

# PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15

A REPLAT OF LOTS 3 & 4, BLOCK 5, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5  
LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
SHEET 1 OF 4

### PURPOSE:

THE PURPOSE OF THIS PLAT IS TO ABANDON AND CREATE EASEMENTS WITHIN PREVIOUSLY PLATTED LOTS.

### LEGAL DESCRIPTION

LOTS 3 AND 4, BLOCK 5, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5 AS RECORDED UNDER RECEPTION NO. 2016028785 OF THE RECORDS OF THE DOUGLAS COUNTY CLERK AND RECORDER'S OFFICE, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO.  
CONTAINING 5.983 ACRES OR (260,637 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 2 LOTS, AS SHOWN ON THIS AMENDED PLAT UNDER THE NAME AND STYLE OF PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15. THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF CASTLE ROCK ALL EASEMENTS SHOWN HEREON.  
THE UNDERSIGNED HEREBY FURTHER DEDICATE TO THE PUBLIC UTILITIES AND CABLEVISION THE RIGHT TO INSTALL, MAINTAIN AND OPERATE MAINS, TRANSMISSION LINES, SERVICE LINES, STREET LIGHTS, 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 THESE UTILITY EASEMENTS AS DESCRIBED AND IDENTIFIED FOR SPECIFIC USES HEREON.

### OWNER:

AS TO LOT 3, BLOCK 5 PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5:  
LITTLE DEVIL NINEBARK, LLC, A COLORADO LIMITED LIABILITY COMPANY  
AS TO LOT 4, BLOCK 5 PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5:  
LITTLE BLUESTEM, LLC, A COLORADO LIMITED LIABILITY COMPANY  
BY: PROMENADE CASTLE ROCK, LLC, A DELAWARE LIMITED LIABILITY COMPANY  
MANAGING MEMBER OF THE ENTITIES 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

SIGNED THIS 27<sup>th</sup> DAY OF March, 2017.  
STATE OF COLORADO }  
COUNTY OF Arapahoe } ss.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27<sup>th</sup> DAY OF March, 2017, 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 LITTLE DEVIL NINEBARK, LLC, A COLORADO LIMITED LIABILITY COMPANY AND LITTLE BLUESTEM, LLC, A COLORADO LIMITED LIABILITY COMPANY.

WITNESS MY HAND AND OFFICIAL SEAL.  
Kathleen Wood  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 6/20/2019

### LIENHOLDER SUBORDINATION CERTIFICATE:

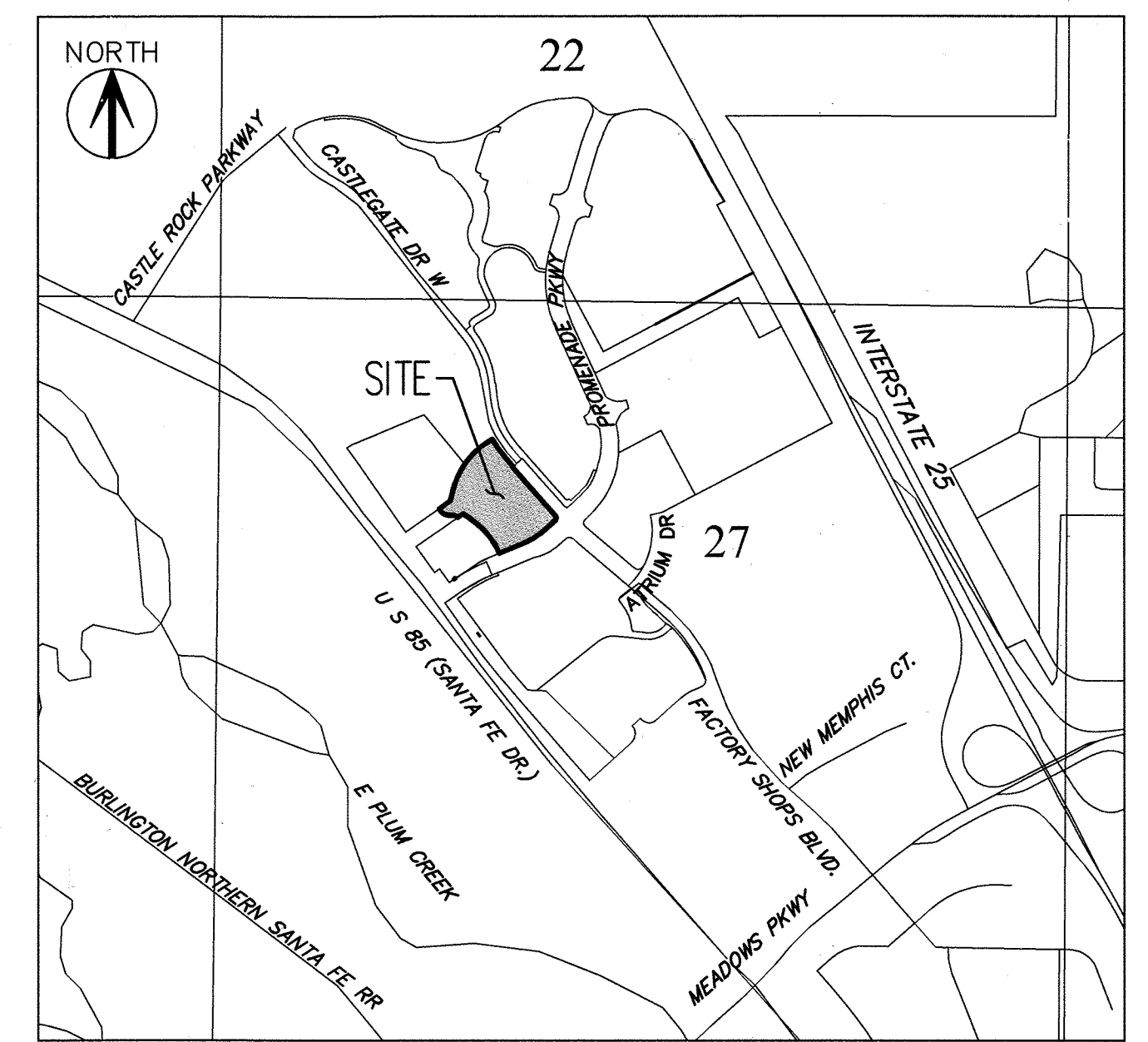
THE UNDERSIGNED ARE ALL THE MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREON. THE UNDERSIGNED BENEFICIARY OF THE LIENS CREATED BY THE INSTRUMENTS RECORDED OCTOBER 28, 2016 AT RECEPTION NOS. 2016077563 AND 2016077564 DOUGLAS COUNTY, COLORADO, SUBORDINATES THE SUBJECT LIENS TO THE TERMS, CONDITIONS AND RESTRICTIONS OF THIS DOCUMENT.

THE PRIVATEBANK AND TRUST COMPANY, AN ILLINOIS BANKING CORPORATION  
BY: Jane Kachadurian  
NAME: JANE KACHADURIAN, MANAGING DIRECTOR  
SIGNED THIS 29<sup>th</sup> DAY OF March, 2017.

### NOTARY CERTIFICATE

STATE OF Colorado }  
COUNTY OF Arapahoe } ss.  
SUBSCRIBED AND SWORN BEFORE ME THIS 29<sup>th</sup> DAY OF March, 2017, BY JANE KACHADURIAN AS MANAGING DIRECTOR OF THE PRIVATEBANK AND TRUST COMPANY, AN ILLINOIS BANKING CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL.  
MY COMMISSION EXPIRES 6/20/2019  
NOTARY PUBLIC Kathleen Wood



VICINITY MAP  
Scale: 1" = 1000'

### GENERAL NOTES:

- LAND TITLE GUARANTEE COMPANY COMMITMENT ORDER NO. ABN70528135 WITH AN EFFECTIVE DATE OF 01-11-2017 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 SIGNAGE, OR LAND BOUNDARY SIGNAGE OR ACCESSORY COMMITTS A CLASS 2 MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508 C.R.S.
- BASIS OF BEARINGS: BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN BEING ASSUMED SOUTH 89°10'24" EAST, A DISTANCE OF 2668.84 FEET BETWEEN THE MONUMENTS SHOWN HEREON.
- 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 OF 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 AND CASTLEGATE DRIVE WEST.
- DRAINAGE EASEMENTS: THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THEIR LAND UNLESS MODIFIED BY THE SUBDIVIDER'S AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID LAND FOR THE PURPOSE OF OPERATIONS AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS SHALL BE ASSESSED TO THE PROPERTY OWNER. THE MAINTENANCE COST SHALL INCLUDE ALL COSTS FOR LABOR, EQUIPMENT AND MATERIALS, AND SHALL BE CHARGED AT 1.25 TIMES THE ACTUAL COST.
- 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.
- 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.
- PRIVATE STREETS WILL BE MAINTAINED BY THE PROMENADE AT CASTLE ROCK METROPOLITAN DISTRICT NO. 2.
- 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 AS AMENDED BY FIRST AMENDMENT RECORDED AT RECEPTION NO. 2015077070 AND BLOCK 5 SHOPPING CENTER, PROMENADE AT CASTLE ROCK DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED UNDER RECEPTION NO. 2015078598.
- THE DRY UTILITY EASEMENTS AS SHOWN HEREON ARE FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES AND DRY UTILITY 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 THE ACCESS & UTILITY EASEMENT AS RECORDED UNDER RECEPTION NO. 2015057858 AND THAT PORTION OF THE DRAINAGE EASEMENT DEDICATED TO THE TOWN IN THE INSTRUMENT RECORDED IN BOOK 1748 AT PAGE 2076 OF THE DOUGLAS COUNTY, COLORADO RECORDS, AS DEPICTED HEREON.

### SHEET INDEX:

- SHEET 1 COVER SHEET
- SHEET 2 PLAT MAP, LOT INFORMATION
- SHEET 3 EXISTING EASEMENTS
- SHEET 4 PROPOSED EASEMENTS

### DEVELOPER

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

### SURVEYOR:

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

### LIENHOLDER:

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

### TITLE CERTIFICATE

I, William Brendemuhl, AN 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 CERTIFICATION OF OWNERSHIP AND DEDICATION.

SIGNED THIS 30<sup>th</sup> DAY OF MARCH, 2017.  
William Brendemuhl AUTHORIZED REPRESENTATIVE  
Comm. Title Officer LAND TITLE GUARANTEE COMPANY

### NOTARY CERTIFICATE

STATE OF Colorado }  
COUNTY OF Arapahoe } ss.

SUBSCRIBED AND SWORN BEFORE ME THIS 30<sup>th</sup> DAY OF MARCH, 2017  
BY William Brendemuhl AS Comm. Title Officer OF LAND TITLE GUARANTEE COMPANY.

### WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES 12-17-18  
NOTARY PUBLIC Linda Stafford

### 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 MARCH 16, 2016 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 5<sup>th</sup> DAY OF April, 2017.  
Derek S. Brown  
DIRECTOR OF DEVELOPMENT SERVICES  
DATE: 4/5/2017

### 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:  
Lucy M... TOWN CLERK  
John W... TOWN MANAGER  
4-7-17 DATE  
4-7-2017 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 1:59pm ON THE 7<sup>th</sup> DAY OF APR, 2017.  
AT RECEPTION NO. 2017023565  
DOUGLAS COUNTY CLERK AND RECORDER  
BY: Sandra C. Secura DEPUTY

### PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15 - LAND SUMMARY TABLE

BLOCK	LOT	SQ.FT.	ACREAGE	USE	OWNER	MAINTENANCE
5	3A	153,047	3.513	FUTURE DEVELOPMENT	LITTLE DEVIL NINEBARK, LLC	LITTLE DEVIL NINEBARK, LLC
5	4A	107,590	2.470	FUTURE DEVELOPMENT	LITTLE BLUESTEM, LLC	LITTLE BLUESTEM, LLC
TOTAL FILING NO. 1, AMENDMENT NO. 15		260,637	5.983			



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: 2017-02-17  
SCALE: N/A  
SHEET 1 OF 4  
COVER SHEET

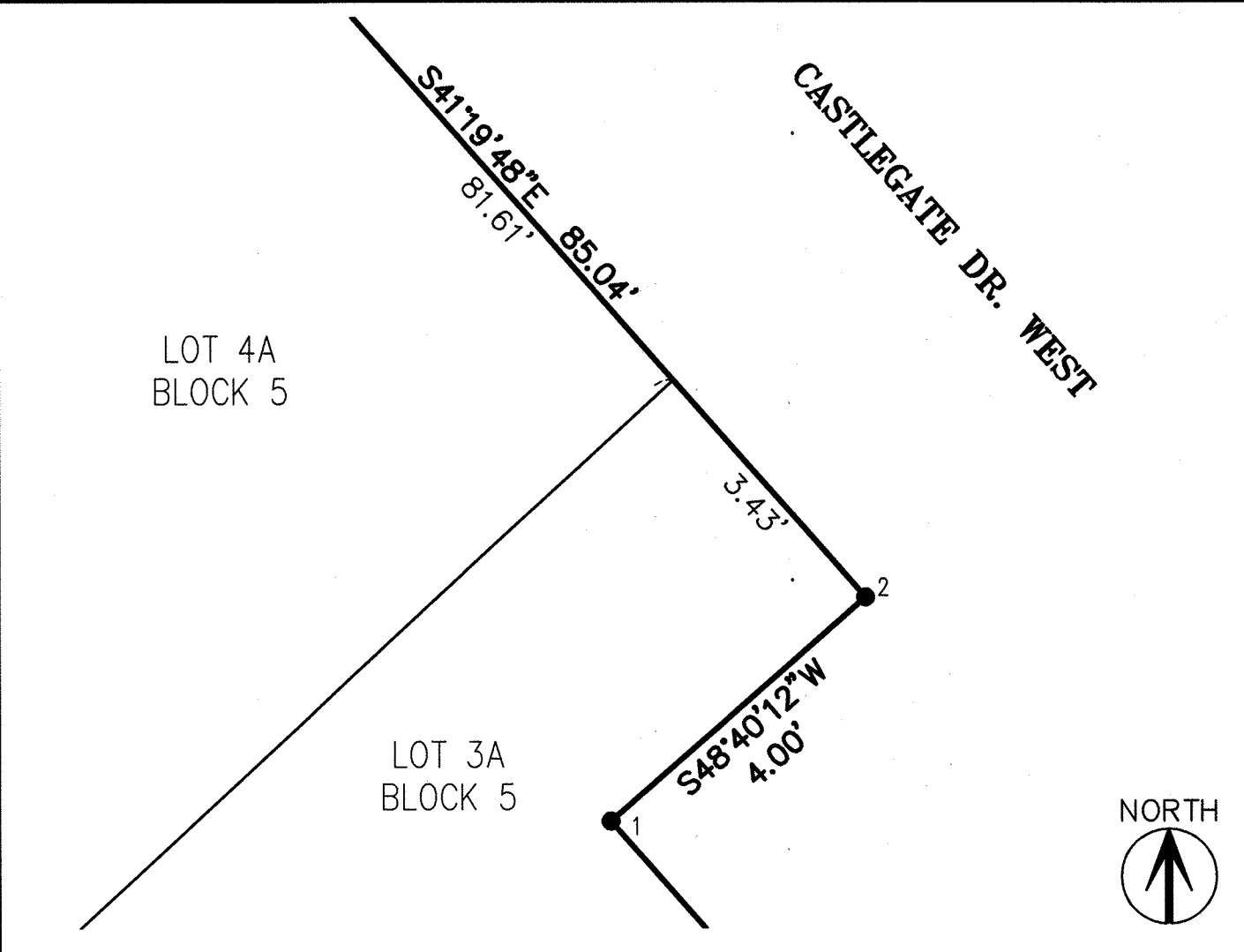
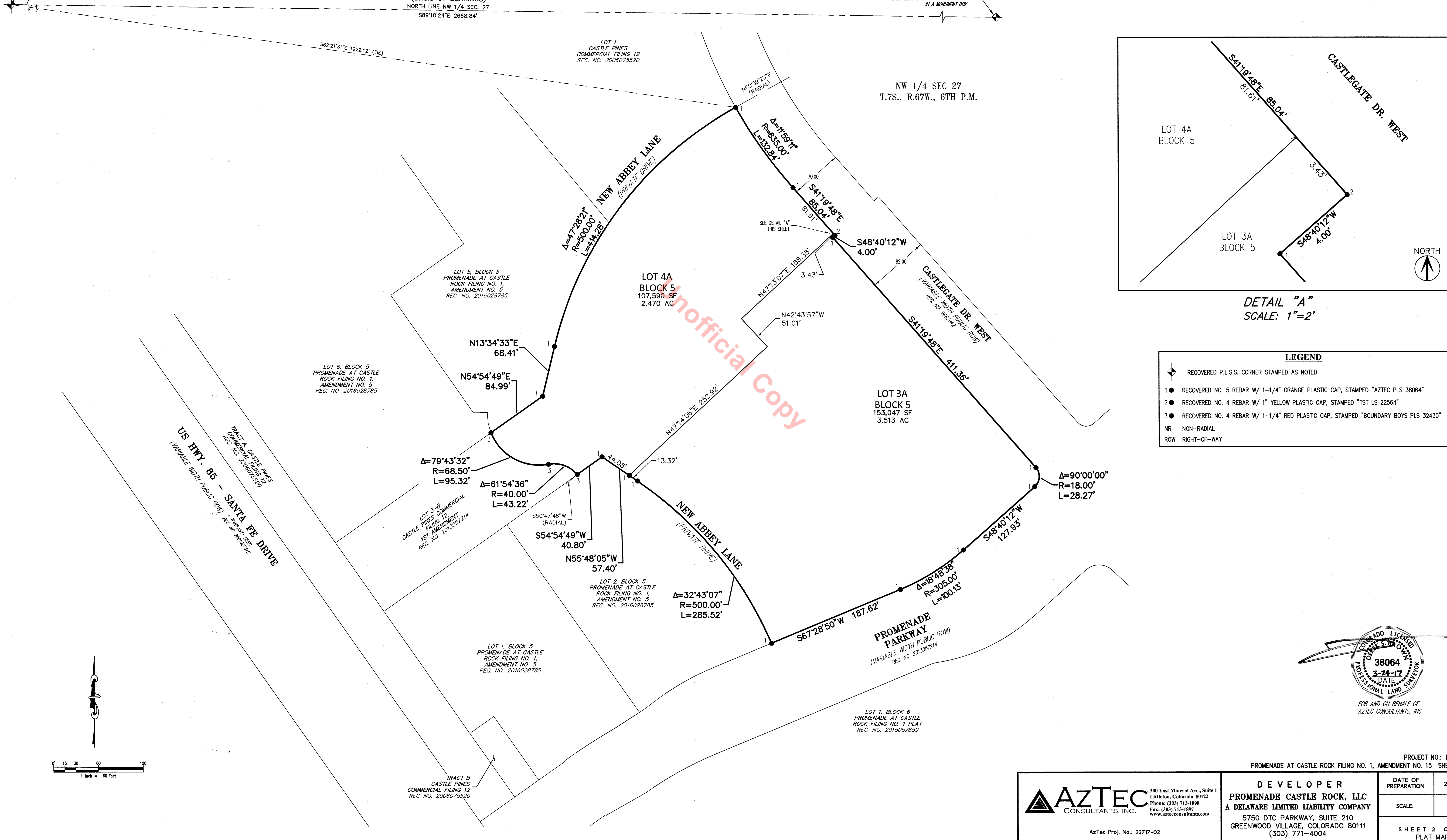
# PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15

A REPLAT OF LOTS 3 & 4, BLOCK 5, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5  
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
 SHEET 2 OF 4

NORTHWEST CORNER SEC. 27  
 T7S, R67W, 6TH PM  
 RECOVERED NO. 6 REBAR WITH  
 2-1/2" ALUMINUM CAP  
 STAMPED "TST PLS 22564 1998"

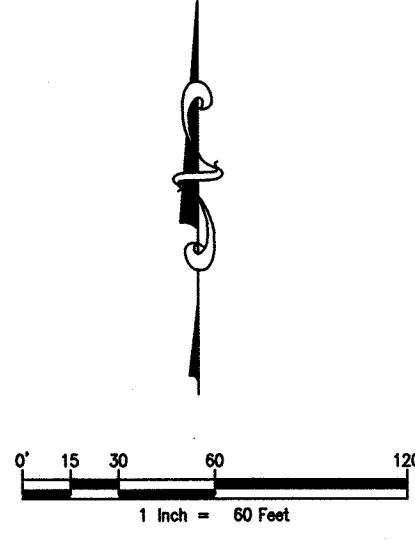
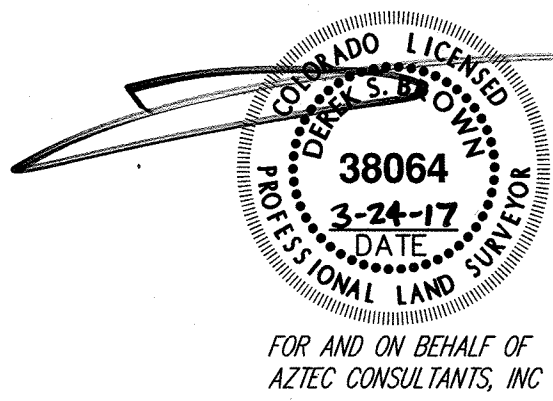
NORTH 1/4 CORNER SECTION 27  
 T7S, R67W, 6TH PM  
 RECOVERED NO. 6 REBAR WITH  
 3-1/4" ALUMINUM CAP STAMPED  
 "AZTEC CONSULTANTS PLS. 38064 2016"  
 IN A MONUMENT BOX

(BASIS OF BEARINGS)  
 NORTH LINE, NW 1/4, SEC. 27  
 S89°10'24"E 2668.84'



**LEGEND**

- RECOVERED P.L.S.S. CORNER STAMPED AS NOTED
- 1 ● RECOVERED NO. 5 REBAR W/ 1-1/4" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 38064"
- 2 ● RECOVERED NO. 4 REBAR W/ 1" YELLOW PLASTIC CAP, STAMPED "TST LS 22564"
- 3 ● RECOVERED NO. 4 REBAR W/ 1-1/4" RED PLASTIC CAP, STAMPED "BOUNDARY BOYS PLS 32430"
- NR NON-RADIAL
- ROW RIGHT-OF-WAY

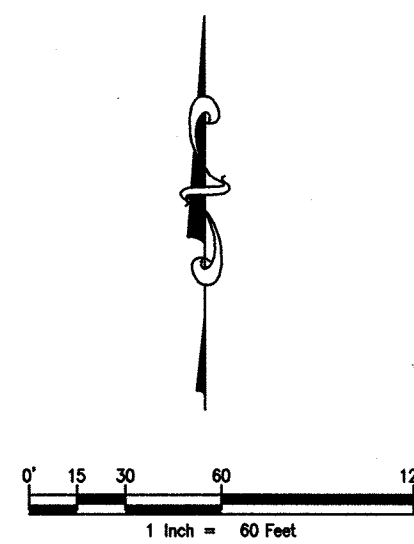
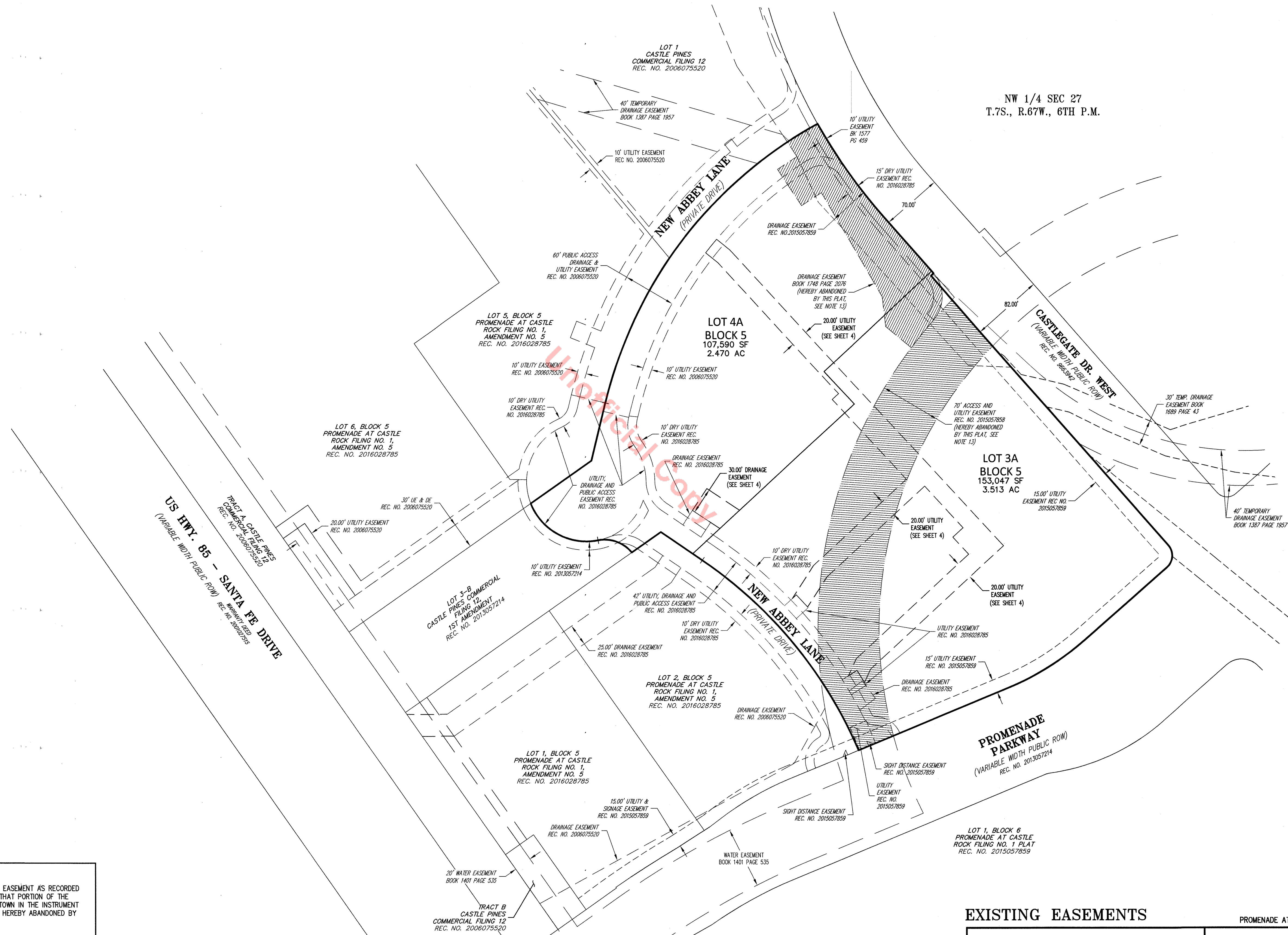


<p>AZTEC CONSULTANTS, INC.          300 East Mineral Ave., Suite 1          Littleton, Colorado 80122          Phone: (303) 713-1898          Fax: (303) 713-1897          www.aztecconsultants.com</p> <p>AzTec Proj. No: 23717-02</p>	<p>DEVELOPER  <b>PROMENADE CASTLE ROCK, LLC</b>          A DELAWARE LIMITED LIABILITY COMPANY          5750 DTC PARKWAY, SUITE 210          GREENWOOD VILLAGE, COLORADO 80111          (303) 771-4004</p>		<p>PROJECT NO.: PL17-0004          PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15 SHEET 2 OF 4</p>
	<p>DATE OF PREPARATION:          2017-02-17</p>	<p>SCALE:          1" = 60'</p>	
	<p>SHEET 2 OF 4          PLAT MAP</p>		

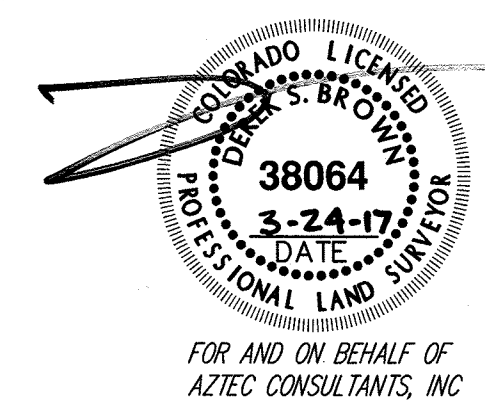
# PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15

A REPLAT OF LOTS 3 & 4, BLOCK 5, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5  
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
 SHEET 3 OF 4

NW 1/4 SEC 27  
 T.7S., R.67W., 6TH P.M.



LEGEND	
	THAT PORTION OF THE ACCESS & UTILITY EASEMENT AS RECORDED UNDER RECEPTION NO. 2015057858 AND THAT PORTION OF THE DRAINAGE EASEMENT DEDICATED TO THE TOWN IN THE INSTRUMENT RECORDED IN BOOK 1748 AT PAGE 2076, HEREBY ABANDONED BY THIS PLAT. SEE NOTE 13.
ROW	RIGHT-OF-WAY

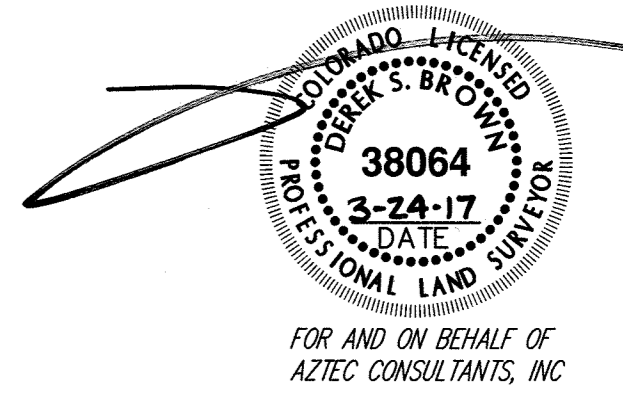
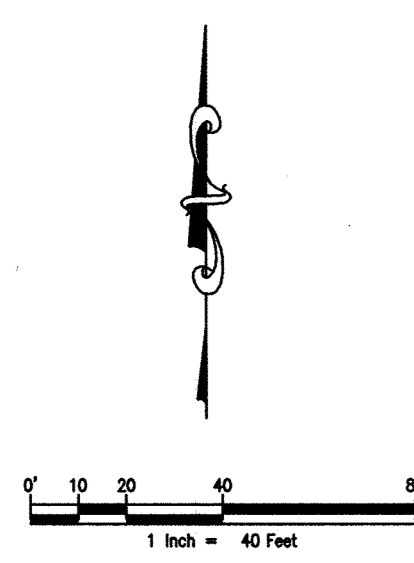
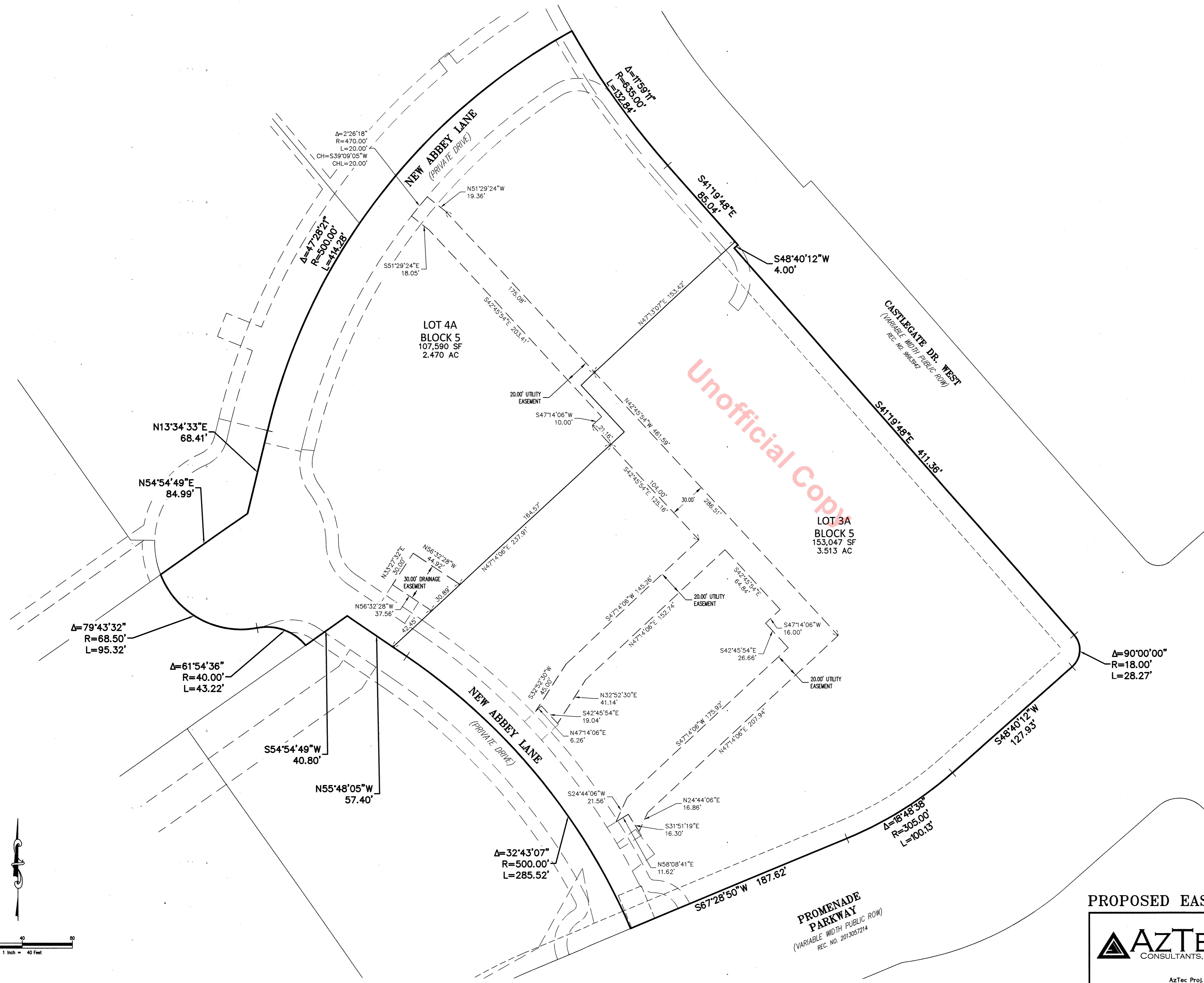


### EXISTING EASEMENTS

<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.: 23717-02</p>	DEVELOPER <b>PROMENADE CASTLE ROCK, LLC</b> A DELAWARE LIMITED LIABILITY COMPANY 5750 DTC PARKWAY, SUITE 210 GREENWOOD VILLAGE, COLORADO 80111 (303) 771-4004		PROJECT NO.: PL17-0004 PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15 SHEET 3 OF 4
	DATE OF PREPARATION: 2017-02-17	SCALE: 1" = 60'	SHEET 3 OF 4 EXISTING EASEMENTS

# PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15

A REPLAT OF LOTS 3 & 4, BLOCK 5, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 5  
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
 SHEET 4 OF 4



<b>PROPOSED EASEMENTS</b> 		PROJECT NO.: PL17-0004	
		PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 15 SHEET 4 OF 4	
<b>DEVELOPER</b> <b>PROMENADE CASTLE ROCK, LLC</b> A DELAWARE LIMITED LIABILITY COMPANY 5750 DTC PARKWAY, SUITE 210 GREENWOOD VILLAGE, COLORADO 80111 (303) 771-4004		DATE OF PREPARATION:	2017-02-17
		SCALE:	1" = 40'
AzTec Proj. No: 23717-02		SHEET 4 OF 4 PROPOSED EASEMENTS	