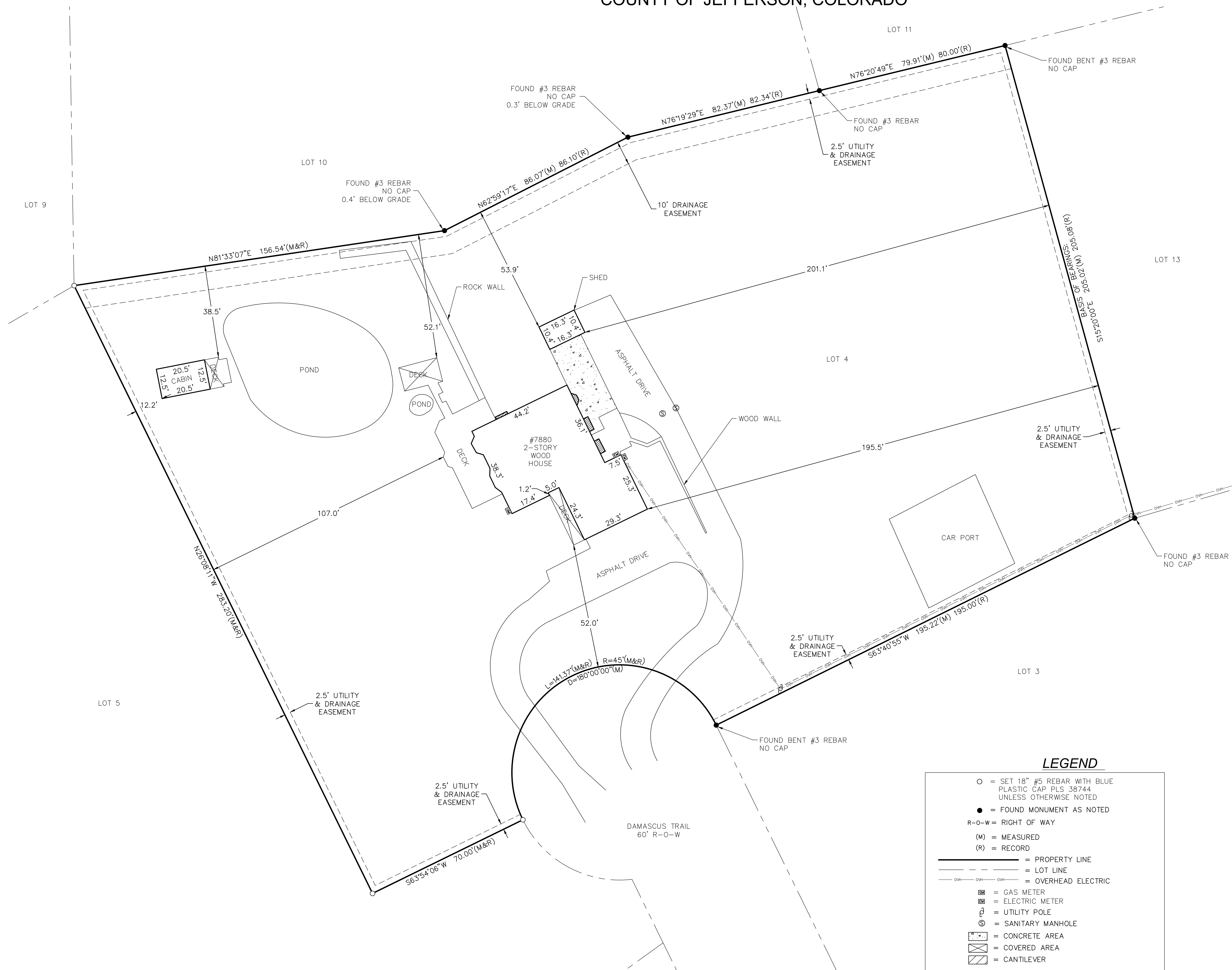
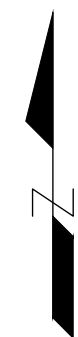
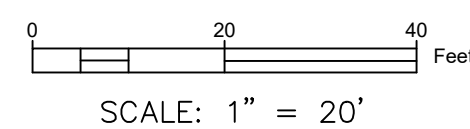


IMPROVEMENT SURVEY PLAT

PARCEL LOCATED WITHIN THE EAST HALF
SECTION 34, TOWNSHIP 5 SOUTH, RANGE 71 WEST, 6TH P.M.,
COUNTY OF JEFFERSON, COLORADO



LEGAL DESCRIPTION (RECORD)

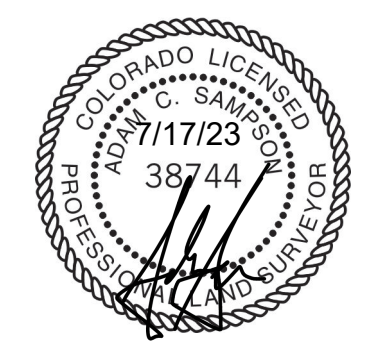
LOT 4, EVERGREEN MEADOWS UNIT 4, COUNTY OF JEFFERSON, STATE OF COLORADO.

GENERAL NOTES

- 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.
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACTS ANY PUBLIC LAND SURVEY MONUMENT OR ACCESSORY COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, C.R.S.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY COLORADO ILC TO DETERMINE OWNERSHIP, EASEMENTS OR OTHER MATTERS OF PUBLIC RECORD. INFORMATION CONTAINED HEREON IS BASED ON THE OBSERVATIONS ON SITE AT TIME OF FIELD VISIT, THE RECORDED SUBDIVISION PLAT OF RECORD, OR OTHER RECORDED SURVEY OR DOCUMENT FURNISHED BY THE PERSON, CORPORATION, BUSINESS, TITLE COMPANY OR OTHER ENTITY NAMED HEREON, UNLESS OTHERWISE NOTED.
- ALL DISTANCES ARE GROUND MEASUREMENTS IN U.S. SURVEY FEET AND DECIMALS THEREOF, DEFINED AS EXACTLY 1200/3937 METERS.
- NO GUARANTEE AS TO THE ACCURACY OF THE INFORMATION CONTAINED ON THE ATTACHED MAP IS EITHER STATED OR IMPLIED UNLESS THIS COPY BEARS AN ORIGINAL SIGNATURE OF THE REGISTERED LAND SURVEYOR NAMED HEREON.
- BASIS OF BEARINGS: BEARINGS ARE BASED ON THE LINE MEASURED BETWEEN TWO FOUND MONUMENTS ON THE EAST LINE OF LOT 4, EVERGREEN MEADOWS UNIT 4 AS SHOWN HEREON, BEARING S15°20'00"E WITH ALL BEARINGS BEING RELATIVE THERETO.
- UTILITIES SHOWN ARE BASED ON FIELD EVIDENCE AT THE TIME OF FIELD WORK ALL BURIED UTILITIES MUST BE FIELD LOCATED PRIOR TO ANY EXCAVATION BY CONTACTING THE UTILITY NOTIFICATION CENTER OF COLORADO BY CALLING 1-800-922-1987.

SURVEYOR'S CERTIFICATE

I, ADAM C. SAMPSON, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED UNDER MY RESPONSIBLE CHARGE AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



ADAM C. SAMPSON, P.L.S. 38744
COLORADO PROFESSIONAL LAND SURVEYOR

LEGEND

- = SET 18" #5 REBAR WITH BLUE PLASTIC CAP PLS 38744 UNLESS OTHERWISE NOTED
- = FOUND MONUMENT AS NOTED
- R-O-W = RIGHT OF WAY
- (M) = MEASURED
- (R) = RECORD
- = PROPERTY LINE
- - - = LOT LINE
- = OVERHEAD ELECTRIC
- ⊠ = GAS METER
- ⊞ = ELECTRIC METER
- ⊕ = UTILITY POLE
- ⊙ = SANITARY MANHOLE
- ▣ = CONCRETE AREA
- ▤ = COVERED AREA
- ▥ = CANTILEVER

SITE ADDRESS: 7880 DAMASCUS TRAIL, EVERGREEN, CO 80439	
PREPARED FOR: WILLIAM MAJOR	
JOB NUMBER 23-6-578	
DATE 7/12/23	
NO.	
REVISION	
3000 LAWRENCE ST. STE.111 DENVER, CO 80205 303-668-7540	DRAWN BY: J.RICH CHECKED BY: AS