

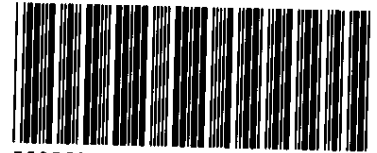
PLAT IDENTIFICATION SHEET

RECEPTION#:

DATE:

TIME:

FEE: \$



2003032121 2 PGS

OFFICIAL RECORDS
DOUGLAS COUNTY CO
CAROLE R. MURRAY
CLERK & RECORDER
RECORDING FEE: \$21.00
2 PGS

2003032121
03/10/2003 02:28 PM

GRANTOR:

(owner/signer)

Engle Homes / Colorado Inc

GRANTEE:

(subdivision name or name of plat)

The meadows - Filing No. 6,
2nd Amendment

LEGAL:

(section-township-range)

32-7-67

NEW SUBDIVISION ABBREV: _____

THE MEADOWS-FILING NO. 6, 2ND AMENDMENT

FINAL PLAT

A RE-PLAT OF LOTS 181-188 AND TRACT "H" OF THE MEADOWS-FILING NO. 6, BEING A PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 7 SOUTH, RANGE 67 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

SHEET 1 OF 2

CERTIFICATE OF DEDICATION AND OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, BEING ALL THE OWNERS, MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COLORADO DESCRIBED HEREIN, HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS, TRACTS AND EASEMENTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF "THE MEADOWS-FILING NO. 6, 2ND AMENDMENT". THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF CASTLE ROCK ALL UTILITY EASEMENTS AS DESCRIBED AND SHOWN HEREON, TOGETHER WITH TRACTS "A", "B" AND "C" FOR UTILITY, DRAINAGE AND OPEN SPACE PURPOSES.

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 UTILITY EASEMENTS AS DESCRIBED AND SHOWN HEREON.

LEGAL DESCRIPTION

LOTS 181 THROUGH 188 INCLUSIVE, AND TRACT H, THE MEADOWS-FILING NO. 6, RECEPTION NO. 8814214.

THE ABOVE PARCEL OF LAND CONTAINS 153,634 SQUARE FEET OR 3.527 ACRES MORE OR LESS.

EXECUTED THIS 24th DAY OF January, 2003

OWNERS

ENGLE HOMES/COLORADO, INC.

BY: [Signature] AS: PRESIDENT

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF } SS

SUBSCRIBED AND SWORN BEFORE ME THIS 24th DAY OF JANUARY, 2003

BY: J. ERIC KUBBEK AS: PRESIDENT, OF ENGLE HOMES/COLORADO, INC.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 8-25-04

NOTARY PUBLIC Elizabeth Carr



JOHNSON COMMUNITIES, INC.

BY: [Signature] AS: Project Manager

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF Jefferson } SS

SUBSCRIBED AND SWORN BEFORE ME THIS 6 DAY OF FEB, 2003

BY: Don Linn AS: Proj. Mgr., OF JOHNSON COMMUNITIES, INC.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 7-8-03

NOTARY PUBLIC Krissy J. Post

TOWN OF CASTLE ROCK, A MUNICIPAL CORPORATION

BY: [Signature] AS: Acting Town Manager

ATTEST

BY: [Signature] AS: Town Clerk

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF Douglas } SS

SUBSCRIBED AND SWORN BEFORE ME THIS 7th DAY OF March, 2003

BY: Fritz Sprague AS: Acting Town Manager OF THE TOWN OF CASTLE ROCK.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 9-21-03

NOTARY PUBLIC J. L. King

STATE OF COLORADO }
COUNTY OF Douglas } SS

SUBSCRIBED AND SWORN BEFORE ME THIS 7th DAY OF March, 2003

BY: Sally A. Misac AS: Town Clerk, OF THE TOWN OF CASTLE ROCK.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 9-21-03

NOTARY PUBLIC J. L. King

MEADOWS COMMUNITY ASSOCIATION

BY: [Signature] AS: President

NOTARY CERTIFICATE

STATE OF COLORADO }
COUNTY OF Douglas } SS

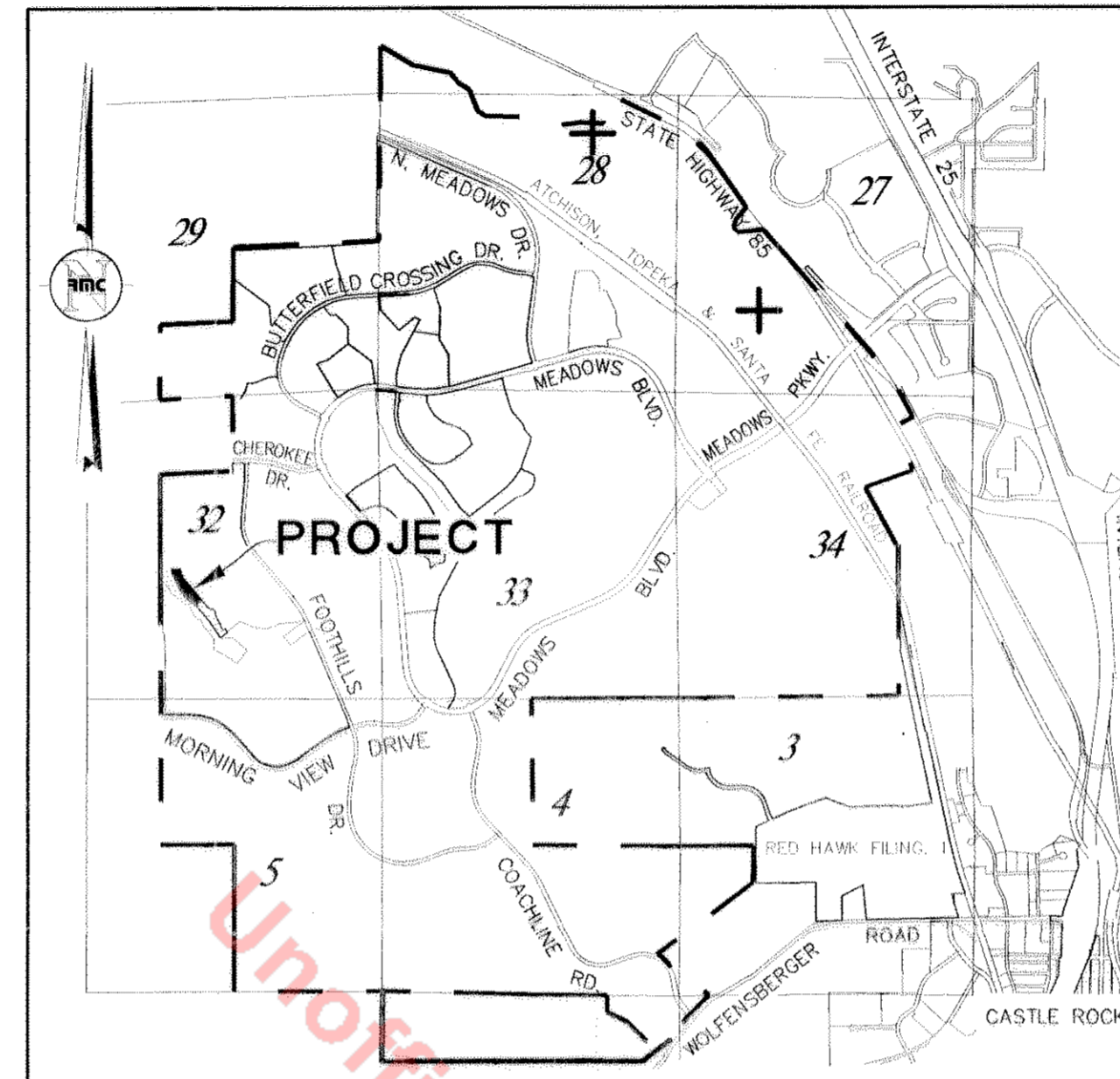
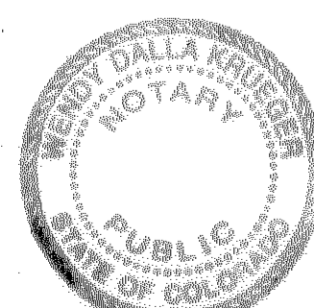
SUBSCRIBED AND SWORN BEFORE ME THIS 1st DAY OF February, 2003

BY: A. Peter Barrows AS: President, OF MEADOWS COMMUNITY ASSOCIATION.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 9/1/03

NOTARY PUBLIC Wendy Dale Kuegel



VICINITY MAP
Scale: 1" = 3000'
3000' 1500' 3000'

THE MEADOWS-FILING NO. 6, 2ND AMENDMENT Land Use Summary Table

TRACT	SQ.FT.	OWNERSHIP	MAINTENANCE	USAGE	USAGE TYPE
TRACT "A"	14,697	TOWN OF CASTLE ROCK	TOWN OF CASTLE ROCK	UTILITY/DRAINAGE	OPEN SPACE/UTILITY/DRAINAGE
TRACT "B"	3,293	TOWN OF CASTLE ROCK	TOWN OF CASTLE ROCK	UTILITY/DRAINAGE	OPEN SPACE/UTILITY/DRAINAGE
TRACT "C"	2,982	TOWN OF CASTLE ROCK	TOWN OF CASTLE ROCK	UTILITY/DRAINAGE	OPEN SPACE/UTILITY/DRAINAGE

NOTES:

- 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."
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT, OR LAND BOUNDARY MONUMENT OR ACCESSORY COMMITS 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 EASTERLY LINE OF TRACT "L" ADJOINING LOTS 185, 186, 187, 188 AND TRACT "H" OF THE MEADOWS FILING NO. 6 RECEPTION NO. 8814214 BEARS NORTH 34°24'08" WEST. SAID LINE IS MONUMENTED AS SHOWN HEREON.
- INDICATES A FOUND No. 5 REBAR WITH PLASTIC CAP STAMPED "RMC 9329".
- THERE ARE 8 SINGLE FAMILY LOTS IN THIS SUBDIVISION.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS-OF-WAY AND TITLE OF RECORD, TETRA TECH RMC, RELIED UPON COMMITMENT FOR TITLE INSURANCE POLICY 02620355-C-3 ISSUED BY UNIVERSAL LAND TITLE OF COLORADO, INC. DATED DECEMBER 31, 2002 AT 8:00 A.M. AS TO LOTS 181 THROUGH 188 INCLUSIVE.
- PORTIONS OF THE HEREIN DESCRIBED PROPERTY ARE AFFECTED BY THE 100 YEAR FLOOD PLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP, PANEL NUMBER 080049 0170 C, DATED SEPTEMBER 30, 1987.
- ALL LOTS SHALL HAVE NON-EXCLUSIVE UTILITY EASEMENTS ALONG THE SIDE AND REAR LOT LINES AND ALONG LOCAL STREET RIGHT-OF-WAY AND ARE FOR THE EXCLUSIVE USE OF GAS, ELECTRIC, TELEPHONE, CABLE TELEVISION AND POSTAL FACILITIES, AND ARE LOCATED AS FOLLOWS UNLESS OTHERWISE SHOWN:

FRONT LOT AT ROW 10'; SIDE LOT AT ROW 5'; SIDE LOT BETWEEN LOTS 5'; REAR LOT 10' TOGETHER KNOWN AS THE UTILITY EASEMENTS. OTHER UTILITIES SHALL HAVE THE RIGHT TO CROSS AT SUBSTANTIALLY RIGHT ANGLES, BUT IN NO EVENT SHALL ANY WATER METERS OR OTHER STRUCTURES BE ALLOWED IN THE ABOVE DESCRIBED AREAS. CONCRETE DRIVEWAYS ARE PERMISSIBLE AS LONG AS THEY CROSS AT SUBSTANTIALLY RIGHT ANGLES AND DO NOT EXCEED TWENTY-SIX (26) FEET IN WIDTH. ADDITIONALLY, ENGLE HOMES/ COLORADO INC. AND MEADOWS COMMUNITY ASSOCIATION SHALL RETAIN THE RIGHT TO GRANT NON- EXCLUSIVE EASEMENTS UNDER, ALONG, AND ACROSS THE AREAS OF SUCH UTILITY EASEMENTS, AND SUCH SEWER, WATER, AND STORM DRAIN EASEMENTS AS ARE SHOWN HEREON. SUCH EASEMENTS SHALL BE FOR THE INSTALLATION, OPERATION, MAINTENANCE, AND REPLACEMENT OF FIBER OPTIC, DATA TRANSMISSION AND OTHER TELECOMMUNICATIONS SERVICES.

RMC
ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave. Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 779-5648
Date: 01/22/03 Job No. 3532.005.00
DRAWING NAME: S:\353200500\DWG\PLAT\FINAL\COVAM2.DWG DRAWN BY: EAM

OWNER

ENGLE HOMES/COLORADO, INC.
7340 East Caley Avenue, Ste 300
Englewood, CO 80111
303 770-4646

OWNER

JOHNSON COMMUNITIES, INC.
7761 Shaffer Parkway 80127
Littleton, CO 303 814-8072

OWNER

TOWN OF CASTLE ROCK
100 North Wilcox Street 80104
Castle Rock, CO 303 660-1015

OWNER

MEADOWS COMMUNITY ASSOCIATION
10020 East Girard Avenue Suite 175
Denver, CO 80231
303 745-2220

ENGINEER/SURVEYOR:

TETRA TECH RMC
8301 East Prentice Ave. Suite 101
Greenwood Village, Colorado 80111
303 741-6000

Sheet Summary

Sheet 1 Cover Sheet
Sheet 2 Plat Graphics

SURVEYORS CERTIFICATE

I, JOHN R. WEST JR., A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE DURING MARCH, 2002 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 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.

I ATTEST THE ABOVE ON THIS 24th DAY OF January, 2003.

[Signature]
JOHN R. WEST, JR. P.L.S. 25645

FOR AND ON BEHALF OF
TETRA TECH RMC
8301 E. PRENTICE AVENUE, SUITE 101
GREENWOOD VILLAGE, COLORADO 80111

TITLE CERTIFICATE

I, Susan J. Wacker, AN AUTHORIZED REPRESENTATIVE OF Universal Land Title, 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.

SIGNED THIS 3rd DAY OF Feb, 2003.

[Signature]
AUTHORIZED REPRESENTATIVE
TITLE INSURANCE COMPANY

STATEMENT OF DIRECTOR OF DEVELOPMENT SERVICES APPROVAL

THIS PLAT WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE TOWN OF CASTLE ROCK, COLORADO, THE 4 DAY OF March, 2003.

[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 PLAT WAS APPROVED IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS AND THAT THE DEDICATIONS ON THIS PLAT ARE HEREBY ACCEPTED BY THE TOWN.

ATTEST:
[Signature]
TOWN CLERK
TOWN OF CASTLE ROCK
[Signature]
ACT. TOWN MANAGER

DOUGLAS COUNTY CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO }
COUNTY OF DOUGLAS } SS

I HEREBY CERTIFY THAT THIS PLAT WAS FILED IN MY OFFICE ON THE 10th DAY OF March, 2003, AT 2:28 O'CLOCK P.M. AND WAS RECORDED UNDER RECEPTION NUMBER 2003032121

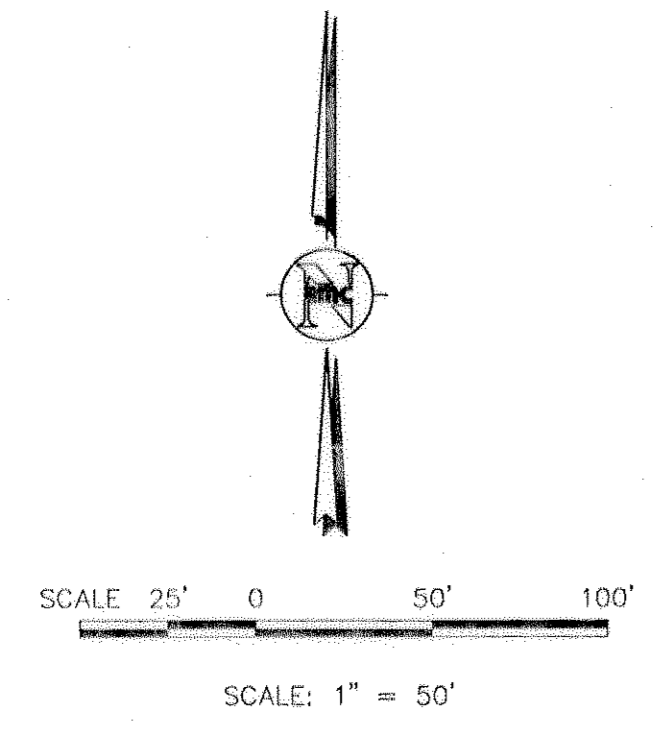
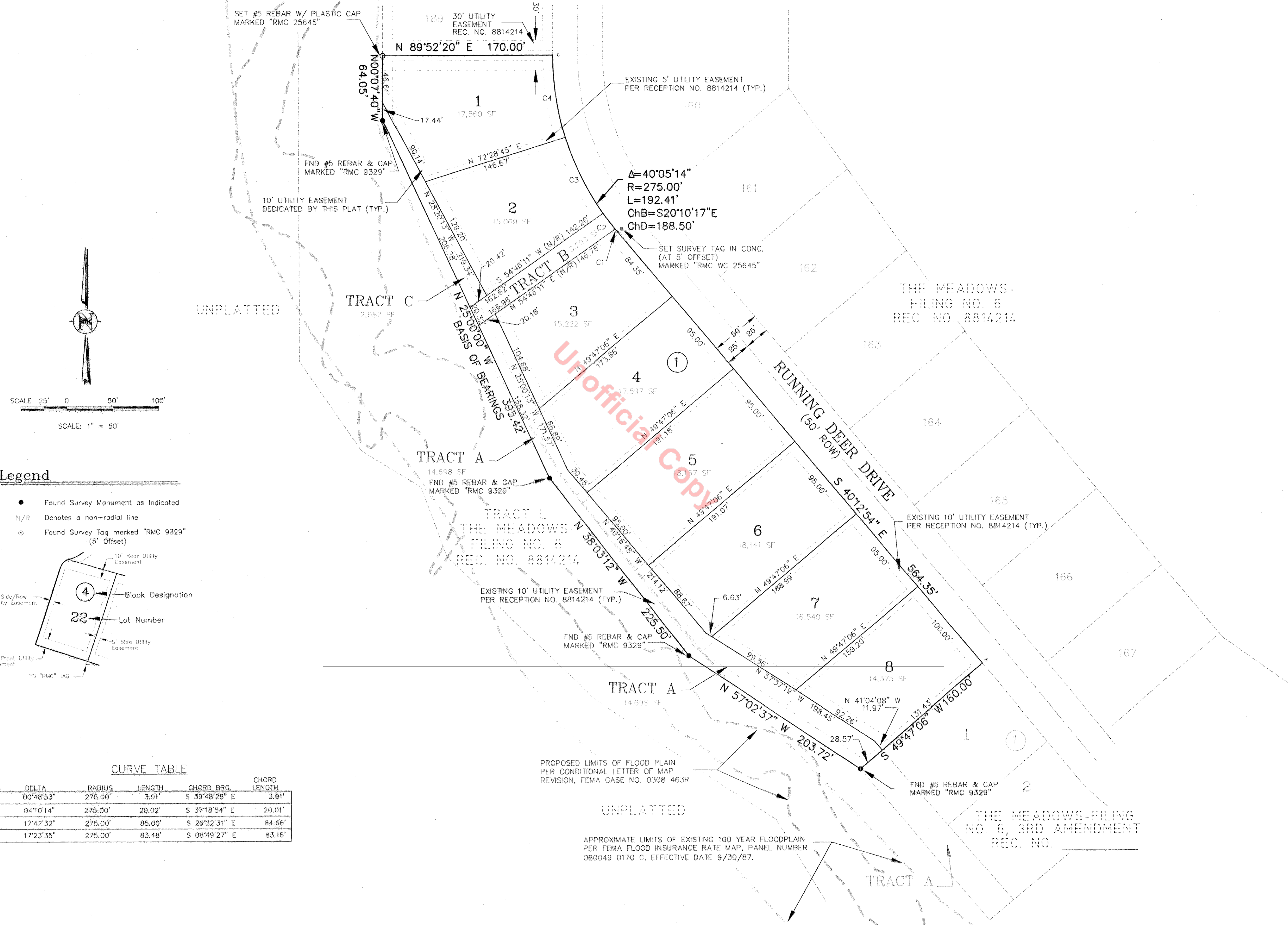
[Signature]
DOUGLAS COUNTY CLERK AND RECORDER

THE MEADOWS-FILING NO. 6, 2ND AMENDMENT

FINAL PLAT

A RE-PLAT OF LOTS 181-188 AND TRACT "H" OF THE MEADOWS-FILING NO. 6, BEING A PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 7 SOUTH, RANGE 67 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

SHEET 2 OF 2



Legend

- Found Survey Monument as Indicated
 - N/R Denotes a non-radial line
 - ⊙ Found Survey Tag marked "RMC 9329" (5' Offset)
-
- 4 - Block Designation
22 - Lot Number
- 10' Rear Utility Easement
5' Side/Row Utility Easement
5' Side Utility Easement
10' Front Utility Easement
FD "RMC" TAG

CURVE TABLE

#	DELTA	RADIUS	LENGTH	CHORD BRG.	CHORD LENGTH
C1	00°48'53"	275.00'	3.91'	S 39°48'28" E	3.91'
C2	04°10'14"	275.00'	20.02'	S 37°18'54" E	20.01'
C3	17°42'32"	275.00'	85.00'	S 26°22'31" E	84.66'
C4	17°23'35"	275.00'	83.48'	S 08°49'27" E	83.16'

PROPOSED LIMITS OF FLOOD PLAIN PER CONDITIONAL LETTER OF MAP REVISION, FEMA CASE NO. 0308 463R

APPROXIMATE LIMITS OF EXISTING 100 YEAR FLOODPLAIN PER FEMA FLOOD INSURANCE RATE MAP, PANEL NUMBER 080049 0170 C, EFFECTIVE DATE 9/30/87.

RMC
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CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 779-5648
Date: 01/22/03 Job No. 3532.005.00
DRAWING NAME: S:\35320050\DWG\PLAT\FINAL\SH2AM2.DWG DRAWN BY: EAM