

SCALE: NTS
 Total Area = 11.00 ac±
 Avg. Lot Size = .14 ac±
 Total No. Lots Phase III = 43
 Lots 1L thru 2Q, Block 3
 Lots 1A thru 1C, Block 4
 Lots 1D thru 1K, Block 5

ZONING

All lots in Phase III of Greenleaf Estates shall be zoned R-3 with the following variances:

- All lots shall include a variance allowing all uses contained in the R-1, R-2, and R-2-M Zoning.
- Streets to be designed and constructed as shown on the drawing.
- Street widths are as follows: Glencoe Way and Prado Court are 28' BOC to BOC, Tamari Drive and Vero Lane are 32' BOC to BOC.
- Mobile Homes do not need to be attached to a permanent foundation.
- Mobile Homes, Modular Homes, and/or Manufactured Housing shall be constructed in compliance with HUD codes as a minimum.
- Each family dwelling shall have at least two spaces for off-street parking.

MONUMENTATION

All Lot corners in Phase III are aluminum capped rebar stamped "PE&LS 2085".

= 2 1/2" Aluminum Cap
 Stamped "PE&LS 2085"

OPEN SPACE GREENBELT

The Open Space Greenbelt and Park Site is hereby dedicated to the Public and dedicated as a Utility and Drainage Easement.

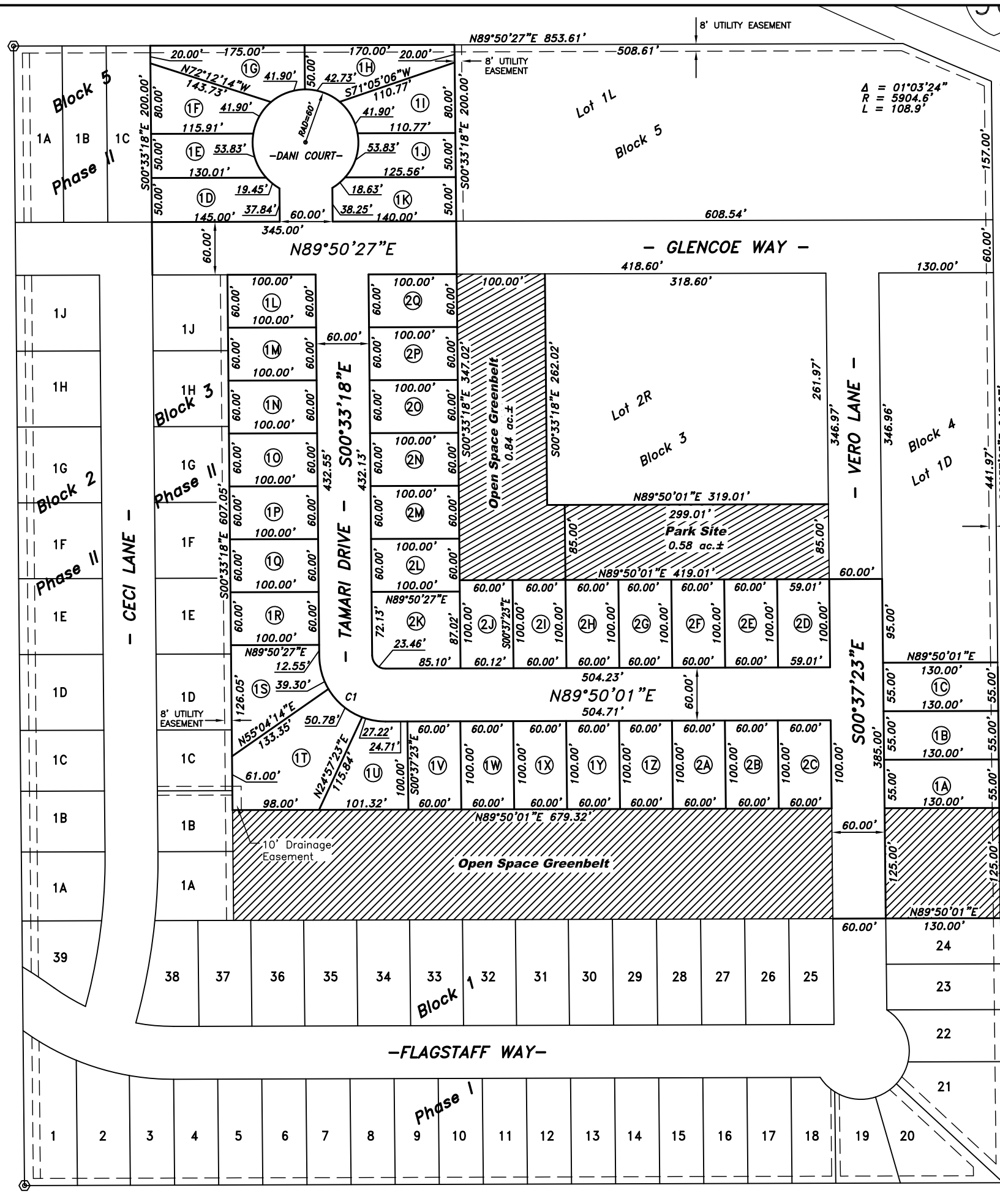
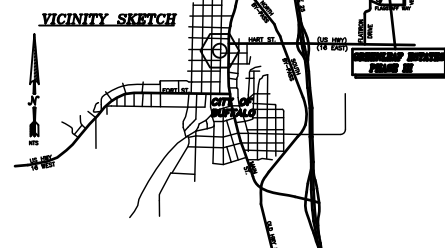
CURVE C1

(Centerline data - tangent circular curve)

Delta = 89°36'41"
 Radius = 45.00'
 Length = 70.38'

PLAT WARNING

Potential Purchasers of Lots within this Subdivision are encouraged to obtain and/or hire a Professional Engineer to perform soil analysis to determine soil suitability for any structure or residence.



GREENLEAF ESTATES ADDITION - PHASE III

A portion of Greenleaf Estates Addition to the City of Buffalo, Wyoming, being a re-subdivision of Lot 1D, Block 5, Lot 1K, Block 3, and Lot 1, Block 4, as shown on the Plat of Phase II, Greenleaf Estates Addition as filed in the Office of the Clerk of Johnson County, Wyoming, in Plat Book 2, page 215, said Greenleaf Estates Addition located in the NE1/4SW1/4 of Section 25, T51N, R82W, Johnson County, Wyoming.

EASEMENTS: Utility and Drainage Easements are hereby dedicated as shown on this plat.

OPEN SPACE: The Open Space Greenbelt and Park Site as shown on this plat is hereby dedicated to the Public.

IN TESTIMONY WHEREOF: Horizon Management, LLC of Buffalo, Wyoming has caused these to be signed this _____ day of _____, 2008.

Horizon Management, LLC
 Felipe Velasquez, Managing Member

STATE OF WYOMING)
) ss
 COUNTY OF JOHNSON)

The foregoing instrument was acknowledged before me by Felipe Velasquez, Managing Member of Horizon Management, LLC, who acknowledged said instrument to be his free act and deed this _____ day of _____, 2008.

Witness my hand and seal:

 Notary Public

My Commission Expires: _____

APPROVALS

The City of Buffalo Planning Commission hereby recommends approval of this plat on this _____ day of _____, 2008.

Chairman _____ Secretary _____

Approved by the City of Buffalo, Wyoming, this _____ day of _____, 2008.

Mayor _____ City Clerk _____

STATE OF WYOMING)
) ss
 COUNTY OF JOHNSON)

This instrument was filed for record on the _____ day of _____, 2008, at _____, and was duly recorded in Plat Book _____, page _____.

Fee: \$

Register of Deeds _____ By: Deputy

Protective Covenants are recorded in Book _____, page _____.

CERTIFICATE OF SURVEYOR

I, Keith A. Neustel, a duly Registered Professional Land Surveyor in the State of Wyoming, do hereby certify that this Plat of GREENLEAF ESTATES ADDITION-PHASE III is based on the results of a field survey, conducted under my direction as a Registered Professional Land Surveyor.



GRIZZLY ENGINEERING
 CONSULTING ENGINEERS and LAND SURVEYORS
 P.O. BOX 1004
 BUFFALO, WYOMING 82804
 Date Drawn: 04/30/2007
 Drawn By: FPJ/LLW
 Project No.: 806-102
 See Drawing
 Checked By: KAN
 File Name: 06-102.dwg

FINAL PLAT

Prepared for:
 Horizon Management, LLC
 PO Box 192
 Buffalo, WY 82834

**GREENLEAF ESTATES ADDITION
 PHASE III
 BUFFALO, WYOMING**

No.	DATE	REVISION DESCRIPTION	BY