

THE TRAILS AT ASPEN RIDGE FILING NO.2
 A SUBDIVISION OF A PORTION TRACT Q AND TRACT R OF THE TRAILS AT ASPEN RIDGE FILING NO.1
 LOCATED IN THE WEST 1/2 OF SECTION 9,
 TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
 EL PASO COUNTY, COLORADO
 SHEET 2 OF 4

SW CORNER SEC. 9
 POSITION BASED ON WITNESS
 CORNERS AND REFERENCE MONUMENT

SEC. 8 T15S, R65W
 SEC. 9 T15S, R65W

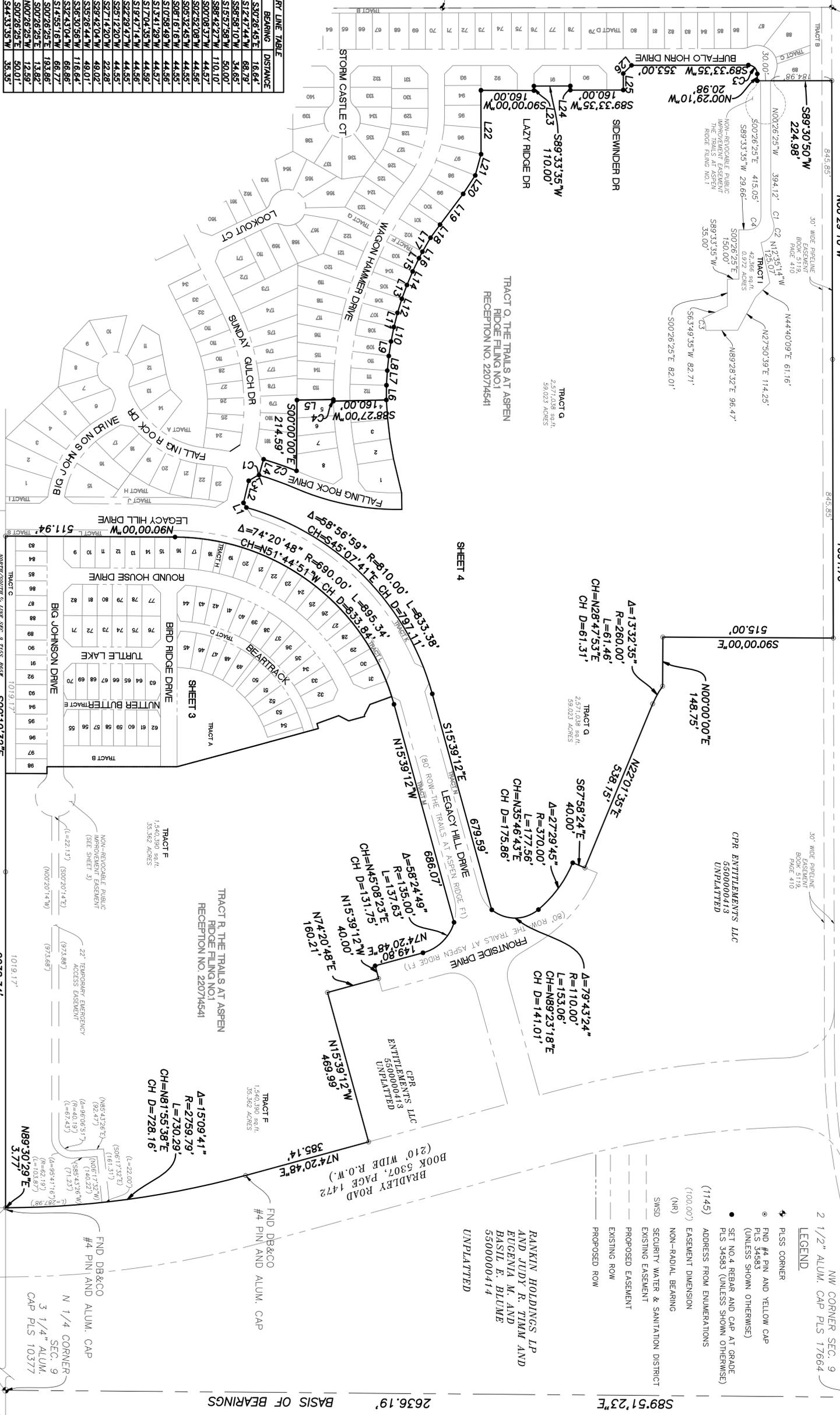
POWERS BOULEVARD (HWY 21)
 BOOK 5307, PAGE 1472

NW CORNER SEC. 9
 2 1/2" ALUM. CAP PLS 17664

LEGEND

- PLSS CORNER
- FND #4 PIN AND YELLOW CAP PLS 34583 (UNLESS SHOWN OTHERWISE)
- SET NO.4 REBAR AND CAP AT GRADE PLS 34583 (UNLESS SHOWN OTHERWISE)
- (1145) ADDRESS FROM ENUMERATIONS (100.00')
- (NR) EASEMENT DIMENSION
- (NR) NON-RADIAL BEARING
- SMSD SECURITY WATER & SANITATION DISTRICT EXISTING EASEMENT
- PROPOSED EASEMENT
- EXISTING ROW
- PROPOSED ROW

STATE OF COLORADO
 5500000015
 UNPLATTED



BOUNDARY LINE TABLE

LINE	BEARING	DISTANCE
L1	S307°26'45"E	18.64'
L2	S12°47'44"W	68.79'
L3	S58°58'10"W	34.65'
L4	S15°57'58"W	50.00'
L5	S88°42'27"W	110.10'
L6	S00°08'37"W	44.56'
L7	S07°52'08"W	44.56'
L8	S05°32'45"W	44.56'
L9	S08°16'18"W	44.56'
L10	S10°58'59"W	44.56'
L11	S13°41'29"W	44.56'
L12	S17°04'35"W	44.56'
L13	S19°47'14"W	44.56'
L14	S22°29'47"W	44.56'
L15	S25°12'20"W	44.56'
L16	S27°14'20"W	22.28'
L17	S29°42'04"W	49.01'
L18	S35°26'44"W	116.64'
L19	S36°30'56"W	68.86'
L20	S37°43'04"W	68.86'
L21	S14°55'16"W	68.86'
L22	S00°26'25"E	183.86'
L23	S00°26'25"E	13.86'
L24	N00°26'25"W	12.89'
L25	S00°26'25"E	50.01'
L26	S44°33'35"W	36.35'

BOUNDARY CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	DIRECTION	CHORD	CHORD DISTANCE
C1	00°03'28"	915.00'	1.45'	S74°03'17"E	1.45'	
C2	06°15'47"	995.00'	105.48'	S70°52'45"E	105.43'	
C3	88°57'15"	27.00'	42.38'	S45°27'48"E	38.17'	
C4	00°16'28"	1065.00'	4.78'	N01°25'17"W	4.78'	

TRACT J CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	DIRECTION	CHORD	CHORD DISTANCE
C1	23°33'23"	70.00'	28.78'	N21°30'7"W	28.58'	
C2	101°24'34"	50.00'	88.50'	N26°42'29"E	77.39'	
C3	37°09'32"	60.00'	38.91'	S14°10'27"E	38.23'	
C4	90°00'00"	37.00'	58.12'	S44°33'35"W	52.33'	



MARKSHEPHERD-WOODMEN INVEST. LLC
 55000000392

2038.34'
 1613.76'

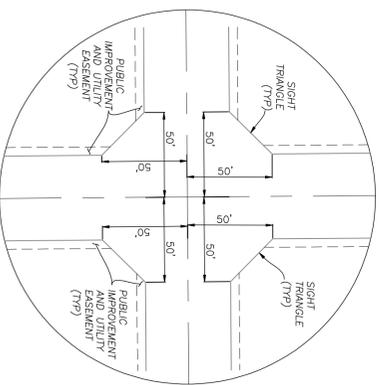
BRADLEY ROAD
 BOOK 5307, PAGE 1472

RANKIN HOLDINGS LP
 AND JUDY R. TIMM AND
 EUGENIA W. AND
 BASIL E. BLUME
 5500000414
 UNPLATTED

31 E. PLATYB. AVE., SUITE 206
 COLORADO SPRINGS, CO 80903
 DATE: 3/01/21
 SHEET 2 OF 4

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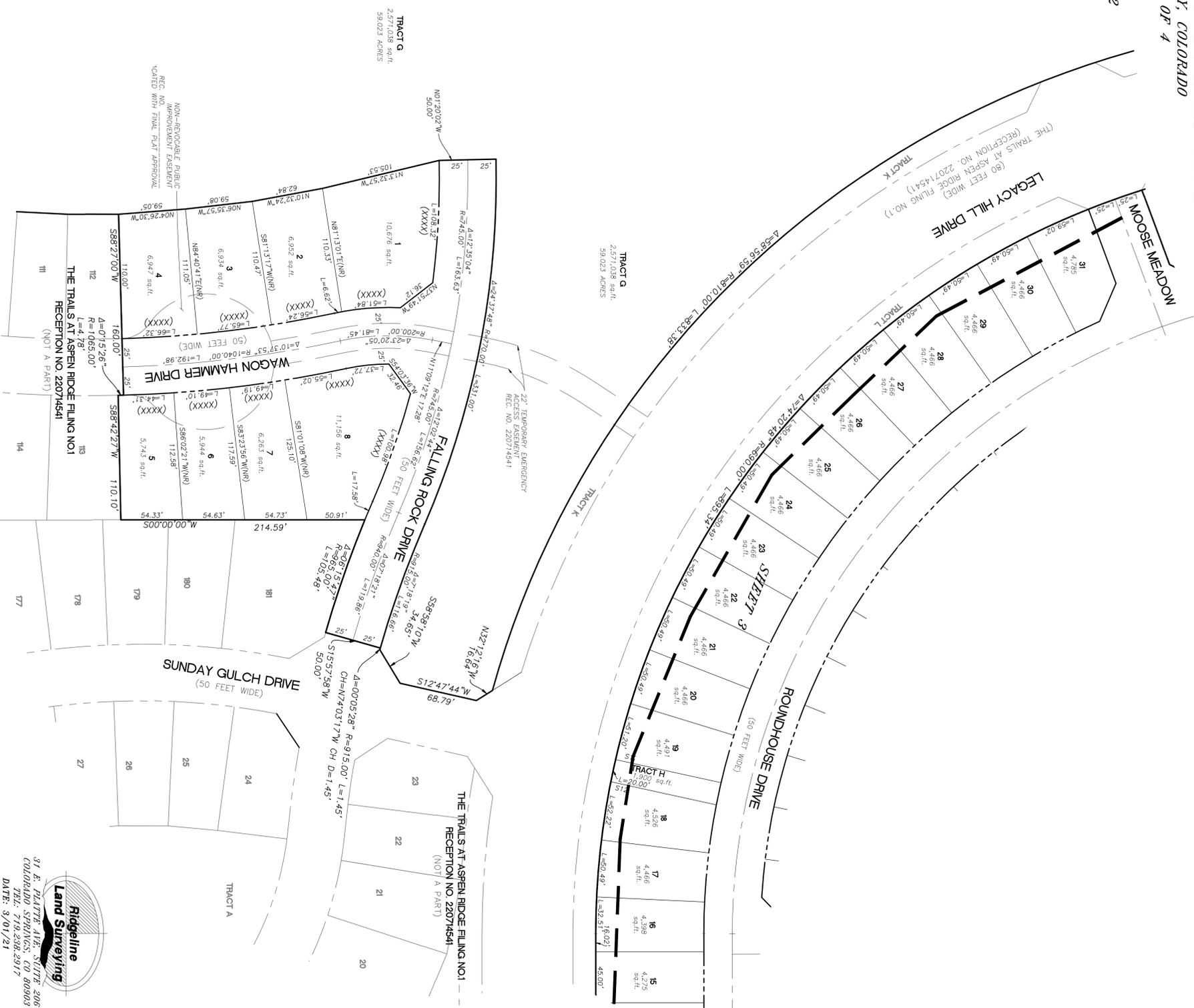


INTERSECTION DETAIL FOR
 STANDARD 50'X50' PUBLIC
 ROW INTERSECTION

LEGEND

- ◆ PLSS CORNER
- FND #4 PIN AND YELLOW CAP
 (UNLESS SHOWN OTHERWISE)
- SET NO.4 REBAR AND CAP AT GRADE
 PLS 34583 (UNLESS SHOWN OTHERWISE)
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SHEET 2



Ridgeline Land Surveying
 31 E. PLATTE AVE., SUITE 206
 COLORADO, SPRINGS, CO 80903
 DATE: 3/01/21
 SHEET 4 OF 4