

DAVIS RANCH SUBDIVISION FILING NO. 2

A PORTION OF THE EAST ONE-HALF OF SECTION 3, TOWNSHIP 14 SOUTH, RANGE 64 WEST OF THE 6TH P.M., EL PASO COUNTY, COLORADO

NOTES:

- Indicates recovered #4 rebar with Surveyor's Cap PLS No. 20681, except where noted otherwise.
 - Indicates survey monument set with a #4 rebar with Surveyor's Cap PLS No. 20681, except where noted otherwise.
 - This survey does not constitute a title search by LDC, Inc. to determine ownership or easements of record. For all information regarding easements, rights-of-way and title of record, LDC, Inc. relied upon a Commitment for Title Insurance, prepared by LAND TITLE GUARANTEE COMPANY, Order No. SC153751-5 dated December 3, 2003 at 5:00 p.m.
- SCHEDULE B - SECTION 2 (EXCEPTIONS)
- Grant of right-of-way in favor of Mountain View Electric Association, Inc., the purpose of which is to construct, maintain, change, renew, relocate, enlarge and operate electrical transmission lines recorded February 2, 2000 under Reception No. 200011361 . . . "blanket" easement condition (see Note 7).
 - Right-of-way Easement as granted to El Paso County Telephone Company in instrument recorded September 21, 1983, in Book 3782 at Page 1081 . . . as shown hereon.

KNOW ALL MEN BY THESE PRESENTS:

That DAVIS RANCH SUBDIVISION, LLC, a Colorado Limited Liability Company, being the owner of the following described tract of land to wit:

A tract of land being a portion of Section 3, Township 14 South, Range 64 West of the 6th P.M., situate in El Paso County, Colorado, described as follows:

Commencing at the Northeast corner of said Section 3 (all bearing in this description are relative to the East line of said Section 3, which bears S00°10'35"E assumed"); thence S00°10'35"E along said Section 3's East line, 2589.26 feet to the Point of Beginning of the tract herein described; thence continue S00°10'35"E along said East line, 2650.55 feet to the Southeast corner of said Section 3; thence N89°44'46"W along South line of said Section 3, 982.01 feet; thence N14°02'38"W, 665.19 feet; thence N20°18'04"W, 1182.40 feet; thence N42°48'10"E, 260.00 feet; thence N47°11'50"W, 344.81 feet; thence N42°48'10"E, 60.00 feet; thence N29°57'23"E, 523.95 feet to the Southwest corner of DAVIS RANCH SUBDIVISION FILING NO. 1 (Reception No. 2060712215 El Paso County, Colorado records) (the following four (4) courses are along the Southern line of said FILING); 1) N89°49'25"E, 526.28 feet; 2) S66°24'13"E, 60.00 feet; 3) thence Southwesterly on a non-tangent curve to the left, said curve having a central angle of 00°53'26", a radius of 770.00 feet, an arc length of 11.97 feet (the chord said curve bears S23°09'04"W, a distance of 11.97 feet); 4) N89°49'25"E, 742.88 feet to the Point of Beginning;

Containing 80.648 acres, more or less.

DEDICATION:

The above owners have caused said tract of land to be surveyed and platted into lots, streets, additional right-of-way and easements as shown on the accompanying plat, which plat is drawn to a fixed scale as indicated thereon and accurately sets forth the boundaries and dimensions of said tract and the locations of said lots, streets, additional right-of-way and easements, and which tract so platted shall be known as DAVIS RANCH SUBDIVISION FILING NO. 2, El Paso County, Colorado. All streets and noted right-of-way as platted are hereby dedicated to public use and said owners do hereby personally covenant and agree that all platted streets will be constructed to El Paso County standards, and that proper drainage for same will be provided at their own expense, all to the satisfaction of the Board of County Commissioners of El Paso County, Colorado, and upon acceptance by resolution, all streets so dedicated will become matters of maintenance by El Paso County, Colorado.

IN WITNESS WHEREOF:

The aforementioned, DAVIS RANCH SUBDIVISION, LLC, a Colorado Limited Liability Company, has executed this instrument this 20 day of December, 2005 A.D.

DAVIS RANCH SUBDIVISION, LLC, a Colorado Limited Liability Company

By Michael O'Neil
Manager

NOTARIAL:

STATE OF COLORADO }
COUNTY OF EL PASO } SS

The above and aforementioned was acknowledged before me this 21 day of December, 2005

A.D., by Michael O'Neil
Manager for the DAVIS RANCH SUBDIVISION, LLC, a Colorado Limited Liability Company.

Witness my hand and seal Carol Warden
Address 1580 E. Cheyenne Mtn Blvd.
Colorado Springs, CO 80904
My commission expires 04-27-2008



SURVEYOR'S CERTIFICATION:

The undersigned Colorado Registered Professional Land Surveyor does hereby certify that the accompanying plat was surveyed and drawn under his direct responsibility and supervision and accurately shows the described tract of land, and subdivision thereof, and that the requirements of Title 38 of the Colorado Revised Statutes, 1973, as amended, have been met to the best of his professional knowledge, belief and opinion.

David V. Hostetler
Colorado Professional Land Surveyor No. 20681



RATIFICATION BY DEED OF TRUST HOLDER:

IN WITNESS WHEREOF:
COUNTY LINE ESTATES, LLC and CASE HOLDINGS, LLC, Colorado Limited Liability Companies, has executed this instrument this 21 day of December, 2005 A.D.

COUNTY LINE ESTATES, LLC, a Colorado Limited Liability Company

By [Signature]
[Signature]

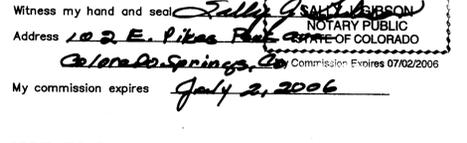
NOTARIAL:

STATE OF COLORADO }
COUNTY OF EL PASO } SS

The above and aforementioned was acknowledged before me this 21 day of December, 2005

A.D., by [Signature]
[Signature] for the COUNTY LINE ESTATES LLC, a Colorado Limited Liability Company.

Witness my hand and seal Sally J. Gibson
Address 102 E. Pike St.
Colorado Springs, CO
My commission expires July 2, 2006



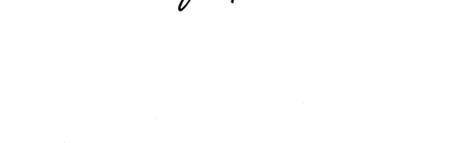
NOTARIAL:

STATE OF COLORADO }
COUNTY OF EL PASO } SS

The above and aforementioned was acknowledged before me this 21 day of December, 2005

A.D., by [Signature]
[Signature] for the CASE HOLDINGS, LLC, a Colorado Limited Liability Company.

Witness my hand and seal Sally J. Gibson
Address 102 E. Pike St.
Colorado Springs, CO
My commission expires July 2, 2006



APPROVALS:

This subdivision was approved by the El Paso County Development Services Department this 28th day of December, 2005.

Approved by the Board of County Commissioners of El Paso County, Colorado, this 21st day of JUNE, 2004

RECORDING:

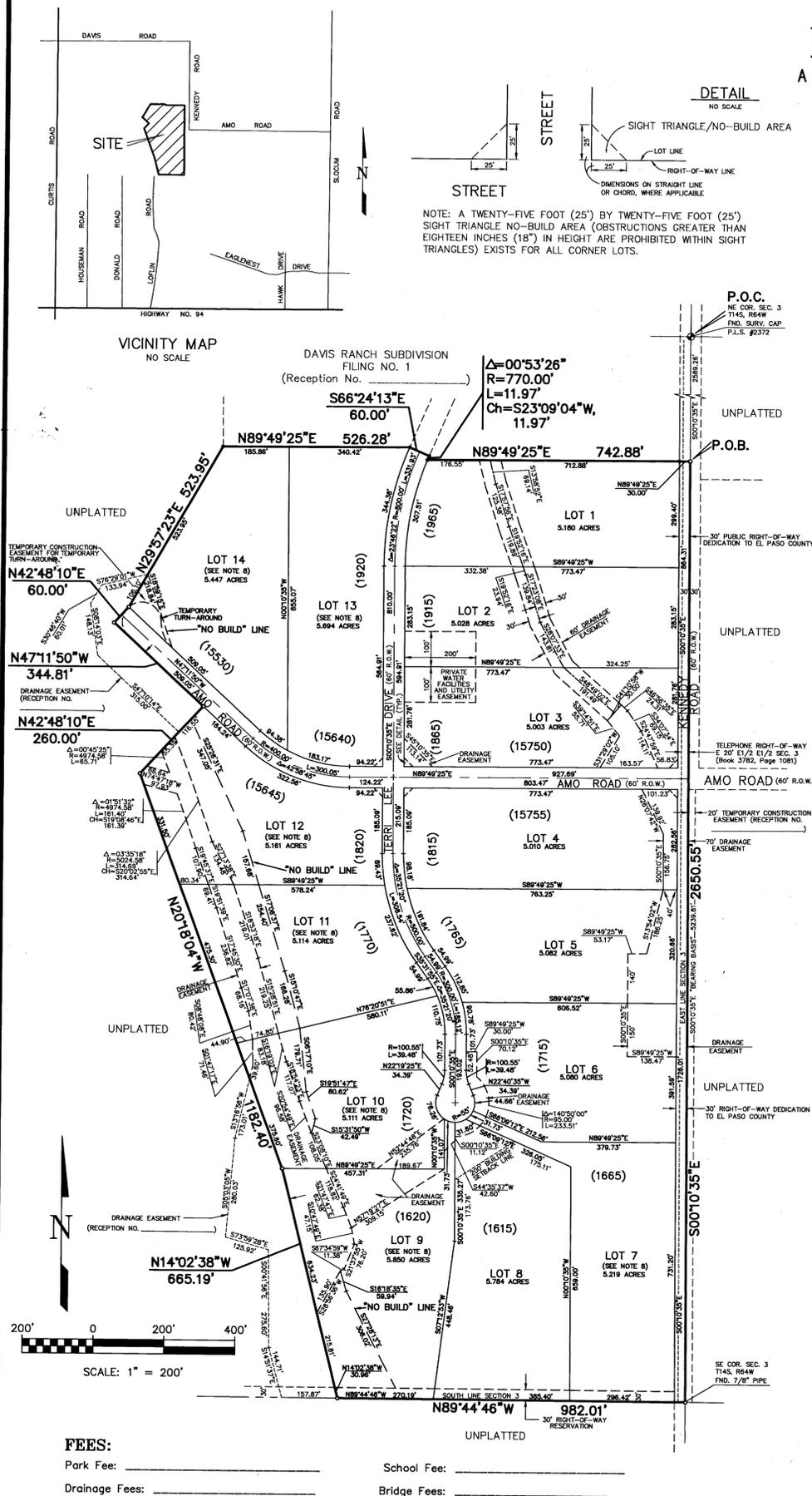
I hereby certify that this instrument was filed for record in my office at 4:02 o'clock P.M., this 6 day of Jan, 2006 A.D., and is duly recorded under Reception No. 206712216

of the records of El Paso County, Colorado.
SURCHARGE: 1.00
FEE: (10.00)
BY: [Signature]
Deputy

ROBERT C. BALINK, RECORDER

BY: [Signature]
Deputy

FINAL PLAT
DAVIS RANCH SUBDIVISION FILING NO. 2
PROJECT NO. 00100.1
Drawn By: RDG
Checked By: [Signature]
Date: 10/02/02
Sheet: 1 of 1



FEES:
Park Fee: _____ School Fee: _____
Drainage Fees: _____ Bridge Fees: _____

REVISIONS			REVISIONS				
NO.	DESCRIPTION	BY	DATE	NO.	DESCRIPTION	BY	DATE
1	OWNERSHIP AND NOTE CLARIFICATION; DRAINAGE EASEMENTS	RDG	01/15/03	6	DRAINAGE EASEMENTS; COUNTY COMMENTS	RDG	04/27/05/11/04
2	WATER FACILITIES EASEMENT	HEM	03/06/03	8	DATA CLARIFICATION	LVZD	06/21/05
3	COUNTY COMMENTS	RDG	12/23/03	9	CLIENT COMMENTS	PRH	11/22/05
4	COUNTY COMMENTS	HEM	01/22/03/17/04	10	ADDRESSES AND DATA CLARIFICATION	PRH	12/19/05

Notice: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon.

LDC, Inc.
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