

THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 12

A REPLAT OF LOT 1 REMAINDER, BLOCK 2, LOT 1B, BLOCK 2 AND TRACT A, BLOCK 2, THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 2
LOCATED IN A PART OF SECTIONS 33 & 34, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO.
SHEET 1 OF 3

PURPOSE:

THE PURPOSE OF THIS PLAT IS TO REPLAT LOT 1 REMAINDER, BLOCK 2, LOT 1B, BLOCK 2 AND TRACT A, BLOCK 2, THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 2 FINAL PLAT INTO A TRACT AND 2 LOTS AS WELL AS DEDICATE NEW EASEMENTS AND ABANDON EXISTING EASEMENTS.

PROPERTY DESCRIPTION

A PARCEL OF LAND BEING ALL OF LOT 1 REMAINDER, BLOCK 2, LOT 1B, BLOCK 2 AND TRACT A, BLOCK 2, THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 2 FINAL PLAT AS RECORDED UNDER RECEPTION NO. 2008042321 IN THE RECORDS OF THE DOUGLAS COUNTY CLERK AND RECORDER'S OFFICE, BEING LOCATED WITHIN SECTIONS 33 AND 34, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

CONTAINING AN AREA OF 3.293 ACRES, (143,432 SQUARE FEET), MORE OR LESS.

CERTIFICATE OF DEDICATION AND OWNERSHIP

THE UNDERSIGNED, BEING ALL THE OWNERS, MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO DESCRIBED HEREIN, HAVE LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO TWO LOTS AND A TRACT AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 12.

THE UNDERSIGNED HEREBY FURTHER DEDICATE TO THE PUBLIC UTILITIES AND CABLEVISION THE RIGHT TO INSTALL, MAINTAIN AND OPERATE MAINS, TRANSMISSION LINES, SERVICE LINES, CABLE TELEVISION LINES AND APPURTENANCES TO PROVIDE SUCH UTILITY, COMMUNICATION AND CABLE TELEVISION SERVICES WITHIN THIS SUBDIVISION, OR PROPERTY CONTIGUOUS THERETO, UNDER, ALONG AND ACROSS PUBLIC ROADS AS SHOWN ON THIS PLAT AND ALSO UNDER, ALONG AND ACROSS SEWER AND STORM DRAINAGE EASEMENTS AS DESCRIBED AND SHOWN HEREON.

OWNER:

CASTLE ROCK DEVELOPMENT COMPANY, A COLORADO CORPORATION

BY: Steph McInnes AS: President

NOTARY CERTIFICATE

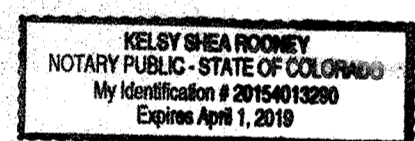
STATE OF COLORADO }
COUNTY OF Denver }ss

SUBSCRIBED AND SWORN BEFORE ME THIS 26th DAY OF February, 2017/2018

BY: Stephanie McInnes AS President OF CASTLE ROCK DEVELOPMENT COMPANY, A COLORADO CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC Kelley Rooney MY COMMISSION EXPIRES 04-01-19



LIENHOLDER SUBORDINATION CERTIFICATE

THE UNDERSIGNED ARE ALL THE MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREON, THE UNDERSIGNED BENEFICIARY OF THE LIEN CREATED BY THE INSTRUMENT RECORDED ON AUGUST 5, 2004 AT RECEPTION NO. 2004081485, DOUGLAS COUNTY, COLORADO, SUBORDINATES THE SUBJECT LIEN TO THE TERMS, CONDITIONS AND RESTRICTIONS OF THIS DOCUMENT.

CASTLE ROCK LAND CO, LLC., A COLORADO LIMITED LIABILITY COMPANY

BY: John Fox AS: Authorized Agent

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF Denver }ss

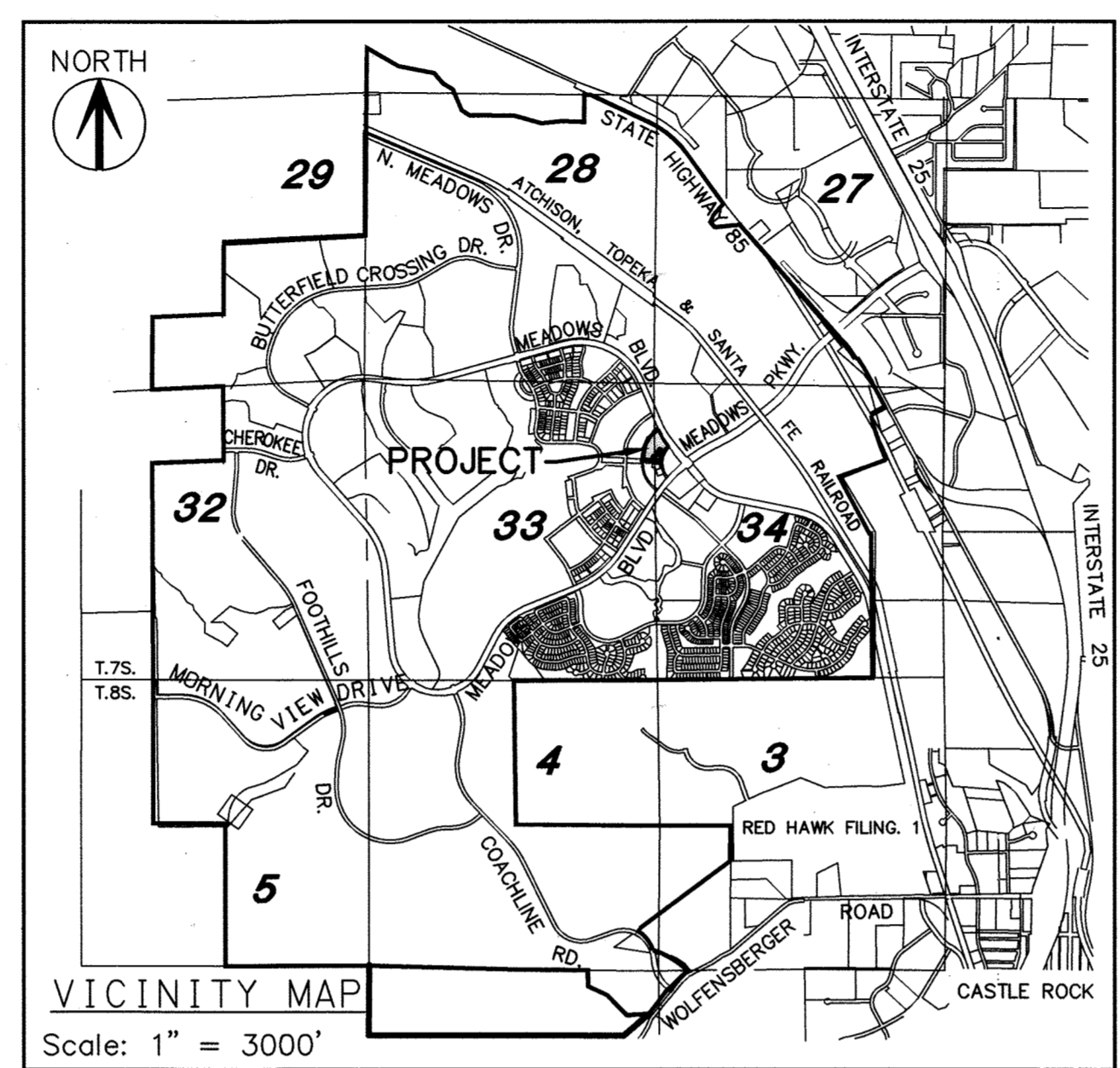
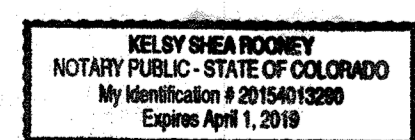
SUBSCRIBED AND SWORN BEFORE ME THIS 26th DAY OF February, 2017/2018

BY: John Fox AS Authorized Agent

OF CASTLE ROCK LAND CO, LLC., A COLORADO LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC Kelley Rooney MY COMMISSION EXPIRES 04-01-19



SHEET INDEX

- SHEET 1 - COVER SHEET
- SHEET 2 - PLAT MAP EXISTING EASEMENTS
- SHEET 3 - PLAT MAP DEDICATED EASEMENTS

OWNERS/DEVELOPERS

CASTLE ROCK DEVELOPMENT COMPANY, A COLORADO CORPORATION
3033 East 1st Avenue, Suite 305
Denver, Colorado 80206
303-394-5500

MORTGAGEE

CASTLE ROCK LAND CO, LLC. A COLORADO LIMITED LIABILITY COMPANY
3033 East 1st Avenue, Suite 305
Denver, Colorado 80206
303-394-5500

SURVEYOR

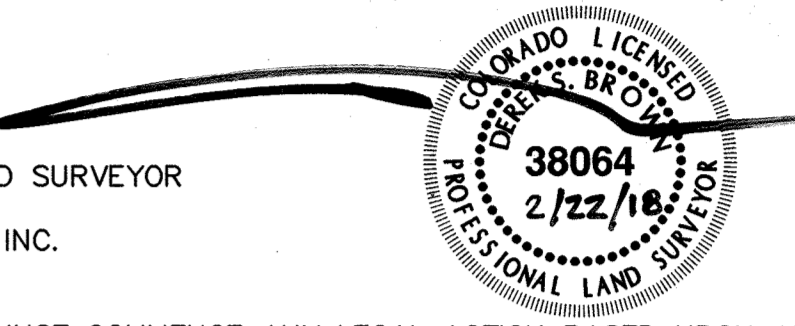
AZTEC CONSULTANTS, INC.
300 East Mineral Avenue, Suite 1
Littleton, Colorado 80122
303-713-1898

GENERAL NOTES:

- LAND TITLE GUARANTEE COMPANY TITLE COMMITMENT ORDER NO. ABC70547105-2 EFFECTIVE DATE 07-28-2017 AT 05:00:00 WAS RELIED UPON FOR RECORD INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND ENCUMBRANCES. THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH BY AZTEC CONSULTANTS, INC. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY, EASEMENTS OR OTHER MATTERS OF PUBLIC RECORD.
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT, OR LAND BOUNDARY MONUMENT OR ACCESSORY COMPLETS A CLASS 2 MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508 C.R.S.
- THE BEARINGS AS SHOWN HEREON ARE BASED UPON THE CONSIDERATION THAT THE EAST LINE OF SECTION 33 IS ASSUMED TO BEAR SOUTH 01°03'47" EAST, A DISTANCE OF 5451.93 FEET BETWEEN THE MONUMENTS SHOWN HEREON.
- THERE ARE 2 LOTS AND 1 TRACT IN THIS PLAT AMENDMENT.
- DISTANCES ON THIS PLAT ARE GROUND DISTANCES EXPRESSED IN U.S. SURVEY FEET AND DECIMALS THEREOF. A U.S. SURVEY FOOT IS DEFINED AS EXACTLY 1200/3937 METERS.
- DRAINAGE EASEMENTS:** THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THEIR PROPERTY UNLESS MODIFIED BY THE SUBDIVISION IMPROVEMENT AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID PROPERTY FOR THE PURPOSES OF OPERATIONS AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS SHALL BE ASSESSED TO THE PROPERTY OWNER. THE MAINTENANCE COSTS SHALL INCLUDE ALL COSTS FOR LABOR, EQUIPMENT AND MATERIALS, AND SHALL BE CHARGED AT 1.25 TIMES THE ACTUAL COST.
- LANDSCAPING WITHIN THE PUBLIC RIGHTS-OF-WAY IS TO BE MAINTAINED BY THE ADJACENT PRIVATE PROPERTY OWNER OR THE HOMEOWNERS ASSOCIATION, IF APPLICABLE. LANDSCAPING SHALL BE CONTINUOUSLY MAINTAINED INCLUDING NECESSARY WATERING, WEEDING, PRUNING, MOWING, PEST CONTROL AND REPLACEMENT OF DEAD OR DISEASED PLANT MATERIAL. REPLACEMENT FOR DEAD OR DISEASED PLANT MATERIAL SHALL BE THE SAME TYPE OF PLANT MATERIAL AS SET FORTH IN THE APPROVED SITE PLAN; FOR EXAMPLE, A TREE MUST REPLACE A TREE, A SHRUB MUST REPLACE A SHRUB. GROUND COVER MUST REPLACE GROUND COVER, ETC. UPON WRITTEN NOTICE BY THE TOWN, THE OWNER WILL HAVE FORTY FIVE (45) DAYS TO CURE OR REPLACE DAMAGED OR DEAD LANDSCAPE MATERIAL. IN THE CASE OF DISEASED LANDSCAPE MATERIAL, A SHORTER COMPLIANCE PERIOD MAY BE SPECIFIED IN SAID NOTICE. THE TOWN OF CASTLE ROCK WATER CONSERVATION ORDINANCE REGULATES TIMES OF SEASONAL IRRIGATION AND PROHIBITS THE WASTING OF POTABLE WATER THROUGH IRRIGATION.
- ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY, NATIONAL FLOOD INSURANCE RATE MAP, DOUGLAS COUNTY, COLORADO, PANEL 169 OF 495, MAP NUMBER 0803500169C WITH A MAP REVISED DATE OF MARCH 16, 2016, THE SUBJECT PARCEL LIES WITHIN "OTHER AREA ZONE X". OTHER AREAS ZONE X IN THE LEGEND OF THE ABOVE MENTIONED MAP IS DESCRIBED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- SIGHT DISTANCE EASEMENTS: NO SOLID OBJECT (EXCLUDING FIRE HYDRANTS AND TRAFFIC CONTROL DEVICES AND TRAFFIC SIGNS) EXCEEDING THIRTY (30) INCHES IN HEIGHT ABOVE THE FLOWLINE ELEVATION OF THE ADJACENT STREET, INCLUDING BUT NOT LIMITED TO BUILDINGS, UTILITY CABINETS, WALLS, FENCES, LANDSCAPE PLANTINGS, CROPS, CUT SLOPES, AND BERMS, SHALL BE PLACED WITHIN SIGHT DISTANCE LINES.
- THE PUBLIC UTILITY EASEMENTS AS SHOWN HEREON ARE FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES AND DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, ELECTRIC LINES, GAS LINES, CABLE TELEVISION LINES, FIBER OPTIC LINES AND TELEPHONE LINES, AS WELL AS PERPETUAL RIGHT FOR INGRESS AND EGRESS FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF SUCH LINES. DRY UTILITY CROSSINGS MAY BE PERMITTED IN OTHER UTILITY OR DRAINAGE EASEMENTS PROVIDED THAT ANY NECESSARY CROSSING OF THE TOWN'S UTILITY IS AT A 90-DEGREE ANGLE. IN ALL CASES, PRIOR APPROVAL OF THE TOWN OF CASTLE ROCK UTILITIES DEPARTMENT SHALL BE OBTAINED FOR DRY UTILITY CROSSINGS OF EXCLUSIVE WET UTILITY EASEMENTS AND EXCLUSIVE DRAINAGE EASEMENTS.
- PURSUANT TO SECTION 14.02.040 OF THE TOWN OF CASTLE ROCK MUNICIPAL CODE, THE TOWN OF CASTLE ROCK HEREBY ABANDONS THOSE PORTIONS OF THE PUBLIC ACCESS EASEMENTS (WITHIN THE BOUNDARY OF THIS PLAT, AS SHOWN HEREON) CREATED BY THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 2 FINAL PLAT AS RECORDED UNDER RECEPTION NO. 2008042321, DEPICTED HEREON.

SURVEYORS CERTIFICATE

I, DEREK S. BROWN, A DULY LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS AMENDED PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE ON DECEMBER 11, 2017 BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON; THAT MATHEMATICAL CLOSURE ERRORS ARE LESS THAN 1:50,000 (SECOND ORDER); AND THAT SAID AMENDED PLAT HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF COLORADO DEALING WITH MONUMENTS, SUBDIVISIONS, OR SURVEYING OF LAND AND ALL PROVISIONS, WITHIN MY CONTROL, OF THE TOWN OF CASTLE ROCK SUBDIVISION REGULATIONS.



DEREK S. BROWN, LICENSED PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. No. 38064
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

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.

NOTICE: PER THE STATE OF COLORADO BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS, AND PROFESSIONAL LAND SURVEYORS RULE 6.2.2 THE WORD "CERTIFY" AS USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED. THE SURVEY REPRESENTED HEREON HAS BEEN PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF.

TITLE CERTIFICATE

I, Scott Bennetts AN AUTHORIZED REPRESENTATIVE OF Land Title Guarantees Co. A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO, HAVE MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATION OF OWNERSHIP AND DEDICATION.

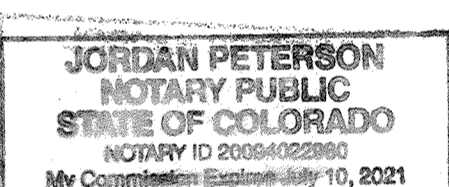
Scott Bennetts
AUTHORIZED REPRESENTATIVE
Land Title Guarantees Co.
TITLE COMPANY

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF Denver }ss
SUBSCRIBED AND SWORN BEFORE ME THIS 26th DAY OF March, 2018
BY: Scott Bennetts AS AUTHORIZED REPRESENTATIVE OF Land Title Guarantees Co.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 7/10/2021
NOTARY PUBLIC Jordan Peterson



STATEMENT OF DIRECTOR OF DEVELOPMENT SERVICES APPROVAL

THIS AMENDED PLAT WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE TOWN OF CASTLE ROCK, COLORADO, THIS 2 DAY OF MARCH, 2018

[Signature]
DIRECTOR OF DEVELOPMENT SERVICES

STATEMENT OF TOWN APPROVAL AND ACCEPTANCE

ON BEHALF OF THE TOWN COUNCIL OF THE TOWN OF CASTLE ROCK, COLORADO, I HEREBY CERTIFY THAT THIS AMENDED PLAT WAS APPROVED IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS AND THAT THE DEDICATIONS ON THIS AMENDED PLAT ARE HEREBY ACCEPTED BY THE TOWN.

ATTEST:
[Signature] TOWN CLERK
[Signature] TOWN MANAGER
3-5-2018 DATE
3-5-2018 DATE



DOUGLAS COUNTY CLERK AND RECORDERS CERTIFICATE

THIS AMENDED PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 1:39pm ON THE 26th DAY OF March, 2018

AT RECEPTION NO. 2018013815

DOUGLAS COUNTY CLERK AND RECORDER

BY: [Signature] DEPUTY



MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 12

LAND USE SUMMARY TABLE

LOT	SQ.FT.	OWNERSHIP	PURPOSE	USAGE TYPE
LOT 1-1, BLOCK 2	82,247	CASTLE ROCK DEVELOPMENT CO.	FUTURE DEVELOPMENT	FUTURE DEVELOPMENT
LOT 1B-1, BLOCK 2	29,306	CASTLE ROCK DEVELOPMENT CO.	FUTURE DEVELOPMENT	FUTURE DEVELOPMENT
TRACT A-1, BLOCK 2	31,879	CASTLE ROCK DEVELOPMENT CO.	UTILITY, DRAINAGE, PARKING, OPEN SPACE	UTILITY, DRAINAGE, PARKING, OPEN SPACE
TOTAL AREA	143,432			

AZTEC CONSULTANTS, INC.
300 East Mineral Ave, Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

DEVELOPER
CASTLE ROCK DEVELOPMENT CO.
3033 EAST 1ST AVE., SUITE 305
DENVER, COLORADO 80206
(303) 394-5500

DATE OF PREPARATION: 2017-07-28
SCALE: N/A
SHEET 1 OF 3

COVER SHEET
PROJECT NO.: PL17-0022
MEADOWS FILING NO. 20, PHASE I, AMENDMENT NO. 12 SHEET 1 OF 3

LAST REVISED 2018-02-22 AzTec Proj. No. 1707-16

THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 12

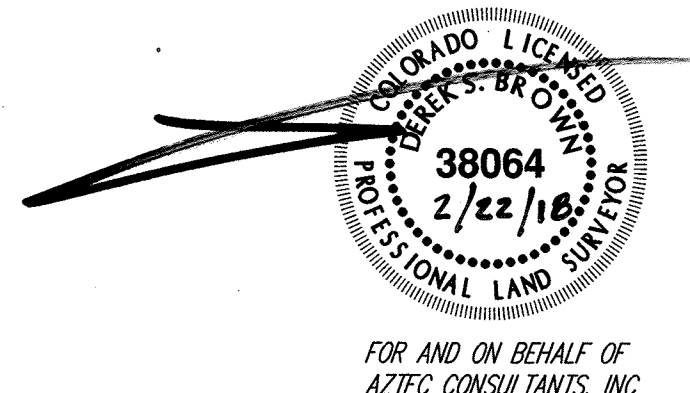
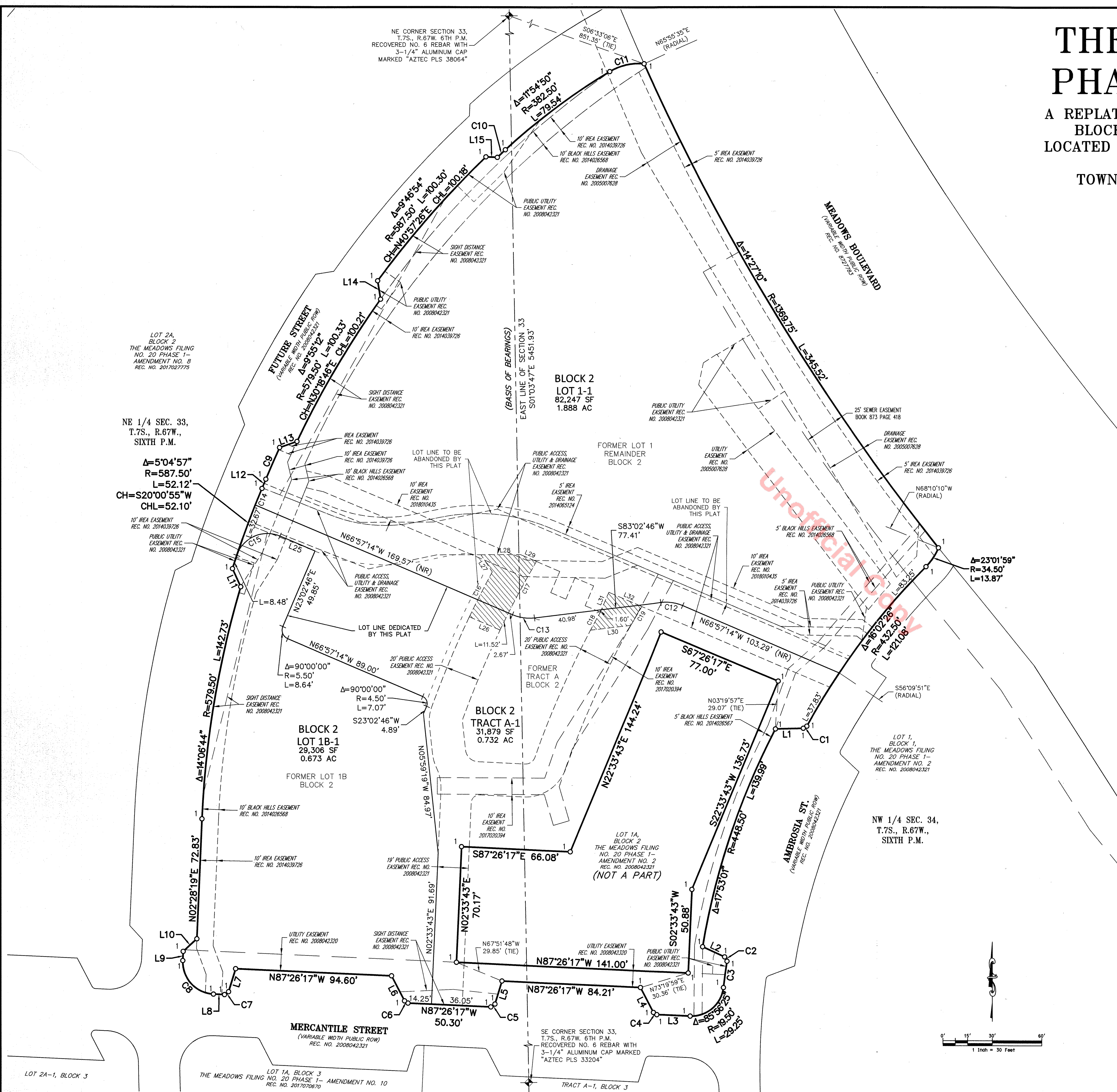
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SHEET 2 OF 3

LEGEND

- RECOVERED SECTION CORNER (AS NOTED)
- SET 18" NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38064"
- SET 1" BRASS DISK STAMPED "AZTEC PLS 38064"
- ROW RIGHT-OF-WAY
- THAT PORTION OF THE PUBLIC ACCESS EASEMENT (WITHIN THE BOUNDARY OF THIS PLAT) RECORDED AT RECEPTION NO. 2008042321 IS HEREBY ABANDONED BY THIS PLAT.
- PARCEL BOUNDARY
- LOT LINE
- ADJACENT RIGHT-OF-WAY LINE
- EXISTING EASEMENT LINE
- PROPOSED EASEMENT LINE

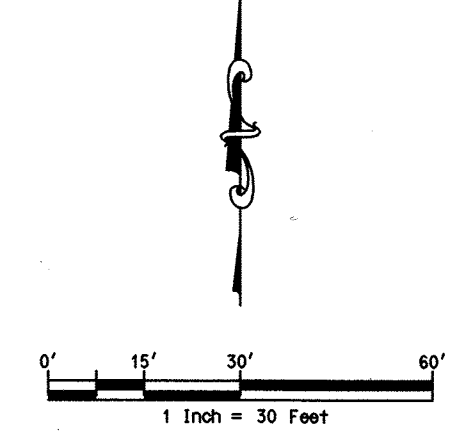
LINE TABLE		
LINE	BEARING	LENGTH
L1	S88°35'48"W	16.93'
L2	S65°22'35"E	14.70'
L3	N87°26'17"W	20.32'
L4	N27°26'17"W	17.03'
L5	S17°04'20"W	14.59'
L6	N27°26'17"W	17.03'
L7	S17°04'20"W	14.59'
L8	N87°26'17"W	6.71'
L9	N02°28'19"E	5.56'
L10	N47°33'43"E	11.30'
L11	N24°24'42"W	12.09'
L12	N22°33'23"E	6.12'
L13	N70°49'44"E	11.15'
L14	N09°02'19"W	11.37'
L15	N87°38'02"W	6.92'
L25	N66°57'14"W	23.08'
L26	S66°57'14"E	20.23'
L27	S33°32'35"E	12.47'
L28	N89°40'25"E	24.07'
L29	S66°57'14"E	10.44'
L30	N83°02'46"E	24.67'
L31	N23°02'46"E	13.09'
L32	S66°57'14"E	21.82'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C1	59°46'24"	2.50'	2.61'	N58°42'36"E, 2.49'
C2	74°07'49"	2.50'	3.23'	N28°18'40"W, 3.01'
C3	2°07'56"	432.50'	16.10'	S07°41'16"W, 16.09'
C4	60°00'00"	2.50'	2.62'	S57°26'17"E, 2.50'
C5	75°29'22"	2.50'	3.29'	N54°49'02"E, 3.06'
C6	60°00'00"	2.50'	2.62'	S57°26'17"E, 2.50'
C7	75°29'22"	2.50'	3.29'	N54°49'02"E, 3.06'
C8	89°54'37"	19.50'	30.60'	S42°28'59"E, 27.56'
C9	2°02'02"	587.50'	20.85'	S23°34'24"W, 20.85'
C10	0°39'51"	582.50'	6.75'	S46°38'54"W, 6.75'
C11	36°08'28"	34.50'	21.76'	S76°59'00"W, 21.40'
C12	30°00'00"	26.00'	13.61'	N81°57'14"W, 13.46'
C13	30°00'00"	26.00'	13.61'	S81°57'14"E, 13.46'
C14	1°04'16"	587.50'	10.98'	S22°01'15"W, 10.98'
C15	94°44'47"	19.50'	32.25'	S65°40'22"W, 28.70'
C16	2°51'02"	615.50'	30.62'	S26°59'17"W, 30.62'
C17	4°32'10"	595.50'	47.15'	S28°54'55"W, 47.13'
C18	1°18'08"	548.25'	12.46'	S28°46'37"W, 12.46'
C19	1°26'19"	528.25'	13.26'	S30°23'00"W, 13.26'



PLAT MAP-EXISTING EASEMENTS
PROJECT NO.: PL17-0022
THE MEADOWS FILING NO. 20, PHASE I, AMENDMENT NO. 12 SHEET 2 OF 3

	300 East Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com	DEVELOPER CASTLE ROCK DEVELOPMENT CO.	DATE OF PREPARATION: 2017-07-28
	3033 EAST 1ST AVE., SUITE 305 DENVER, COLORADO 80206 (303) 394-5500	SCALE: 1"=30'	SHEET 2 OF 3



THE MEADOWS FILING NO. 20 PHASE 1-AMENDMENT NO. 12

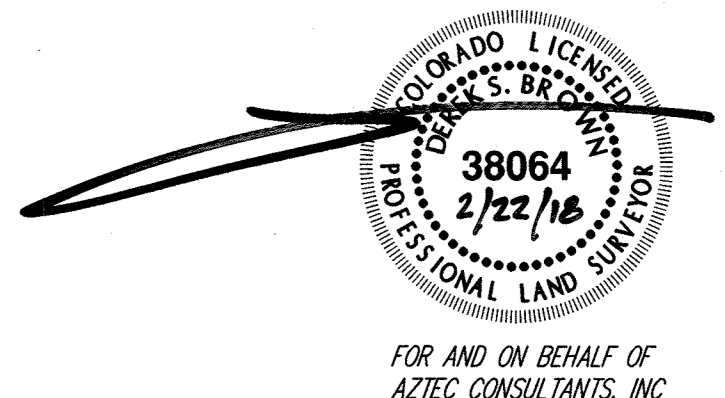
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SHEET 3 OF 3

LEGEND

- RECOVERED SECTION CORNER (AS NOTED)
- SET 18" NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38064"
- SET 1" BRASS DISK STAMPED "AZTEC PLS 38064"
- ROW RIGHT-OF-WAY
- P.U.E. PUBLIC UTILITY EASEMENT (DEDICATED BY THIS PLAT)
- U.E. UTILITY EASEMENT (DEDICATED BY THIS PLAT)
- D.E. DRAINAGE EASEMENT (DEDICATED BY THIS PLAT)
- P.A.E. PUBLIC ACCESS EASEMENT (DEDICATED BY THIS PLAT)
- S.D.E. SIGHT DISTANCE EASEMENT (DEDICATED BY THIS PLAT)

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L16	N65°40'11"W	36.42'
L17	N68°21'41"W	34.38'
L18	N65°08'01"W	17.94'
L19	S66°57'14"E	14.50'
L20	N15°51'35"E	36.09'
L21	N66°57'14"W	22.73'
L22	S23°02'46"W	11.34'
L23	N66°57'14"W	20.00'
L24	N23°02'46"E	11.34'

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C12	30°00'00"	26.00'	13.61'	N81°57'14"W, 13.46'
C13	30°00'00"	26.00'	13.61'	S81°57'14"E, 13.46'
C14	1°04'16"	587.50'	10.98'	S22°01'15"W, 10.98'



PLAT MAP-DEDICATED EASEMENTS
PROJECT NO.: PL17-0022
THE MEADOWS FILING NO. 20, PHASE 1, AMENDMENT NO. 12 SHEET 3 OF 3

<p>300 East Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com</p>	DEVELOPER CASTLE ROCK DEVELOPMENT CO. 3033 EAST 1ST AVE., SUITE 305 DENVER, COLORADO 80206 (303) 394-5500		DATE OF PREPARATION: 2017-07-28
	AZTEC Proj. No.: 1707-16		SCALE: 1"=30'
			SHEET 3 OF 3

