

SILVERADO RANCH FILING NO. 1A
AN AMENDMENT TO SILVERADO RANCH FILING NO. 1, LOCATED
IN THE NORTH HALF OF SECTION 16, T15S, R63W, 6th P.M.
EL PASO COUNTY, COLORADO

15200

IN WITNESS WHEREOF:
THE AFOREMENTIONED SILVERADO RANCH, INC. HAS EXECUTED THIS INSTRUMENT THIS 11th DAY OF Sept., 2023.
Stan Searle
STAN SEARLE, MANAGER
SILVERADO RANCH, INC.

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF September, 2023 BY STAN SEARLE,
MANAGER, SILVERADO RANCH, INC.
MY COMMISSION EXPIRES: October 24, 2024
Jenny Lynn Ansden
NOTARY PUBLIC
JENNY LYNN ANSDEN
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 02-24-2024

IN WITNESS WHEREOF:
THE AFOREMENTIONED TUSCANNY HOMES, LLC, HAS EXECUTED THIS INSTRUMENT THIS 12th DAY OF September, 2023.
Shirley Ann Woods
MANAGER
TUSCANNY HOMES, LLC

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12th DAY OF Sept., 2023 BY Shirley Ann Woods
MANAGER, TUSCANNY HOMES, LLC
MY COMMISSION EXPIRES: 3-01-2025
Michelle L. Bell
NOTARY PUBLIC

IN WITNESS WHEREOF:
THE AFOREMENTIONED DONALD L AND VIRGINIA B. DOBYS, HAVE EXECUTED THIS INSTRUMENT THIS 22 DAY OF Sept., 2023.
Donald L. Dobys
DONALD L. DOBYS
Virginia B. Dobys
VIRGINIA B. DOBYS

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF Sept., 2023 BY
DONALD L. AND VIRGINIA B. DOBYS
MY COMMISSION EXPIRES: 5/19/2025
Janae Taylor
NOTARY PUBLIC
JANA TAYLOR
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 05-19-2025

IN WITNESS WHEREOF:
THE AFOREMENTIONED DARREN CAMPOS, HAS EXECUTED THIS INSTRUMENT THIS 11 DAY OF Sept., 2023.
Darren Campos
DARREN CAMPOS

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF September, 2023 BY
DARREN CAMPOS
MY COMMISSION EXPIRES: October 24, 2024
Jenny Lynn Ansden
NOTARY PUBLIC
JENNY LYNN ANSDEN
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 02-24-2024

IN WITNESS WHEREOF:
THE AFOREMENTIONED THOMAS HUYNH, HAS EXECUTED THIS INSTRUMENT THIS 15th DAY OF Sept., 2023.
Thomas Huynh
THOMAS HUYNH

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15th DAY OF Sept., 2023 BY Thomas Huynh
THOMAS HUYNH
MY COMMISSION EXPIRES: April 14, 2027
Camille Barrett
NOTARY PUBLIC
CAMILLE GARRETT
Notary Public
State of Colorado
Notary ID: 002201400
My Commission Expires April 14, 2027

IN WITNESS WHEREOF:
THE AFOREMENTIONED ALEX AND TONYA REGGANS, HAVE EXECUTED THIS INSTRUMENT THIS 11 DAY OF Sept., 2023.
Alex Reggans
ALEX REGGANS
Tonya Reggans
TONYA REGGANS

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF September, 2023 BY
ALEX AND TONYA REGGANS
MY COMMISSION EXPIRES: October 24, 2024
Jenny Lynn Ansden
NOTARY PUBLIC
JENNY LYNN ANSDEN
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 02-24-2024

IN WITNESS WHEREOF:
THE AFOREMENTIONED MATHEW AND ALICIA K. CUMMINGS, HAVE EXECUTED THIS INSTRUMENT THIS 11 DAY OF Sept., 2023.
Matthew Cummings
MATHEW CUMMINGS
Alicia K. Cummings
ALICIA K. CUMMINGS

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF September, 2023 BY
THOMAS R. AND SHIRLEY ANN WOODS
MY COMMISSION EXPIRES: October 24, 2024
Jenny Lynn Ansden
NOTARY PUBLIC
JENNY LYNN ANSDEN
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 02-24-2024

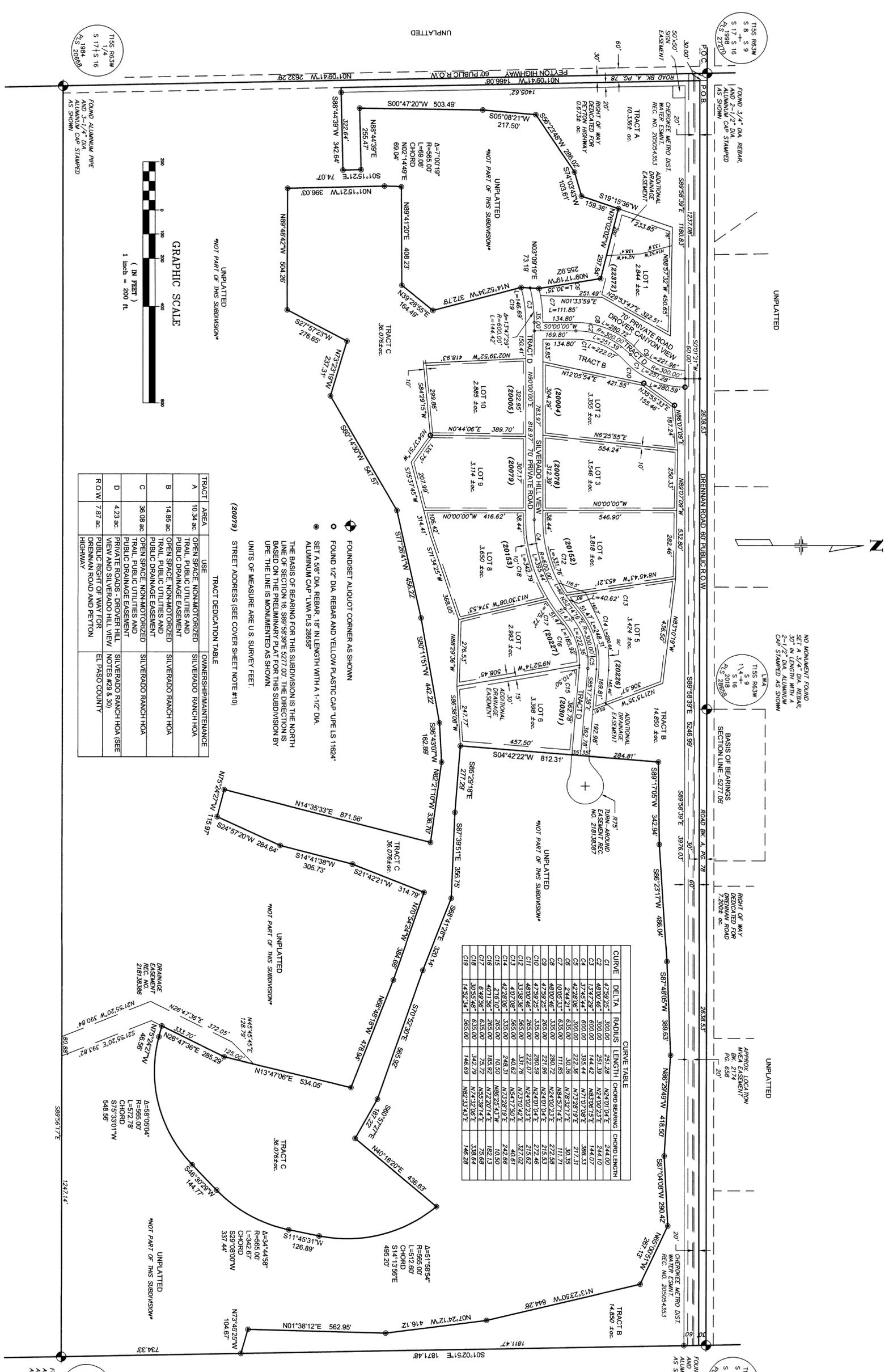
IN WITNESS WHEREOF:
THE AFOREMENTIONED THOMAS R. AND SHIRLEY ANN WOODS, HAVE EXECUTED THIS INSTRUMENT THIS 11 DAY OF Sept., 2023.
Thomas R. Woods
THOMAS R. WOODS
Shirley Ann Woods
SHIRLEY ANN WOODS

NOTARIAL:
STATE OF COLORADO, SS
COUNTY OF EL PASO)
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11th DAY OF Sept., 2023 BY
THOMAS R. AND SHIRLEY ANN WOODS
MY COMMISSION EXPIRES: October 24, 2024
Jenny Lynn Ansden
NOTARY PUBLIC
JENNY LYNN ANSDEN
Notary Public
State of Colorado
Notary ID # 20164007260
My Commission Expires 02-24-2024

SILVERADO RANCH FILING NO. 1A

AN AMENDMENT TO SILVERADO RANCH FILING NO. 1, LOCATED IN THE NORTH HALF OF SECTION 16, T15S, R63W, 6th P.M. EL PASO COUNTY, COLORADO

15200



T15S R63W
S 17 S 16
R 1598 20
AS 2723 0

FOUND 3/4" DIA. REBAR,
ALUMINUM CAP STAMPED
AS SHOWN

T15S R63W
S 17 S 16
R 2018 08
AS 2868 9

NO MONUMENT FOUND.
SET A 3/4" DIA. REBAR,
30" IN LENGTH WITH A
2-1/2" DIA. ALUMINUM
CAP STAMPED AS SHOWN

T15S R63W
S 16 S 15
R 1998 20
AS 2723 0

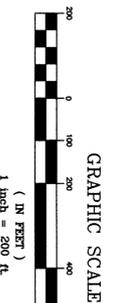
FOUND 3/4" DIA. REBAR,
ALUMINUM CAP STAMPED
AS SHOWN

T15S R63W
S 17 S 16
R 2068 9
AS 2968 9

ROUND ALUMINUM PIPE
AND 3/4" DIA. CAP STAMPED
AS SHOWN

T15S R63W
S 16 S 15
R 1994 15
AS 2068 9

ROUND ALUMINUM PIPE
AND 3/4" DIA. CAP STAMPED
AS SHOWN



TRACT DEDICATION TABLE

TRACT AREA	USE	OWNERSHIP/MAINTENANCE
A 10.34 ac	OPEN SPACE, NON-MOTORIZED TRAIL, PUBLIC UTILITIES AND PUBLIC DRAINAGE EASEMENT	SILVERADO RANCH HOA
B 14.85 ac	OPEN SPACE, NON-MOTORIZED TRAIL, PUBLIC UTILITIES AND PUBLIC DRAINAGE EASEMENT	SILVERADO RANCH HOA
C 36.08 ac	OPEN SPACE, NON-MOTORIZED TRAIL, PUBLIC UTILITIES AND PUBLIC DRAINAGE EASEMENT	SILVERADO RANCH HOA
D 4.23 ac	PRIVATE ROADS - DROVER HILL VIEW AND SILVERADO HILL VIEW	SILVERADO RANCH HOA (SEE NOTES P 28 & 30)
ROW 7.87 ac	PUBLIC RIGHT OF WAY FOR DRENNAN ROAD AND PEYTON HIGHWAY	EL PASO COUNTY

FOUND/SET ALIQUOT CORNER AS SHOWN

FOUND 1/2" DIA. REBAR AND YELLOW PLASTIC CAP - UPE LS 11624"

SET A 3/8" DIA. REBAR, 18" IN LENGTH WITH A 1-1/2" DIA. ALUMINUM CAP - LWA PLS 28689

THE BASIS OF BEARING FOR THIS SUBDIVISION IS THE NORTH LINE OF SECTION 16, S89°58'39"E S277.00'. THE DIRECTION IS BASED ON THE PRELIMINARY PLAT FOR THIS SUBDIVISION BY UPE. THE LINE IS MONUMENTED AS SHOWN.

UNITS OF MEASURE ARE U.S. SURVEY FEET.

(20079) STREET ADDRESS (SEE COVER SHEET NOTE #10)

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
C1	47°02'45"	500.00	251.29	N64°02'31"E	244.07
C2	48°02'48"	500.00	251.59	N63°06'15"E	244.07
C3	13°47'28"	600.00	144.42	N63°06'15"E	144.07
C4	37°45'44"	600.00	352.44	N73°28'17"E	368.33
C5	42°28'06"	300.00	222.36	N73°28'17"E	217.31
C6	2°44'21"	635.00	30.38	N28°32'17"E	30.35
C7	10°05'33"	635.00	111.65	N64°57'14"E	111.71
C8	48°02'48"	500.00	251.59	N63°06'15"E	244.07
C9	44°28'25"	335.00	280.59	N64°01'04"E	272.46
C10	48°00'46"	665.00	222.07	N64°00'23"E	215.62
C11	33°38'36"	665.00	331.76	N64°17'50"E	327.02
C12	42°28'06"	335.00	40.62	N64°17'50"E	40.61
C13	42°28'06"	335.00	248.31	N73°28'17"E	242.66
C14	2°16'10"	185.50	185.50	N89°58'43"W	185.50
C15	6°40'56"	635.00	75.72	N65°30'14"E	75.69
C16	30°55'48"	635.00	342.79	N64°32'06"E	338.64
C19	14°52'34"	665.00	146.69	N82°33'43"E	146.28

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. IN NO EVENT SHALL ANY ACTION BASED UPON THIS SURVEY BE BRINGED IN ANY COURT OF LAW BY ANY PARTY FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

PREPARED BY
LWA LAND SURVEYING, INC.
953 EAST TILLAMORE STREET
COLORADO SPRINGS, COLORADO 80907
PHONE (719) 638-5179

VR 237

SILVERADO RANCH
PROJECT 16093
SHEET 3 OF 3