



TOWN OF JACKSON PLANNING & BUILDING DEPARTMENT

TRANSMITTAL MEMO

Town of Jackson

- ☒ Public Works/Engineering
- ☐ Building
- ☐ Title Company
- ☒ Town Attorney
- ☐ Police

Joint Town/County

- ☐ Parks and Recreation
- ☐ Pathways
- ☐ Housing Department

Teton County

- ☐ Planning Division

- ☐ Engineer
- ☐ Surveyor- *Nelson*
- ☐ Assessor
- ☐ Clerk and Recorder
- ☐ Road and Levee

State of Wyoming

- ☐ Teton Conservation
- ☐ WYDOT
- ☐ TC School District #1
- ☐ Game and Fish
- ☐ DEQ

Federal Agencies

- ☐ Army Corp of Engineers

Utility Providers

- ☐ Qwest
- ☐ Lower Valley Energy
- ☐ Bresnan Communications

Special Districts

- ☐ START
- ☐ Jackson Hole Fire/EMS
- ☐ Irrigation Company

<p>Date: January 10, 2019</p> <hr/> <p>Item #: P19-007</p> <hr/> <p>Planner: Tyler Valentine Phone: 733-0440 ext. 1305 Fax: 734-3563 Email: tvalentine@jacksonwy.gov</p> <hr/> <p>Owner: Rodger and Corinne Young 3321 E. Twin Peaks Dr. Layton, UT 84040</p> <hr/> <p>Applicant: Long Reimer Winegar Beppler PO Box 3070 Jackson, WY 83001</p>	<p style="text-align: center;">REQUESTS:</p> <p>The applicant is submitting a request for a Boundary Adjustment (no plat) for 270 Spruce Drive legally known as LOT 3, PINES ADDITION.</p> <p>For questions, please call Tyler Valentine at 733-0440, x1305 or email to the address shown below. Thank you.</p>
<p>Please respond by: January 31, 2019 (Comments)</p>	

RESPONSE: For Departments not using Trak-it, please send responses via email to: tstolte@jacksonwy.gov

270 WEST PEARL, SUITE 103
P. O. BOX 3070
JACKSON, WY 83001
307.734.1908
307.733.3752 (fax)
WWW.LRW-LAW.COM



LONG
REIMER
WINEGAR

LONG | REIMER | WINEGAR | BEPLER LLP

WITH ATTORNEYS ADMITTED IN
WY CO UT ID MT NE ND AZ & CA

ERIKA M. NASH
PARTNER

ADMITTED IN WY
enash@lrw-law.com

January 9, 2019

Ms. Tiffany Stolte
Town of Jackson
150 East Pearl Avenue
Jackson, WY 83001

Via Email and Hand Delivery:
tstolte@jacksonwy.gov

Re: Planning Permit Application – Right-of-Way Easement Vacation

Dear Ms. Stolte,

On behalf of Roger and Corinne Young, owners of 270 Spruce Drive, please find the following items enclosed with this letter:

1. Planning Permit Application – Boundary Adjustment (no plat);
2. Check for the Application Fee of \$450;
3. Executed Letter of Authorization;
4. Proof of Ownership – Warranty Deed;
5. Title Report – ALTA Commitment for Title Insurance;
6. Copy of Right-of-Way Easement recorded on title;
7. Brief Narrative of Request;
8. Copies of Final Plat and ATLA/NSPS Land Title Survey (showing highlighted right-of-way easement to be vacated); and
9. Draft Vacation of Right-of-Way Easement “instrument” prepared in accordance with LDR Section 8.2.13.C.5.a.

Very truly yours,

LONG REIMER WINEGAR BEPLER LLP

A handwritten signature in black ink, appearing to read 'Erika M. Nash', with a long, sweeping underline.

BY: ERIKA M. NASH

EMN:jsc

CC: Tyler Valentine (via email at tvalentine@jacksonwy.gov)
Christopher M. Reimer (via email at CReimer@lrw-law.com)
Roger Young (via email at Ryoung2222@aol.com)
Corinne Young (via email at csiyoung)



PLANNING PERMIT APPLICATION
Planning & Building Department
Planning Division

150 E Pearl Ave. | ph: (307) 733-0440
P.O. Box 1687 | fax: (307) 734-3563
Jackson, WY 83001 | www.townofjackson.com

For Office Use Only

Fees Paid _____
Check # _____ Credit Card _____ Cash _____
Application #s _____

PROJECT.

Name/Description: 270 Spruce Dr. TOJ Right-of-Way Easement Vacation
Physical Address: 270 Spruce Dr., Jackson, WY 83001
Lot, Subdivision: Lot 3, Pines Addition PIDN: 22-41-16-33-4-12-003

OWNER.

Name: Roger B. and Corinne C. Young Phone: 801-301-9630
Mailing Address: 3321 E. Twin Peaks Dr., Layton, UT ZIP: 84040
E-mail: Ryoung2222@aol.com; csiyoung@aol.com

APPLICANT/AGENT.

Name: Long Reimer Winegar Beppler LLP Phone: 307-734-1908
Mailing Address: P.O. Box 3070, Jackson, WY ZIP: 83001
E-mail: enash@lrw-law.com; jchandler@lrw-law.com

DESIGNATED PRIMARY CONTACT.

____ Owner ☒ Applicant/Agent

TYPE OF APPLICATION. Please check all that apply; see Fee Schedule for applicable fees.

Use Permit	Physical Development	Interpretations
____ Basic Use	____ Sketch Plan	____ Formal Interpretation
____ Conditional Use	____ Development Plan	____ Zoning Compliance Verification
____ Special Use		
Relief from the LDRs	Development Option/Subdivision	Amendments to the LDRs
____ Administrative Adjustment	____ Development Option Plan	____ LDR Text Amendment
____ Variance	____ Subdivision Plat	____ Zoning Map Amendment
____ Beneficial Use Determination	____ Boundary Adjustment (replat)	____ Planned Unit Development
____ Appeal of an Admin. Decision	<input checked="" type="checkbox"/> Boundary Adjustment (no plat)	

PRE-SUBMITTAL STEPS. Pre-submittal steps, such as a pre-application conference, environmental analysis, or neighborhood meeting, are required before application submittal for some application types. See Section 8.1.5, Summary of Procedures, for requirements applicable to your application package. If a pre-submittal step is required, please provide the information below. If you need assistance locating the project number or other information related to a pre-submittal step, contact the Planning Department. **If this application is amending a previous approval, indicate the original permit number.**

Pre-application Conference #: n/a Environmental Analysis #: _____
Original Permit #: n/a Date of Neighborhood Meeting: _____

SUBMITTAL REQUIREMENTS. Twelve (12) hard copies and one (1) digital copy of the application package (this form, plus all applicable attachments) should be submitted to the Planning Department. Please ensure all submittal requirements are included. The Planning Department will not hold or process incomplete applications. Partial or incomplete applications will be returned to the applicant.

Have you attached the following?

- ☒ **Application Fee.** Fees are cumulative. Applications for multiple types of permits, or for multiple permits of the same type, require multiple fees. See the currently adopted Fee Schedule in the Administrative Manual for more information.
- ☒ **Notarized Letter of Authorization.** A notarized letter of consent from the landowner is required if the applicant is not the owner, or if an agent is applying on behalf of the landowner. If the owner is a partnership or corporation, proof that the owner can sign on behalf of the partnership or corporation is also required. Please see the Letter of Authorization template in the Administrative Manual for a sample.
- ☒ **Response to Submittal Checklist.** All applications require response to applicable review standards. These standards are outlined on the Submittal Checklists for each application type. If a pre-application conference is held, the Submittal Checklists will be provided at the conference. If no pre-application conference is required, please see the Administrative Manual for the applicable Checklists. The checklist is intended as a reference to assist you in submitting a sufficient application; submitting a copy of the checklist itself is not required.

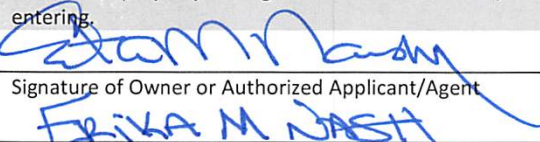
FORMAT.

The main component of any application is demonstration of compliance with all applicable Land Development Regulations (LDRs) and Resolutions. The submittal checklists are intended to identify applicable LDR standards and to outline the information that must be submitted to sufficiently address compliance with those standards.

For some submittal components, minimum standards and formatting requirements have been established. Those are referenced on the checklists where applicable. For all other submittal components, the applicant may choose to make use of narrative statements, maps, drawings, plans and specifications, tables and/or calculations to best demonstrate compliance with a particular standard.

Note: Information provided by the applicant or other review agencies during the planning process may identify other requirements that were not evident at the time of application submittal or a Pre-Application Conference, if held. Staff may request additional materials during review as needed to determine compliance with the LDRs.

Under penalty of perjury, I hereby certify that I have read this application and associated checklists and state that, to the best of my knowledge, all information submitted in this request is true and correct. I agree to comply with all county and state laws relating to the subject matter of this application, and hereby authorize representatives of Teton County to enter upon the above-mentioned property during normal business hours, after making a reasonable effort to contact the owner/applicant prior to entering.


Signature of Owner or Authorized Applicant/Agent
Erika M. Nash
Name Printed

1/9/19
Date
Agent
Title

LETTER OF AUTHORIZATION

Roger B. Young and Corinne C. Young, "Owner" whose address is: _____

3321 East Twin Peaks Drive, Layton, UT 84040

(NAME OF ALL INDIVIDUALS OR ENTITY OWNING THE PROPERTY)

Roger B. Young and Corinne C. Young, husband and wife, as the owner of property

more specifically legally described as: _____

Lot 3 of Pines Addition to the Town of Jackson, Teton County, Wyoming, according to that plat recorded September 10, 1980 as Plat No. 423

Pin # 22-41-16-33-4-12-003

(If too lengthy, attach description)

HEREBY AUTHORIZES Erika M. Nash or Jordan S. Chandler, both of Long Reimer Winegar Beppler LLP as agent to represent and act for Owner in making application for and receiving and accepting on Owners behalf, any permits or other action by the Town of Jackson, or the Town of Jackson Planning, Building, Engineering and/or Environmental Health Departments relating to the modification, development, planning or replatting, improvement, use or occupancy of land in the Town of Jackson. Owner agrees that Owner is or shall be deemed conclusively to be fully aware of and to have authorized and/or made any and all representations or promises contained in said application or any Owner information in support thereof, and shall be deemed to be aware of and to have authorized any subsequent revisions, corrections or modifications to such materials. Owner acknowledges and agrees that Owner shall be bound and shall abide by the written terms or conditions of issuance of any such named representative, whether actually delivered to Owner or not. Owner agrees that no modification, development, platting or replatting, improvement, occupancy or use of any structure or land involved in the application shall take place until approved by the appropriate official of the Town of Jackson, in accordance with applicable codes and regulations. Owner agrees to pay any fines and be liable for any other penalties arising out of the failure to comply with the terms of any permit or arising out of any violation of the applicable laws, codes or regulations applicable to the action sought to be permitted by the application authorized herein.

Under penalty of perjury, the undersigned swears that the foregoing is true and, if signing on behalf of a corporation, partnership, limited liability company or other entity, the undersigned swears that this authorization is given with the appropriate approval of such entity, if required.

OWNER: _____

(SIGNATURE) (SIGNATURE OF CO-OWNER)

Title: _____

(if signed by officer, partner or member of corporation, LLC (secretary or corporate owner) partnership or other non-individual Owner)

STATE OF Utah)

)SS.

COUNTY OF Davis)

The foregoing instrument was acknowledged before me by Roger B. Young and Corinne C. Young this 21st day of

December, 2018
WITNESS my hand and official seal.

(Notary Public)

My commission expires:

(Seal)





First American
Insurance Company

WARRANTY DEED

Pitchfork Investments Company, a Wyoming corporation, GRANTOR, of Teton County, Wyoming, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, receipt of which is hereby acknowledged, CONVEYS AND WARRANTS to Roger B. Young and Corinne C. Young, husband and wife as tenants by the entireties, GRANTEES, whose address is 3321 East Twin Peaks Drive, Layton, UT 84040, the following described real estate, situate in the County of Teton, State of Wyoming, hereby waiving and releasing all rights under and by virtue of the homestead exemption laws of the State of Wyoming, to-wit:

Lot 3 of Pines Addition to the Town of Jackson, Teton County, Wyoming, according to that plat recorded September 10, 1980 as Plat No. 423.

Pin # 22-41-16-33-4-12-003

Together with and including all improvements thereon and all appurtenances and hereditaments thereunto belonging. Subject to all covenants, conditions, restrictions, easements, reservations, and rights-of-way of sight and/or record.

WITNESS our hands this 26th day of September, 2005.

RELEASED	
INDEXED	
ABSTRACTED	
SCANNED	

Grantor: PITCHFORK INVESTMENTS COMPANY
Grantee: YOUNG, ROGER B ET UX
Doc 0660285 bk 603 pg 523-523 Filed at 4:09 on 09/26/05
Sherry L Daigle, Teton County Clerk fees: 8.00
By MARY SMITH Deputy

Pitchfork Investments Company,
a Wyoming corporation:

Margot Belden, President
Margot Belden, President

Sean O'Brien, Secretary
Sean O'Brien, Secretary

STATE OF Wyoming)
COUNTY OF Teton)

The foregoing instrument was acknowledged before me this 26th day of September, 2005 by Margot Belden as President, and Sean O'Brien as Secretary of Pitchfork Investments Company, a Wyoming corporation.

WITNESS my hand and official seal.

[Signature]
Notary Public
My Commission Expires: _____



Law Office of
Hess Carlman & D'Amours, LLC
Post Office Box 449
30 East Simpson Avenue
Jackson, Wyoming 83001
307-733-7881

 <p>First American</p> <p>Commitment</p>	<p>ALTA Commitment for Title Insurance</p> <p>ISSUED BY</p> <p>First American Title Insurance Company</p> <p>File No: 4551-3144213</p>
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COMMITMENT FOR TITLE INSURANCE

Issued By

FIRST AMERICAN TITLE INSURANCE COMPANY

NOTICE

IMPORTANT-READ CAREFULLY: THIS COMMITMENT IS AN OFFER TO ISSUE ONE OR MORE TITLE INSURANCE POLICIES. ALL CLAIMS OR REMEDIES SOUGHT AGAINST THE COMPANY INVOLVING THE CONTENT OF THIS COMMITMENT OR THE POLICY MUST BE BASED SOLELY IN CONTRACT.

THIS COMMITMENT IS NOT AN ABSTRACT OF TITLE, REPORT OF THE CONDITION OF TITLE, LEGAL OPINION, OPINION OF TITLE, OR OTHER REPRESENTATION OF THE STATUS OF TITLE. THE PROCEDURES USED BY THE COMPANY TO DETERMINE INSURABILITY OF THE TITLE, INCLUDING ANY SEARCH AND EXAMINATION, ARE PROPRIETARY TO THE COMPANY, WERE PERFORMED SOLELY FOR THE BENEFIT OF THE COMPANY, AND CREATE NO EXTRACONTRACTUAL LIABILITY TO ANY PERSON, INCLUDING A PROPOSED INSURED.

THE COMPANY'S OBLIGATION UNDER THIS COMMITMENT IS TO ISSUE A POLICY TO A PROPOSED INSURED IDENTIFIED IN SCHEDULE A IN ACCORDANCE WITH THE TERMS AND PROVISIONS OF THIS COMMITMENT. THE COMPANY HAS NO LIABILITY OR OBLIGATION INVOLVING THE CONTENT OF THIS COMMITMENT TO ANY OTHER PERSON.

COMMITMENT TO ISSUE POLICY

Subject to the Notice; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and the Commitment Conditions, ***First American Title Insurance Company***, a Nebraska Corporation (the "Company"), commits to issue the Policy according to the terms and provisions of this Commitment. This Commitment is effective as of the Commitment Date shown in Schedule A for each Policy described in Schedule A, only when the Company has entered in Schedule A both the specified dollar amount as the Proposed Policy Amount and the name of the Proposed Insured.

If all of the Schedule B, Part I-Requirements have not been met within six months after the Commitment Date, this Commitment terminates and the Company's liability and obligation end.

First American Title Insurance Company



Dennis J. Gilmore
President



Jeffrey S. Robinson
Secretary

If this jacket was created electronically, it constitutes an original document.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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COMMITMENT CONDITIONS

1. DEFINITIONS

- (a) "Knowledge" or "Known": Actual or imputed knowledge, but not constructive notice imparted by the Public Records.
 - (b) "Land": The land described in Schedule A and affixed improvements that by law constitute real property. The term "Land" does not include any property beyond the lines of the area described in Schedule A, nor any right, title, interest, estate, or easement in abutting streets, roads, avenues, alleys, lanes, ways, or waterways, but this does not modify or limit the extent that a right of access to and from the Land is to be insured by the Policy.
 - (c) "Mortgage": A mortgage, deed of trust, or other security instrument, including one evidenced by electronic means authorized by law.
 - (d) "Policy": Each contract of title insurance, in a form adopted by the American Land Title Association, issued or to be issued by the Company pursuant to this Commitment.
 - (e) "Proposed Insured": Each person identified in Schedule A as the Proposed Insured of each Policy to be issued pursuant to this Commitment.
 - (f) "Proposed Policy Amount": Each dollar amount specified in Schedule A as the Proposed Policy Amount of each Policy to be issued pursuant to this Commitment.
 - (g) "Public Records": Records established under state statutes at the Commitment Date for the purpose of imparting constructive notice of matters relating to real property to purchasers for value and without Knowledge.
 - (h) "Title": The estate or interest described in Schedule A.
2. If all of the Schedule B, Part I—Requirements have not been met within the time period specified in the Commitment to Issue Policy, this Commitment terminates and the Company's liability and obligation end.
3. The Company's liability and obligation is limited by and this Commitment is not valid without:
- (a) the Notice;
 - (b) the Commitment to Issue Policy;
 - (c) the Commitment Conditions;
 - (d) Schedule A;
 - (e) Schedule B, Part I—Requirements;
 - (f) Schedule B, Part II—Exceptions; and
 - (g) a counter-signature by the Company or its issuing agent that may be in electronic form.

4. COMPANY'S RIGHT TO AMEND

The Company may amend this Commitment at any time. If the Company amends this Commitment to add a defect, lien, encumbrance, adverse claim, or other matter recorded in the Public Records prior to the Commitment Date, any liability of the Company is limited by Commitment Condition 5. The Company shall not be liable for any other amendment to this Commitment.

5. LIMITATIONS OF LIABILITY

- (a) The Company's liability under Commitment Condition 4 is limited to the Proposed Insured's actual expense incurred in the interval between the Company's delivery to the Proposed Insured of the Commitment and the delivery of the amended Commitment, resulting from the Proposed Insured's good faith reliance to:
 - (i) comply with the Schedule B, Part I—Requirements;
 - (ii) eliminate, with the Company's written consent, any Schedule B, Part II—Exceptions; or
 - (iii) acquire the Title or create the Mortgage covered by this Commitment.
- (b) The Company shall not be liable under Commitment Condition 5(a) if the Proposed Insured requested the amendment or had Knowledge of the matter and did not notify the Company about it in writing.
- (c) The Company will only have liability under Commitment Condition 4 if the Proposed Insured would not have incurred the expense had the Commitment included the added matter when the Commitment was first delivered to the Proposed Insured.
- (d) The Company's liability shall not exceed the lesser of the Proposed Insured's actual expense incurred in good faith and described in Commitment Conditions 5(a)(i) through 5(a)(iii) or the Proposed Policy Amount.
- (e) The Company shall not be liable for the content of the Transaction Identification Data, if any.
- (f) In no event shall the Company be obligated to issue the Policy referred to in this Commitment unless all of the Schedule B, Part I—Requirements have been met to the satisfaction of the Company.
- (g) In any event, the Company's liability is limited by the terms and provisions of the Policy.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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6. LIABILITY OF THE COMPANY MUST BE BASED ON THIS COMMITMENT

- (a) Only a Proposed Insured identified in Schedule A, and no other person, may make a claim under this Commitment.
- (b) Any claim must be based in contract and must be restricted solely to the terms and provisions of this Commitment.
- (c) Until the Policy is issued, this Commitment, as last revised, is the exclusive and entire agreement between the parties with respect to the subject matter of this Commitment and supersedes all prior commitment negotiations, representations, and proposals of any kind, whether written or oral, express or implied, relating to the subject matter of this Commitment.
- (d) The deletion or modification of any Schedule B, Part II—Exception does not constitute an agreement or obligation to provide coverage beyond the terms and provisions of this Commitment or the Policy.
- (e) Any amendment or endorsement to this Commitment must be in writing and authenticated by a person authorized by the Company.
- (f) When the Policy is issued, all liability and obligation under this Commitment will end and the Company's only liability will be under the Policy.

7. IF THIS COMMITMENT HAS BEEN ISSUED BY AN ISSUING AGENT

The issuing agent is the Company's agent only for the limited purpose of issuing title insurance commitments and policies. The issuing agent is not the Company's agent for the purpose of providing closing or settlement services.

8. PRO-FORMA POLICY

The Company may provide, at the request of a Proposed Insured, a pro-forma policy illustrating the coverage that the Company may provide. A pro-forma policy neither reflects the status of Title at the time that the pro-forma policy is delivered to a Proposed Insured, nor is it a commitment to insure.

9. ARBITRATION


The Policy contains an arbitration clause. All arbitrable matters when the Proposed Policy Amount is \$2,000,000 or less shall be arbitrated at the option of either the Company or the Proposed Insured as the exclusive remedy of the parties. A Proposed Insured may review a copy of the arbitration rules at <http://www.alta.org/arbitration>.

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 <p>First American</p> <p>Schedule A</p>	<p>ALTA Commitment for Title Insurance</p> <p>ISSUED BY</p> <p>First American Title Insurance Company</p> <p>File No: 4551-3144213</p>
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Transaction Identification Data for reference only:

Issuing Agent: First American Title Insurance Company

Issuing Office: PO Box 3609 / 175 South King St

Jackson, WY 83001

Issuing Office's ALTA® Registry ID: 1123763

Commitment No.: 4551-3144213

Property Address: 270 Spruce Drive, Jackson, WY 83001

Revision No.:

Inquiries Should Be Directed To:

Phone:

Email:

Issuing Office File No.: 4551-3144213

SCHEDULE A

1. Commitment Date: October 04, 2018 at 5:00 PM
2. Policies to be issued:
 - (a) 2006 ALTA® Owner's Policy
Proposed Insured: Ryan J. Fowler and Nicole S. Fowler, husband and wife
Proposed Policy Amount: \$1,625,000.00
3. The estate or interest in the Land described or referred to in this Commitment is

FEE

4. The Title is, at the Commitment Date, vested in:

Roger B. Young and Corinne C. Young, husband and wife as tenants by the entireties
5. The Land is described as follows:

See Exhibit "A" attached hereto and made a part hereof

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Form 5030000 (1-31-17)	Page 4 of 8	ALTA Commitment for Title Insurance (8-1-16) Wyoming
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First American

Schedule BI & BII

ALTA Commitment for Title Insurance

ISSUED BY

First American Title Insurance Company

File No: 4551-3144213

SCHEDULE B, PART I

Requirements

All of the following Requirements must be met:

- A. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
- B. Pay the agreed amount for the estate or interest to be insured.
- C. Pay the premiums, fees, and charges for the Policy to the Company.
- D. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.

E. Release of the Mortgage:

Mortgagor:	Roger B Young and Corinne C Young, husband and wife
Mortgagee:	Mortgage Electronic Registration Systems, Inc., acting solely as a nominee for Zions First National Bank
Amount:	\$500,000.00
Recorded:	December 23, 2015
Recording Information:	Book 911 of Photo, Page 577-589

F. Release of Line of Credit Mortgage:

Mortgagor:	Roger B. Young and Corinne C. Young, husband and wife as tenants by the entireties
Mortgagee:	Zions First National Bank
Amount:	\$367,500.00
Recorded:	August 18, 2015
Recording Information:	Book 902 of Photo, Page 716-725


- G. Warranty Deed from Roger B. Young and Corinne C. Young, husband and wife to Ryan J. Fowler and Nicole S. Fowler, husband and wife.

NOTE: A Statement of Consideration is required with each transfer of title in the State of Wyoming.

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 <p>Schedule BI & BII (Cont.)</p>	<p>ALTA Commitment for Title Insurance</p> <p>ISSUED BY</p> <p>First American Title Insurance Company</p> <p>File No: 4551-3144213</p>
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SCHEDULE B, PART II

Exceptions

THIS COMMITMENT DOES NOT REPUBLISH ANY COVENANT, CONDITION, RESTRICTION, OR LIMITATION CONTAINED IN ANY DOCUMENT REFERRED TO IN THIS COMMITMENT TO THE EXTENT THAT THE SPECIFIC COVENANT, CONDITION, RESTRICTION, OR LIMITATION VIOLATES STATE OR FEDERAL LAW BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, GENDER IDENTITY, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

The Policy will not insure against loss or damage resulting from the terms and provisions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

1. Any facts, rights, interests, or claims that are not shown in the Public Records but that could be ascertained by an inspection of the Land or by making inquiry of the persons in possession of the Land.
2. Easements, claims of easements or encumbrances that are not shown in the Public Records.
3. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title including discrepancies, conflicts in boundary lines, shortage in area, or any other facts that would be disclosed by an accurate and complete land survey of the Land, and that are not shown in the Public Records.
4. Any lien, or right to a lien, for services, labor or material theretofore or hereafter furnished, imposed by law and not shown in the Public Records.
5. (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, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any right, Title or interest including any claim thereto, to minerals, including but not limited to ores, metals, coal, lignite, oil, gas, uranium, clay, rock, sand, gravel or other common variety materials, whether or not shown by the Public Records.
7. The lien of real estate taxes or assessments imposed on the Title by a governmental authority that are not shown as existing liens in the records of the County Treasurer or in the Public Records.

Taxes for the year 2019.

NOTE: Taxes for the year 2018 appear to be in the amount of \$7,286.14, Account No. OJ-3408 according to the County Treasurer. The first installment is due and payable September 1, delinquent November 10. The second installment is due and payable March 1 of the following year, delinquent May 10. The first installment is \$3,643.07, and PAID, and the second installment is \$3,643.07, and PAID.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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Form 5030000 (1-31-17)	Page 6 of 8	ALTA Commitment for Title Insurance (8-1-16) Wyoming
------------------------	-------------	---

NOTE: Personal Property Taxes for the year 2018 appear to be in the amount of \$18.16, Account No. OJ-7714, according to the County Treasurer. The first installment is due and payable September 1, delinquent November 10. The second installment is due and payable March 1 of the following year, delinquent May 10. The first installment is \$9.08, and PAID, and the second installment is \$9.08 and PAID.


Taxes upon Personal Property are a lien upon all real property owned by the person against whom the tax was assessed, per Wyoming Statute 39-13-108.

8. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I-Requirements are met.
9. Covenants, conditions, restrictions, easements, including the terms and conditions thereof, rules, regulations and other matters as shown on the subdivision plat of Pines Addition, Recorded September 10, 1980 as Plat No. 423.
10. Easement, including the terms and conditions contained therein:
 - Granted To: Mountain States Telephone and Telegraph
 - For: Construction, operation and maintenance of communication facilities.
 - Recorded: October 27, 1993
 - Recording Information: Book 278 of Photo, page 974
11. A Contract for Purchase of Power, including the terms and conditions contained therein:
 - Between: Lower Valley Power and Light, Inc.
 - And: Aaron Pruzan, a single man
 - Recorded: October 27, 1993
 - Recording Information: Book 278 of Photo, page 975-976

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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 <p>Exhibit A</p>	<p>ISSUED BY First American Title Insurance Company</p> <p>File No: 4551-3144213</p>
---	--

File No.: 4551-3144213

The Land referred to herein below is situated in the County of Teton, State of Wyoming, and is described as follows:

Lot 3 of Pines Addition to the Town of Jackson, Teton County, Wyoming, according to that plat recorded September 10, 1980 as Plat No. 423.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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Form 5030000 (1-31-17)	Page 8 of 8	ALTA Commitment for Title Insurance (8-1-16) Wyoming
------------------------	-------------	---

RIGHT-OF-WAY EASEMENT .

KNOW ALL MEN BY THESE PRESENTS that for ONE DOLLAR (\$1.00) and other good and valuable consideration, receipt whereof is hereby acknowledged, ^{The} Jackson Hole Corporation, Inc., a Wyoming corporation, hereinafter called "GRANTOR", hereby grants to the Town of Jackson, an incorporated town in the State of Wyoming, its successors or assigns, hereinafter called the "GRANTEE", the right to lay out, construct, inspect, operate, maintain and repair an underground pipe line, main or water line, together with the right to excavate and refill ditches and trenches for the location of said pipe line and mains, and the further right to remove trees of less than 6" DBH only, bushes, undergrowth and other obstructions interfering with the location, construction and maintenance of said pipe lines, pump stations, mains and water lines for the use of the Grantee over and across the described strip of land situate in Teton County, Wyoming and more particularly described on Exhibit "A" attached hereto and by this reference made a part hereof.

The grant herein contained is an easement and shall be perpetual so long as the same is used for the aforementioned purposes. The Grantor will not use or permit to be used the conveyed property for any purpose whatsoever which would interfere with the use hereby granted to the Grantee, provided, however, that the Grantor may use the conveyed property for parking, storage, road or agricultural purposes, and may place anything which is movable upon the property. Grantee shall repair or replace any items which it shall move from the conveyed property and shall repair any damage by reason of the Grantee's use of the property as contemplated by this easement.

Grantor does hereby waive and release all rights under and by virtue of the Homestead Exemption laws of the State of Wyoming, insofar as affected by this conveyance.

Recorded	5-11	19	2901	2:05	0'01	N	ALL
in Book	85	of	Page	251	to	253	
Doc.	107508			0.00	pd		
J. S. [Signature] County Clerk							

RECORDED	
COMPARED	
INDEXED	✓
ABSTRACTED	✓

IN WITNESS WHEREOF, the party has hereunto set its hands

this 16th day of April, 1979.

THE JACKSON HOLE CORPORATION, INC.,
a Wyoming corporation

By: *Paul N. Scherbel*
its President

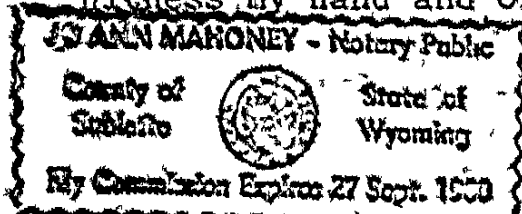


Paul N. Scherbel
Secretary-Treasurer

STATE OF WYOMING)
SUBLETTE) ss.
COUNTY OF TETON)

The foregoing instrument was acknowledged by Paul N. Scherbel
and Rachel A. Scherbel before me and to me known and known to be
the persons described in and who executed the foregoing instrument
as President and Secretary-Treas respectively of ^{The} Jackson Hole
Corporation, Inc., a Wyoming corporation, and severally acknowledged
before me that they executed the same as such officers in the name
of and for and on behalf of the said corporation.

Witness my hand and official seal.



Joan Mahoney
Notary Public

My Commission Expires: 27 September 1980

Description for

TOWN OF JACKSON

from

THE JACKSON HOLE CORPORATION, INC.

(Utility Easement -- West Side)

To-wit:-

A strip of land twenty feet in width being part of the ~~1/4~~ of Section 33, T4N, R11W within the incorporated limits of the Town of Jackson, Teton County, Wyoming and part of that tract of record in the Office of the Clerk of Teton County in Book 12 of Deeds on page 550, with the west line described as follows:

BEGINNING at the northeast corner of Lot 63 of the Aspen Highlands Addition to the Town of Jackson of record as Plat No. 175 in said Office;
thence $N89^{\circ}57.5'E$, 450.16 feet, more or less, to an intersection with the north line of the said tract of record;

ENCLOSING an area of 0.229 acre, more or less.

6 March 1979

3 Scherbel
CYON SCHERBEL, LTD.
and Land Surveyor No. 164
Reg. Wyoming 83113

"Modification in any way of the foregoing description terminates liability of the surveyor"

Brief Narrative of Request

We, Roger B. Young and Corinne C. Young, as the owners of 270 Spruce Drive, submit to the Town of Jackson Council for consideration this Planning Permit Application ("Application") for a boundary adjustment without replat, pursuant to Section 8.2.13.C.5.a of the Town of Jackson Land Development Regulations ("LDR").

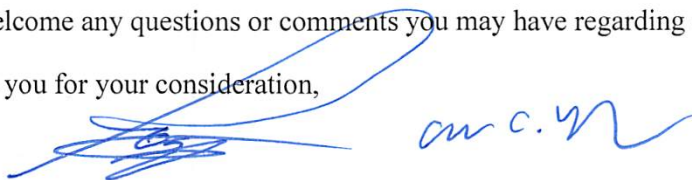
Section 8.2.13.C.5 of the LDR provides that, "[v]acation of . . . utility easement does not require a new plat provided" that certain standards within this section of the LDR are met. Section 8.2.13.C.5, Paragraphs a and b, provide those standards. Paragraph a of that section requires filing an instrument with the County Clerk stating that "the partial vacation does not abridge or destroy any rights and privileges of other proprietors in the plat," and includes an "[a]cknowledgment by all parties affected by the vacation; and [a]cknowledgement by the Town Council." Paragraph b of this same section instructs the County Clerk to make certain annotations on the plat.

Our Application specifically requests the vacation of that certain right-of-way easement recorded in the Office of the Teton County Clerk on May 11, 1979, in Book 85 of Photo on page 251 to 253 (the "Easement"), as shown on the subdivision plat of the Pines Addition recorded in the Office of the Teton County Clerk on September 10, 1980 as Plat No. 423 (the "Plat"). Based on previous correspondence with the Town of Jackson Engineering Department regarding the Easement, our understanding is that the water main within the Easement was abandoned a few years ago by the Town of Jackson, and that the Easement is no longer necessary. The Easement, which we have highlighted on the copy of the Plat enclosed with our Application, creates a cloud on title that we would now like to cleanup.

We have enclosed a draft Partial Vacation Without Replat and Vacation of Right-of-Way Easement instrument (the "Draft Instrument"), which includes the statement and acknowledgements required by Section 8.2.13.5.a. Additionally, the Draft Instrument also includes instructions to the County Clerk regarding the necessary annotations to the Plat once the Easement is vacated.

We welcome any questions or comments you may have regarding our Application.

Thank you for your consideration,



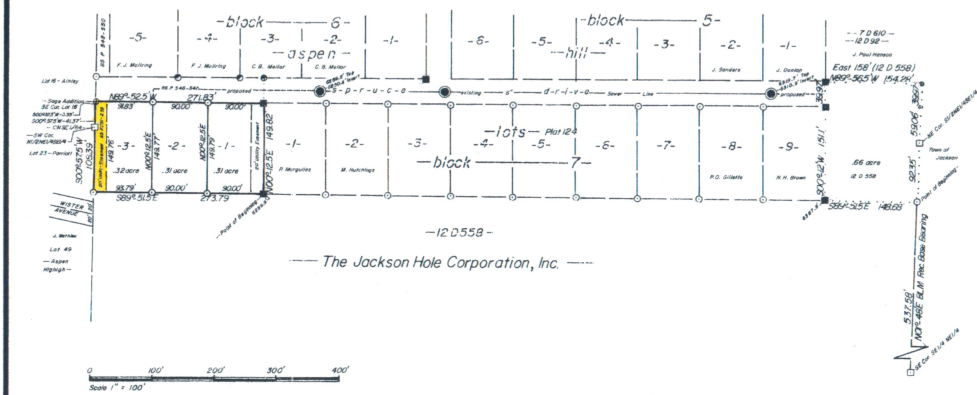
Roger B. Young and Corinne C. Young

PINES

ADDITION

to the

TOWN OF JACKSON



BENCH MARK — Based upon USCGS Bench Mark V40 1534 = 6234.42'

LEGEND

- indicates a Certified Land Corner Recordation Certificate filed.
- indicates a 2" galvanized steel pipe with brass cap appropriately inscribed.
- indicates a steel T-shaped stake 24" long with metal cap inscribed "SURVEY POINT DO NOT DISTURB RLS 164" set.
- indicates the above inscribed "SURVEY POINT DO NOT DISTURB RLS 376".
- indicates the above inscribed "PROPERTY CORNER DO NOT DISTURB RLS 578".
- indicates a 5/8" steel reinforcing rod with metal cap inscribed "A.F.W. L.S. 325".
- indicates no monument found or set.

Lots serviced by Town of Jackson Water and Sewer.

SUBDIVIDER — The Jackson Hole Corporation, Inc.
Jackson, Wyoming 83001
SURVEYOR — Paul N. Scherbel, RLS 164
Jackson and Big Piney, Wyoming 83113
DATED — December 1979
ZONING DISTRICT — R-1

CERTIFICATE OF SURVEYOR

I, Paul N. Scherbel of Big Piney, Wyoming hereby certify that this map was made from notes taken during an actual survey made by me during 1979;
that it correctly represent the PINES ADDITION TO THE TOWN OF JACKSON;
Being part of the NE1/4SE1/4 of Section 33, T41N, R116W, within the incorporated limits of the Town of Jackson, Teton County, Wyoming described as follows:
Lots 1, 2, and 3 -
That part of the NE1/4SE1/4 of Section 33, T41N, R116W, within the incorporated limits of the Town of Jackson, Teton County, Wyoming, being part of that tract of record in the Office of Teton County in Book 12 of Deeds on page 559 as follows:
BEGINNING at the southwest corner of Lot 1, of Block 7 of the Aspens Hills Addition to the Town of Jackson of record in the Office of the Clerk of Teton County as plot No. 124;
thence N00°12.5'E, 149.82 feet along the west line of said Block 7 to the northwest corner of said Lot 1;
thence N89°52.5'W, 271.83 feet to the intersection of the west line of the said NE1/4SE1/4;
thence S00°57.5'W, 0.35 feet to the southeast point of Lot 16 of the Sage Addition - Revised to the Town of Jackson of record in the said Office as Plot No. 156 on the west line of the said NE1/4SE1/4;
thence continuing S00°57.5'W, 41.37 feet along the said west line to the southwest corner of the NE1/2NE1/4SE1/4;
thence continuing S00°57.5'W, 108.39 feet along the said west line to a point;
thence S89°51.5'E, 273.79 feet to the CORNER OF BEGINNING;
ENCLOSING an area of .94 acre, more or less.

Paul N. Scherbel
Land Surveyor — Registration No. 164 — 11 June 1980

The foregoing instrument was acknowledged before me by Paul N. Scherbel this 17th day of June 1980.
Witness my hand and official seal.
JoAnn Mahoney
Notary Public
My Commission Expires: 29 September 1980

CERTIFICATE OF OWNER

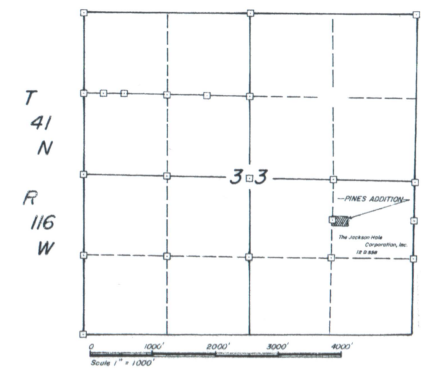
The Jackson Hole Corporation, Inc., acting through its president, Paul N. Scherbel, does hereby certify that the foregoing subdivision of part of the NE1/4SE1/4 of Section 33, T41N, R116W, within the incorporated limits of the Town of Jackson, Teton County, Wyoming, as shown on this map and more particularly described under the Certificate of Surveyor is with the free consent and in accordance with the desires of the undersigned owner and proprietor of the said lands;
that the subdivision is subject to all easements of record in said Office including that utility easement of record in said Office in Book 85 of Photo on page 251-253, and 546-547.

Attest:
THE JACKSON HOLE CORPORATION, INC.
Paul N. Scherbel, President
Rachel A. Scherbel, Secretary
The foregoing instrument was acknowledged before me by Paul N. Scherbel and Rachel A. Scherbel this 26th day of December 1979.
Witness my hand and official seal:
JoAnn Mahoney
Notary Public
My Commission Expires: 29 September 1980

CERTIFICATE OF ACCEPTANCE

The foregoing PINES ADDITION TO THE TOWN OF JACKSON was approved at the regular meeting of the Town Council on the 19th day of August 1980 in accordance with Section 15-1-546, Wyoming Statutes, 1977, as amended. The said Addition was approved at the regular meeting of the Planning Commission on the 13th day of August 1980.
Attest:
TOWN OF JACKSON
De Ann L. Sutton, Clerk
Ralph L. Gill, Mayor
Attest:
PLANNING COMMISSION
Melvin Webb, Administrator
Gerald F. Winn, Chairman

LOCATION MAP





- indicates a Certified Land Corner Recordation Certificate filed.
- indicates a 2" galvanized steel pipe with brass cap appropriately inscribed.
- indicates a steel T-shaped stake 24" long with metal cap inscribed "SURVEY POINT DO NOT DISTURB RLS164" set.
- ⦿ indicates the above inscribed "SURVEY POINT DO NOT DISTURB RLS376".
- ⊕ indicates the above inscribed "PROPERTY CORNER DO NOT DISTURB RLS578".
- indicates a 5/8" steel reinforcing rod with metal cap inscribed "A.F.W. LS325".

ZONING DISTRICT—R-1

THE LOCATIONS OF UTILITIES SHOWN HEREON ARE
FROM OUR BEST AVAILABLE INFORMATION. OR, ABOVE, GROUND
APPROPRIATIONS ONLY. THE SERVICE OF THIS IS NOT
PROVIDED WITH UNDERGROUND PLANS OR SURFACE
GROUND MARKINGS TO DETERMINE THE LOCATION
OF ANY SUBTERRANEAN LINES.

BEFORE DIGGING IN THIS AREA, CALL 800-955-6111
FOR FIELD LOCATIONS (REQUEST FOR GROUND
MARKINGS) OF UNDERGROUND UTILITY LINES.

[illegible]

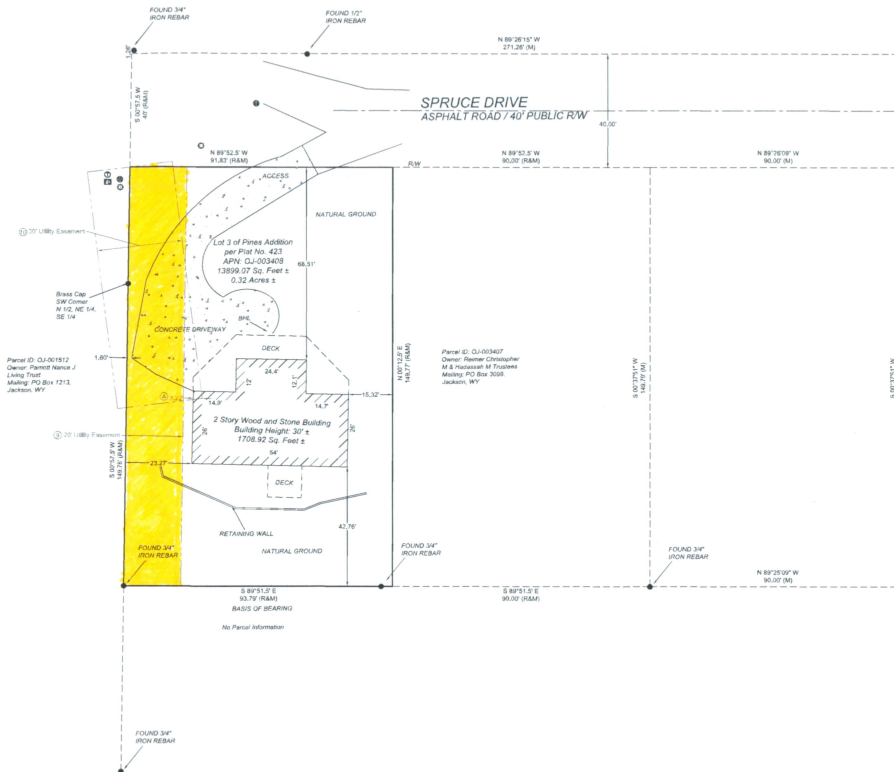
THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF TETON, STATE OF WYOMING, AND IS DESCRIBED AS FOLLOWS:

SECTION 3 OF RANGE 10 NORTH TO T40, TOWNSHIP 10 NORTH, TETON COUNTY, WYOMING, ACCORDING TO THAT PLAT RECORDED SEPTEMBER 10, 1960 AS PLAT NO. 423.

FIRST AMERICAN TITLE INSURANCE COMPANY
TITLE COMMITMENT #43513144213
EFFECTIVE DATE:10/04/2003

[illegible]

Ⓐ BUILDING APPLIES TO POTENTIALLY ENCRoACH UPON A NEI TO ITS EASEMENT BY AS MUCH AS 1.22



AWAITING ZONING REPORT

Vicinity Map

① ELITE TOWER BOX
 ② GAS MATTER
 ③ PAPER OPTIC BOX
 ④ TELEPHONE RESISTAL

--- --- --- GUSTY TANGENT OF
 --- --- --- CENTER LINE OF ROAD
 --- --- --- 6.5% SLOPEWAY
 --- X --- FINISH

THIS IS TO CERTIFY THAT THIS MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS AND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 6A, 8, 9, 13, 16, 17, & 18 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 10/23/2016.

DATE OF PLAT OR MAP: 10/31/2018

LERoy W. FARLEY P.L.S. #10387 10/31/2011
DATE



100

BLEW & ASSOCIATES, P.A.
CIVIL ENGINEERS & LAND SURVEYORS

3825 N. SHILOH DRIVE
FAYETTEVILLE, ARKANSAS 72703
OFFICE: 479.443.4506
FAX: 479.582.1883
www.BJFWINC.com

Certificate of Authorization № 1534

LQ.	T.W.P.	L.W.F.
Teton County, Wyoming		18-4214

270 Spruce Drive, Jackson

TABLE 1. MEAN NUMBER OF CARS

John Davidson

DATE	REVISION

**PARTIAL VACATION WITHOUT REPLAT
AND
VACATION OF RIGHT-OF-WAY EASEMENT**

WHEREAS, the Town of Jackson Council, at a regular public meeting on _____, 2019, considered a request by Roger B. Young and Corinne C. Young to partially vacate certain notes on that certain subdivision plat of the Pines Addition recorded in the Office of the Teton County Clerk on September 10, 1980, as Plat No. 423 (the “Plat”), and to vacate that certain Right-of-Way Easement recorded in the Office of the Teton County Clerk on May 11, 1979, in Book 85 of Photo Page 251-253 (the “Easement”); and

WHEREAS, having determined that the proposed partial vacation of the Plat does not abridge or destroy any rights and privileges of other proprietors in said plat; and

WHEREAS, the partial vacation without replat was acknowledged by all affected parties and approved by the Town Council.

NOW, THEREFORE, BE IT ACKNOWLEDGED, that the Town of Jackson Council hereby requests the Teton County Clerk to make the appropriate annotations on the Plat referencing this vacated Easement, as outlined below, and include in such annotations on the Plat reference to the document number of this recorded Partial Vacation Without Replat and Vacation of Right-of-Way Easement instrument:

1. On Sheet 1 of 1, where the 20’ Utility Easement appears within Lot 3, a note shall be added to read: “20’ Utility Easement 85 P251-253 Vacated”; and
2. On Sheet 1 of 1, where the Certificate of Owner includes reference to “utility easement of record in said Office in Book 85 of Photo on page 251-253,” a note shall be added to read: “Utility Easement of Record in the Office of the Teton County Clerk in 85 P251-253 Vacated.”

FURTHER, all of the above is in accordance with the Town of Jackson Land Development Regulations, Section 8.2.13, Amendments of Permits or Approvals, paragraph C.5 Subdivision Plat Amendment/Partial Vacation Without Replat, and it is expressly permitted by said regulations.

[signature page follows]

OWNER ACKNOWLEDGEMENT:

Roger B. Young, Owner 270 Spruce Drive

Corinne C. Young, Owner 270 Spruce Drive

State of _____)
 _____) ss.
 County of _____)

The foregoing instrument was acknowledged before me by Roger B. Young and Corinne C. Young, husband and wife, on this ____ day of _____, 2019. Witness my hand and official seal.

Notary Public

My commission expires: _____

TOWN ACKNOWLEDGEMENT:

Pete Muldoon, Mayor
Town of Jackson

State of _____)
) ss.
County of _____)

The foregoing instrument was acknowledged before me by Pete Muldoon, as Mayor of the Town Council, on this ____ day of _____, 2019. Witness my hand and official seal.

Notary Public

My commission expires: _____

**PARTIAL VACATION WITHOUT REPLAT
AND
VACATION OF RIGHT-OF-WAY EASEMENT**

WHEREAS, the Town of Jackson Council, at a regular public meeting on _____, 2019, considered a request by Roger B. Young and Corinne C. Young to partially vacate certain notes on that certain subdivision plat of the Pines Addition recorded in the Office of the Teton County Clerk on September 10, 1980, as Plat No. 423 (the “Plat”), and to vacate that certain Right-of-Way Easement recorded in the Office of the Teton County Clerk on May 11, 1979, in Book 85 of Photo Page 251-253 (the “Easement”); and

WHEREAS, having determined that the proposed partial vacation of the Plat does not abridge or destroy any rights and privileges of other proprietors in said plat; and

WHEREAS, the partial vacation without replat was acknowledged by all affected parties and approved by the Town Council.

NOW, THEREFORE, BE IT ACKNOWLEDGED, that the Town of Jackson Council hereby requests the Teton County Clerk to make the appropriate annotations on the Plat referencing this vacated Easement, as outlined below, and include in such annotations on the Plat reference to the document number of this recorded Partial Vacation Without Replat and Vacation of Right-of-Way Easement instrument:

1. On Sheet 1 of 1, where the 20’ Utility Easement appears within Lot 3, a note shall be added to read: “20’ Utility Easement 85 P251-253 Vacated”; and
2. On Sheet 1 of 1, where the Certificate of Owner includes reference to “utility easement of record in said Office in Book 85 of Photo on page 251-253,” a note shall be added to read: “Utility Easement of Record in the Office of the Teton County Clerk in 85 P251-253 Vacated.”

FURTHER, all of the above is in accordance with the Town of Jackson Land Development Regulations, Section 8.2.13, Amendments of Permits or Approvals, paragraph C.5 Subdivision Plat Amendment/Partial Vacation Without Replat, and it is expressly permitted by said regulations.

[signature page follows]

OWNER ACKNOWLEDGEMENT:

Roger B. Young, Owner 270 Spruce Drive

Corinne C. Young, Owner 270 Spruce Drive

State of _____)
) ss.
County of _____)

The foregoing instrument was acknowledged before me by Roger B. Young and Corinne C. Young, husband and wife, on this ____ day of _____, 2019. Witness my hand and official seal.

Notary Public

My commission expires: _____

TOWN ACKNOWLEDGEMENT:

Pete Muldoon, Mayor
Town of Jackson

State of _____)
) ss.
County of _____)

The foregoing instrument was acknowledged before me by Pete Muldoon, as Mayor of the Town Council, on this ____ day of _____, 2019. Witness my hand and official seal.

Notary Public

My commission expires: _____