

**LEGEND:**

- (P) = Platted Information
- (M) = Field Measured
- All property corners are monumented with a found pin & cap LS 2682 unless otherwise noted.
- 2' Contour Interval Field Determined Topography
- \* = Selected Pine Trees with trunk diameter.
- See House Plans for Final House Dimensions
- FF = Finished Floor Elevation
- TS = Top of Slab
- TF = Top of Foundation

**CERTIFICATE OF SURVEY:**

This is to certify to Woodsmith Custom Homes that on April 23, 2001, a survey was made by me or under my direct supervision of Lot 197, Woodmoor Nugget, situated in El Paso County, Colorado. The survey was made on the ground using the normal standard of care of Professional Land Surveyors practicing in El Paso County, Colorado, and that this plat accurately represents said survey. The location and dimensions of all easements and rights of way in evidence or known to me and encroachments by or on the premises are accurately shown. This survey does not constitute a title search by Jerome W. Hannigan and Associates, Inc. of the property shown and described hereon to determine:

1. Ownership of the tract of land.
2. Compatibility of this description with those of adjacent tracts of land.
3. Rights of way, easements and encumbrances of record affecting this tract of land.

This survey was performed without the benefit of a title insurance commitment or a title insurance policy. A title insurance policy may disclose facts not reflected on this survey. Corner monuments were set, or found and accepted as indicated hereon.

*J. W. Hannigan*  
 Jerome W. Hannigan  
 Colorado PLS 25629

**CERTIFICATE OF DEPOSIT:**

Deposited this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, in the County Surveyor's land survey plats/right-of-way surveys at reception number \_\_\_\_\_, in the office of the Elbert County Clerk and Recorder.

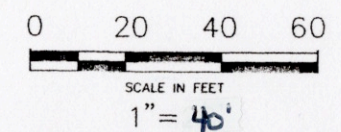
Signed: \_\_\_\_\_  
 County Clerk and Recorder

Include note:  
60' Public ROW

**APPROVED**  
 EPC Development Services  
 This is the day of March 2005  
 by [Signature] for [Signature]  
 Notes: \_\_\_\_\_

Development Services approval is contingent upon compliance with all applicable notes on the recorded plat.  
 Prior to the establishment of any driveway onto a County road, an access permit must be granted by the El Paso County Department of Transportation.  
 Diversion or blockage of any drainageway is not permitted without the approval of the El Paso County Department of Transportation.

El Paso County Development Review Fee and Surcharge Required  
 Temporary Use Permit     Residential Plot Plan  
 Temporary Mobile Home     Nonresidential Plot Plan  
 Other     Sign Permit  
[Signature]    3/1/05    Date



**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 may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon.

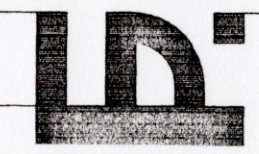
- 445 Jack Boot Rd Monument Co 80132
- Existing Covered Deck 12x16'6"
- Existing 8'x10' open Deck 878' Total Existing 8'x10'
- \* Red Outline
- 890' New open Deck @ 8'x10'
- \* Blue Outline

ADD: PCD File No. ADR266

Fence encroaches a distance of 59.3 feet.  
 S 89°51'40" W 193.00'(P)  
 S 89°51'40" W 192.72'(M)  
 Fence encroaches 0.83'  
 Fence encroaches 0.96'

# 71241-02-018  
 445 Jack Boot Rd  
 Lot 197, Woodmoor Nugget

REVISIONS  
 02/23/04: Setbacks  
 02/25/04: Per Client



Jerome W. HANNIGAN and ASSOCIATES, INC.  
 SURVEYING • PLANNING • ARCHITECTURE  
 LAND DEVELOPMENT CONSULTING  
 19360 SPRING VALLEY ROAD  
 MONUMENT, COLORADO 80132-9613  
 719-481-8292 • 303-660-6262 FAX: 719-481-9071

TITLE  
 Site Plan for 445 Jack Boot Rd  
 Lot 197, Woodmoor Nugget,  
 El Paso County, Colorado.  
 CLIENT  
 Zook Contracting Inc.