

PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12

A REPLAT OF LOT 2A, BLOCK 4, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 10
 LOCATED IN THE NORTHEAST 1/4 OF SECTION 27 AND THE SOUTHEAST 1/4 OF SECTION 22, 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

PURPOSE:
 THE PURPOSE OF THIS PLAT IS TO RECONFIGURE 1 PLATTED LOT INTO 2 NEW LOTS.

PROPERTY DESCRIPTION
 LOT 2A, BLOCK 4, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 10 AS RECORDED UNDER RECEPTION NO. 2016037681 OF THE RECORDS OF THE DOUGLAS COUNTY CLERK AND RECORDER'S OFFICE, COUNTY OF DOUGLAS, STATE OF COLORADO.

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 2 LOTS, AS SHOWN ON THIS AMENDED PLAT UNDER THE NAME AND STYLE OF PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12.
 NO RIGHT-OF-WAY OR EASEMENTS ARE BEING DEDICATED WITH THIS PLAT.

JUPITERS BEARD, LLC, A COLORADO LIMITED LIABILITY COMPANY

SIGNED THIS 26th DAY OF October, 2016.

BY: PROMENADE CASTLE ROCK, LLC, A DELAWARE LIMITED LIABILITY COMPANY
 MANAGING MEMBER OF THE ENTITY SHOWN ABOVE

BY: ALBERTA CASTLE ROCK MANAGEMENT, LLC, A COLORADO LIMITED LIABILITY COMPANY, ITS MANAGER

BY: Donald G. Provost
 NAME: DONALD G. PROVOST
 ITS: MANAGER

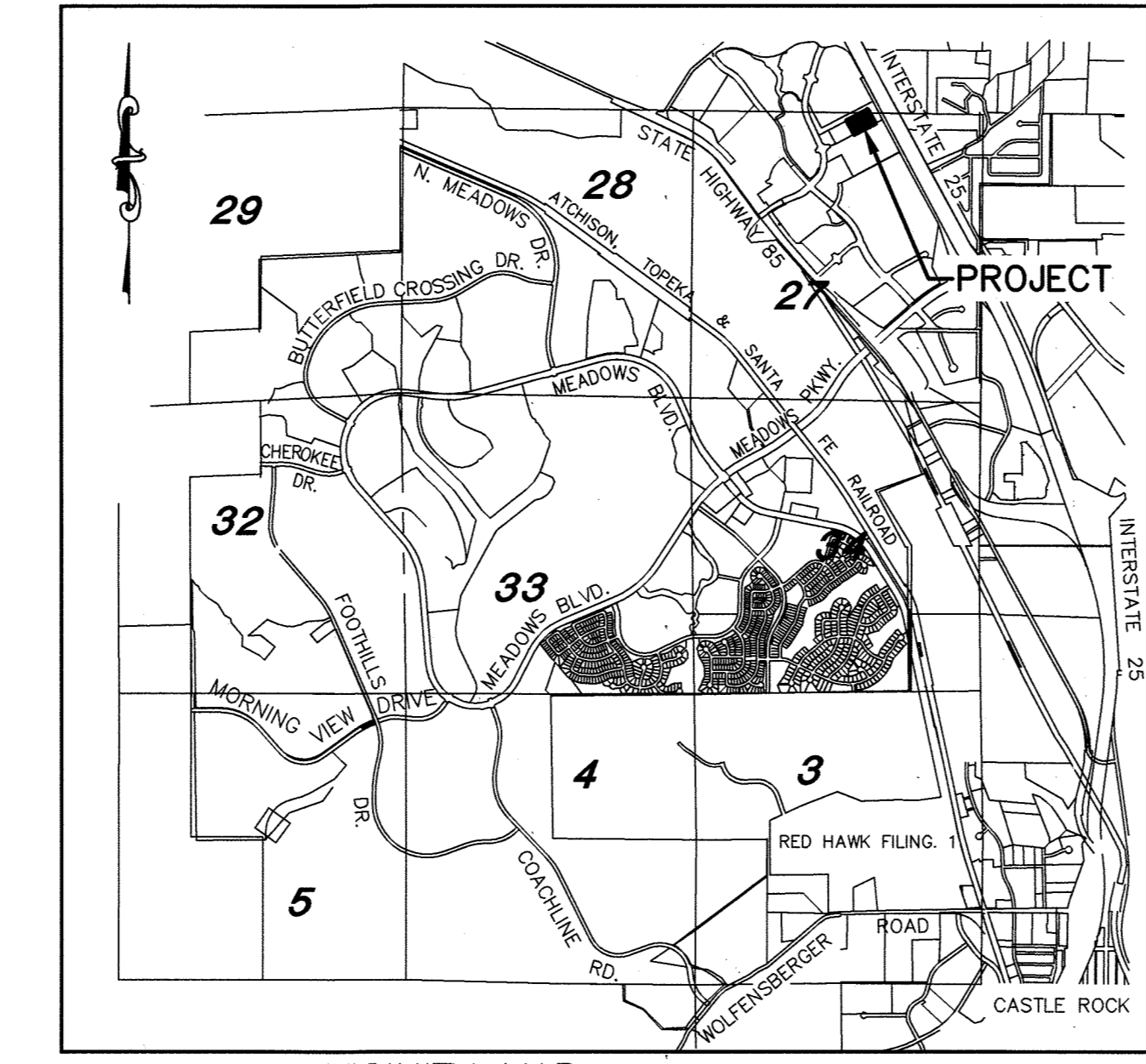
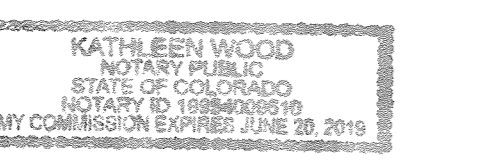
STATE OF COLORADO)
) SS.
 COUNTY OF Arapahoe)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 26th DAY OF October, 2016, BY DONALD G. PROVOST, AS MANAGER OF ALBERTA CASTLE ROCK MANAGEMENT, LLC, A COLORADO LIMITED LIABILITY COMPANY, AS MANAGER OF PROMENADE CASTLE ROCK, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AS THE MANAGING MEMBER OF JUPITERS BEARD, LLC, A COLORADO LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL.

Kathleen Wood
 NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/20/2019



VICINITY MAP Scale: 1" = 3000'

SHEET INDEX:
 SHEET 1 — COVER SHEET
 SHEET 2 — PLAT MAP

OWNERS
 C/O PROMENADE CASTLE ROCK, LLC, A DELAWARE LIMITED LIABILITY COMPANY
 5750 DTC PARKWAY, SUITE 210
 GREENWOOD VILLAGE, COLORADO 80111
 303-771-4004

LIENHOLDER:
 THE PRIVATEBANK AND TRUST COMPANY,
 AN ILLINOIS BANKING CORPORATION
 120 SOUTH LASALLE STREET
 CHICAGO, ILLINOIS 60603
 312-564-2000

SURVEYOR:
 AZTEC CONSULTANTS, INC.
 300 EAST MINERAL AVE., SUITE 1
 LITTLETON, COLORADO 80122
 303-713-1898

GENERAL NOTES:

- LAND TITLE GUARANTEE COMPANY COMMITMENT ORDER NO. ABN70508294-4 WITH AN EFFECTIVE DATE OF AUGUST 2, 2016 AT 5:00 P.M. 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 COMMITS A CLASS 2 MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508 C.R.S.
- BASIS OF BEARINGS: BEARINGS ARE BASED ON THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN BEING SOUTH 00°28'32" WEST, A DISTANCE OF 2681.45 FEET BETWEEN THE MONUMENTS SHOWN HEREIN.
- THERE ARE 2 LOTS WITHIN THIS PLAT.
- 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.
- CROSS ACCESS BETWEEN THE LOTS PLATTED HEREON IS RESERVED FOR THE BENEFIT OF ALL SAID LOTS ALONG THE ALIGNMENT OF THE DRIVING LANES AND ACROSS LOT LINES AS SHOWN ON THE SITE PLAN(S) FOR LOTS IN THIS FILING APPROVED BY THE TOWN OF CASTLE ROCK. ALL LOTS SHALL HAVE ACCESS TO PROMENADE PARKWAY, FACTORY SHOPS BOULEVARD OR ATRIUM DRIVE.
- BASED ON A GRAPHICAL REPRESENTATION OF FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) NO. 08035C0167G WITH A MAP REVISED DATE OF MARCH 16, 2016, THE SUBJECT PROPERTY LIES WITHIN "OTHER AREAS ZONE X" WHICH IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- PRIVATE STREETS WILL BE MAINTAINED BY THE PROMENADE AT CASTLE ROCK METROPOLITAN DISTRICT.
- LANDSCAPE MAINTENANCE IN RIGHT-OF-WAY AND MEDIANS WILL BE THE RESPONSIBILITY OF THE PROMENADE AT CASTLE ROCK METROPOLITAN DISTRICT NO. 3.
- THIS PLAT IS SUBJECT TO THE BLANKET EASEMENTS AS DESCRIBED WITHIN THE PROMENADE AT CASTLE ROCK MASTER DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED UNDER RECEPTION NO. 2015024611 AND THE BLOCK 4B SHOPPING CENTER, PROMENADE AT CASTLE ROCK DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED UNDER REC. NO. 2015025568.
- LOT 2A, BLOCK 4, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 10 IS AMENDED BY THIS PLAT SUBJECT TO ALL COVENANTS, CONDITIONS, RESTRICTIONS, NOTES AND EASEMENTS (UNLESS OTHERWISE NOTED) RECORDED AGAINST AND APPURTENANT TO THE ORIGINAL PLAT RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY CLERK AND RECORDER AT RECEPTION NO. 2016037681.

PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12 — LAND SUMMARY TABLE

BLOCK	LOT	SQ.FT.	ACREAGE	USE	OWNER	MAINTENANCE
4	2A-1	65,340	1.500	FUTURE DEVELOPMENT	JUPITERS BEARD, LLC	JUPITERS BEARD, LLC
4	2A-2	56,556	1.298	FUTURE DEVELOPMENT	JUPITERS BEARD, LLC	JUPITERS BEARD, LLC
TOTAL FILING NO. 1, AMENDMENT NO. 12		121,896	2.798			

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 THEREON. THE UNDERSIGNED BENEFICIARY OF THE LIENS CREATED BY THE INSTRUMENTS RECORDED AUGUST 26, 2015, AT RECEPTION NO. 2015061175, DOUGLAS COUNTY, COLORADO, SUBORDINATES THE SUBJECT LIENS TO THE TERMS, CONDITIONS AND RESTRICTIONS OF THIS DOCUMENT.

THE PRIVATEBANK AND TRUST COMPANY, AN ILLINOIS BANKING CORPORATION, AS ADMINISTRATIVE AGENT

BY: JANE KACHADURIAN, MANAGING DIRECTOR

SIGNED THIS 28th DAY OF October, 2016.

NOTARY CERTIFICATE

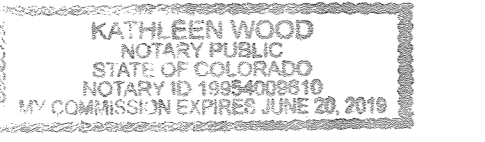
STATE OF Colorado)
) SS.
 COUNTY OF Arapahoe)

SUBSCRIBED AND SWORN BEFORE ME THIS 28th DAY OF October, 2016, BY JANE KACHADURIAN AS MANAGING DIRECTOR OF THE PRIVATEBANK AND TRUST COMPANY, AN ILLINOIS BANKING CORPORATION, AS ADMINISTRATIVE AGENT.

WITNESS MY HAND AND OFFICIAL SEAL.

Kathleen Wood
 NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/20/2019



TITLE CERTIFICATE

I, William Brandemuhl, AUTHORIZED REPRESENTATIVE OF LAND TITLE GUARANTEE COMPANY, A TITLE 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 CERTIFICATE OF DEDICATION AND OWNERSHIP.

SIGNED THIS 1st DAY OF Nov., 2016.

William Brandemuhl AUTHORIZED REPRESENTATIVE
Linda Stafford LAND TITLE OFFICER
 LAND TITLE GUARANTEE COMPANY

NOTARY CERTIFICATE

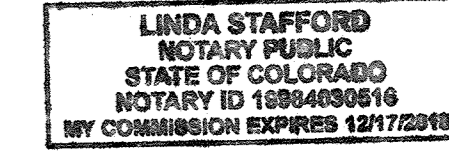
STATE OF COLORADO)
) SS.
 COUNTY OF _____)

SUBSCRIBED AND SWORN BEFORE ME THIS 1st DAY OF Nov., 2016
 BY William Brandemuhl AS Com. Title Off. OF LAND TITLE GUARANTEE COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL.

Linda Stafford
 NOTARY PUBLIC

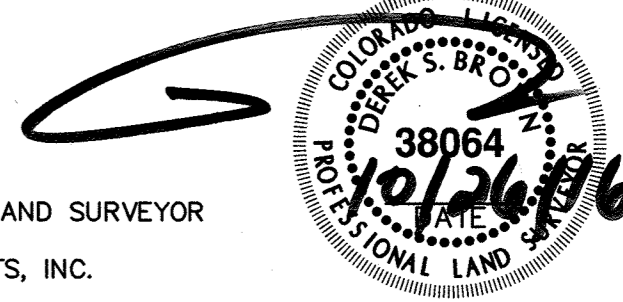
MY COMMISSION EXPIRES: 12-17-18



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 SEPTEMBER 21, 2015 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.

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 9th DAY OF Nov., 2016.

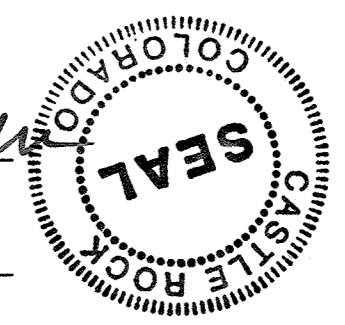
Steve A. Vergara
 ASST. DIRECTOR OF DEVELOPMENT SERVICES

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 PLAT ARE HEREBY ACCEPTED BY THE TOWN.

ATTEST: Suzanne
 TOWN CLERK

11-10-16
 DATE



TOWN OF CASTLE ROCK
Steve Lohr
 TOWN MANAGER

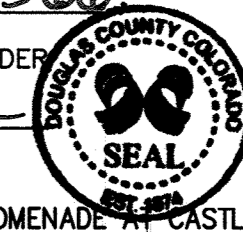
11-10-16
 DATE

DOUGLAS COUNTY CLERK AND RECORDER'S CERTIFICATE

THIS AMENDED PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 1:14 P.M. ON THE 10th DAY OF NOV., 2016.

AT RECEPTION NO. 2016081566

DOUGLAS COUNTY CLERK AND RECORDER
 BY: Suzanne
 DEPUTY

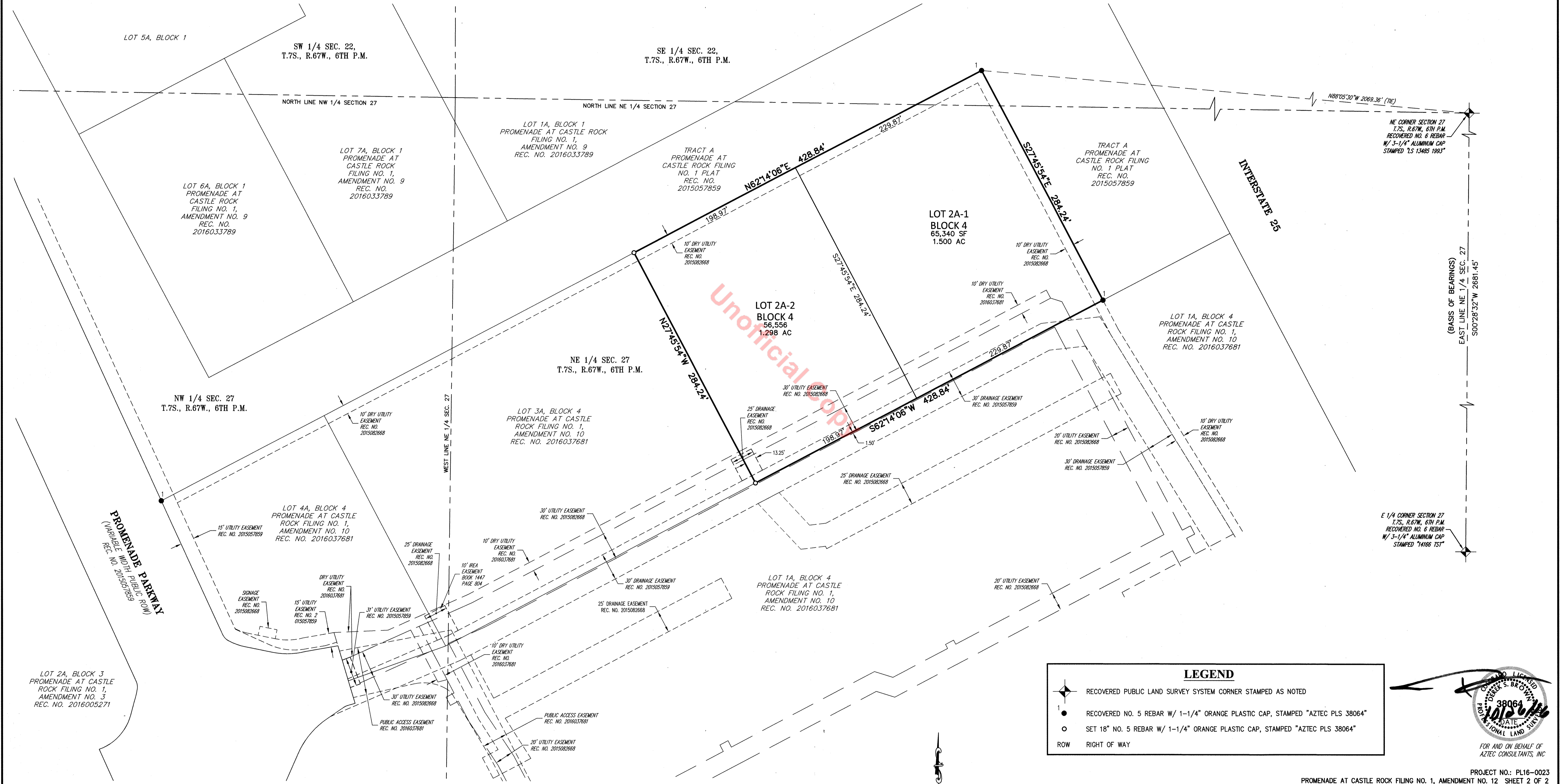


PROJECT NO.: PL16-0023
 PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12 SHEET 1 OF 2

 300 East Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com	DEVELOPER PROMENADE CASTLE ROCK, LLC A DELAWARE LIMITED LIABILITY COMPANY 5750 DTC PARKWAY, SUITE 210 GREENWOOD VILLAGE, COLORADO 80111 (303) 771-4004	DATE OF PREPARATION: 2016-08-04 SCALE: N/A
	SHEET 1 OF 2 COVER SHEET	
	LAST REVISED 2016-10-26 Aztec Proj. No: 23716-05	

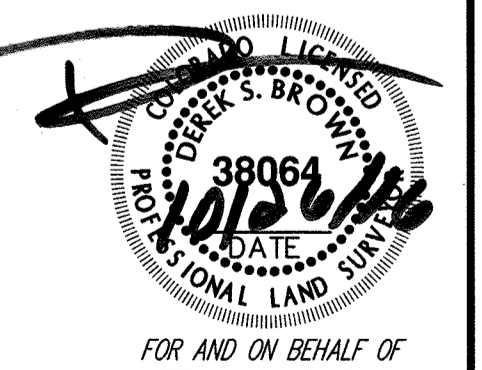
PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12

A REPLAT OF LOT 2A, BLOCK 4, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 10
LOCATED IN THE NORTHEAST 1/4 OF SECTION 27 AND THE SOUTHEAST 1/4 OF SECTION 22, 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

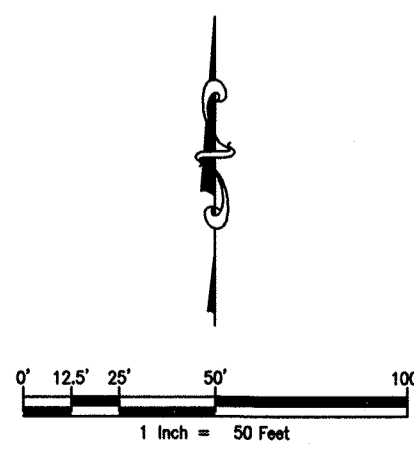


LEGEND

- ◆ RECOVERED PUBLIC LAND SURVEY SYSTEM CORNER STAMPED AS NOTED
- RECOVERED NO. 5 REBAR W/ 1-1/4" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 38064"
- SET 18" NO. 5 REBAR W/ 1-1/4" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 38064"
- ROW RIGHT OF WAY



FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.



PROJECT NO.: PL16-0023
PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 12 SHEET 2 OF 2

<p>300 East Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com</p> <p>AzTec Proj. No: 23716-05</p>	<p>DEVELOPER PROMENADE CASTLE ROCK, LLC A DELAWARE LIMITED LIABILITY COMPANY</p> <p>5750 DTC PARKWAY, SUITE 210 GREENWOOD VILLAGE, COLORADO 80111 (303) 771-4004</p>	<p>DATE OF PREPARATION: 2016-08-04</p> <p>SCALE: T = 50'</p>
	<p>SHEET 2 OF 2 PLAT MAP</p>	