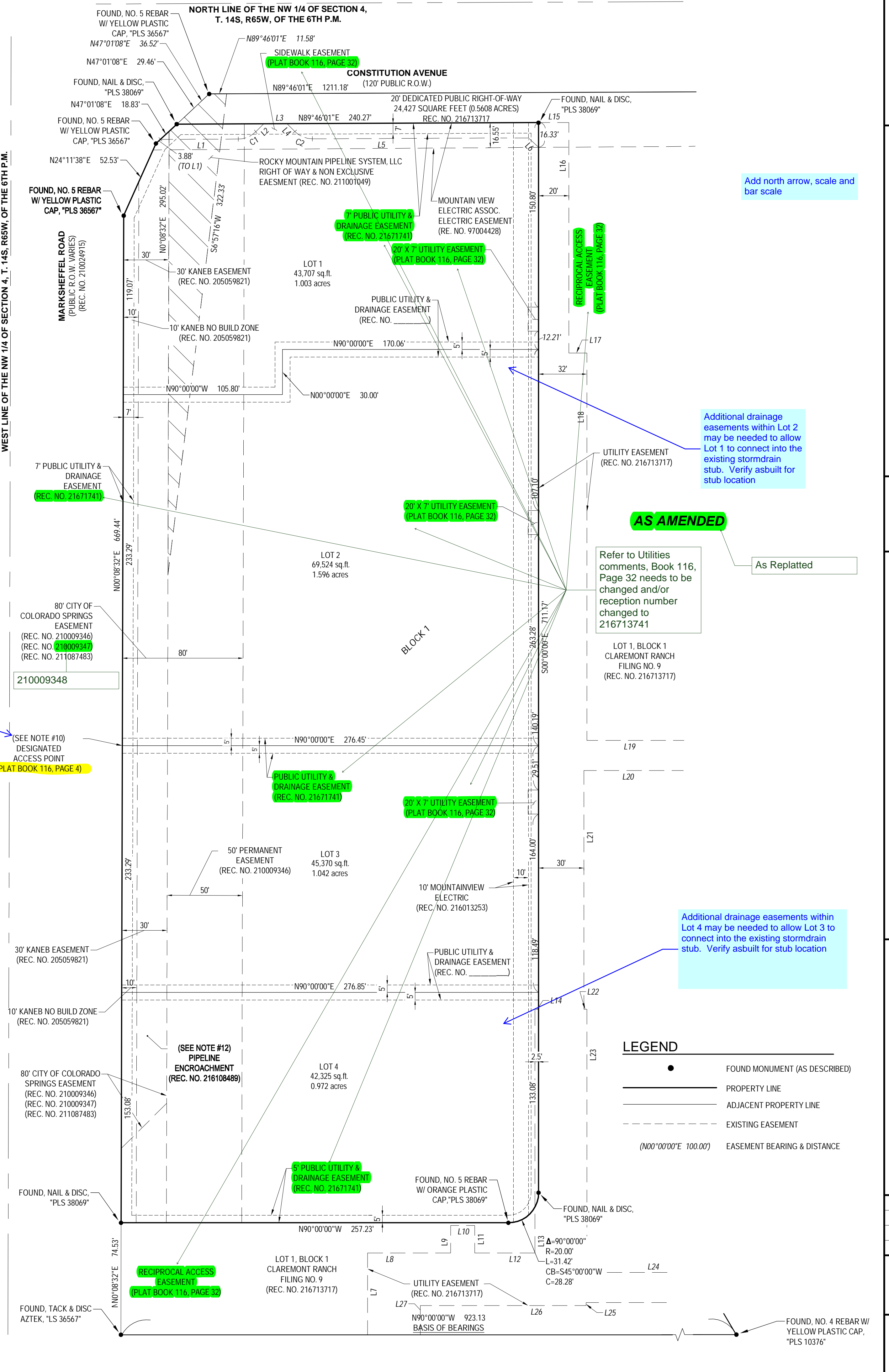
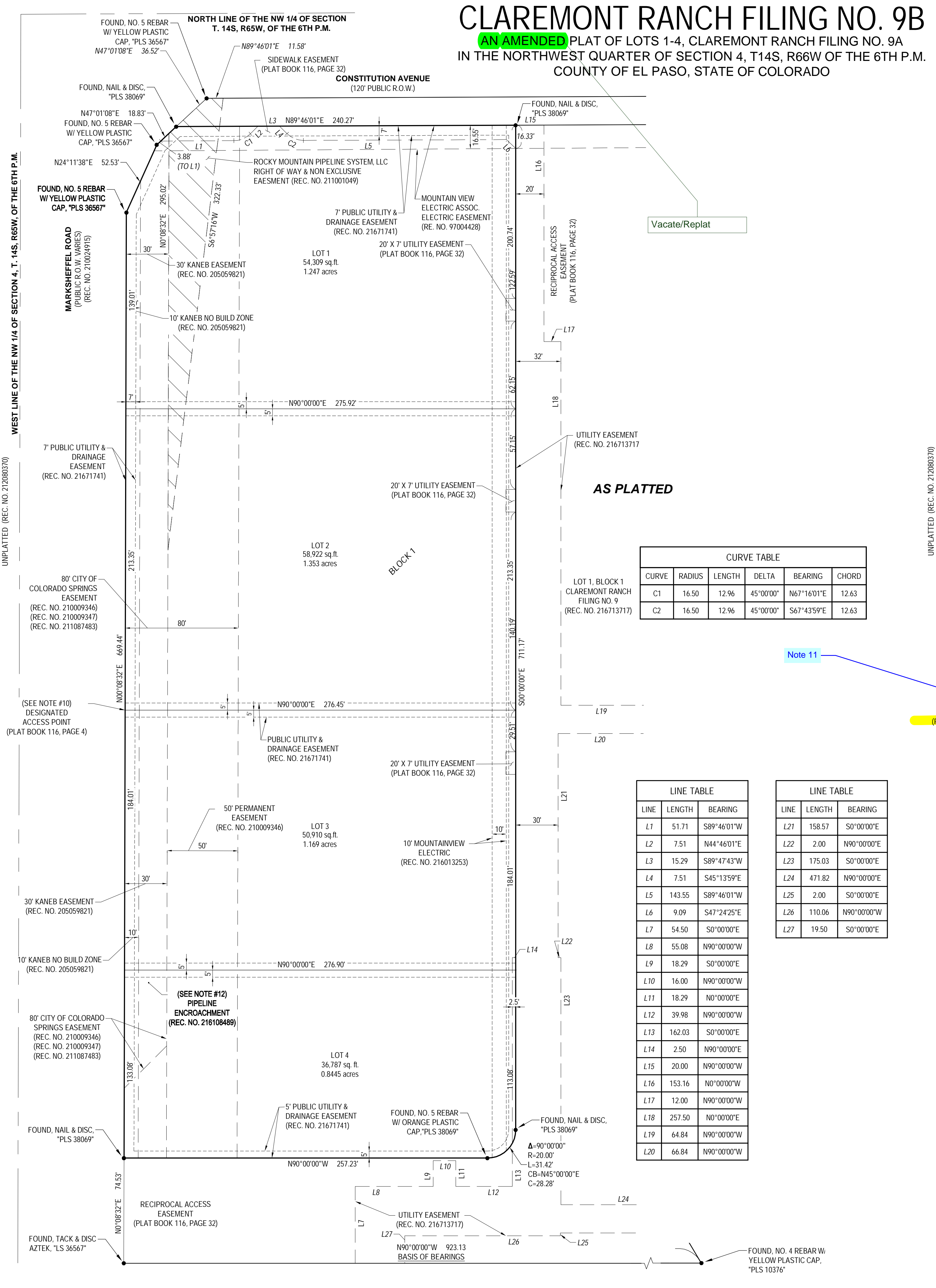




# CLAREMONT RANCH FILING NO. 9B

**AN AMENDED** PLAT OF LOTS 1-4, CLAREMONT RANCH FILING NO. 9A  
IN THE NORTHWEST QUARTER OF SECTION 4, T.14S, R.66W OF THE 6TH P.M.  
COUNTY OF EL PASO, STATE OF COLORADO

CLAREMONT RANCH  
FILING NO. 9B  
  
COUNTY OF EL PASO  
STATE OF COLORADO



Note 11

(SEE NOTE #10) DESIGNATED ACCESS POINT (PLAT BOOK 116, PAGE 4)

(SEE NOTE #12) PIPELINE ENCROACHMENT (REC. NO. 216108489)

**LEGEND**

- FOUND MONUMENT (AS DESCRIBED)
- PROPERTY LINE
- - - ADJACENT PROPERTY LINE
- - - EXISTING EASEMENT
- (N00°00'00"E 100.00')

#	Date	Issue / Description	Init.

Project No: EDI00008.01  
Drawn By: AAY  
Checked By: BJD  
Date: 11/07/2017

# Markup Summary

dsdlaforce (9)



**Subject:** Callout  
**Page Label:** 1  
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**Status:**  
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**Author:** dsdlaforce  
**Date:** 12/13/2017 7:17:28 AM  
**Color:** ■

Access will be limited to only the approved locations and only the approved traffic movement at those locations. No records found under the book/page, change the reference from the book/page to plat reception number.

Replace references from DSD to Planning and Community Development Department (PCD)



**Subject:** Callout  
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**Date:** 12/13/2017 7:17:27 AM  
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Replace references from DSD to Planning and Community Development Department (PCD)



**Subject:** Callout  
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**Author:** dsdlaforce  
**Date:** 12/13/2017 7:17:28 AM  
**Color:** ■

and order and decree recorded december 12, 2002 at reception no. 202221166

Fix the subsequent numbers, (17, 18, etc.)



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Fix the subsequent numbers. (17, 18, etc.)

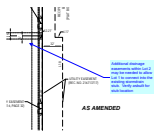
SEE NOTE #10 DESIGNATED ACCESS POINT (PLAT BOOK 116, PAGE 4)

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**Date:** 12/13/2017 7:17:43 AM  
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**Subject:** Callout  
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Note 11



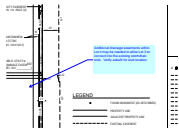
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Additional drainage easements within Lot 2 may be needed to allow Lot 1 to connect into the existing stormdrain stub. Verify asbuilt for stub location

Add north arrow, scale and bar scale

**Subject:** Text Box  
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Add north arrow, scale and bar scale



**Subject:** Callout  
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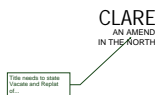
Additional drainage easements within Lot 4 may be needed to allow Lot 3 to connect into the existing stormdrain stub. Verify asbuilt for stub location

dsdseivigny (29)



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Number 29 of the Title Commitment is not addressed, there is an Encroachment Agreement recorded September 22, 2016 at Reception No. 216108489 if any of the above have been vacated, then proof of vacation needs to be submitted.




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**Date:** 12/13/2017 7:17:47 AM  
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Title needs to state Vacate and Replat of...




**Subject:** Highlight  
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**Date:** 12/13/2017 7:17:57 AM  
**Color:** ■

ACTIONS AND AGREEMENTS AS SET FORTH  
IN PLAT BOOK 116 AT PAGE 32  
RECORDED AUGUST 11, 1986 IN  
BOOK 116, PAGE 32  
AS PER PLAT BOOK 116, PAGE 4,  
RECORDED ON REC. NO. 216005845, REC.


**Subject:** Highlight  
**Page Label:** 1  
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**Author:** dsdsevigny  
**Date:** 12/13/2017 7:17:54 AM  
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COMMENCEMENT OF CONSTRUCTION ACTIVITY  
INTEREST THEREIN, SHALL BE SOLD, CONVEYED,  
ISSUED, UNTIL AND UNLESS THE REQUIRED PLAT  
IS FILED WITH THE SUPERVISOR OF REVENUES AGENT  
IN THE OFFICE OF THE SUPERVISOR OF REVENUES  
IN THE CITY OF DENVER, COLORADO, IN ACCORDANCE WITH THE  
PROVISIONS FOR THE COMPLETION OF SAID IMPROVEMENTS  
SHALL COMPLY WITH FEDERAL AND STATE LAWS AND  
REGULATIONS, IF ANY, OF APPLICABLE AGENCIES  
OF THE DEPARTMENT OF TRANSPORTATION. 11 C.A.R.S. 101-10

**Subject:** Text Box  
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**Date:** 12/13/2017 7:18:02 AM  
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216003936


ADJUSTMENT SUBMITTED FOR RECORDATION  
RECORDED IN THE OFFICE OF THE CLERK OF  
COUNTY OF DENVER  
# - 216713741

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**Author:** dsdsevigny  
**Date:** 12/13/2017 7:17:59 AM  
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216713741


COUNTY SERVICES DEPARTMENT

AMENDMENT NOTED ON  
TITLE COMMITMENT  
NUMBER 23.


**Subject:** Callout  
**Page Label:** 1  
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**Author:** dsdsevigny  
**Date:** 12/13/2017 7:17:58 AM  
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Amendment noted on Title Commitment number 23.

PROPERTY WITHIN THIS PLAT.  
ON PLAT BOOK 116, PAGE 32  
AS PER PLAT BOOK 116, PAGE 4,  
RECORDED ON REC. NO. 216005845, REC.

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UTILITIES COMMENTS, BOOK 116, PAGE 32  
NEEDS TO BE CHANGED AND/OR RECEPTION NUMBER  
CHANGED TO 216713741

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**Date:** 12/13/2017 7:17:49 AM  
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Refer to Utilities comments, Book 116, Page 32 needs to be changed and/or reception number changed to 216713741

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These appear to have been Amended and Restated per number 26 of your Title Commitment

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AS AMENDED

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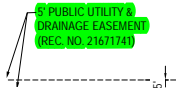
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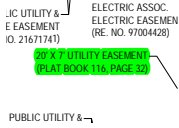
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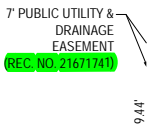
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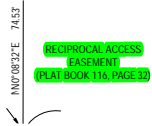
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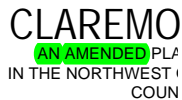
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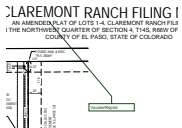
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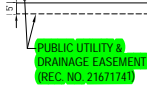


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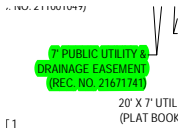


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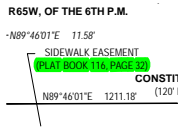
Refer to Utilities comments, Book 116, Page 32 needs to be changed and/or reception number changed to 216713741



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PLAT BOOK 116, PAGE 20

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00 X 7 IDILITY EASEMENT  
PLAT BOOK 116, PAGE 20

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