

OFFICIAL RECORDS
DOUGLAS COUNTY CO
CAROLE R. MURRAY
CLERK & RECORDER
RECORDING FEE: \$11.00
2 PGS
2004101164
09/29/2004 03:47 PM



PLAT IDENTIFICATION SHEET

✓ Open Bible Church of the Rock, Inc.

GRANTOR(owner)

✓ Village North 12th Amendment

GRANTEE(name of plat)

Village North

Subdivision/Condo Name

Filing

Phase

Lot

Building

Block

Unit

2,3

8

67

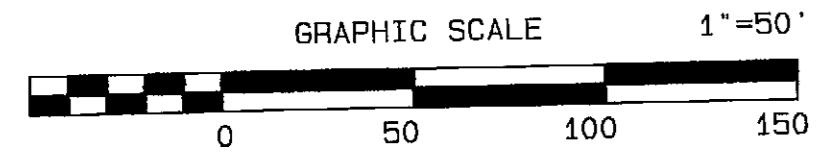
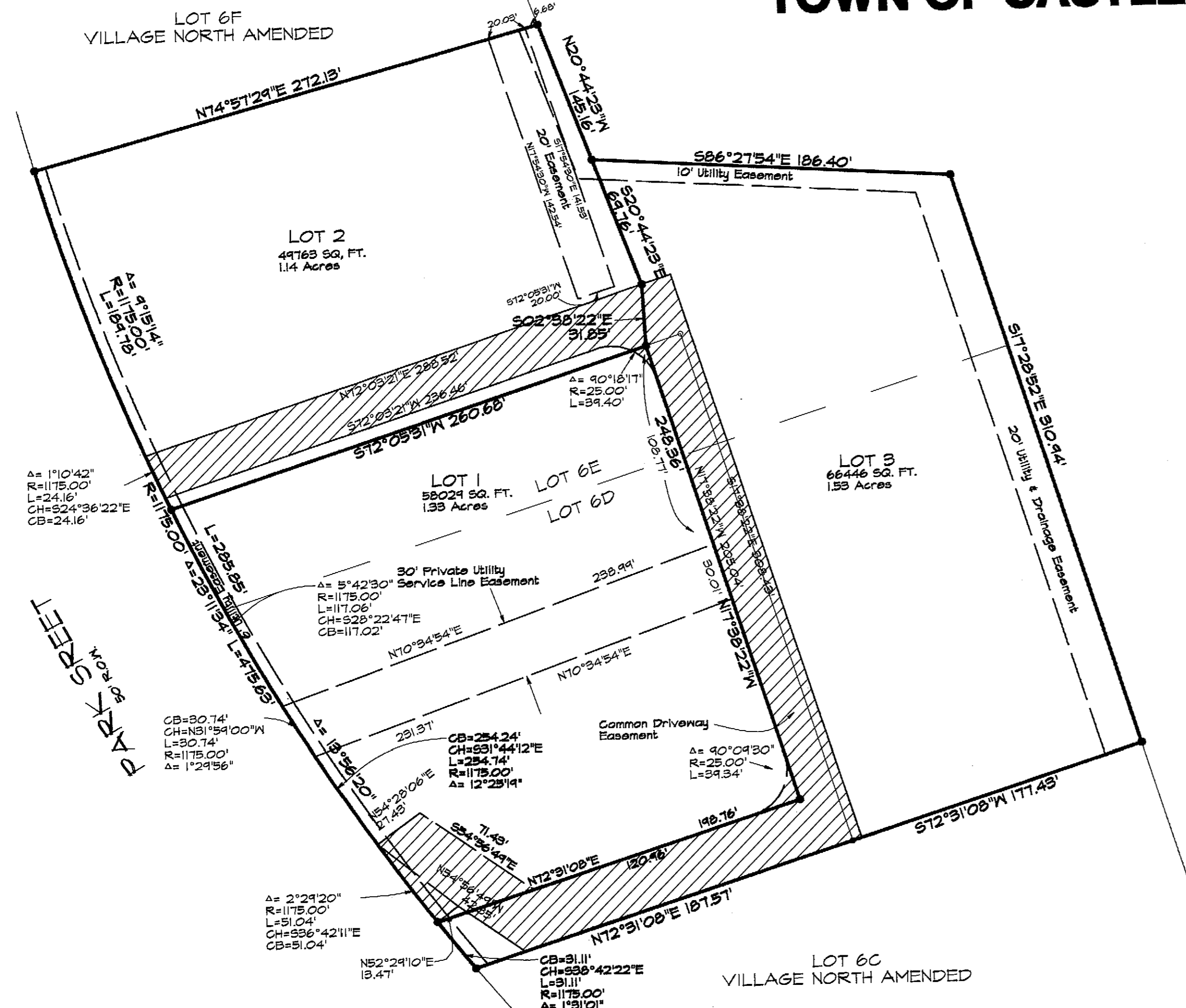
OLD LEGAL(Section)

(Township)

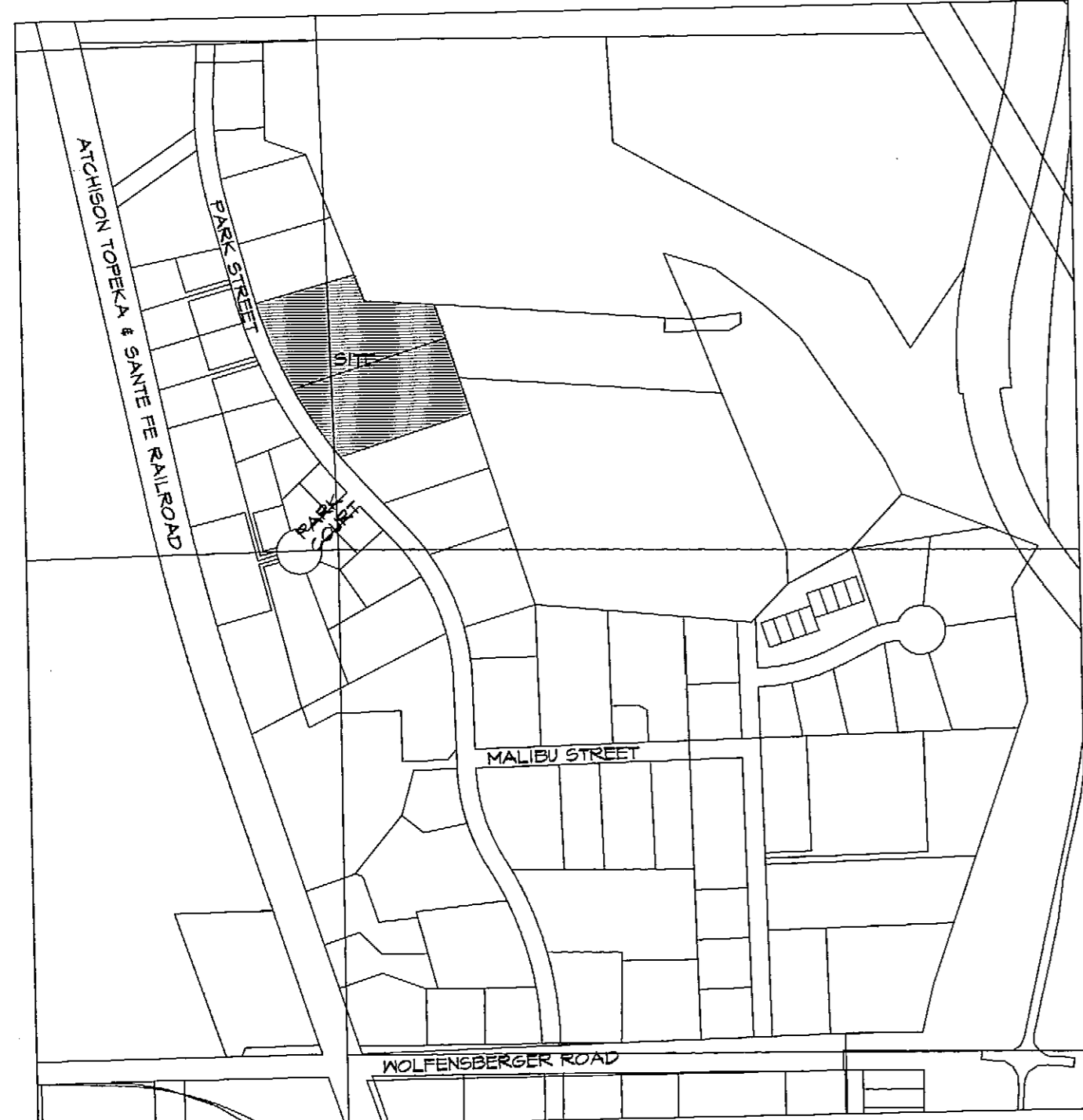
(Range)

VILLAGE NORTH 12TH AMENDMENT

A REPLAT OF LOTS 6D & 6E, VILLAGE NORTH AMENDED IN SECTIONS 2 & 3, T8S, R67W, 6th P.M., TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO



• = Set 5/8" Rubber Nails Plastic Cap Unless Otherwise Noted



- VICINITY MAP -

PROPERTY DESCRIPTION

LOTS 6D AND 6E, VILLAGE NORTH AMENDED, (RECEPTION NO. 254390)
TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO.

TITLE CERTIFICATE

Larry L. Nitsch BEING AN AUTHORIZED REPRESENTATIVE OF Land Title Guarantee Co.

A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO, HAS MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES, AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND DEDICATION.

SIGNED THIS 16th DAY OF September, 2004.

Larry L. Nitsch, Title Officer Land Title Guarantee Company
AUTHORIZED REPRESENTATIVE TITLE INSURANCE COMPANY

SUSAN I. RASMUSSEN
NOTARY PUBLIC
STATE OF COLORADO
My Commission Expires Sept. 1, 2007

STATE OF COLORADO } SS
COUNTY OF DOUGLAS }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 16th DAY OF September, 2004, BY Larry Nitsch AS Title Officer OF Land Title Guarantee Co.

WITNESS MY HAND AND OFFICIAL SEAL THIS 16th DAY OF September, 2004
MY COMMISSION EXPIRES 9-1-2007 Susan I. Rasmussen
NOTARY PUBLIC

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: TOWN OF CASTLE ROCK
Shelly A. Miller Mark Stevens
TOWN CLERK TOWN MANAGER

STATEMENT OF DIRECTOR OF DEVELOPMENT SERVICES

THIS PLAT WAS APPROVED BY THE DIRECTOR OF PLANNING AND DEVELOPMENT OF THE TOWN OF CASTLE ROCK, COLORADO THE 23 DAY OF September, A.D., 2004.

ATTEST: Chris Stein 9.24.04
DIRECTOR OF DEVELOPMENT SERVICES DATE

NOTE

THE PRIVATE UTILITY SERVICE LINE EASEMENT LOCATED IN LOT 1 MAY BE RELOCATED IN ACCORDANCE TO THE "AMENDED AND RESTAKED EASEMENT FOR ACCESS AND UTILITIES" RECORDED BY SEPARATE INSTRUMENT.

SUBJECT PROPERTY DOES NOT LIE WITHIN ANY DESIGNATED 100 YEAR FLOOD PLAIN PER FIRM MAP NO. 080049 0188C DATED SEPTEMBER 30, 1987.

LOT 1 - 1.33 ACRES
LOT 2 - 1.14 ACRES
LOT 3 - 1.53 ACRES
TOTAL ACREAGE - 4.00 ACRES

NORTH BUILDING USAGE - PRESENTLY LIGHT INDUSTRIAL ALLOWED; CHURCH AT TIME OF REPLAT
EAST BUILDING USAGE - OFFICE BUILDING

PARKING
CHURCH-B (+21 IN BACK AND NOT IN USE) REGULAR SPACES 2 HANDICAP SPACES+225 SPACES ON LOT 1.
OFFICE BUILDING-16 SPACES PARKING IN FRONT OF BUILDING

CERTIFICATE OF DEDICATION AND OWNERSHIP

THE UNDERSIGNED, BEING ALL OF THE OWNERS, MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO, AS DESCRIBED HEREIN, HAVE LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS AND EASEMENTS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF VILLAGE NORTH 12TH AMENDMENT. THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF CASTLE ROCK FOR PURPOSES OF OWNERSHIP AND MAINTENANCE ALL STREETS AS PLATTED AND 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 THESE UTILITY EASEMENTS AS DESCRIBED AND IDENTIFIED FOR SPECIFIC USES HEREON.

EXECUTED THIS 3rd DAY OF August, 2004.

OWNERS

OPEN BIBLE CHURCH OF THE ROCK, INC.
1538 PARK STREET
CASTLE ROCK, CO 80104
J.P. [Signature] AS President OF
OPEN BIBLE CHURCH OF THE ROCK, INC.

DORREN FAMILY, LLC
6130 WEST FLAMINGO ROAD NO. 127
LAS VEGAS, NV 89103
Harvey B. Dorren AS MEMBER/MANAGER OF
DORREN FAMILY, LLC

NOTARY CERTIFICATES

STATE OF COLORADO } SS
COUNTY OF DOUGLAS }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 3rd DAY OF August, 2004, BY J.P. [Signature] AS President OF OPEN BIBLE CHURCH OF THE ROCK, INC.
WITNESS MY HAND AND OFFICIAL SEAL THIS 3rd DAY OF August, 2004
MY COMMISSION EXPIRES 3/15/2005 Brenda J. [Signature]
NOTARY PUBLIC

NOTARY CERTIFICATES

STATE OF NEVADA } SS
COUNTY OF CLARK }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF August, 2004, BY Harvey B. Dorren AS MEMBER/MANAGER OF DORREN FAMILY, LLC
WITNESS MY HAND AND OFFICIAL SEAL THIS 21st DAY OF August, 2004
MY COMMISSION EXPIRES 1/20/2007 Darryl McCullough
NOTARY PUBLIC

DARRYL McCULLOUGH
Notary Public - State of Nevada
County of Clark
My Appointment Expires January 20, 2007

SURVEYOR'S CERTIFICATE

I DAVID E ARCHER, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE ON FEBRUARY 6, 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.

David E. Archer 7-26-04
REGISTERED PROFESSIONAL LAND SURVEYOR DATE

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO } SS
COUNTY OF DOUGLAS }

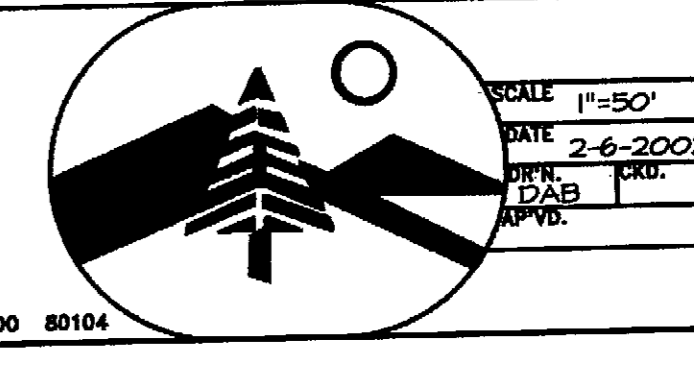
THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 3:41 P.M. ON THE DAY OF Sept 29th, 2004.
RECEPTION NO. 200410164

DOUGLAS COUNTY CLERK AND RECORDER
BY: Tulayre [Signature]
Deputy

DOUGLAS COUNTY, COLORADO
SEAL
EST. 1874

REVISIONS
8-10-04
8-18-04

DAVID E. ARCHER & ASSOCIATES, INC.
LAND DEVELOPMENT CONSULTING SURVEYING & ENGINEERING
PHONE (303) 688-4642
105 WILCOX ST. CASTLE ROCK, COLORADO 80104



REPLAT	
LOTS 6D & 6E, VILLAGE NORTH AMENDED TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO.	
CLIENT	STUTZ-MILLER URTZ
JOB NUMBER	01-1148
Sheet	1 of 1

BASIS OF BEARINGS:
Bearings are based on the consideration that the North Line of Lot B bears N74°51'24"E between the recovered monuments identified hereon.

*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.