


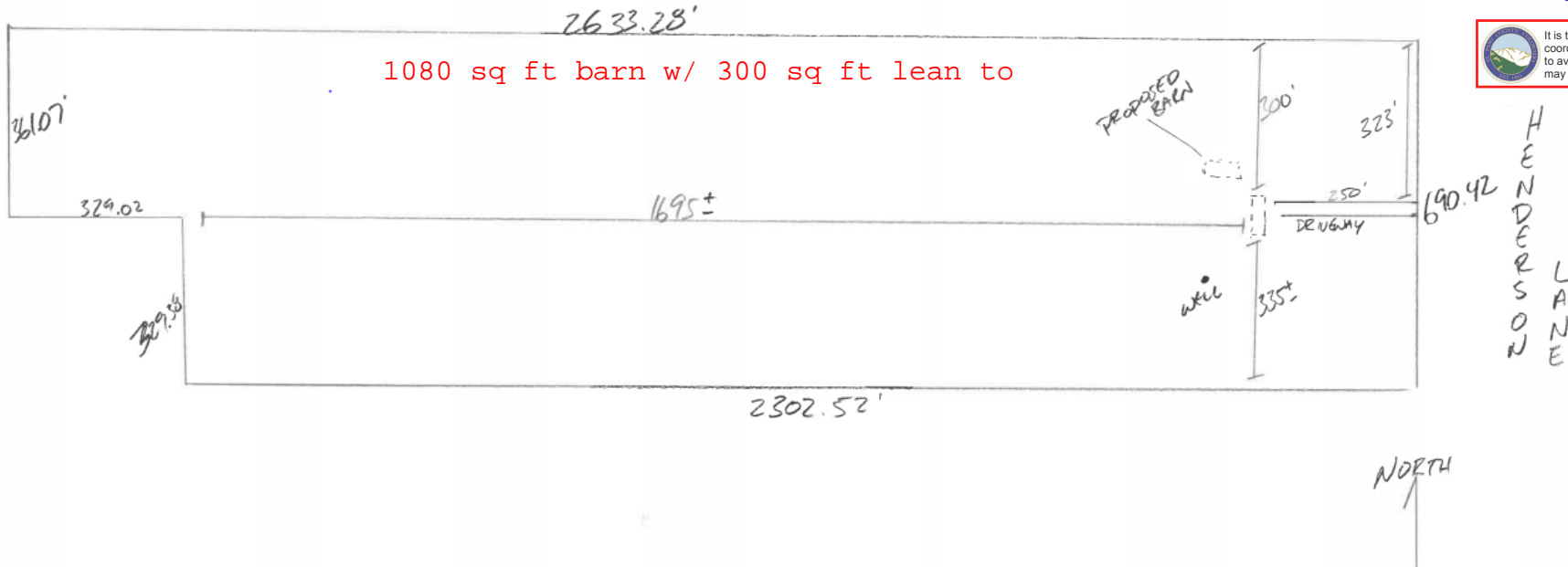
AG2111  
41.72 ACRES  
ZONE:RR-5

APPROVED  
Plan Review  
02/24/2021 11:28:38 AM  
ddkrebs  
EPC Planning & Community  
Development Department

ANY APPROVAL GIVEN BY  
EL PASO COUNTY  
DOES NOT OVIATE THE NEED  
TO COMPLY WITH FEDERAL,  
STATE, OR LOCAL  
LAWS AND/OR REGULATION.  
Planning & Community Development Department  
approval is contingent upon compliance with all  
applicable rules on the recorded plan.  
An access permit must be granted by the  
Planning & Community Development Department  
prior to the establishment of any driveway onto a  
County road.  
Consent of easement or any other right  
is not granted without approval of the  
Planning & Community Development Department.

Not Required  
BESQCP  
02/24/2021 11:29:10 AM  
ddkrebs  
EPC Planning & Community  
Development Department

 It is the owner's responsibility to  
coordinate with easement holders  
to avoid impact to utilities that  
may be located in the easements.



Legal Description

Lot 4  
6440 Henderson Lane Colorado Springs, CO 80928  
That portion of the Southeast 1/4 of Section 15, Township 15 South Range 63 West of the 6th  
P.M., El Paso County, Colorado, described as follows:  
BEGINNING at the Southeast Corner of said Section 15, thence S89°58'49" W, 2302.52 feet  
along the South line of said Southwest 1/4; Thence N00°51'55"W, 329.38 feet; Thence  
S89°58'28"W, 329.02 feet to a point on the West line of said Southeast 1/4; Thence N00°53'25"  
W, 361.07 feet along the West line of said Southeast 1/4; Thence S89°58'47"E, 2633.28 feet to  
a  
point on the East line of said Southeast 1/4; Thence S00°44'04"E, 690.42 feet along the East  
line of said Southeast 1/4 to the TRUE POINT OF BEGINNING.  
Area=39.231 Acres +/-

6440 HENDERSON LANE  
COLORADO SPRINGS, CO 80928  
35 00000 426  
HOUSE: 28x52  
3 BEDROOM