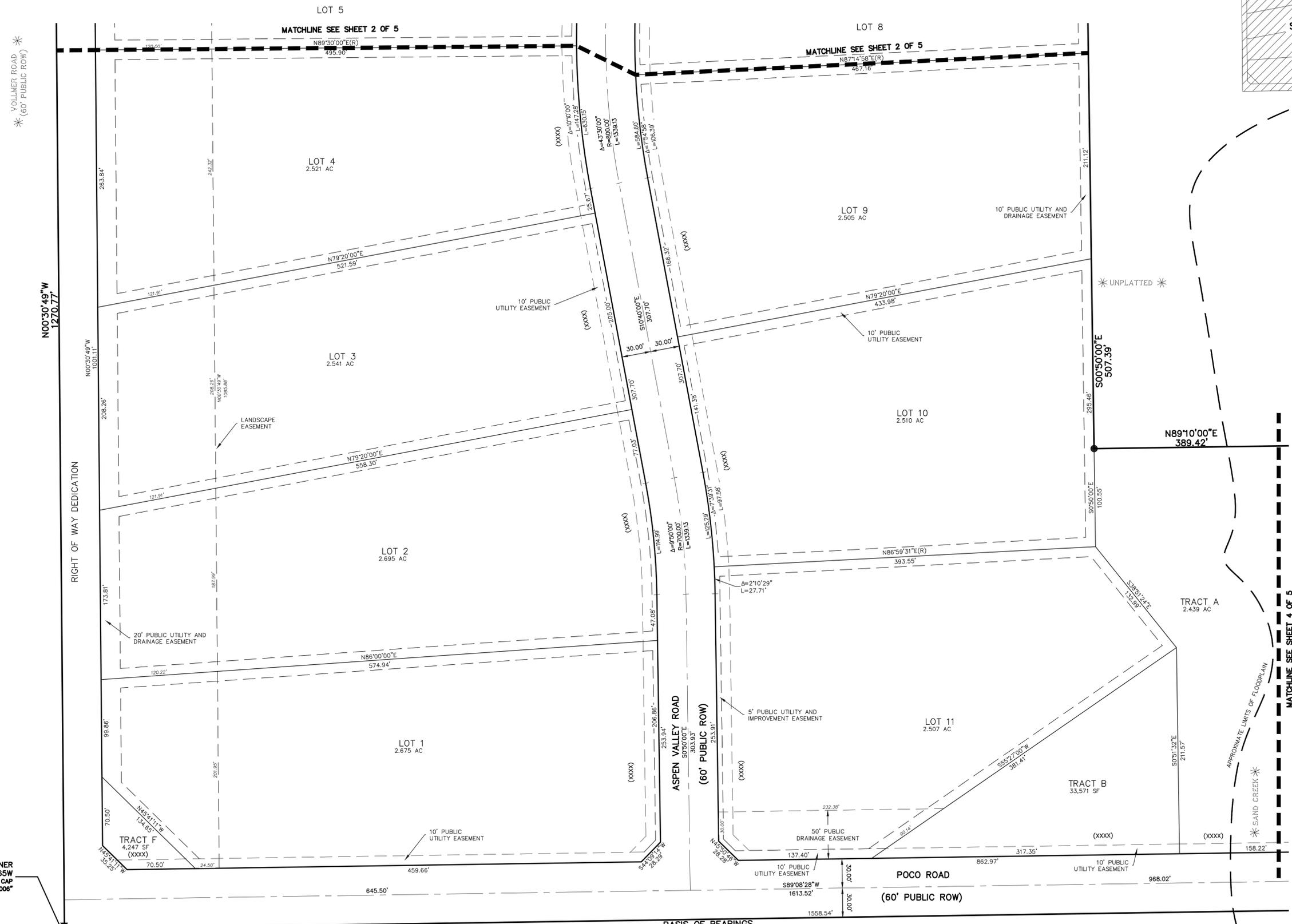
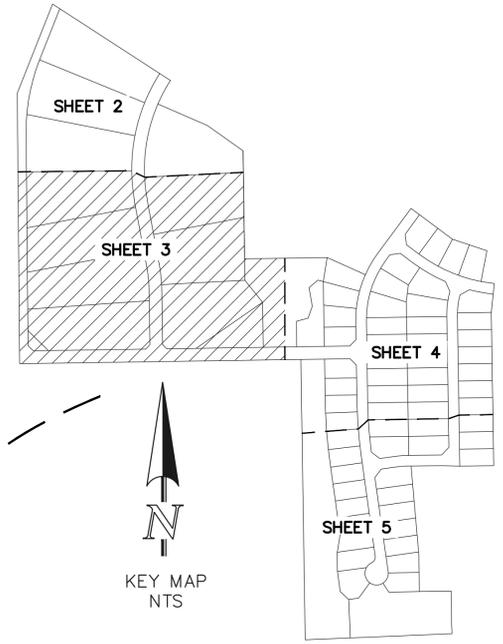


RETREAT AT TIMBERRIDGE FILING NO. 1

A PORTION OF SECTIONS 27 AND 28,
TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
EL PASO COUNTY, COLORADO



VOLLMER ROAD *
(60' PUBLIC ROW)

N00°30'49"W
1270.77'

RIGHT OF WAY DEDICATION

E 1/16 CORNER
SEC. 28, T12S, R65W
FOUND 3-1/4" ALUMINUM CAP
STAMPED "ESI PLS 10376, 2008"

POINT OF COMMENCING
POINT OF BEGINNING

BASIS OF BEARINGS
S89°08'28"W 1326.68'

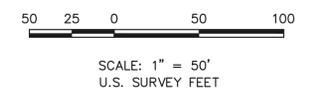
PRELIMINARY
THIS DOCUMENT HAS NOT BEEN
PLAT CHECKED



KEY MAP
NTS

LEGEND

- (R) RADIAL BEARING
- AC ACRES
- SF SQUARE FEET
- 1-1/2" ALUMINUM SURVEYORS CAP
STAMPED "CCES LLC PLS 30118" TO BE SET
UNLESS OTHERWISE NOTED
- * NOT PART OF THIS SUBDIVISION
- (XXX) ADDRESS



SCALE: 1" = 50'
U.S. SURVEY FEET

RETREAT AT TIMBERRIDGE
FILING NO. 1
JOB NO. 1185.00
FEBRUARY 22, 2019
SHEET 3 OF 5



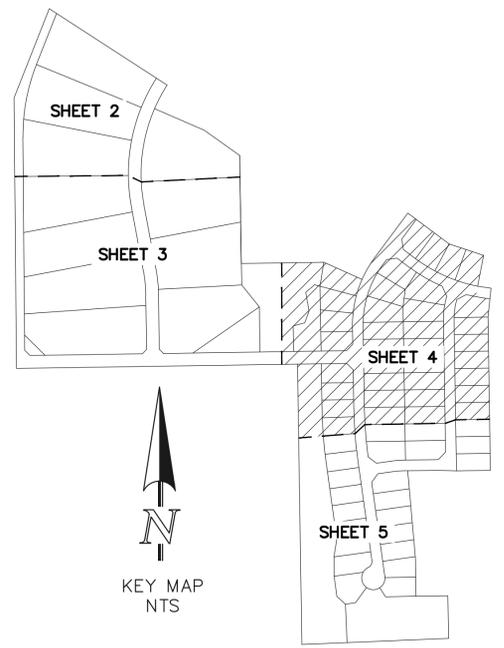
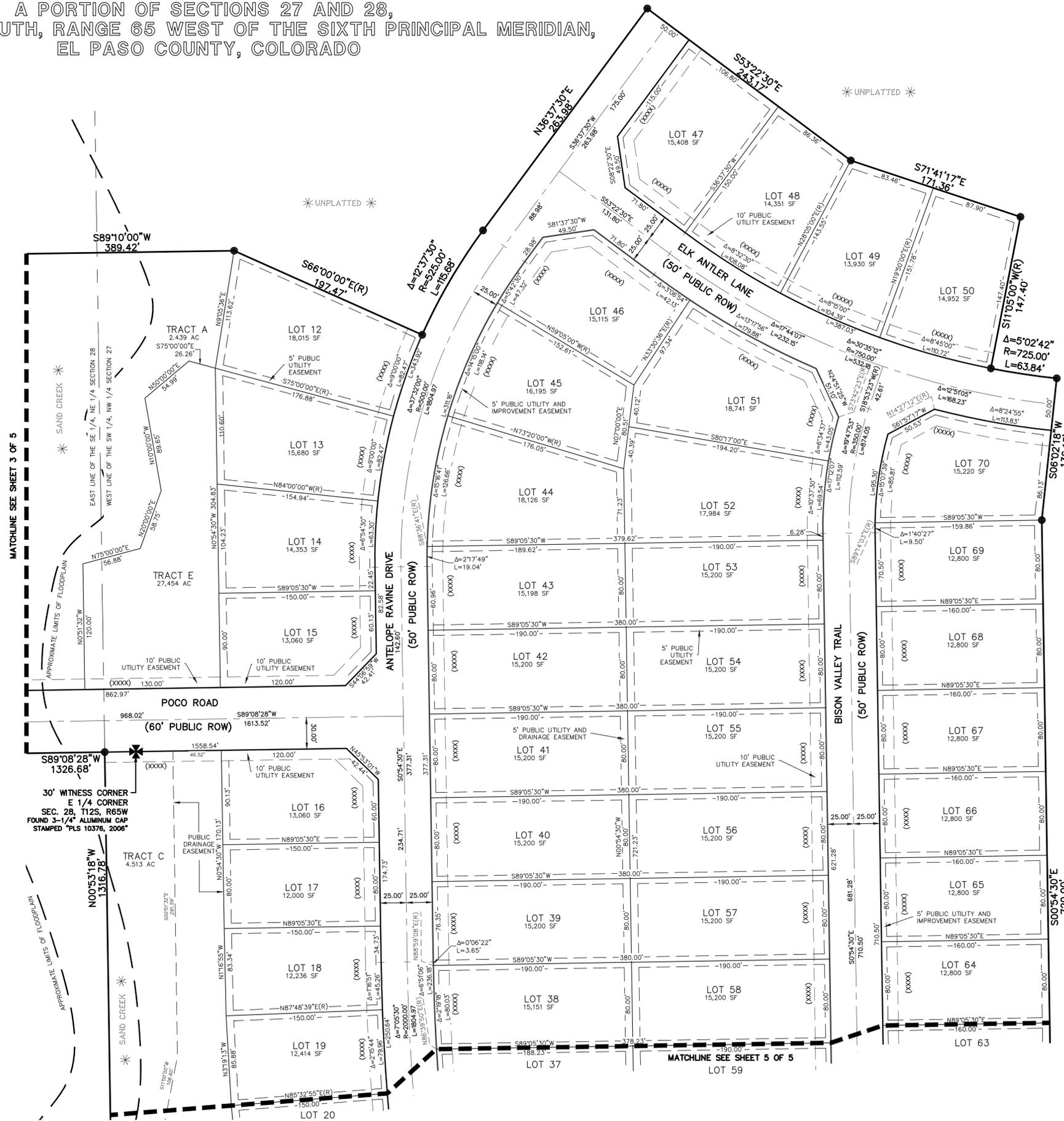
619-N. Cascade Avenue, Suite 200
Colorado Springs, Colorado 80903 (719)785-0790
(719)785-0799 (Fax)

PCDD FILE NO.: SF-19-

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RETREAT AT TIMBERRIDGE FILING NO. 1

A PORTION OF SECTIONS 27 AND 28,
TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
EL PASO COUNTY, COLORADO

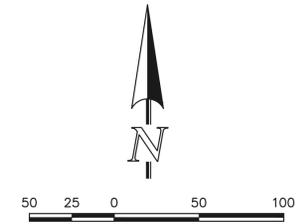


KEY MAP
NTS

* UNPLATTED *

LEGEND

- (R) RADIAL BEARING
- AC ACRES
- SF SQUARE FEET
- 1-1/2" ALUMINUM SURVEYORS CAP STAMPED "COCS LLC PLS 30118" TO BE SET UNLESS OTHERWISE NOTED
- * NOT PART OF THIS SUBDIVISION
- (XXX) ADDRESS



SCALE: 1" = 50'
U.S. SURVEY FEET

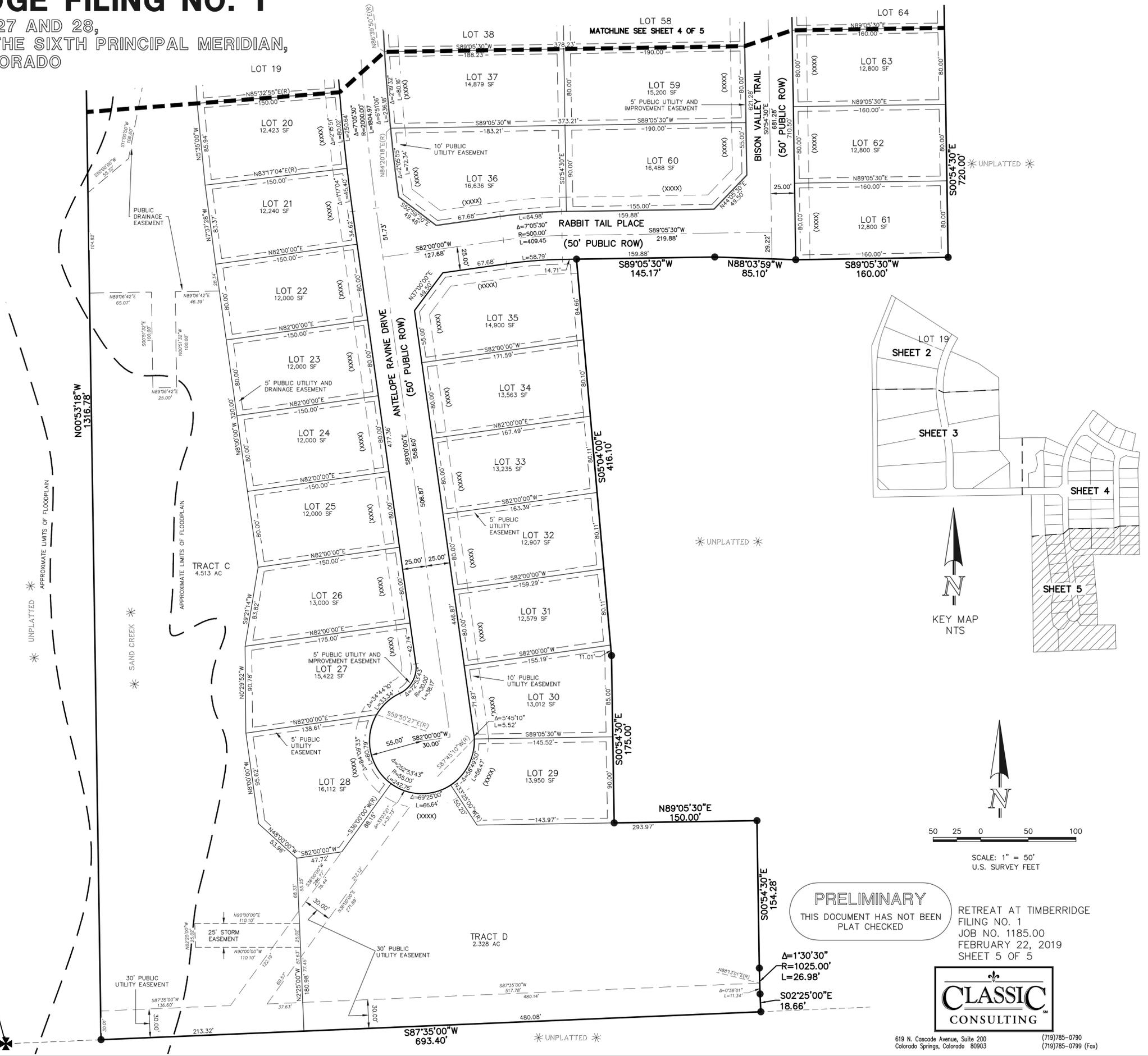
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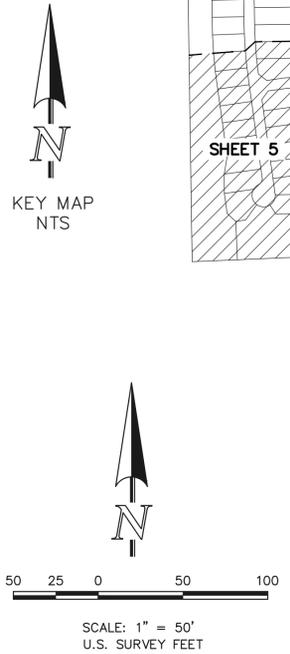
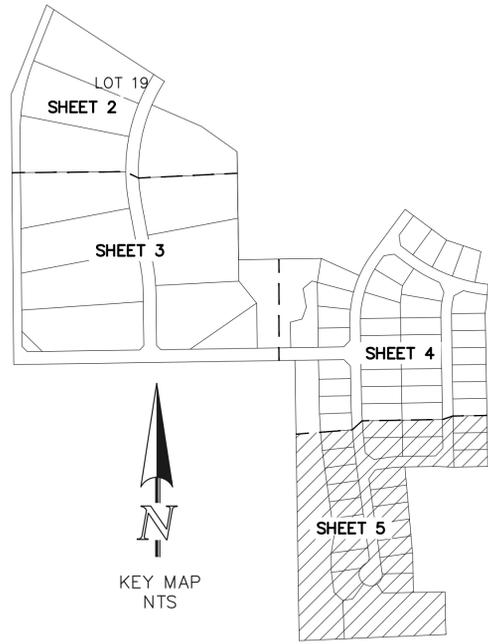
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A PORTION OF SECTIONS 27 AND 28,
TOWNSHIP 13 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
EL PASO COUNTY, COLORADO



- LEGEND**
- (R) RADIAL BEARING
 - AC ACRES
 - SF SQUARE FEET
 - 1-1/2" ALUMINUM SURVEYORS CAP STAMPED "CCES LLC PLS 30118" TO BE SET UNLESS OTHERWISE NOTED
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RETREAT AT TIMBERRIDGE
FILING NO. 1
JOB NO. 1185.00
FEBRUARY 22, 2019
SHEET 5 OF 5



619 N. Cascade Avenue, Suite 200
Colorado Springs, Colorado 80903 (719) 785-0790
(719) 785-0799 (Fax)

100' WITNESS CORNER
S 1/16 CORNER
SEC. 27 & 28, T12S, R65W
FOUND 3-1/4" ALUMINUM CAP
STAMPED "PLS 10376, 2008"