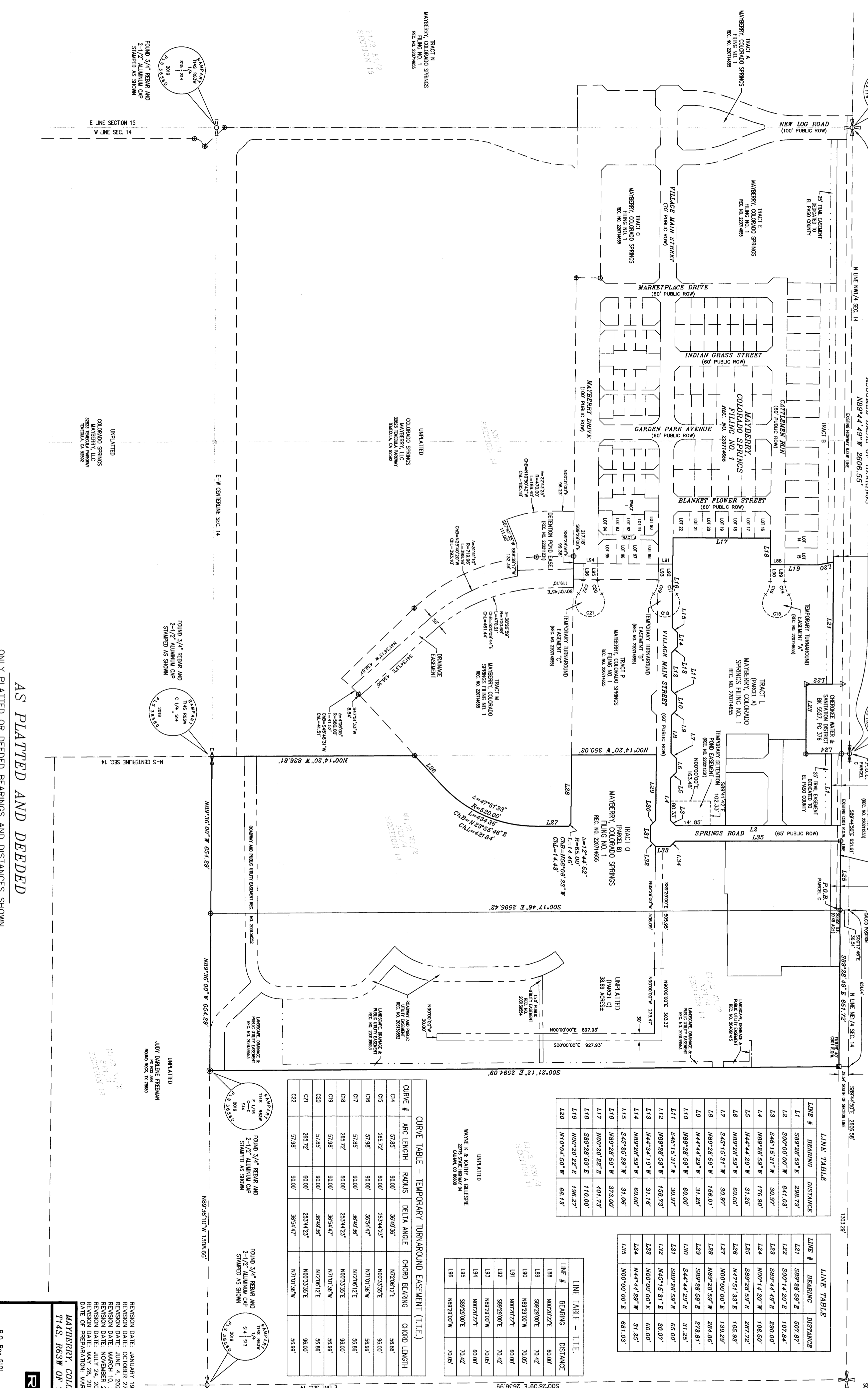




MAYBERRY, COLORADO SPRINGS FILLING NO. 2  
 14698  
 A REPLAT OF TRACT L & TRACT Q, MAYBERRY, COLORADO SPRINGS FILLING NO. 1 AND THE  
 E1/2 OF THE W1/2 OF THE NE1/4 OF SECTION 14, ALL IN THE N1/2 OF SECTION 14  
 TOWNSHIP 14 SOUTH, RANGE 63 WEST OF THE 6th P.M., EL PASO COUNTY, COLORADO

STATE HIGHWAY NO. 94  
 ASSUMED BASIS OF BEARINGS  
 N89°44'49"W 2606.55'  
 N 1/2 SEC. 14  
 N 1/2 SEC. 14

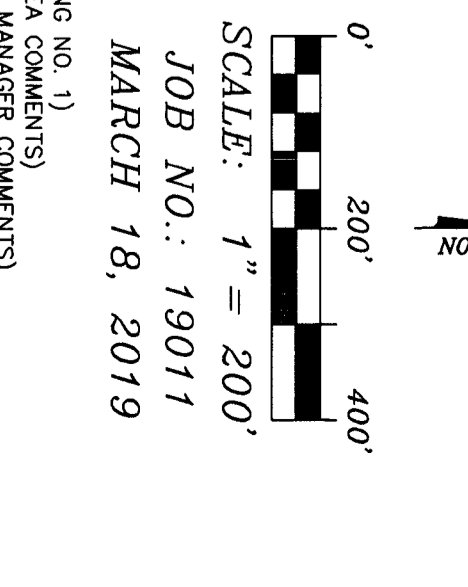
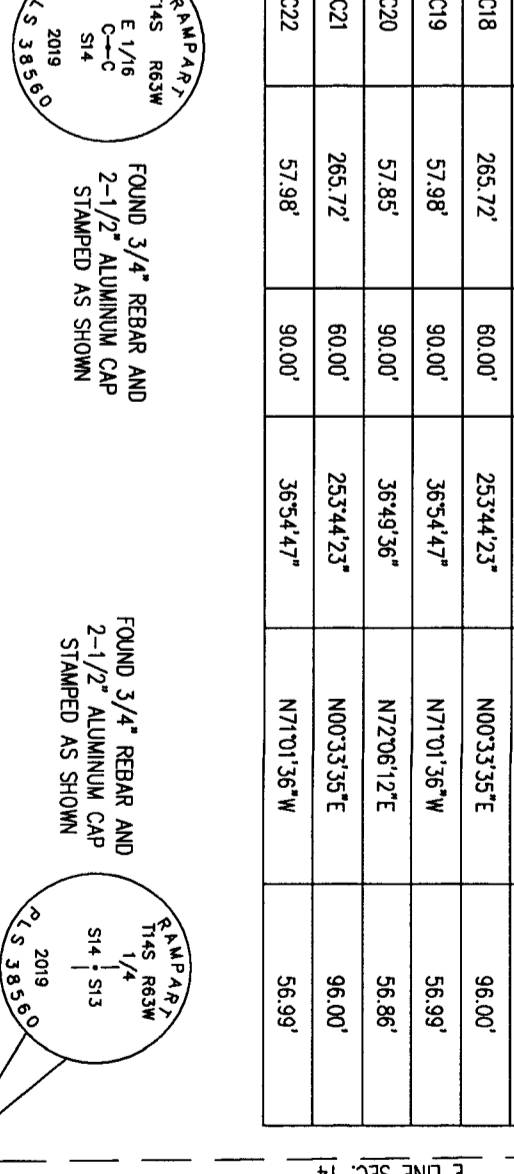
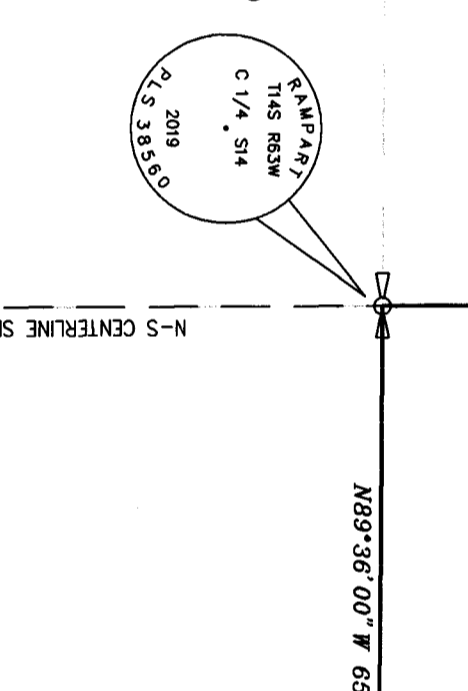
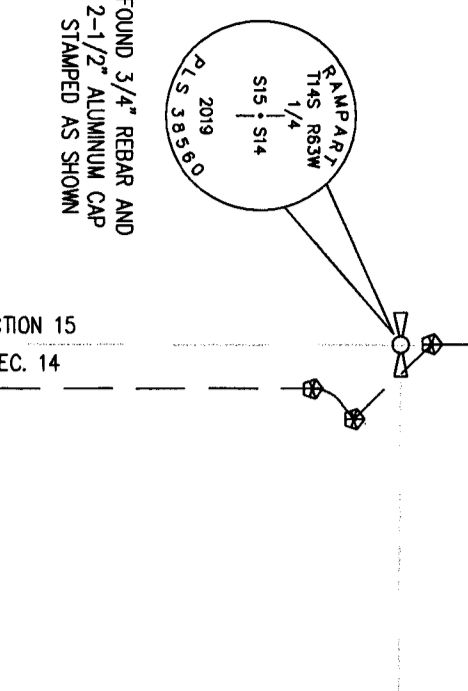


LINE #	BEARING	DISTANCE
L1	S89°28'59\" E	298.79'
L2	S00°00'00\" W	841.03'
L3	S45°15'31\" W	30.97'
L4	N89°28'59\" W	176.90'
L5	N44°44'29\" W	31.28'
L6	N89°28'59\" W	60.00'
L7	S45°15'31\" W	156.01'
L8	N89°28'59\" W	373.00'
L9	N44°44'29\" W	31.28'
L10	N89°28'59\" W	60.00'
L11	S45°15'31\" W	90.97'
L12	N89°28'59\" W	158.73'
L13	N44°34'19\" W	31.16'
L14	N89°28'59\" W	60.00'
L15	S45°25'29\" W	31.06'
L16	N89°28'59\" W	373.00'
L17	N00°20'22\" E	401.73'
L18	S89°28'59\" E	198.27'
L19	N00°20'22\" E	198.27'
L20	N10°04'50\" W	68.13'

LINE #	BEARING	DISTANCE
L21	S89°28'59\" E	507.87'
L22	S00°14'20\" E	107.84'
L23	S89°44'49\" E	280.00'
L24	N00°14'20\" W	108.50'
L25	S89°28'59\" E	287.78'
L26	N47°51'39\" E	165.93'
L27	N00°00'00\" E	199.29'
L28	N89°28'59\" W	284.66'
L29	S89°28'59\" E	273.81'
L30	S44°44'29\" E	31.28'
L31	S89°28'59\" E	66.00'
L32	N45°15'31\" E	30.97'
L33	N00°00'00\" E	60.00'
L34	N44°44'29\" W	31.28'
L35	N00°00'00\" E	691.03'

LINE #	BEARING	DISTANCE
L36	N00°20'22\" E	60.00'
L37	S89°28'59\" E	70.42'
L38	N00°20'22\" E	70.95'
L39	N00°20'22\" E	60.00'
L40	N00°20'22\" E	60.00'
L41	S89°28'59\" E	70.42'
L42	N00°20'22\" E	60.00'
L43	N00°20'22\" E	60.00'
L44	N00°20'22\" E	70.42'
L45	S89°28'59\" E	70.95'

CURVE #	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C14	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'
C15	268.72'	80.00'	253°44'23\"	N02°33'57\" E	56.86'
C16	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'
C17	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'
C18	268.72'	80.00'	253°44'23\"	N02°33'57\" E	56.86'
C19	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'
C20	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'
C21	268.72'	80.00'	253°44'23\"	N02°33'57\" E	56.86'
C22	57.85'	80.00'	36°49'36\"	N72°08'12\" E	56.86'



REVISION DATE: JANUARY 19, 2024 (SEE PLAT NO. 1)  
 REVISION DATE: OCTOBER 22, 2020 (PER HANDBOOK COMMENTS)  
 REVISION DATE: JUNE 4, 2020 (PER PROJECT MANAGER COMMENTS)  
 REVISION DATE: MARCH 10, 2020 (PER CDOT COMMENTS)  
 REVISION DATE: NOVEMBER 25, 2018 (MODIFIED PLAT NAME)  
 REVISION DATE: MARCH 18, 2019 (PER COUNTY COMMENTS, LOT 1)  
 REVISION DATE: MARCH 18, 2019 (PER COUNTY COMMENTS)  
 DATE OF PREPARATION: MARCH 18, 2019

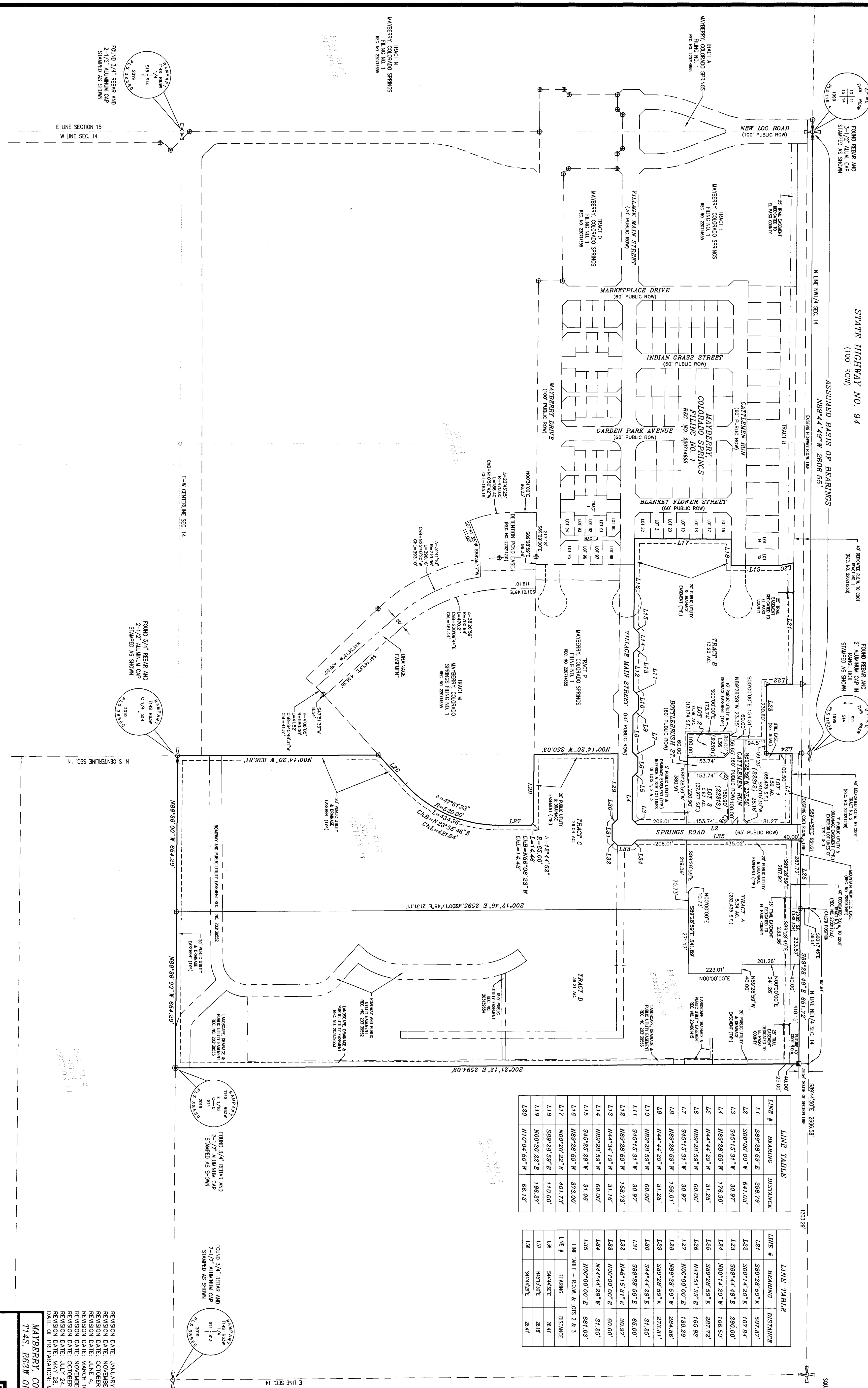
**MAYBERRY, COLORADO SPRINGS, P.L. NO. 2 - PT. SEC. 14**  
**T4S, R63W OF THE 6th P.M., EL PASO COUNTY, COLORADO**

# MAYBERRY, COLORADO SPRINGS FILING NO. 2 14698

A REPLAT OF TRACT L & TRACT Q, MAYBERRY, COLORADO SPRINGS FILING NO. 1 AND THE E1/2 OF THE W1/2 OF THE NE1/4 OF SECTION 14, ALL IN THE N1/2 OF SECTION 14 TOWNSHIP 14 SOUTH, RANGE 63 WEST OF THE 6th P.M., EL PASO COUNTY, COLORADO

STATE HIGHWAY NO. 94  
(100' ROW)

ASSUMED BASIS OF BEARINGS  
N89°44'49"W 2606.53'



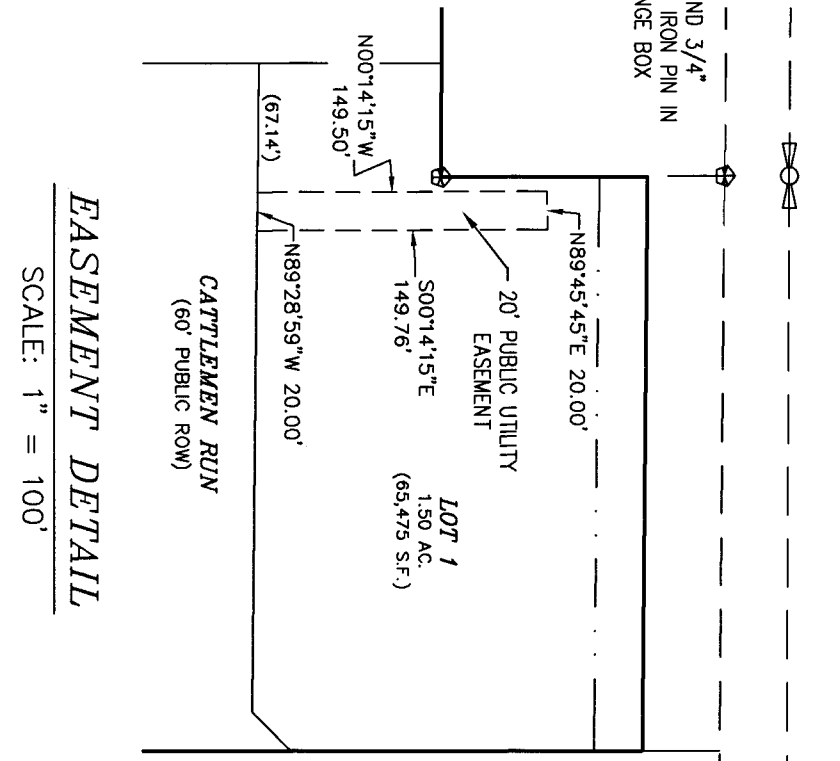
LINE #	BEARING	DISTANCE
L1	S89°28'53" E	298.79'
L2	S00°00'00" W	641.03'
L3	S45°15'31" W	30.97'
L4	N89°28'53" W	176.90'
L5	N44°44'28" W	31.25'
L6	N89°28'53" W	60.00'
L7	S45°15'31" W	30.97'
L8	N89°28'53" W	31.25'
L9	N44°44'28" W	31.25'
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L15	S45°28'28" W	31.08'
L16	N89°28'53" W	373.00'
L17	N00°20'22" E	401.73'
L18	S89°28'53" E	110.00'
L19	N00°20'22" E	196.27'
L20	N10°04'50" W	68.13'

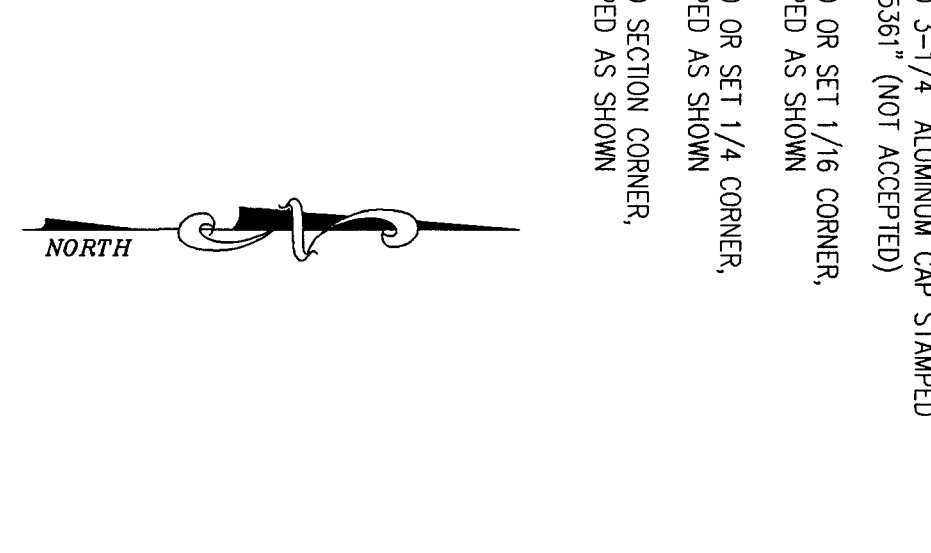
LINE #	BEARING	DISTANCE
L21	S89°28'53" E	507.97'
L22	S00°14'20" E	107.84'
L23	S89°44'49" E	200.00'
L24	N00°14'20" W	106.50'
L25	S89°28'53" E	287.72'
L26	N47°51'32" E	165.93'
L27	N00°00'00" E	139.29'
L28	N89°28'53" W	284.96'
L29	S89°28'53" E	273.81'
L30	S44°44'28" E	31.25'
L31	S89°28'53" E	65.00'
L32	N45°15'31" E	30.97'
L33	N00°00'00" E	60.00'
L34	N44°44'28" W	31.25'
L35	N00°00'00" E	691.03'

LINE #	BEARING	DISTANCE
L36	S44°30' E	28.41'
L37	N65°50' E	28.41'
L38	S44°30' E	28.41'



- LEGEND:**
- SET 5/8" REBAR AND ORANGE CAP
  - ⊕ STAMPED 'RAMPART PLS 35550'
  - ⊕ STAMPED 'RAMPART PLS 35550'
  - ⊕ STAMPED 'RAMPART PLS 28965'
  - ⊕ STAMPED 'RAMPART PLS 28965'
  - ⊕ FOUND REBAR AND YELLOW CAP
  - ⊕ FOUND REBAR AND YELLOW CAP
  - ⊕ FOUND REBAR AND YELLOW CAP
  - ⊕ FOUND REBAR AND YELLOW CAP
  - ⊕ FOUND 3-1/4" ALUMINUM CAP STAMPED 'LS 25361' (NOT ACCEPTED)
  - ⊕ FOUND OR SET 1/16 CORNER
  - ⊕ FOUND OR SET 1/4 CORNER
  - ⊕ STAMPED AS SHOWN
  - ⊕ STAMPED AS SHOWN
  - ⊕ FOUND SECTION CORNER
  - ⊕ STAMPED AS SHOWN



REVISION DATE: JANUARY 19, 2021 (PER FILING NO. 1)  
 REVISION DATE: NOVEMBER 19, 2020 (PER EMBLEMERS)  
 REVISION DATE: NOVEMBER 19, 2020 (PER PROJECT MANAGER COMMENTS)  
 REVISION DATE: JUNE 4, 2020 (PER PROJECT MANAGER COMMENTS)  
 REVISION DATE: MARCH 10, 2020 (PER COOT AND WEA COMMENTS)  
 REVISION DATE: NOVEMBER 25, 2019 (MODIFIED PLAT NAME)  
 REVISION DATE: OCTOBER 31, 2019 (PER COUNTY COMMENTS)  
 REVISION DATE: OCTOBER 31, 2019 (PER COUNTY COMMENTS)  
 REVISION DATE: MAY 28, 2019 (PER COUNTY COMMENTS)  
 DATE OF PREPARATION: MARCH 18, 2019

MAYBERRY, COLORADO SPRINGS FIL. NO. 2 - PT. SEC. 14  
 T14S, R63W OF THE 6th P.M., EL PASO COUNTY, COLORADO

AS PLATTED AND REPLATTED  
 ONLY MEASURED BEARINGS AND DISTANCES SHOWN