

C&S Subdivision

Final Plat

Planning Commission Meeting
February 1, 2024

City Council Meeting

Applicants: C&S Properties, LLC

Case Number: 24.01 FSP

Agent: Joe Johnston, P.E., Western Heritage Engineering

Summary: The applicant is proposing to subdivide approximately 8.06-acres into two (2) lots, one 3.68-acres in size and the other being 4.38-acres in size.

Legal Description: A portion of the NE $\frac{1}{4}$ NW $\frac{1}{4}$, Section 2, T33N, R80W

Location: The property is located on the south side of Zero Rd, approximately .15 miles from the intersection of Zero Rd and W Yellowstone Highway. The property is located on the west side of Chapman Place.

Current Zoning: EI (Established Industrial) *no change of zoning is requested or required.

Existing Land Use: There are existing industrial buildings on proposed Lots 1 & 2.

Adjacent Land Use: North: Unplatted parcels located in county jurisdiction (LI)
South: Unplatted larger acreage parcels (EI)
East: Unplatted larger acreage parcels (EI)
West: Unplatted larger acreage parcels (EI)

Planning Considerations:

1. Change the name of the subdivision to “C&S Subdivision” and “Being a portion of Lot 3, NE $\frac{1}{4}$ NW $\frac{1}{4}$...”
 - a. Revise in the title block and caption of the legal description
2. Remove the building footprints and infrastructure lines from the plat face and submit a site plan showing topography lines and all existing buildings and infrastructure on the site plan.
3. Each proposed lot will need to have its own water and sewer service.

4. Verify that the water and sewer services from the buildings on the south end of proposed Lot 1 are not connected with the service on proposed Lot 2 before they run to the main in the street right-of-way.
 5. Label the width of the utility easement at the northern boundary of proposed Lot 1
 6. Remove the signature line and notary statement for the City of Mills/Mayor under the dedication statement.
 7. Cosmetic changes to the plat:
 - a. Add the subdivision name/label to the vicinity map
 - b. Add “Inspected and approved this _____ day of _____ 2024” above the City Engineer signature line.
 - c. Remove the
 8. Survey Reviews:
 - a. Add SPC NAD 83(2011), elevation NAVD88, convergence and combined factor to two of the property corners
 - b. Add a closure statement
 - c. Show the controlling corners east and west along the south line of Zero Rd
 - d. Verify there is a tie at the POB, and if so, add to the legal description.
Reconsider direction
 - e. Show any controlling corners to establish Chapman Place
 - f. Show the record along with measured distances around the parcel
 - g. Provide the status of the recovered iron pins
 9. Submit organizational documents for C&S Properties, LLC showing Tony Cercy is authorized to sign on behalf of the LLC.
-

Staff Recommendation:

Staff recommends APPROVAL of the final plat upon all planning considerations being completed.

Planning Commission Recommendation:

City Council Decision:



CITY OF MILLS
APPLICATION FOR PLAT/REPLAT
 Pursuant to the City of Mills Zoning Ordinance



City of Mills, Wyoming
 704 4th Street (Physical Address)
 P.O. Box 789 (Mailing Address)
 Mills, Wyoming 82644

Date: _____
 Return by: _____
 (Submittal Deadline)
 For Meeting on: _____

PLEASE PRINT

SINGLE POINT OF CONTACT: _____

APPLICANT/PROPERTY OWNER(S) INFORMATION:

Print Owner Name: _____
 Owner Mailing Address: _____
 City, State, Zip: _____
 Owner Phone: _____
 Applicant Email: _____

AGENT INFORMATION:

Print Agent Name: _____
 Agent Mailing Address: _____
 City, State, Zip: _____
 Agent Phone: _____
 Agent Email: _____

PROPERTY INFORMATION:

Subject property legal description (attach separate page if long legal): _____
 Physical address of subject property if available: _____
 Size of lot(s) _____ sq. ft/acres:
 Current zoning: _____ Current use: _____
 Intended use of the property: _____
 Zoning within 300 feet: _____ Land use within 300 feet: _____

ATTACHMENTS (REQUIRED):

1. **Proof of ownership:** _____ (such as deed, title certification, attorney's title opinion)
2. **Seven (7) full sized copies of the plat/replat:** _____
3. **One reproducible 11 x 17 plat/replat hard copy:** _____
4. **One plat/replat electronic copy (pdf):** _____

RIGHT-OF-WAY / EASEMENT INFORMATION:

Right-of-Way / Easement Location: _____
 (Example: along west property line, running north & south)

Width of Existing Right-of-Way / Easement: _____ Number of Feet to be Vacated: _____

Please indicate the purpose for which the Right-of-Way / Easement is to be vacated / Abandoned

SIGNATURE(S):

The following owner's signature signifies that all information on this application is accurate and correct to the best of the owner's knowledge; and that the owner has thoroughly read and understands all application information and requirements. [In addition to the owner's signature(s), if an agent of the owner is also to be notified and/or contacted for all communications relating to this application, please have the agent sign below.]

I (We) the undersigned owner(s) of the property described above do hereby make application to the City of Mills as follows:
WE DESIRE TO SPLIT THE EXISTING LOT INTO TWO INDUSTRIAL LOTS TO FORM THE C & S SIMPLE SUBDIVISION.

OWNER Signature

Jay Levy MGR.

OWNER Signature

AGENT Signature

FEES (Plat/Replat): \$10.00 per lot (\$250.00 minimum and a \$1,000.00 maximum), **plus \$150.00 recording fee.**

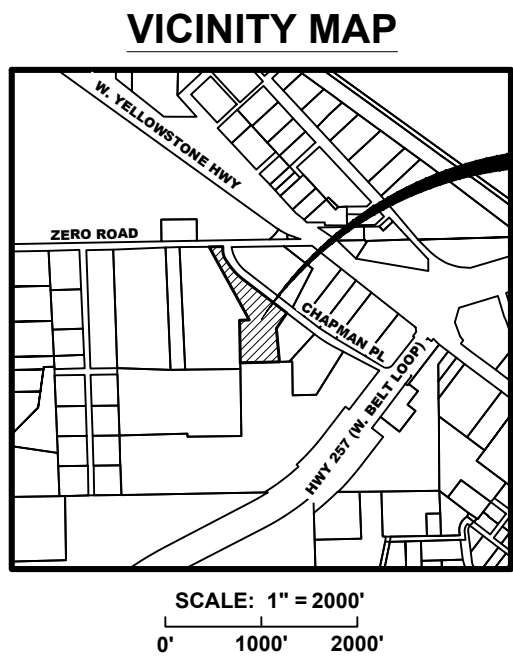
For Office Use Only: Signature verified: _____ Proof of ownership provided: _____ Fee Paid: \$ _____

APPARENT OWNER
PLATTE PIPE LINE COMPANY - 124.04AC
(EI: ESTABLISHED INDUSTRIAL)

PLAT OF

C & S SIMPLE SUBDIVISION

AN ADDITION TO THE CITY OF MILLS, WYOMING
BEING A PORTION OF THE NE1/4NW1/4 OF
SECTION 2, TOWNSHIP 33 NORTH, RANGE 80 WEST,
6TH P.M., NATRONA COUNTY, WYOMING.



PROPERTY
LOCATION

LEGEND

- = SET ALUMINUM CAP (PLS 13346)
- = FOUND ALUMINUM CAP
- = SUBDIVISION BOUNDARY LINE
- = SUBDIVISION LOT LINES
- = ADJOINER PROPERTY LINE
- - - = UTILITY EASEMENT LINE (DEDICATED THIS PLAT)
- - - = UTILITY EASEMENT
- - - = ROAD CENTERLINE

APPROVALS

CITY OF MILLS:

APPROVED BY THE CITY COUNCIL OF THE CITY OF MILLS, WYOMING BY RESOLUTION NUMBER _____ DULY PASSED,
ADOPTED AND APPROVED ON THIS _____ DAY OF _____, 2024.

MAYOR _____

ATTEST: CITY CLERK _____

CITY ENGINEER _____

DEDICATION

THE UNDERSIGNED, TONY CERCY, MANAGING MEMBERS OF C & S PROPERTIES, LLC, HEREBY CERTIFY THAT THEY ARE THE OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED LAND:

A PARCEL OF LAND BEING SITUATED IN AND BEING A PORTION OF THE NE1/4NW1/4 OF SECTION 2, TOWNSHIP 33 NORTH, RANGE 80 WEST, 6TH PRINCIPAL MERIDIAN, NATRONA COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT AN ALUMINUM CAP MARKING THE MOST EASTERLY CORNER OF THE PARCEL BEING DESCRIBED AND A POINT IN THE SOUTHWEST RIGHT-OF-WAY LINE OF 80.00 FOOT WIDE CHAPMAN PLACE;

THENCE ALONG THE EAST LINE OF THE PARCEL BEING FOR THE FOLLOWING TWO (2) COURSES;

1. S32°52'09"W, 198.78 FEET TO A #5 REBAR WITH AN ALUMINUM CAP;
2. THENCE S04°54'45"E, 349.13 FEET TO A #5 REBAR WITH AN ALUMINUM CAP;

THENCE ALONG THE SOUTH LINE OF THE PARCEL BEING DESCRIBED S88°30'58"W, 407.42 FEET TO A #5 REBAR WITH AN ALUMINUM CAP;

THENCE ALONG THE WEST LINE OF THE PARCEL BEING DESCRIBED FOR THE FOLLOWING THREE (3) COURSES;

1. N00°58'39"W, 444.81 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346;
2. THENCE N89°27'13"E, 101.46 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346;
3. THENCE N28°38'55"W, 868.55 FEET, MORE OR LESS, TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346 AND A POINT IN THE SOUTH RIGHT-OF-WAY LINE OF 66.00 FOOT WIDE ZERO ROAD.

THENCE ALONG THE NORTH LINE OF THE PARCEL BEING DESCRIBED AND SAID SOUTH RIGHT-OF-WAY LINE OF ZERO ROAD N88°39'35"E, 141.67 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346 AND A POINT IN INTERSECTION WITH THE SOUTHWEST RIGHT-OF-WAY LINE OF SAID CHAPMAN PLACE;

THENCE ALONG THE NORTHEAST LINE OF THE PARCEL BEING DESCRIBED AND SAID SOUTHWEST RIGHT-OF-WAY LINE CHAPMAN PLACE FOR THE FOLLOWING FIVE (5) COURSES;

1. S00°30'37"E, 36.59 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346 AND THE BEGINNING OF A CURVE;
2. THENCE 112.20 FEET ALONG A TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 183.28 FEET, A DELTA OF 35°04'35", A CHORD BEARING OF S18°02'54"E, AND A CHORD LENGTH OF 110.46 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346;
3. THENCE S35°35'12"E, 78.30 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346 AND THE BEGINNING OF A CURVE;
4. THENCE 181.01 FEET ALONG A TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 613.11 FEET, A DELTA OF 16°54'57", A CHORD BEARING OF S44°02'40"E, AND A CHORD LENGTH OF 180.36 FEET TO A #5 REBAR WITH AN ALUMINUM CAP STAMPED P.L.S. 13346;
5. THENCE S52°30'09"E, 579.29 FEET, MORE OR LESS, TO THE POINT OF BEGINNING

THE PARCEL OF LAND AS DESCRIBED ABOVE CONTAINS 8.04 ACRES, MORE OR LESS, AND IS SUBJECT TO ANY RIGHT-OF-WAY AND/OR EASEMENTS, RESERVATIONS AND ENCUMBRANCES WHICH HAVE BEEN LEGALLY ACQUIRED.

THE PLAT OF THESE LOTS AS THEY APPEAR ON THIS PLAT IS WITH FREE CONSENT, AND IN ACCORDANCE WITH THE DESIRES OF THE UNDER-SIGNED OWNER AND PROPRIETOR, SAID PLAT IS LAID OUT AND SURVEYED AS "C & S SIMPLE SUBDIVISION", A SUBDIVISION IN NATRONA COUNTY, WYOMING. THE OWNERS AND PROPRIETORS HEREBY GRANT TO THE PUBLIC AND PRIVATE UTILITY COMPANIES AN EASEMENT AND LICENSE TO LOCATE, CONSTRUCT, USE AND MAINTAIN CONDUITS, LINES, WIRES, AND PIPES, ANY OR ALL OF THEM, UNDER, OVER, ALONG, AND ACROSS THE AREAS DELINEATED AS UTILITY EASEMENT AS SHOWN ON THIS PLAT.

EXECUTED THIS _____ DAY OF _____, 2024.

BY: _____
TONY CERCY, MANAGING MEMBER OF C & S PROPERTIES, LLC
PO BOX 2886
CASPER, WY 82602

BY: _____
LEAH JUAREZ, MAYOR, CITY OF MILLS
704 FOURTH ST
PO BOX 789
MILLS, WY 82604

STATE OF WYOMING)
)SS
COUNTY OF NATRONA)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2024,
BY TONY CERCY MANAGING MEMBER OF C & S PROPERTIES, LLC.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2024,
BY LEAH JUAREZ, MAYOR, CITY OF MILLS.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____

APPARENT OWNER
VARCO LP - 14.47AC
(EI: ESTABLISHED INDUSTRIAL)

N89°27'13"E, 101.46'

N24°45'39" W, 65.26'

176.56'

S63°50'44.71"W

FOUND IRON PIN

N00°58'39"W, 444.81'

171.87'

S35°35'12"W

100.78'

P.O.B.

P.O.C. TIE: S74°00'33"E, 2502.92'

#5 BARE REBAR NORTHWEST COR, SECTION 2

APPARENT OWNER
TIMOTHY WAYNE GARRIOTT SR. - 3.2AC
(EI: ESTABLISHED INDUSTRIAL)

S04°54'45"E, 349.13'

EXISTING BUILDING (TYP.)

LOT 2
4.38 ACRES

LOT 1
3.88 ACRES

10.00' WIDE POWER LINE EASEMENT INST. 923412

10' WIDE GAS LINE EASEMENT INST. 930893

CHAPMAN PLACE (80' R.O.W.)

S52°30'09"E, 579.29'

448.51'

S00°30'37"E, 36.59'

R=183.28'
L=112.20'
Δ=35°04'35"
CH=110.46'
S18°02'54"E

R=613.11'
L=181.01'
Δ=16°54'57"
CH=180.36'
S44°02'40"E

N28°38'55"W, 868.55'

S88°30'58"W, 407.42'

APPARENT OWNER
SINCLAIR TRANSPORTATION COMPANY - 43.84AC
(EI: ESTABLISHED INDUSTRIAL)

CERTIFICATE OF SURVEYOR

STATE OF WYOMING)
)SS
COUNTY OF _____)

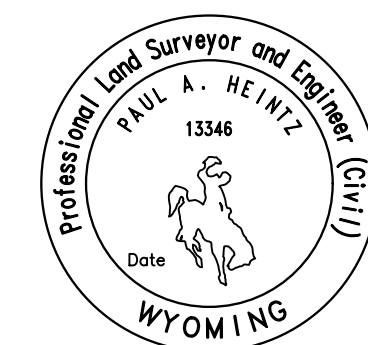
I, PAUL A. HEINTZ, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR, LICENSED UNDER THE LAWS OF THE STATE OF WYOMING, AND THAT THIS PLAT IS A TRUE, CORRECT AND COMPLETE PLAT OF "C & S SIMPLE SUBDIVISION", A SUBDIVISION IN NATRONA COUNTY, WYOMING, AS LAID OUT, PLATTED, DEDICATED AND SHOWN HEREON, AND THAT THIS PLAT WAS MADE FROM AN ACCURATE FIELD SURVEY OF SAID PROPERTY CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT THE PHYSICAL AND MATHEMATICAL DETAILS SHOWN HEREON ARE CORRECT AT THE TIME OF SAID SURVEY.

STATE OF WYOMING)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2024, BY
PAUL A. HEINTZ, P.L.S.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____



OWNER: C & S PROPERTIES, LLC
PO BOX 2886
CASPER, WY 82602

500020

101

1565-00

SCHEDULE A

Name and Address of Title Insurance Company: STEWART TITLE GUARANTY COMPANY

File Number: I-32819

Policy Number: O-9401-241789

Address Reference: 5997 WEST ZERO ROAD
CASPER, WY 82604

Amount of Insurance: \$ 500,000.00

Premium: \$ 1,565.00

Date of Policy: September 2, 2011 at 02:33 PM

1. Name of Insured:
C & S PROPERTIES, LLC
2. The estate or interest in the Land that is insured by this policy is:
Fee Simple
3. Title is vested in:
C & S PROPERTIES, LLC
4. The Land referred to in this policy is described as follows:
SEE EXHIBIT "A" ATTACHED HERETO

COMMONLY KNOWN AS: 5997 WEST ZERO ROAD, CASPER, WYOMING.

COMPLETED
11/2/11

10/17/11
4410 West Center Rd
Casper 82604

ROCKY MOUNTAIN TITLE INSURANCE

By:

ROCKY MOUNTAIN TITLE INSURANCE

EXHIBIT "A"

A Parcel located in and being a portion of the NE $\frac{1}{4}$ NW $\frac{1}{4}$, Section 2, Township 33 North, Range 80 West of the Sixth Principal Meridian, Natrona County, Wyoming, and being more particularly described by metes and bounds as follows:

Commencing at the northwesterly corner of said NE $\frac{1}{4}$ NW $\frac{1}{4}$, Section 2; thence along the westerly line thereof, S.1°18'W., 33.00 feet to a point in and intersection with the southerly right-of-way line of 66 feet wide County Road, Zero Road; thence along said right-of-way line, N.89°31'E., 287.63 feet to the northwesterly corner of the Parcel being described and the true Point of Beginning;

Thence along the northerly line of said Parcel and said right-of-way line, N.89°31'E., 142.66 feet to the northeasterly corner of said Parcel and a point in and intersection with the westerly right-of-way line of an 80 feet wide Wyoming State Highway Service Road; thence along the easterly line of said Parcel and the westerly right-of-way line of said Service Road, S.0°03'30"W., 39.02 feet to a point of curve; thence along the arc of a true curve to the left, having a radius of 183.24 feet and through a central angle of 34°50'30", southeasterly, 111.43 feet to a point of tangency; thence, S.34°47'E., 76.50 feet to a point of curve; thence along the arc of a true curve to the left, having a radius of 612.96 feet and through a central angle of 17°06', southeasterly, 182.94 feet to a point of tangency; thence continuing along the northeasterly line of said Parcel and the southwesterly right-of-way line of said Service Road, S.51°53'E., 679.39 feet to a point; thence along the southerly line of said Parcel, S.88°53'44"W., 194.03 feet, more or less, to a point; thence along the easterly line of said Parcel, S.4°20'38"E., 447.84 feet at the southeasterly corner of said Parcel; thence along the southerly line of said Parcel, S.89°12'W., 407.63 feet to the southwesterly corner of said Parcel; thence along the westerly line of said Parcel; thence N.0°12'53"W., 445.01 feet to a point; thence N.88°53'44"E., 101.10 feet to a point; thence continuing along the westerly line of said Parcel, N.28°10'W., 869.27 feet to the Point of Beginning and containing 8.034 acres, more or less.

AND

A PARCEL OF LAND LOCATED IN LOT 3, SECTION 2, TOWNSHIP 33 NORTH, RANGE 80 WEST OF THE 6TH P.M., NATRONA COUNTY, WYOMING, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES N.88 °24'23"E., 955.60 FEET FROM A POINT ON THE WEST LINE OF SAID LOT 3, MONUMENTED BY A ½" BOLT WITH NUT, WHICH POINT LIES S.01 °18'E., 812.98 FEET FROM THE NORTHWEST CORNER OF SAID LOT 3; THENCE N.88 °24'23"E., 73.80 FEET TO A POINT MONUMENTED BY A 3" ALUMINUM CAP SET THIS SURVEY; THENCE S.33 °35'40"W., 119.75 FEET TO A POINT MONUMENTED BY A 3" ALUMINUM CAP SET THIS SURVEY; THENCE N.04 °22'23"W., 97.99 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM:

A PARCEL OF LAND LOCATED IN LOT 3, SECTION 2, TOWNSHIP 33 NORTH, RANGE 80 WEST OF THE 6TH P.M., NATRONA COUNTY, WYOMING, BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH LIES N.88 °24'23"E., 1028.74 FEET FROM A POINT ON THE WEST LINE OF SAID LOT 3, MONUMENTED BY A ½" BOLT WITH NUT UNDER A FENCE, WHICH POINT LIES S.01 °18'E., 812.98 FEET FROM THE NORTHWEST CORNER OF SAID LOT 3; THENCE N.33 °35'40"E., 75.36 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF CHAPMAN ROAD, WHICH POINT IS MONUMENTED BY A 3" ALUMINUM CAP SET THIS SURVEY; THENCE ALONG SAID SOUTH LINE OF CHAPMAN ROAD, S.51 °48'03"E., 96.24 FEET TO A POINT MONUMENTED BY A 1½" ALUMINUM CAP BY CEPI; THENCE S.88 °24'23"W., 117.38 FEET TO THE POINT OF BEGINNING.

STEWART TITLE GUARANTY COMPANY

SCHEDULE B

File Number: I-32819

Policy Number: O-9401-241789

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees or expenses which arise by reason of:

- a. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
- b. Riparian rights incident to the premises.
- c. Such state of facts as would be disclosed by an accurate survey and inspection of the premises.
- d. Any lien, or right to a lien, for services, labor or material heretofore or hereafter furnished. NOTE: Upon receipt of a satisfactory Affidavit of Agreement this exception will be deleted.
- e. Any discrepancies or conflicts in boundary lines, any shortages in area, or any encroachment or overlapping of improvements.
- f. Any facts, rights, interests or claims which are not shown by the public record but which could be ascertained by an accurate survey of the land or by making inquiry of persons in possession thereof.
- g. Easements, liens or encumbrances or claims thereof, which are not shown by the public record.
- h. Any lien, or right to a lien, for services, labor or material imposed by law and not shown by the public record.
- i. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in acts authorizing the issuance thereof; (c) water rights, claims or title to water; (d) any right, title or interest in any sand and gravel and/or minerals including access to and from to extract minerals, mineral rights, or related matters, including, but not limited to oil, gas, coal and other hydrocarbons, whether or not the matters excepted under (a), (b), (c) or (d) are shown by the public records.
- j. TAXES FOR THE FIRST INSTALLMENT OF 2011 ARE DUE AND PAYABLE.
TAXES FOR THE SECOND INSTALLMENT OF 2011 A LIEN NOT YET DUE.
- k. PUBLIC AND PRIVATE ROADS, AND ANY OTHER EASEMENTS WHICH MAY AFFECT SUBJECT PROPERTY.

TERMS AND CONDITIONS OF RIGHT OF WAY EASEMENT GIVEN BY J.A. ROGERS, ET UX, TO SINCLAIR PIPELINE COMPANY, RECORDED OCTOBER 4, 1951, IN BOOK 47 OF AC&L, PAGE 5.

TERMS AND CONDITIONS OF RIGHT OF WAY EASEMENT GIVEN BY STEEL STRUCTERS, INC., TO THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, RECORDED DECEMBER 11, 1978, IN BOOK 189 OF AC&L, PAGE 174.

TERMS AND CONDITIONS OF RESOLUTION EXECUTED BY THE BOARD OF COUNTY COMMISSIONERS OF NATRONA COUNTY, WYOMING, TO THE PUBLIC, RECORDED NOVEMBER 26, 1985, AS INSTRUMENT NO. 398865.

TERMS AND CONDITIONS OF RIGHT OF WAY GRANT GIVEN BY JAMES R. FARMER, TO SINCLAIR TRANSPORTATION COMPANY, RECORDED APRIL 26, 2007, AS INSTRUMENT NO. 817129.

NOTE: SUBJECT PROPERTY IS IN THE CASPER-ALCOVA IRRIGATION DISTRICT AND IS SUBJECT

SCHEDULE B
(Continued)

File Number: I-32819

Policy Number: O-9401-241789

TO ANNUAL ASSESSMENTS AND/OR PERIODIC CHARGES.

- I. MORTGAGE EXECUTED BY C&S PROPERTIES, LLC, IN FAVOR OF JAMES R. FARMER, RECORDED SEPTEMBER 2, 2011 AS INSTRUMENT NO. 914391, GIVEN TO SECURE \$250,000.00.