lund this 8TH day of AUGUST 1994.

David E. Benton
David E. Benton
Notary Public

My commission expires: 11-04-96

CERTIFICATE OF APPROVAL

STATE OF WYOMING }
COUNTY OF LINCOLN } S.S.

Pursuant to Section 34-12-102 and 34-12-103 and Sections 18-5-301 through 18-5-315, Wyoming Statutes, 1977, as amended, the NORDIC RANCHES DIVISION NO. 5 subdivision was approved at the regular meeting of the Board of the County Commissioners held on the 13TH day of August, 1994.

Subject to the provisions of a resolution and amendments thereto, for the approval of subdivision and townsite plats as adopted on 13 June, 1994. Plat approval does not constitute acceptance of streets and/or roadways as County Roads. Designation of County Roads is only accomplished by compliance with provisions of Section 24-3-101, Wyoming Statutes, 1977, as amended.

Attest: BOARD OF COUNTY COMMISSIONERS
COUNTY OF LINCOLN
Elizabeth C. Wade
Elizabeth C. Wade, Clerk
Robert S. Murdock
Robert S. Murdock, Commissioner
Kathy Dawson
Kathy Dawson, Commissioner

CERTIFICATE OF RECORDATION

This plat was filed for record in the Office of the Clerk, Lincoln County, Wyoming on this 13TH day of AUGUST, 1994.

Elizabeth C. Wade,
County Clerk

LEGEND

- ✦ Brass cap monuments found.
- utility and drainage easements are 10' thru each lot unless otherwise shown.
- indicates a 1/2" x 24" iron rod placed with a yellow plastic cap marked P.E./L.S. 3520.
- indicates power poles 10' wide easement.
- x small bold x on vicinity map, indicates recorded section corners. 3/8" iron rod w/ 1 1/2" Aluminum cap marked 526-525 + P.E./L.S. 3520

STORM WATER NOTE

Storm water runoff due to impervious surfaces such as roofs and driveways cannot be allowed to flow onto adjacent lots and must be intercepted by a pond of sufficient capacity to contain this volume of runoff. Therefore provide ponding 0.5' deep and of an area equal to 15% of the area of the contributing impervious surface.

CERTIFICATE OF OWNERS

STATE OF WYOMING }
COUNTY OF LINCOLN } S.S.

We, the undersigned, do hereby certify that the foregoing subdivision of part of the West 1/2 of the Northeast 1/4 of Section 26, T. 36 N., R. 119 W., 6th P.M., Lincoln County, Wyoming, and more particularly described under the Certificate of Surveyor, is with the free consent and in accordance with the desires of the undersigned owners and proprietors of said lands:

that the name of the subdivision shall be NORDIC RANCHES DIVISION NO. 5; that the roads as shown on this plat are private roadways with a non-exclusive right-of-way granted to each lot owner; that said roads are subject to drainage, irrigation, and utility easements, and that the said easements along said roadways are granted for, including but not limited to, underground installation and maintenance of power, telephone, water and cable television services appurtenant to this subdivision; that the subdivision is subject to any easement of right or of record; that a ten foot strip, as shown on the plat, is reserved for drainage, irrigation, and utility easements; that the roadways will be constructed in accordance with the standards, rules, and regulations of the County of Lincoln; that the subdivision is subject to Covenants and Restrictions of record in said Office on page _____ in Book _____; that all rights under and by virtue of the Homestead Exemption Laws of the State of Wyoming are hereby released; that the subdivision is subject to restrictions and reservations contained in the patent from the United States of America;

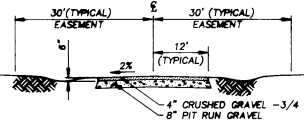
Clarence L. Reinhart
Clarence L. Reinhart
Dorothy R. Reinhart
Dorothy R. Reinhart

The foregoing instrument was acknowledged before me by Clarence L. Reinhart and Dorothy I. Reinhart, husband and wife, this 4TH day of August 1994. Witness my hand and official seal.

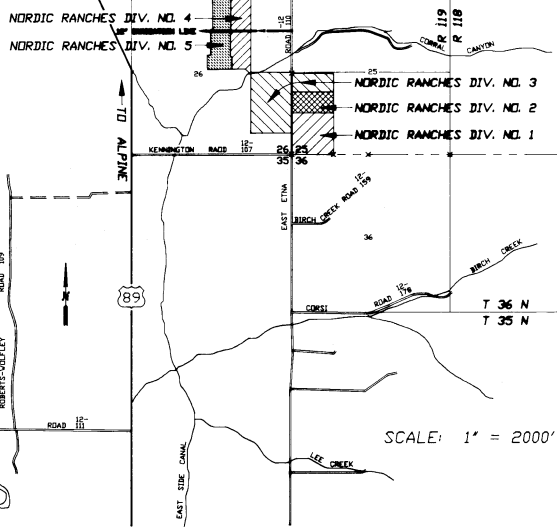
My commission expires: July 29, 1998



TYPICAL STREET CROSS



VICINITY MAP

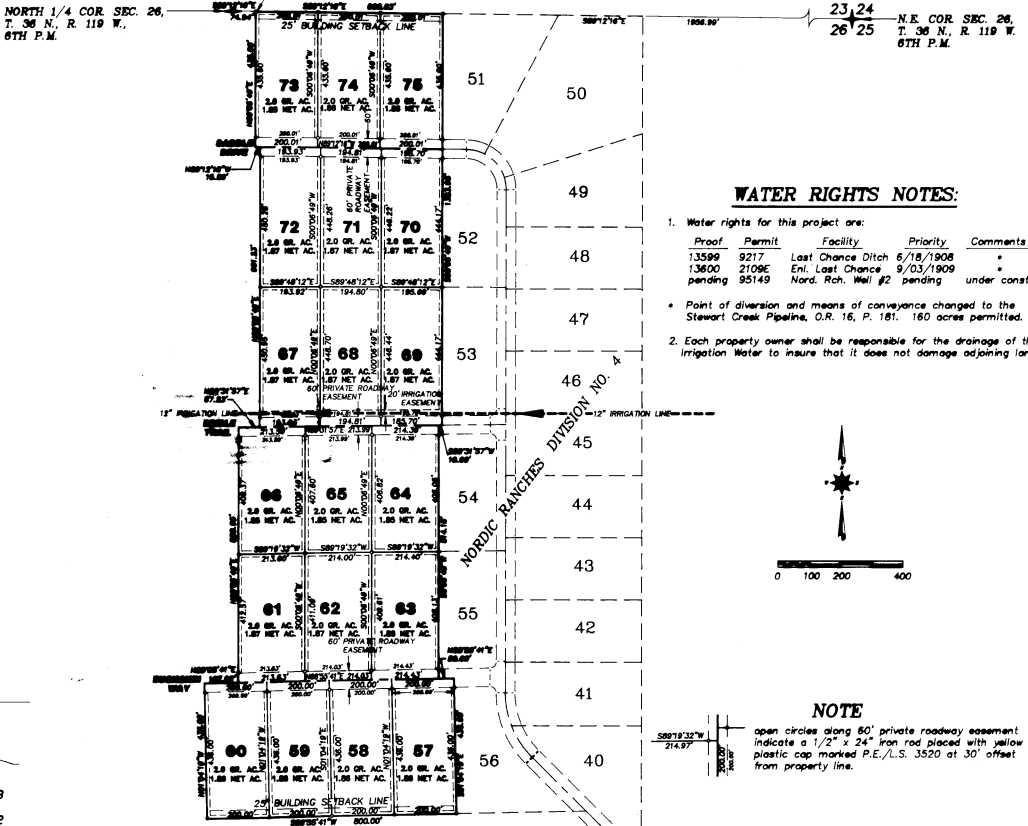


SCALE: 1" = 2000'

NORDIC RANCHES DIVISION NO. 5

LAND USE TABLE	OWNER AND DEVELOPER	SURVEYOR/ENGINEER
TOTAL NUMBER OF LOTS: 19 LOTS	CLARENCE L. REINHART	MICHAEL L. LUND
TYPICAL LOT SIZE: 2.0 ACRES	P.O. BOX 258	BENTON ENGINEERING
USE OF LOTS: RESIDENTIAL	ALPINE, WYOMING 83128	350 LINDEN DRIVE
TOTAL ACRES IN SUBDIVISION: 38 ACRES		IDAHO FALLS, IDAHO

DATE OF PREPARATION: JUNE 1994.



WATER RIGHTS NOTES:

1. Water rights for this project are:

Proof	Permit	Facility	Priority	Comments
13599	9217	Last Chance Ditch	6/18/1908	
13600	2109E	Enl. Last Chance	9/03/1909	
pending	95149	Nord. Rech. Well #2	pending	under const.
- Point of diversion and means of conveyance changed to the Stewart Creek Pipeline, G.R. 16, P. 181. 160 acres permitted.
2. Each property owner shall be responsible for the drainage of their irrigation water to insure that it does not damage adjoining lands.

NOTE

open circles along 60' private roadway easement indicate a 1/2" x 24" iron rod placed with yellow plastic cap marked P.E./L.S. 3520 at 30' offset from property line.

PLAT WARNINGS

1. STATUTORY WARNINGS. The seller does not warrant to a purchaser that the purchaser has any rights to the natural flow of any stream within or adjacent to the proposed subdivision.
2. LACK OF COUNTY ROAD MAINTENANCE. The State of Wyoming does not recognize any riparian rights to the continued natural flow of a stream or river for persons living on the banks of a stream or river. (W.S. 18-53-306)
3. COMMON WATER. A domestic water source is proposed as per plan. Proposed System to meet State standards and rules and regulations.
4. LACK OF COUNTY ROAD MAINTENANCE. No Public maintenance of streets or roads except for the East Etna County Road No. 12-110. Plat acceptance does not constitute acceptance of roadways as County Roads. Access may be difficult during winter months.
5. FIRE RESPONSE. On-site Fire-Fighting Facilities are not proposed. Volunteer Fire Department response time is estimated as twenty-five minutes from Alpine in winter months.
6. HAZARDOUS EXISTING UNDERGROUND OPERATIONS. Warning there are existing agricultural operations adjacent to this subdivision and agricultural related nuisances may exist with the subdivision. The existing agricultural operations are covered by W.S. 11-44-103.
7. CABLE TELEVISION. Cable Television is not proposed.
8. LACK OF SOLID WASTE SERVICE. Solid waste haulage service not proposed. Lot owners shall be responsible for hauling their own solid waste.
9. SPLIT OWNERSHIP. Subsurface rights have been separated from surface rights. Consequently lots in the subdivision may be used for the exploration and/or development of minerals including oil and gas.
10. ACCESS TO COUNTY ROADS. No lot shall access directly onto a County Road.
11. LOT SUBDIVISION. No lot shall be resubdivided.
12. HAZARDOUS. WARNING: Slope movement exists on all lots within this Subdivision. Area categorized as QAF-DF, an Alluvial fan deposit. Michael L. Lund, Wyoming P.E. No. 2867 has investigated the hazard and the following requirements must be completed to minimize the hazard on all lots:
 1. Footings must be a minimum of 20 inches in width by 8 inches in depth with two (2) #4 rebar placed @ 12" O.C. with #4 vertical rebar @ 4 feet on center to tie foundation to footing.
 2. Foundation must have a minimum of one #4 rebar longitudinally along the wall for each two feet of height of foundation wall. Vertical steel from footing must be extended to within six inches of the top of foundation wall.



NORDIC RANCHES DIVISION NO. 5

PART OF:
THE WEST 1/2 OF THE N.E. 1/4
OF SECTION 26, T. 36 N.,
R. 119 W., 6TH P.M., LINCOLN
COUNTY, WYOMING

T.R.M. 6/94
1" = 200'
3253-5

BENTON ENGINEERING BRAND BRAND
FINAL PLAT