

# PLAT IDENTIFICATION SHEET

**RECEPTION #:** 9363068

**DATE:** 12-21-93

**NUMBER OF PGS:** 1

**NAME OF PLAT:** MILLER PLAZA

## MISCELLANEOUS COMMENTS:

1ST AMENDMENT

# MILLER PLAZA 1<sup>st</sup> AMENDMENT

## A 2 LOT RESUBDIVISION OF MILLER PLAZA

### IN THE SE<sup>4</sup>, SW<sup>4</sup> OF SECTION 11, T8S, R67W, 6<sup>th</sup> P.M.,

### TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO.

**CERTIFICATE OF DEDICATION AND OWNERSHIP**

Know all men by these presents, that the undersigned, being all of the Owner(s), of certain lands in the City of Castle Rock, Douglas County, Colorado, described as follows: Lot 1, Miller Plaza (according to the plat filed on June 30, 1986 per Reception No. 8611525) and all that portion of the Northwest 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 11, Township 8 South, Range 67 West of the 6th Principal Meridian, Douglas County, Colorado, lying East of aforesaid Lot 1 and lying North of Miller Boulevard (according to the plat of First Amended Plat of Castle Plaza Subdivision filed on May 2, 1974 per Reception No. 170542) Containing 0.8816 acres, more or less, have by these presents laid out, platted and subdivided the same into two (2) lots and two (2) tracts, as shown on this plat, under the name and style of "MILLER PLAZA 1ST AMENDMENT", and do hereby dedicate to the City of Castle Rock for public use all water and water rights, both tributary and non-tributary arising upon, flowing upon or lying under the property as described and shown hereon. Tract A and B as shown hereon are dedicated to the Town of Castle Rock for Public Road Right of Way purposes.

The mutual access easement shown hereon is for the use and benefit of the owners hereof, their heirs, successors and assigns and for the use and benefit of the owners, their heirs, successors and assigns, of the HRG Subdivision Amended, filed for record under Reception No. 8611526. Said HRG Subdivision Amended contains the West one-half (1/2) of said Mutual Access Easement. The 24 foot wide ingress-egress easement shown hereon is for the use and benefit of the owners of Lot 1 and Lot 2, shown hereon, their heirs, successors and assigns for the purposes of providing reciprocal access over and across said lots.

The undersigned hereby further dedicate to the public utilities the right to install, maintain and operate mains, transmission lines, service lines and appurtenances to provide such utility services within this subdivision or property contiguous thereto, under, along and across public roads as shown on this plat.

Executed this 13<sup>th</sup> day of December, 1993.

**OWNERS**  
 H. R. Gannon  
 Robert L. Hier

STATE OF COLORADO )  
 )SS  
 COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 13<sup>th</sup> day of December, 1993, by H. R. Gannon and Robert L. Hier.

Witness my hand and official seal this 13<sup>th</sup> day of December, 1993.



My Commission Expires: 10/18/94

Karen E. Schubert  
 Notary public

**PLANNING COMMISSION APPROVAL**

This plat was approved by the Planning Commission of the Town of Castle Rock, Colorado, the 11<sup>th</sup> day of October, A.D., 1993.

ATTEST:  
 Chairmen: [Signature] 12/16/93 Date  
 Town Clerk: [Signature] 12/16/93 Date

**TITLE VERIFICATION**

We, Land Title Guarantee Company, a qualified Title Insurance Company, do hereby certify that we have examined the title of all land platted hereon and that title to such land is in H. R. Gannon and Robert L. Hier, free and clear of all lines, taxes and encumbrances, except for taxes due in 1994 and subsequent years.

Date: Dec 13, 1993  
 Land Title Guarantee Company  
 By: [Signature]  
 Title: Vice President

State of Colorado )  
 )SS  
 County of Douglas)

The foregoing instrument was acknowledged before me this 13<sup>th</sup> day of December, 1993, by H. R. Gannon and Robert L. Hier as Vice President of Land Title Guarantee Company.

Witness my hand and official seal this 13<sup>th</sup> day of December, 1993.  
 My Commission expires: 12/19/94

[Signature]  
 Notary Public

**TOWN COUNCIL APPROVAL**

This plat was approved by the Town Council of the Town of Castle Rock, Colorado, the 29<sup>th</sup> day of October, A.D., 1993.

ATTEST:  
 Mayor: [Signature] 12/20/93 Date  
 Town Clerk: [Signature] 12/20/93 Date

**SURVEYOR'S CERTIFICATE**

I, David E. Archer, a Registered Professional Land Surveyor in the State of Colorado, do hereby certify that the survey represented by this plat was made under my supervision and the monuments shown hereon actually exist and this plat accurately represents said survey.

[Signature]  
 Registered Professional Land Surveyor

**CLERK AND RECORDER'S CERTIFICATE**

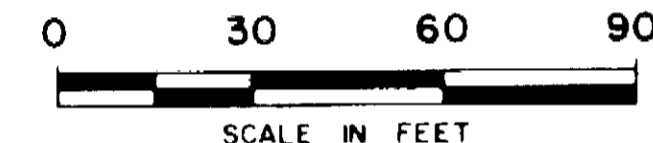
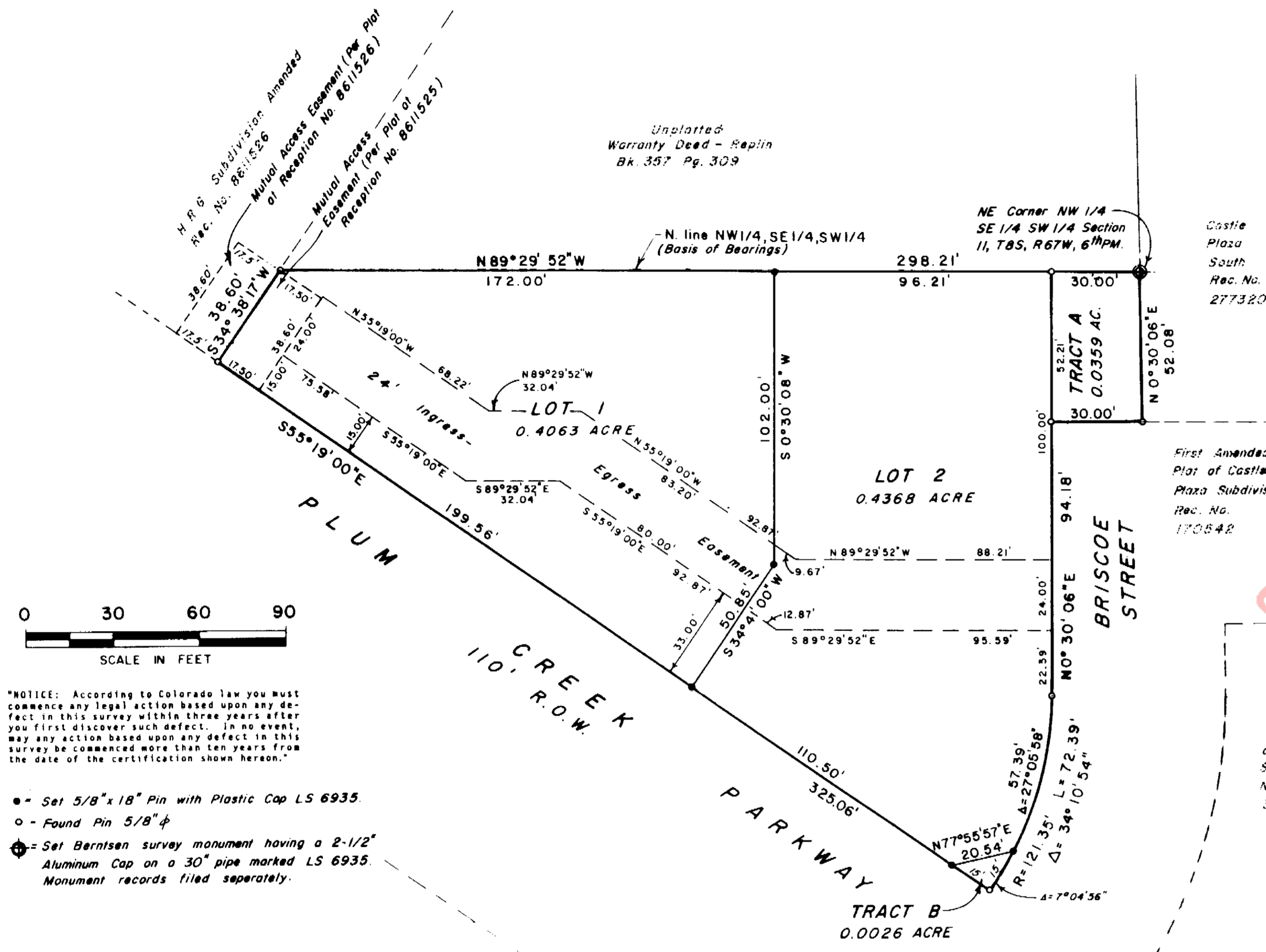
State of Colorado )  
 )SS  
 County of Douglas)

I hereby certify that this plat was filed in my office on the 21<sup>st</sup> day of December, 1993 at 9:14 O'clock A.M. and was recorded under Reception Number 9363068.

[Signature]  
 Douglas County Clerk and Recorder

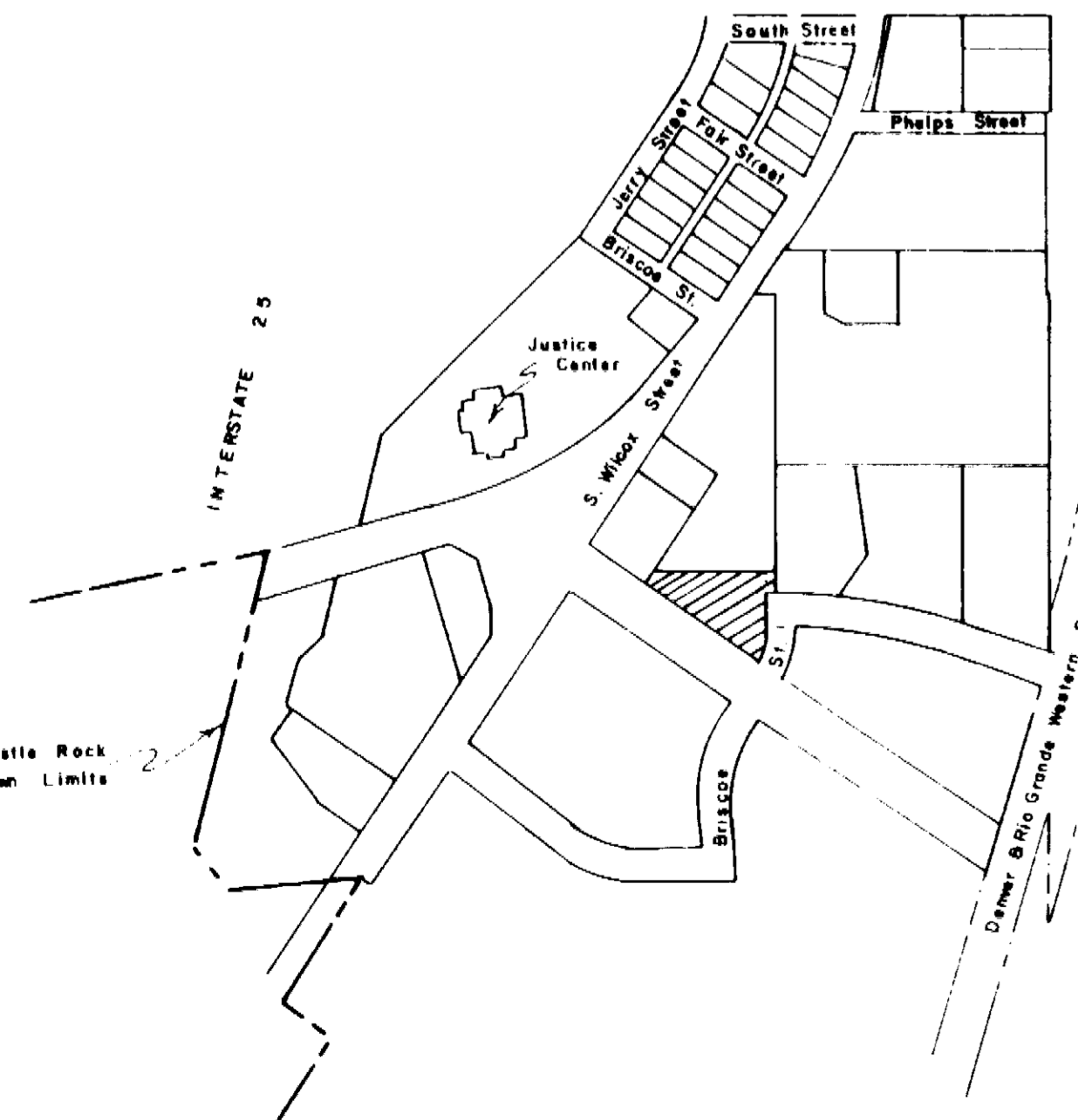
**NOTES**

- Owner/Subdivider: H. R. Gannon & Robert L. Hier, 513 Wilcox Street, Castle Rock, CO 80104
- Planner/Surveyor: David E. Archer & Assoc., Inc., 105 Wilcox Street, Castle Rock, CO 80104
- Existing Zoning: B-2
- Area & Use: 0.8816 acres, 2 lots
- 100 Year Flood Plain: None



\*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.

- - Set 5/8" x 18" Pin with Plastic Cap LS 6935
- - Found Pin 5/8" φ
- ⊕ - Set Berntsen survey monument having a 2-1/2" Aluminum Cap on a 30" pipe marked LS 6935. Monument records filed separately.



VICINITY MAP  
 1" = 400'

Unplatted Dead Central Bank Trustee Bk 1124 Pg 1564



Replat of The Centre on Plum Creek Filing No. 2, Rec. No. 8607300

Unofficial Copy

DIVISION 8-16-93 Misc 8-30-93 Access Easement 8-31-93 Misc 10-28-93 All 12-2-93 Misc on Engrg	DAVID E. ARCHER & ASSOCIATES, INC. LAND DEVELOPMENT CONSULTING SURVEYING & ENGINEERING PHONE (303) 682-6662 106 WILCOX ST. CASTLE ROCK, COLORADO 80044	TITLE MILLER PLAZA 1 <sup>st</sup> AMENDMENT CLERK GANNON & HIER Sheet 1 of 1 93-910
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