

# PLAT IDENTIFICATION SHEET

143613

7-13-71

**GRANTOR:**  
(owner/signer)

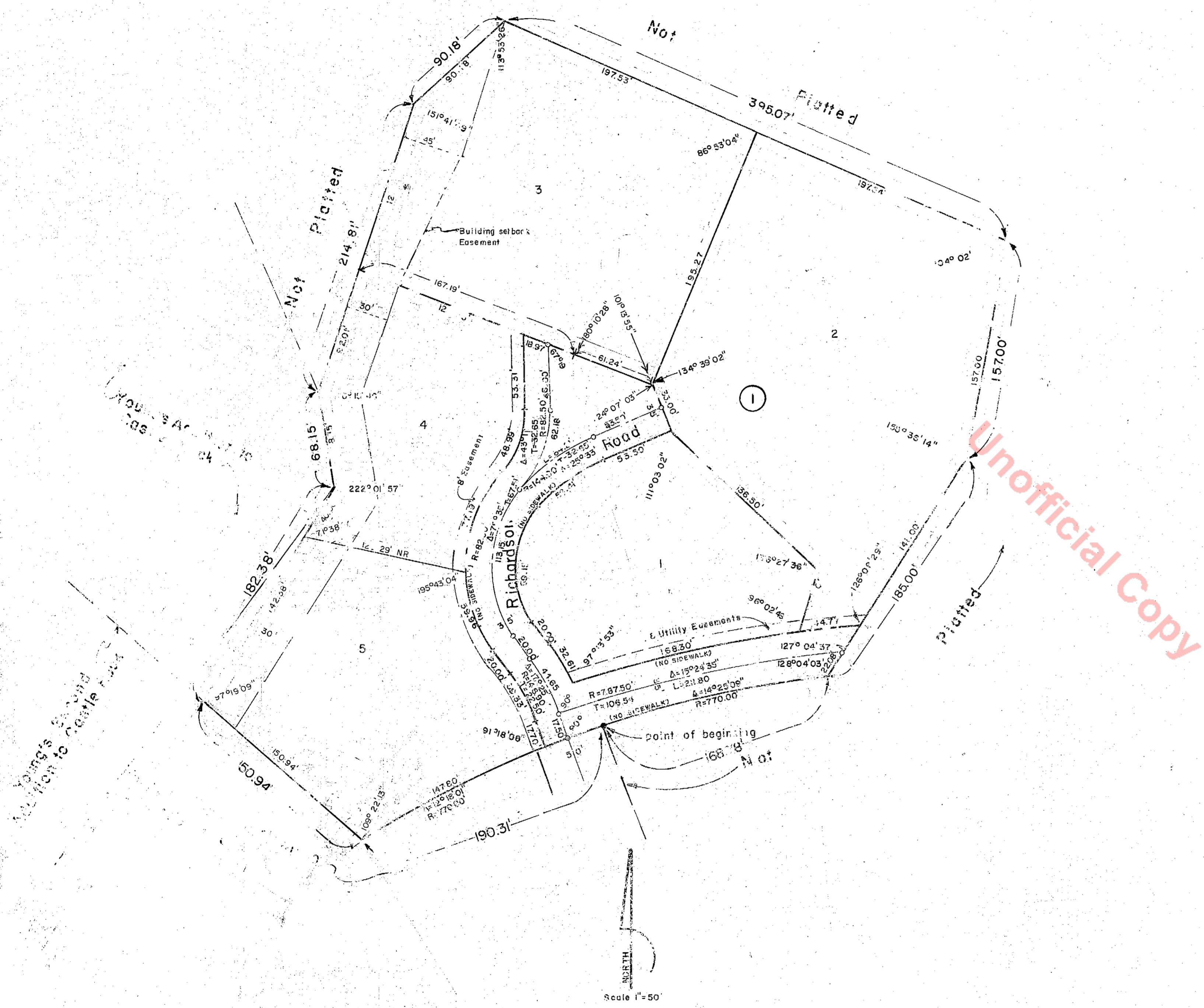
**GRANTEE:**  
(subdivision name or name of plat)

Country House

**LEGAL:**  
(section-township-range)

# COUNTRY HOUSE ADDITION TO CASTLE ROCK

A PART OF THE NW 1/4 OF SECTION 12, T8S, R67W OF THE 6th.P.M. DOUGLAS COUNTY, COLORADO



KNOW ALL MEN BY THESE PRESENTS that Chapman Young Jr. being the owner of a part of the Northwest one-quarter (NW 1/4) of Section 12, Township 8 South (T8S), Range 67 West (R67W) of the Sixth Principal Meridian (6th PM), County of Douglas, State of Colorado, more particularly described as follows: Beginning at the northeast corner of Young's Third Addition to Castle Rock; thence westerly along the north line of said Young's Third Addition to Castle Rock and along a curve to the left having a radius of 770.00 feet and a central angle of 14°09'39" an arc distance of 190.31 feet to a point on the curve; thence on an angle to the right of 70°37'47" and along said north line a distance of 150.94 feet; thence on an angle to the right of 82°40'51" a distance of 182.38 feet to a point on the east line of Young's Addition to Castle Rock; thence on an angle to the left of 42°01'57" and along said west line a distance of 68.15 feet; thence on an angle to the right of 29°44'14" a distance of 214.81 feet; thence on an angle to the right of 28°18'11" a distance of 90.18 feet; thence on an angle to the right of 66°06'34" a distance of 395.07 feet; thence on an angle to the right of 75°57'47" a distance of 157.00 feet; thence on an angle to the right of 23°23'46" a distance of 185.00 feet to a point on a curve; thence on an angle to the right of 51°55'57" and along a curve to the left having a radius of 770.00 feet and a central angle of 12°33'31" an arc distance of 168.78 feet to the point of beginning, containing 4.660 acres more or less, has laid out platted and subdivided the above described land into lots and blocks under the name and style of "COUNTRY HOUSE ADDITION TO CASTLE ROCK," and by these presents does dedicate to the public the right of thoroughfare and to Public Utilities and Water and Sanitation Districts the right to install, maintain and operate mains, transmission lines, service lines and appurtenances to provide such utility and water and sanitary sewer services within this subdivision or property contiguous thereto, over and across the streets, avenues and other public places hereon shown, also easements for utility and drainage purposes as shown.

Chapman Young Jr.

STATE OF COLORADO )  
CITY AND COUNTY OF DENVER ) ss

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1971, by Chapman Young Jr.

My commission expires \_\_\_\_\_ Notary Public

I, Leonard L. McCoy, a Registered Land Surveyor in the State of Colorado, hereby certify that the survey of YOUNG'S FOURTH ADDITION TO CASTLE ROCK was made under my supervision and that the accompanying plat accurately and properly shows said subdivision.

*Leonard L. McCoy*  
Registered Land Surveyor

Approved by the Town of Castle Rock this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1971

\_\_\_\_\_  
Mayor City Clerk

STATE OF COLORADO )  
COUNTY OF DOUGLAS ) ss

I, hereby certify that this plat was filed in my office on the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1971 at \_\_\_\_\_ M. o'clock and was recorded in Plat Book \_\_\_\_\_ at Page \_\_\_\_\_

\_\_\_\_\_  
County Clerk and Recorder

**G** ENGINEERING CO.  
**M** 1701 W 72nd AVE.  
**A** DENVER, COLORADO