

CONDITIONS PRIOR TO THIS EXEMPTION SURVEY PLAT

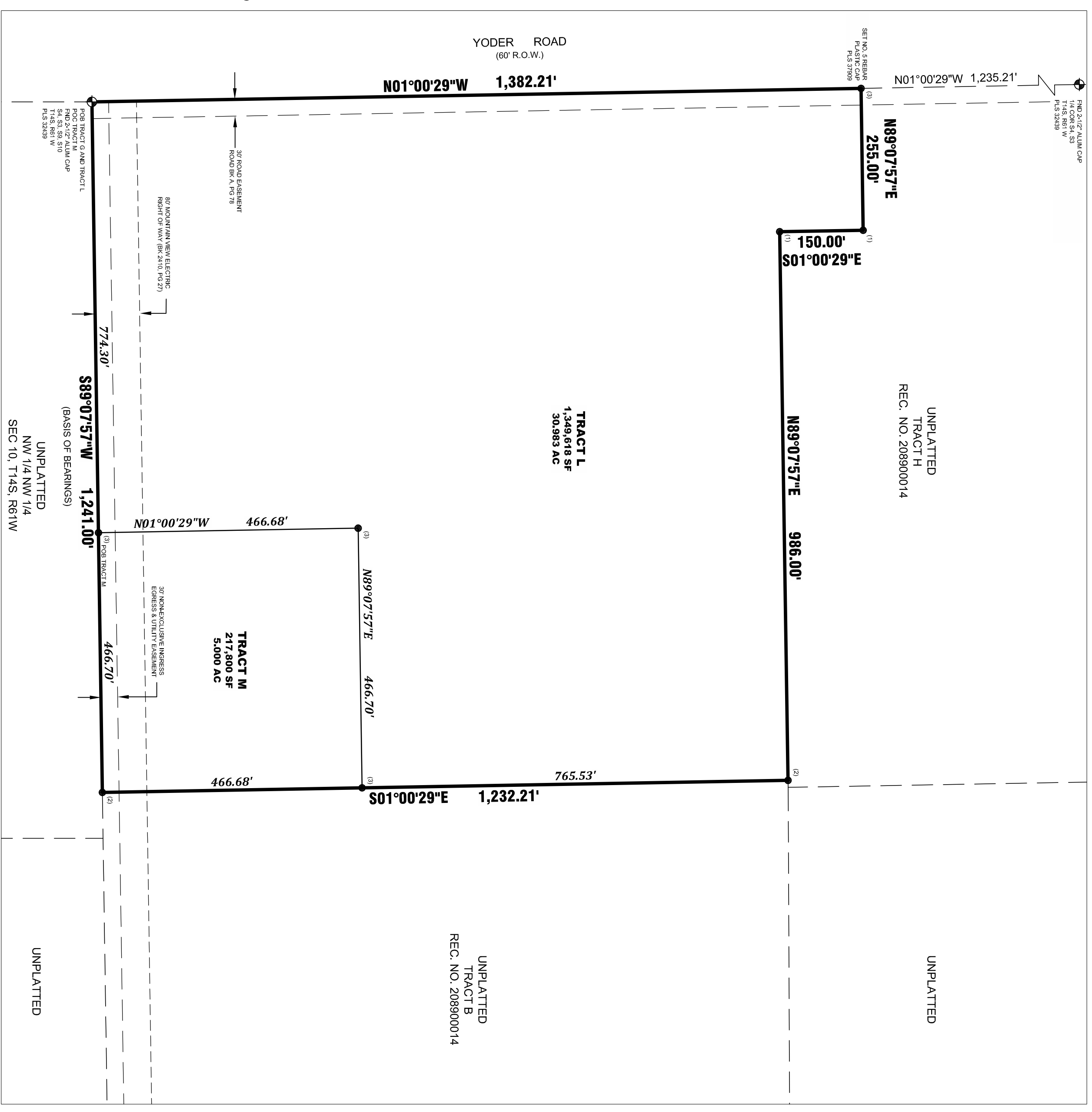
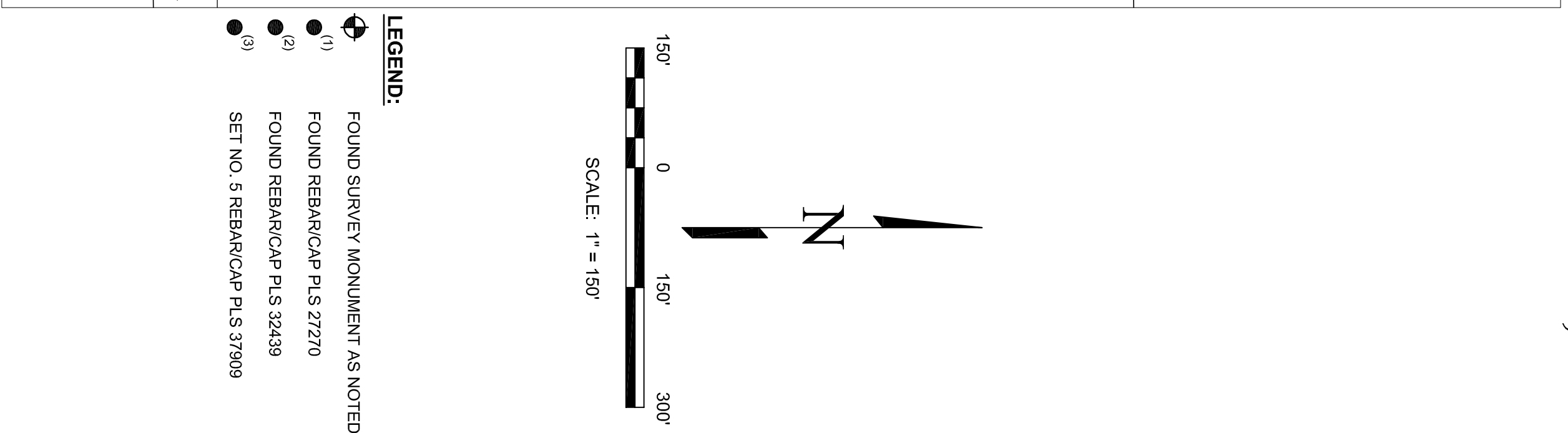
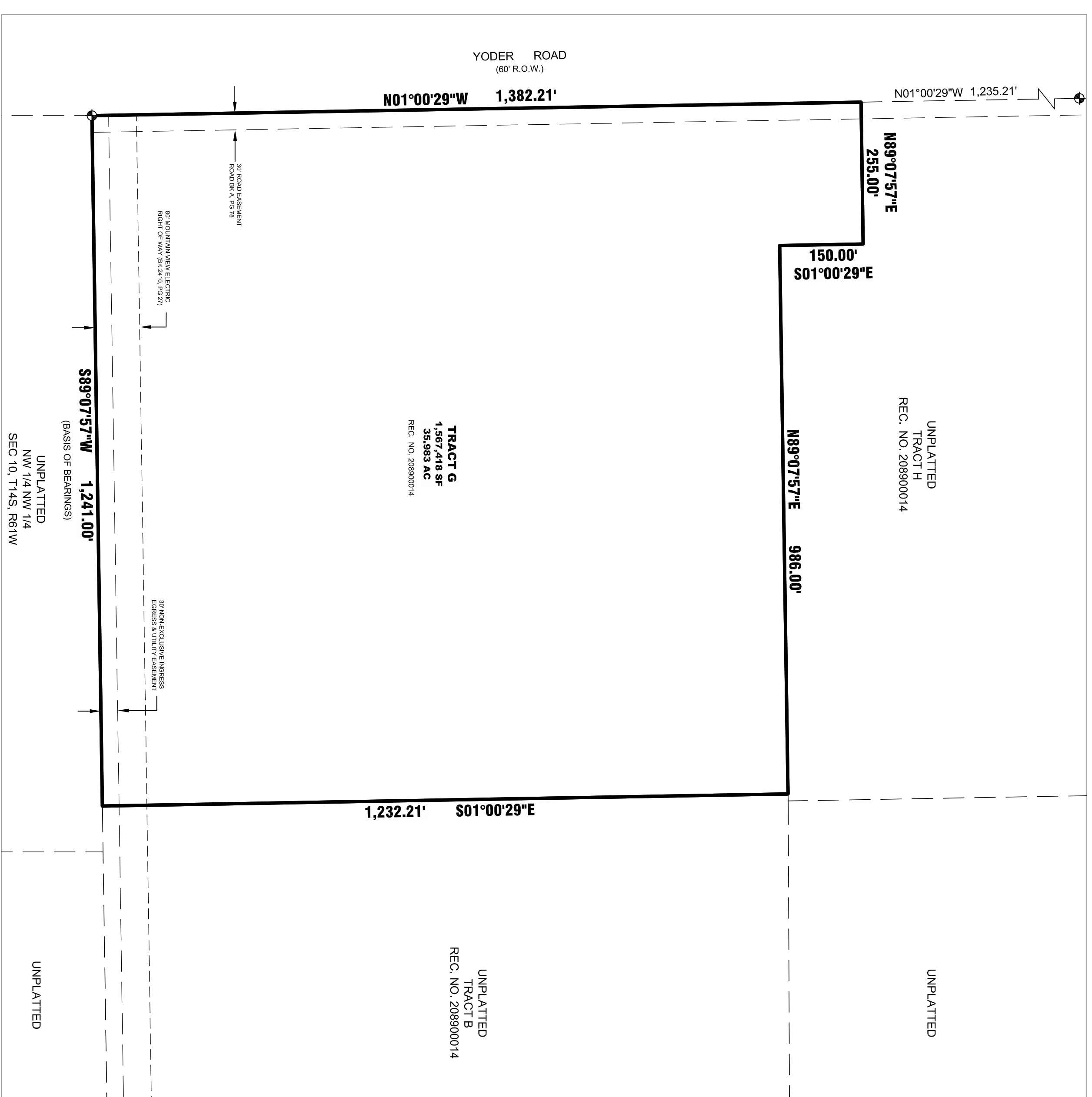
EL PASO COUNTY, COLORADO

CONDITIONS PER THIS EXEMPTION SURVEY PLAT

MOUNTAIN VIEW ELECTRIC EXEMPTION SURVEY PLAT

A PORTION OF THE SOUTHWEST QUARTER SECTION 3
TOWNSHIP 14 SOUTH, RANGE 61 WEST OF THE 6TH P.M.

Please refer to comments
provided with ADR 182



LEGAL DESCRIPTION:

TRACT G: A PORTION OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 14 SOUTH, RANGE 61 WEST OF THE 6TH PRINCIPAL MERIDIAN, SITUATED IN EL PASO COUNTY, STATE OF COLORADO. DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 3; THENCE N89°07'57"E A DISTANCE OF 255.00 FEET; THENCE S01°00'29"W A DISTANCE OF 1,235.21 FEET; THENCE N01°00'29"W A DISTANCE OF 1,382.21 FEET; THENCE N89°07'57"E A DISTANCE OF 986.00 FEET TO THE POINT OF BEGINNING. CONTAINING A CALCULATED AREA OF 30.983 ACRES MORE OR LESS.

TRACT L: A PORTION OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 14 SOUTH, RANGE 61 WEST OF THE 6TH PRINCIPAL MERIDIAN, SITUATED IN EL PASO COUNTY, STATE OF COLORADO. DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 3; THENCE N89°07'57"E A DISTANCE OF 255.00 FEET; THENCE S01°00'29"W A DISTANCE OF 1,235.21 FEET; THENCE N01°00'29"W A DISTANCE OF 1,382.21 FEET; THENCE N89°07'57"E A DISTANCE OF 774.30 FEET TO THE POINT OF BEGINNING. CONTAINING A CALCULATED AREA OF 30.983 ACRES MORE OR LESS.

TRACT M: A PORTION OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 14 SOUTH, RANGE 61 WEST OF THE 6TH PRINCIPAL MERIDIAN, SITUATED IN EL PASO COUNTY, STATE OF COLORADO. DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 3; THENCE N89°07'57"E A DISTANCE OF 255.00 FEET; THENCE S01°00'29"W A DISTANCE OF 1,235.21 FEET; THENCE N01°00'29"W A DISTANCE OF 466.70 FEET; THENCE S89°07'57"E A DISTANCE OF 466.68 FEET TO THE POINT OF BEGINNING. CONTAINING A CALCULATED AREA OF 5.000 ACRES MORE OR LESS.

GENERAL NOTES:

1. THIS EXEMPTION SURVEY PLAT IS BASED IN PART BY A TITLE INSURANCE POLICY PROVIDED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY TITLE REPORT NO. H6509782-24-2D-2DUT EFFECTIVE JULY 18, 2017 AT 8:00 A.M.
2. THIS EXEMPTION SURVEY PLAT IS BASED IN PART BY A PREVIOUS LAND SURVEY PLAT RECORDED UNDER RECEPTION NO. 208980014.
3. THIS EXEMPTION SURVEY PLAT IS BASED IN PART BY A PREVIOUS LAND SURVEY PLAT RECORDED UNDER RECEPTION NO. 207902020.
4. THIS EXEMPTION SURVEY PLAT IS BASED IN PART BY A PREVIOUS LAND SURVEY PLAT RECORDED UNDER RECEPTION NO. 207902023.
5. BASIS OF BEARINGS: ALL BEARINGS SHOWN HEREON ARE BASED UPON THE SOUTH BOUNDARY LINE OF TRACT G AS DESCRIBED IN THIS SURVEY PLAT. MONUMENTED BY A FOUND REBAR/CAP PLS 27270 AND A FOUND REBAR/CAP PLS 32439 SOUTHWEST CORNER OF SECTION 3, TOWNSHIP 14 SOUTH, RANGE 61 WEST OF THE 6TH P.M., PLS 32439 AND AT THE EAST END BY A FOUND REBAR AND CAP, PLS 32439. MEASURED AS S89°07'57"W, 1,241.00 FEET.
6. ALL REFERENCES HEREON TO BOOKS, PAGES, MAPS AND RECEPTION NUMBERS ARE PUBLIC DOCUMENTS FILED IN THE RECORDS OF EL PASO COUNTY, STATE OF COLORADO.
7. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEGRADES ANY PUBLIC LAND SURVEY MONUMENT OF LAND MONUMENT OR ACCESSORY COMMENTS A CLASS TWO (2) MISDEMEANOR PUNISHMENT TO STATE STATUTE 16-4-506, C.R.S.
8. ALL BEARINGS AND DISTANCES SHOWN ARE AS MEASURED IN THE FIELD AND ARE BASED UPON THE U.S. SURVEY FOOT UNLESS NOTED OTHERWISE.
9. LAST FIELD INSPECTION OF THIS SITE WAS ON OCTOBER 3, 2017.

SURVEYOR'S STATEMENT:

I, MICHAEL J. MUIRHEAD, A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, HAVE SURVEYED AND PREPARED THIS EXEMPTION SURVEY PLAT HAS BEEN PREPARED UNDER MY RESPONSIBLE CHARGE IN OCTOBER 3, 2017 TO NORMAL STANDARDS OF CARE OF A PROFESSIONAL LAND SURVEYOR PRACTICING IN THE STATE OF COLORADO.

MONUMENTED SURVEY PLAT DEPOSITING CERTIFICATE:

DEPOSITED THIS _____ DAY OF _____, 2017 A.D., AT _____ O'CLOCK _____ M., IN BOOK _____ OF LAND SURVEY PLATS AT PAGE _____ DEPOSIT NO. _____ RECORDS OF EL PASO COUNTY, COLORADO.

SIGNED: _____ TITLE: _____ BY: _____

MICHAEL J. MUIRHEAD, PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 37909
FOR AND ON BEHALF OF EDWARD JAMES SURVEYING, INC.

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. 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.

NO.	REVISIONS	DESCRIPTION	DATE

EDWARD-JAMES SURVEYING, INC.
926 Elkton Drive Colorado Springs, CO 80907
Office: (719) 576-1216 Fax: (719) 576-1206
4732 Eagleridge Circle Pueblo, CO 81008
Office: (719) 545-6240 Fax: (719) 545-6247



MOUNTAIN VIEW ELECTRIC EXEMPTION SURVEY PLAT
A PORTION OF THE SW 1/4 SECTION 3, TOWNSHIP 14 SOUTH, RANGE 61 WEST
COUNTY OF EL PASO, STATE OF COLORADO

DRAWN BY	MJM
CHECKED BY	JWT
SCALE	1"=150'
JOB NO.	1731-01
DATE CREATED	10/01/17
DATE ISSUED	10/09/17
SHEET NO.	1 OF 1

Markup Summary

EX-18-001 (1)

EX-18-001
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TE ISSUED 10/9/
LEFT NO 1 OF

Subject: Text Box
Page Label: 1
Lock: Locked
Author: dsdsevigny
Date: 7/13/2018 10:54:15 AM
Color: ■

EX-18-001

Please refer to comments provided with ADR 182 (1)

PLEASE REFER TO COMMENTS
PROVIDED WITH ADR 182

Subject: Engineer
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Date: 7/13/2018 10:54:18 AM
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Please refer to comments provided with ADR 182