

PLAT IDENTIFICATION SHEET

RECEPTION # : DC9453429

DATE: 10-17-94

TIME: 15:18

FEE: \$ 20 (2 Pages)

GRANTOR:

(OWNER/SIGNER)

Oriole Investments Inc

GRANTEE:

(SUBDIVISION NAME OR NAME OF PLAT)

Scott 11 F3 Final Plat

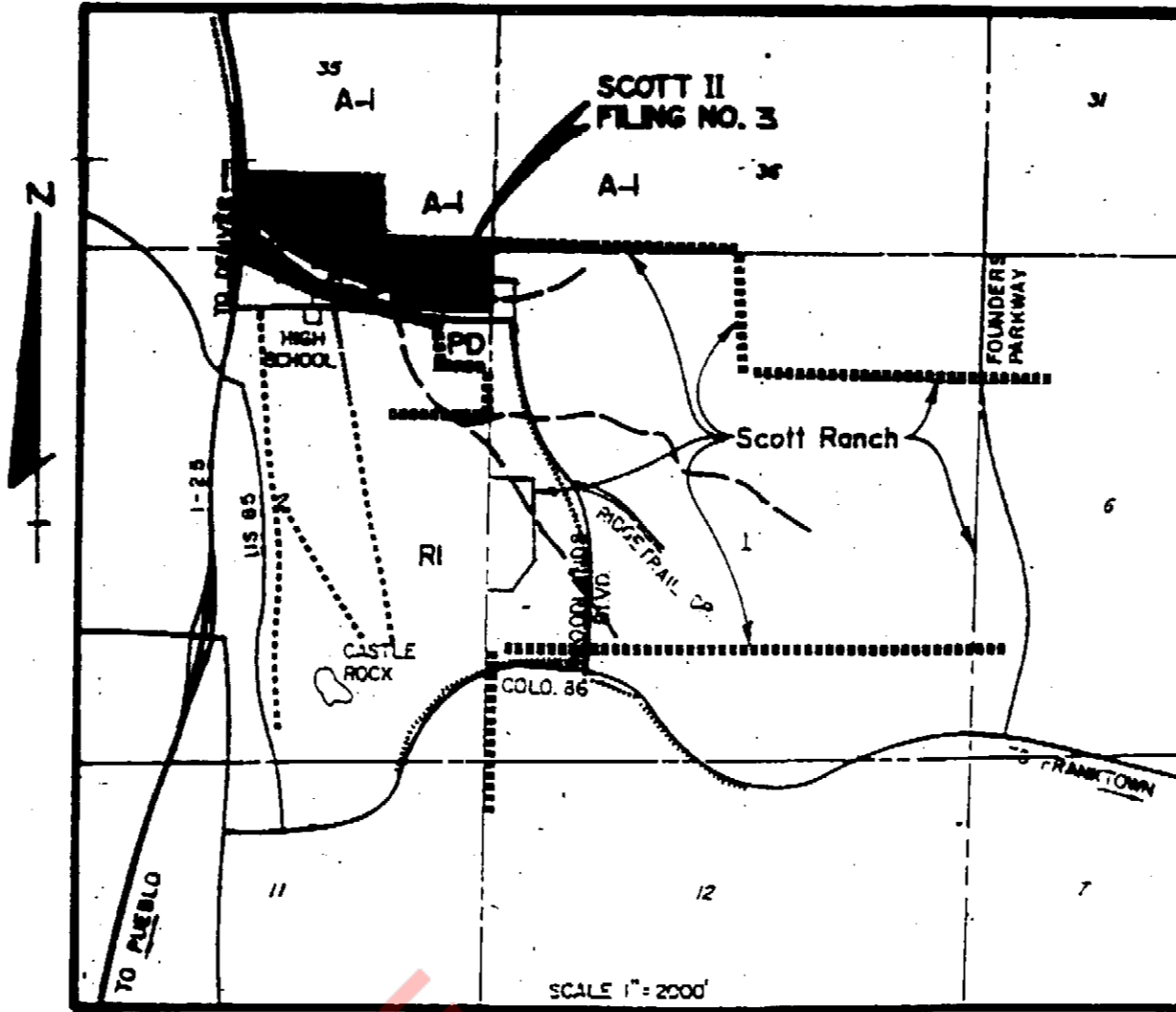
LEGAL: 2-8-67

(SECTION-TOWNSHIP-RANGE)

SCOTT II FILING NO. 3

A PART OF THE NORTH ONE-HALF OF SECTION 2, TOWNSHIP 8 SOUTH,
RANGE 67 WEST, 6th. P.M. AND SOUTH ONE-HALF OF SECTION 35,
TOWNSHIP 7 SOUTH, RANGE 67 WEST, 6th. P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

FINAL PLAT SHEET 1 OF 2



VICINITY MAP

WATER SUPPLY

OWNER ALLOCATES 78 SFE FROM THE WATER CREDIT OF THE "PFC ENTITIES" AS DESIGNATED ON EXHIBIT 5 TO THE WOODLANDS VILLAGE WATER SUPPLY AGREEMENT DATED OCTOBER 27, 1992, RECORDED NOVEMBER 4, 1992 IN BOOK 1094 AT PAGE 2309 OF THE DOUGLAS COUNTY, COLORADO RECORDS, IN SATISFACTION OF THE TOWN'S WATER SUPPLY REQUIREMENTS FOR THE 78 SINGLE FAMILY DETACHED RESIDENTIAL LOTS. ADDITIONALLY, OWNER ALLOCATES 2 SFE FROM THE WATER CREDIT PROVIDED PURSUANT TO SAID AGREEMENT FOR THE IRRIGATION REQUIREMENTS OF PRIVATE COMMON AREAS ASSOCIATED WITH SAID SINGLE FAMILY DETACHED RESIDENTIAL LOTS. PRIOR TO THE APPROVAL OF A FINAL PD SITE PLAN FOR LOT 1, BLOCK 4, ADDITIONAL WATER CREDITS MUST BE ALLOCATED TO MEET THE WATER SUPPLY REQUIREMENTS FOR SUCH USES. THE NUMBER OF SFE REQUIRED FOR SUCH MULTI-FAMILY AND LANDSCAPE IMPROVEMENTS SHALL BE DETERMINED BY THE APPLICABLE PROVISIONS OF THE TOWN'S REGULATIONS IN EFFECT AT THAT TIME. RECORDATION OF AN APPROVED FINAL PD SITE PLAN FOR SAID LOT 1, BLOCK 4, SHALL CONSTITUTE CONCLUSIVE EVIDENCE OF SATISFACTION OF THE TOWN'S WATER SUPPLY REQUIREMENTS RELATIVE TO SAID LOT 1, BLOCK 4.

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTH ONE-HALF OF SECTION 2 AND THE NORTHWEST QUARTER OF SECTION 1, ALL IN TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN AND THE SOUTH ONE-HALF OF SECTION 35, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 1; THENCE ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER OF SECTION 1 NORTH 89°58'06" EAST A DISTANCE OF 127.78 FEET; THENCE SOUTH 03°51'27" WEST ALONG A LINE PARALLEL TO THE WEST LINE OF SAID NORTHWEST QUARTER A DISTANCE OF 474.72 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF WOODLANDS BOULEVARD, AS SHOWN ON THE RECORDED PLAT OF SCOTT RANCH FILING NO. 1; THENCE ALONG THE NORTHERLY AND WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING FOUR (4) COURSES:

1. NORTH 86°35'35" WEST A DISTANCE OF 85.00 FEET;
2. THENCE SOUTH 03°51'27" WEST A DISTANCE OF 41.53 FEET;
3. THENCE ALONG THE ARC OF A CURVE, CONCAVE NORTHWESTERLY, HAVING A CENTRAL ANGLE OF 86°15'35" AND A RADIUS OF 25.00 FEET A DISTANCE OF 37.64 FEET;
4. THENCE NORTH 89°52'58" WEST A DISTANCE OF 19.17 FEET;

THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SCOTT ROAD, RECORDED IN BOOK 643 AT PAGE 234 OF THE DOUGLAS COUNTY RECORDS THE FOLLOWING TWO (2) COURSES:

1. THENCE NORTH 89°52'58" WEST A DISTANCE OF 948.25 FEET;
2. THENCE ALONG THE ARC OF A CURVE, CONCAVE NORTHERLY, HAVING A CENTRAL ANGLE OF 111°17'01" AND A RADIUS OF 589.99 FEET A DISTANCE OF 116.19 FEET;

THENCE ALONG THE EASTERLY, NORTHERLY AND WESTERLY BOUNDARY LINE OF SCOTT II, FILING 2, RECORDED AT RECEPTION NUMBER 8721124 OF THE DOUGLAS COUNTY RECORDS, THE FOLLOWING FIVE (5) COURSES:

1. THENCE ALONG THE ARC OF A CURVE, CONCAVE EASTERLY, HAVING A CENTRAL ANGLE OF 94°31'41" AND A RADIUS OF 20.00 FEET A DISTANCE OF 33.00 FEET;
2. THENCE NORTH 15°55'44" EAST A DISTANCE OF 195.49 FEET;
3. THENCE NORTH 74°04'16" WEST A DISTANCE OF 50.00 FEET;
4. THENCE SOUTH 89°18'09" WEST A DISTANCE OF 233.27 FEET;
5. THENCE SOUTH 00°41'51" EAST A DISTANCE OF 116.44 FEET;

THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SCOTT ROAD THE FOLLOWING SIX (6) COURSES:

1. THENCE NORTH 56°55'22" WEST A DISTANCE OF 261.98 FEET;
2. THENCE ALONG THE ARC OF A CURVE, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 22°29'57" AND A RADIUS OF 670.00 FEET A DISTANCE OF 263.10 FEET;
3. THENCE NORTH 79°25'19" WEST A DISTANCE OF 136.68 FEET;
4. THENCE ALONG THE ARC OF A CURVE, CONCAVE NORTHERLY, HAVING A CENTRAL ANGLE OF 28°58'21" AND A RADIUS OF 590.00 FEET A DISTANCE OF 298.34 FEET;
5. THENCE NORTH 50°26'58" WEST A DISTANCE OF 558.20 FEET;
6. THENCE ALONG THE ARC OF A CURVE, CONCAVE SOUTHERLY, HAVING A CENTRAL ANGLE OF 33°39'24" AND A RADIUS OF 340.00 FEET A DISTANCE OF 199.73 FEET;

THENCE NORTH 03°16'40" WEST ALONG THE EASTERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 25, RECORDED IN BOOK 103, PAGE 259 OF THE DOUGLAS COUNTY RECORDS A DISTANCE OF 308.64 FEET; THENCE SOUTH 88°55'17" EAST A DISTANCE OF 1478.87 FEET; THENCE SOUTH 00°41'51" EAST ALONG THE EASTERLY LINE OF THE SOUTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 35 A DISTANCE OF 662.86 FEET; THENCE SOUTH 88°50'46" EAST ALONG THE NORTH LINE OF THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 2 A DISTANCE OF 1348.33 FEET TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINS 41.232 ACRES.

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTH ONE-HALF OF SECTION 2, TOWNSHIP 8 SOUTH, RANGE 67 WEST AND THE SOUTH ONE-HALF OF SECTION 35, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 2, WHENCE THE EAST QUARTER CORNER OF SAID SECTION 2 BEARS SOUTH 03°51'27" WEST, SAID LINE FORMING THE BASIS OF BEARINGS FOR THIS DESCRIPTION; THENCE SOUTH 58°09'34" WEST 1158.73 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF SCOTT ROAD, AS RECORDED IN BOOK 643 AT PAGE 234 OF THE RECORDS OF SAID DOUGLAS COUNTY, SAID POINT BEING THE TRUE POINT OF BEGINNING.

THENCE NORTH 89°52'58" WEST 402.73 FEET; THENCE NORTH 45°57'00" WEST 224.35 FEET; THENCE NORTH 63°20'00" WEST 244.70 FEET; THENCE NORTH 82°08'18" WEST 466.26 FEET; THENCE NORTH 68°18'00" WEST 205.00 FEET; THENCE NORTH 42°29'45" WEST 272.74 FEET; THENCE SOUTH 86°24'45" WEST 189.48 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF INTERSTATE 25, AS RECORDED IN BOOK 103 AT PAGE 259 OF THE RECORDS OF SAID DOUGLAS COUNTY; THENCE NORTH 03°16'40" WEST 344.85 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF SCOTT ROAD AND A POINT ON A CURVE, WHENCE THE RADIUS POINT BEARS SOUTH 08°45'10" WEST; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE THE FOLLOWING SEVEN (7) COURSES:

1. THENCE 139.76 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 30°47'52" AND A RADIUS OF 260.00 FEET TO A POINT OF TANGENT;
2. THENCE SOUTH 50°26'58" EAST 558.20 FEET ALONG SAID TANGENT TO A POINT OF CURVE;
3. THENCE 338.80 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 28°58'21" AND A RADIUS OF 670.00 FEET TO A POINT OF TANGENT;
4. THENCE SOUTH 79°25'19" EAST 136.68 FEET ALONG SAID TANGENT TO A POINT OF CURVE;
5. THENCE 231.68 FEET ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 22°29'57" AND A RADIUS OF 590.00 FEET TO A POINT OF TANGENT;
6. THENCE SOUTH 56°55'22" EAST 305.14 FEET ALONG SAID TANGENT TO A POINT OF CURVE;
7. THENCE 385.42 FEET ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 32°57'36" AND A RADIUS OF 670.00 FEET TO THE TRUE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINS 5.636 ACRES.

NOTES

- 1) BOUNDARY CORNERS ARE #5 REBAR WITH PLASTIC CAPS BEARING SURVEYOR'S REGISTRATION NO. 9329 AND ARE INDICATED BY
- 2) DATE OF SURVEY: SEPTEMBER, 1993
- 3) BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN BEARING SOUTH 03°51'27" WEST.
- 4) THERE ARE 78 SINGLE-FAMILY LOTS IN THIS SUBDIVISION.
- 5) TRACTS A, B, G AND H ARE HEREBY DEDICATED TO THE TOWN OF CASTLE ROCK.
- 6) TRACTS C, D, E, F, I, AND J ARE HEREBY DEDICATED AS PUBLIC OPEN SPACE TO THE HOMEOWNERS ASSOCIATION FOR SCOTT II FILING NO. 3 AND SHALL BE USED FOR UTILITIES, DRAINAGE AND OPEN SPACE.
- 7) THE MULTI-FAMILY LOT AND SINGLE FAMILY-LOTS, BLOCKS 1 THROUGH 6, ARE NOT WITHIN A 100-YEAR FLOOD PLAIN, A PORTION OF TRACT H, HANGMANS GULCH, IS WITHIN A 100-YEAR FLOOD PLAIN AS SHOWN HEREON.
- 8) 10 FOOT WIDE UTILITY EASEMENTS ALONG THE REAR LOT LINES AND ALONG LOCAL STREET RIGHT-OF-WAY, AND 3' ALONG EACH SIDE LOT ARE FOR THE EXCLUSIVE USE OF GAS, ELECTRIC, TELEPHONE, CABLE TELEVISION, AND POSTAL FACILITIES. A 5' EASEMENT ALONG SIDE LOTS WILL BE PROVIDED BY SEPARATE DOCUMENT, AS REQUESTED BY IREA, TO PROVIDE FOR PRIMARY LINE AND STREET LIGHT FACILITIES. OTHER UTILITIES SHALL HAVE THE RIGHT TO CROSS AT SUBSTANTIALLY RIGHT ANGLES. CONCRETE DRIVEWAYS AND SIDEWALKS ARE PERMISSIBLE AS LONG AS THEY CROSS AT SUBSTANTIALLY RIGHT ANGLES AND DO NOT EXCEED TWENTY-SIX (26) FEET IN WIDTH.

SURVEYOR'S CERTIFICATE

I, DUYWAYNE M. PHILLIPS, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY DIRECT SUPERVISION AND THE MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THIS PLAT ACCURATELY REPRESENTS SAID SURVEY.

Duwayne M. Phillips
DUWAYNE M. PHILLIPS
PROFESSIONAL LAND SURVEYOR
COLORADO REGISTRATION
9329

7/20/94
DATE

CERTIFICATE OF DEDICATION AND OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, BEING ALL OF THE OWNERS, MORTGAGEES AND LEIHHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COLORADO DESCRIBED ABOVE, HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS, TRACTS, STREETS AND EASEMENTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF SCOTT II, FILING NO. 3. THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF CASTLE ROCK ALL STREETS AS PLATTED, TRACTS A, B, G, AND H AS SHOWN HEREON, AND ALL UTILITY EASEMENTS AS DESCRIBED AND 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, 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 UTILITY EASEMENTS AS DESCRIBED AND SHOWN HEREON.

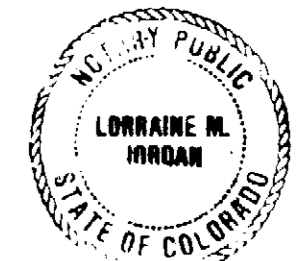
OWNER: ORIOLE INVESTMENTS, INC.
ATTEST: BY: *Patrick S. Vavren*
TITLE: VICE PRES.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20TH DAY OF JULY, 1994.

BY: *Patrick S. Vavren* AS VICE PRESIDENT

WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC *Lorraine M. Jordan*
MY COMMISSION EXPIRES: 05-27-95



TITLE CERTIFICATE

I, *Diane Evans*, AN AUTHORIZED REPRESENTATIVE OF *Low Title Guarantee 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.

SIGNED THIS 21ST DAY OF July, 1994.

Diane Evans
AUTHORIZED REPRESENTATIVE
Low Title Guarantee Company
TITLE INSURANCE COMPANY

PLANNING COMMISSION APPROVAL

THIS PLAT WAS APPROVED BY THE PLANNING COMMISSION OF THE TOWN OF CASTLE ROCK, COLORADO, THIS 9TH DAY OF MAY, A.D., 1994.

ATTEST: *John French for 10/17/94* *Sally Mearns 10/17/94*
CHAIRMAN DATE TOWN CLERK DATE
Tom Alexander

TOWN COUNCIL APPROVAL

THIS PLAT WAS APPROVED BY THE TOWN COUNCIL OF THE TOWN OF CASTLE ROCK, COLORADO, THIS 26TH DAY OF MAY, A.D., 1994.

ATTEST: *Mark C. Sullivan 10/17/94* *Sally Mearns 10/17/94*
MAYOR DATE TOWN CLERK DATE

CLERK AND RECORDER

STATE OF COLORADO
COUNTY OF DOUGLAS

I HEREBY CERTIFY THAT THIS PLAT WAS FILED IN MY OFFICE ON THIS 17TH DAY OF

October, 1994, A.D., AT 15:18 AM (PM) AND WAS RECORDED AT RECEPTION

NUMBER 9453429
Shelley Green
COUNTY CLERK AND RECORDER



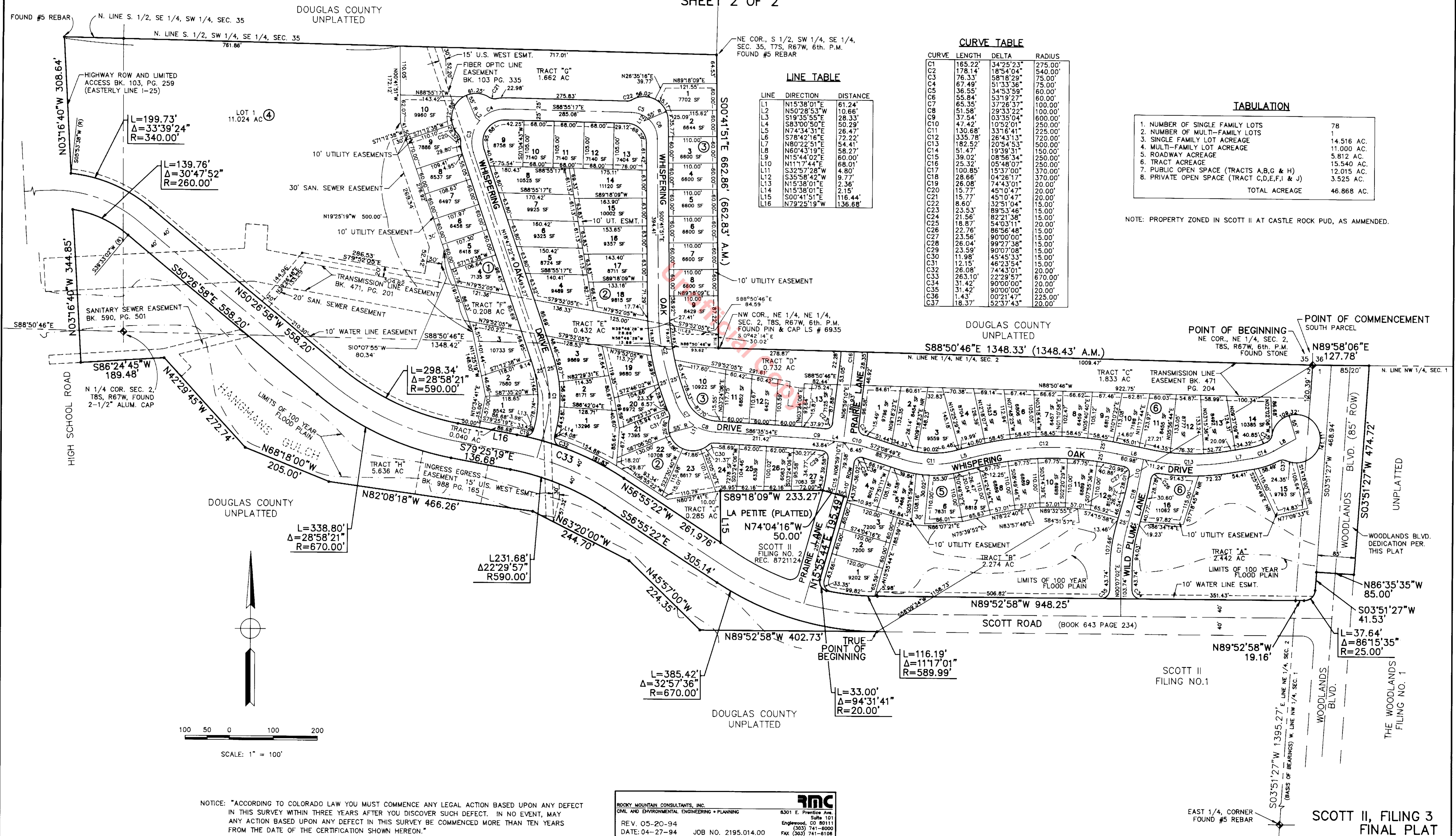
NOTICE: "ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON."

ROCKY MOUNTAIN CONSULTANTS, INC. **RMC**
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
REV. DATE: 07-20-94
DATE: 06-08-94
DATE: 11-08-93 JOB NO. 2195.014.00
8301 E. Prentice Ave Suite 101
Englewood, CO 80111
(303) 741-8000
FAX (303) 741-8108

SCOTT II FILING NO. 3

A PART OF THE NORTH ONE-HALF OF SECTION 2, TOWNSHIP 8 SOUTH,
RANGE 67 WEST, 6th. P.M. AND SOUTH ONE-HALF OF SECTION 35,
TOWNSHIP 7 SOUTH, RANGE 67 WEST, 6th. P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

FINAL PLAT SHEET 2 OF 2



LINE TABLE

LINE	DIRECTION	DISTANCE
L1	N15°38'01"E	61.24'
L2	N50°28'53"W	10.66'
L3	S19°35'55"E	28.33'
L4	S83°00'50"E	50.29'
L5	N74°34'31"E	26.47'
L6	S78°42'16"W	72.22'
L7	N80°22'51"E	54.41'
L8	N60°43'19"E	58.27'
L9	N15°44'02"E	60.00'
L10	N11°17'44"E	68.01'
L11	S32°57'28"W	4.80'
L12	S35°58'42"W	9.77'
L13	N15°38'01"E	2.36'
L14	N15°38'01"E	2.15'
L15	S00°41'51"E	116.44'
L16	N79°25'19"W	136.68'

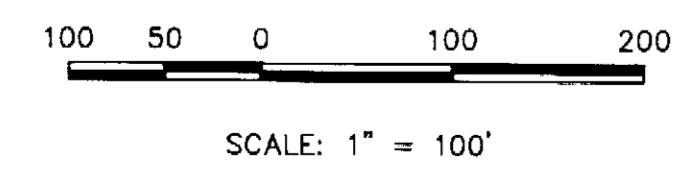
CURVE TABLE

CURVE	LENGTH	DELTA	RADIUS
C1	165.22'	34°25'23"	275.00'
C2	178.14'	18°54'04"	540.00'
C3	76.33'	58°18'29"	75.00'
C4	67.49'	51°33'36"	75.00'
C5	36.55'	34°53'59"	60.00'
C6	55.84'	53°19'27"	60.00'
C7	65.35'	37°26'37"	100.00'
C8	51.58'	29°33'22"	100.00'
C9	37.54'	03°35'04"	600.00'
C10	47.42'	10°52'01"	250.00'
C11	130.68'	33°16'41"	225.00'
C12	335.78'	26°43'13"	720.00'
C13	182.52'	20°54'53"	500.00'
C14	51.47'	19°39'31"	150.00'
C15	39.02'	08°56'34"	250.00'
C16	25.32'	05°48'07"	250.00'
C17	100.85'	15°37'00"	370.00'
C18	28.66'	04°28'17"	370.00'
C19	26.08'	74°43'01"	20.00'
C20	15.77'	45°10'47"	20.00'
C21	15.77'	45°10'47"	20.00'
C22	8.60'	32°51'04"	15.00'
C23	23.53'	89°53'46"	15.00'
C24	21.56'	82°21'38"	15.00'
C25	18.87'	54°03'11"	20.00'
C26	22.76'	86°56'48"	15.00'
C27	23.56'	90°00'00"	15.00'
C28	26.04'	99°27'38"	15.00'
C29	26.08'	90°00'00"	20.00'
C30	11.98'	45°45'33"	15.00'
C31	12.15'	46°23'54"	15.00'
C32	26.08'	74°43'01"	20.00'
C33	263.10'	22°29'50"	670.00'
C34	31.42'	90°00'00"	20.00'
C35	31.42'	90°00'00"	20.00'
C36	1.43'	00°21'47"	225.00'
C37	18.37'	52°37'43"	20.00'

TABULATION

1. NUMBER OF SINGLE FAMILY LOTS	78
2. NUMBER OF MULTI-FAMILY LOTS	1
3. SINGLE FAMILY LOT ACREAGE	14.516 AC.
4. MULTI-FAMILY LOT ACREAGE	11.000 AC.
5. ROADWAY ACREAGE	5.812 AC.
6. TRACT ACREAGE	15.540 AC.
7. PUBLIC OPEN SPACE (TRACTS A,B,G & H)	12.015 AC.
8. PRIVATE OPEN SPACE (TRACT C,D,E,F,I & J)	3.525 AC.
TOTAL ACREAGE	46.868 AC.

NOTE: PROPERTY ZONED IN SCOTT II AT CASTLE ROCK PUD, AS AMENDED.



NOTICE: "ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU 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."

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING + PLANNING
REV. 05-20-94
DATE: 04-27-94
JOB NO. 2195.014.00

RMC
8301 E. Prentiss Ave.
Suite 101
Englewood, CO 80111
(303) 741-6000
FAX (303) 741-6108

SCOTT II, FILING 3
FINAL PLAT