

ELK RIDGE ESTATES

A SUBDIVISION OF A PORTION OF THE SOUTHEAST ONE-QUARTER
OF SECTION 23, T 12 S, R 66 W OF THE 6th P.M.,
EL PASO COUNTY, COLORADO



JOB NO.: 43116
AUGUST 25, 2026
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ROCKY MOUNTAIN LAND SERVICES
4465 NORTH PARK DRIVE, SUITE 303
COLORADO SPRINGS, COLORADO 80907
719-630-0559

EL PASO COUNTY PLANNING FILE NUMBER: SF266

detail:
SOUTHEAST ONE-QUARTER OF SECTION 23,
T 12 S, R 66 W OF THE 6th P.M.

ELK RIDGE ESTATES

A SUBDIVISION OF A PORTION OF THE SOUTHEAST ONE-QUARTER
OF SECTION 23, T 12 S, R 66 W OF THE 6th P.M.,
EL PASO COUNTY, COLORADO

2643.72'
N 00°01'31" W

1321.86'
N 00°01'31" W

1321.86'
N 00°01'31" W

N 00°01'31" W
660.93'

N 00°08'54" E
50.00'

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R.O.W. DEED TO E.P.C.

OLD RANCH ROAD
(60' R.O.W.)

1321.30'
S 89°55'00" W

S 00°03'06" E
1321.80'

S 00°01'19" W
660.90'

660.90'
S 00°01'19" W

1322.26'
S 89°55'37" W

S 89°55'09" W

S 89°55'19" W
661.74'

S 89°55'28" W
661.07'

S 89°55'33" W
661.28'

N 89°52'59" E
660.42'

S 00°00'16" E
1321.74'

ACCEPTED WK CLARK YELLOW CAP/REBAR MONUMENT

660.81'

631.38'

S 00°02'13" E
1292.19'

S 89°55'39" W
660.88'

N 89°58'41" E
330.46'

331.23'
N 88°14'26" E

329.71'
S 00°06'31" W

587°49'E
5.4'

S 89°58'15" W

S 89°55'37" W

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0' 100' 200'

SCALE: 1" = 100'

not a part of this subdivision
exception
MELANIE A. KNAPP
unplatted, aliquot tract

assumed basis of bearings

1321.68'
N 00°00'21" E

S 00°00'58" W
1321.62'

S 00°00'58" W
2643.25'

1321.62'

S 00°00'38" E
330.61'

N 00°09'09" E
299.83'

FOUND 3.25" ALUMINUM CAP NO. 33649
per monument record

LEGEND:

- FOUND 3.25" ALUMINUM CAP NO. 34977 robert meadows
- FOUND 3.25" ALUMINUM CAP NO. 25629 hannigan
- FOUND 3.25" ALUMINUM CAP NO. 33649 a.b. swart
- FOUND 3.25" ALUMINUM CAP NO. 10376 burnett
- FOUND 3/4" IRON PIPE
- FOUND REBAR WITH YELLOW CAP "BOSTROM LS 9477"
- FOUND NO. 4 REBAR WITH NO. CAP
- FOUND NO. 4 REBAR WITH YELLOW CAP "WK CLARK PLS 4842"
- FOUND NO. 4 REBAR WITH YELLOW CAP "PLS 13830"
- SET REBAR WITH PLASTIC CAP STAMPED "RMLS NO. 19625"

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