

ASPEN CREEK FILING NO. 3 REPLAT C

A MINOR SUBDIVISION OF LOTS 28 AND 29 BLOCK 2 OF ASPEN CREEK FILING NO. 3
LOCATED IN THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 1 SOUTH, RANGE 69 WEST
OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO

NOTES:

1. THERE IS ONE LOT WITHIN ASPEN CREEK FILING NO. 3 REPLAT C.
2. 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.
3. BASIS OF BEARINGS: BEARINGS ARE BASED ON THE LINE BETWEEN BROOMFIELD CONTROL POINT "GPS NO. 3" AND NGS MONUMENT "V411", SAID TO BEAR S14°07'11"E (STATE PLANE NORTH ZONE - NAD 83/92 GRID). EACH END OF SAID LINE IS MONUMENTED AS SHOWN HEREON.
4. LATITUDE/LONGITUDE AND COLORADO STATE PLANE - NORTH ZONE (0501) COORDINATES SHOWN HEREON ARE BASED UPON THE NAD 83/92 HIGH ACCURACY REFERENCE NETWORK (HARN). MODIFIED (GROUND) DISTANCES MAY BE PROJECTED TO STATE PLANE GRID DISTANCES USING A COMBINED FACTOR OF 0.999714549. THE COLORADO COORDINATE SYSTEM HEREON SHOWN IS DEFINED AS C2 ORDER, CLASS 1, 1:50000 AS DESCRIBED IN THE "GEOMETRIC GEODETIC ACCURACY STANDARDS AND SPECIFICATIONS FOR USING GPS RELATIVE POSITIONING TECHNIQUES AND/OR STANDARDS AND SPECIFICATIONS FOR GEODETIC CONTROL NETWORKS" BY THE FEDERAL GEODETIC CONTROL COMMITTEE.
5. THE CLOSURE ERROR FOR THE PLATTED AREA IS LESS THAN 1 PART IN 10,000.
6. EASEMENTS IDENTIFIED AS EXISTING WERE CREATED BY THE PLAT OF ASPEN CREEK FILING NO. 3, RECORDED AT RECEPTION NO. 1926269.

LEGAL DESCRIPTION:

KNOWN ALL MEN BY THESE PRESENTS:
THAT THE UNDERSIGNED, JAMES T. SUMERFIELD AND LISA E. SUMERFIELD, BEING THE OWNERS OF PARCELS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
LOTS 28 AND 29 BLOCK 2 OF ASPEN CREEK FILING NO. 3, RECORDED APRIL 9TH, 1999 IN FILE P-47, F-4, 5, 6 AND 7, RECEPTION NO. 1926269, CONTAINING 19,116 SQUARE FEET OR 0.439 ACRES, MORE OR LESS.
HAVE LAID OUT, PLATTED AND RESUBDIVIDED THE ABOVE DESCRIBED LAND, UNDER THE NAME AND STYLE OF "ASPEN CREEK FILING NO. 3 REPLAT C"; AND BY THESE PRESENTS GRANT TO THE CITY AND COUNTY OF BROOMFIELD ALL EASEMENTS AS SHOWN AND NOTED ON THE PLAT FOR PUBLIC AND MUNICIPAL USES AND FOR USE BY FRANCHISEES OF THE CITY AND COUNTY OF BROOMFIELD AND FOR USE BY PUBLIC AND PRIVATE UTILITIES.
IN WITNESS WHEREOF, JAMES T. SUMERFIELD AND LISA E. SUMERFIELD HAVE CAUSED ITS NAME TO BE HEREUNTO SUBSCRIBED THIS 21st DAY OF JANUARY, A.D. 2005.

OWNERS:

James T. Sumerfield
JAMES T. SUMERFIELD
Lisa E. Sumerfield
LISA E. SUMERFIELD

NOTARY CERTIFICATE

STATE OF COLORADO } SS
COUNTY OF BROOMFIELD }
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF JANUARY, 2005 BY JAMES T. SUMERFIELD AND LISA E. SUMERFIELD
WITNESS MY HAND AND SEAL MY COMMISSION EXPIRES: FEB. 4, 2006
NOTARY PUBLIC Ruthie C. Sabor

NOTARY CERTIFICATE

STATE OF COLORADO } SS
COUNTY OF BROOMFIELD }
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF JANUARY, 2005 BY JAMES T. SUMERFIELD AND LISA E. SUMERFIELD
WITNESS MY HAND AND SEAL MY COMMISSION EXPIRES: FEB. 4, 2006
NOTARY PUBLIC Ruthie C. Sabor

SURVEYOR'S CERTIFICATE:

I CERTIFY THAT THIS PLAT ACCURATELY REPRESENTS THE RESULTS OF A SURVEY MADE UNDER MY DIRECT SUPERVISION AND COMPLETED ACCORDING TO APPLICABLE STATE OF COLORADO REQUIREMENTS.

Jon S. McDaniel
JON S. McDANIEL
FOR AND ON BEHALF OF
EMK CONSULTANTS, INC.
COLORADO REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 12405

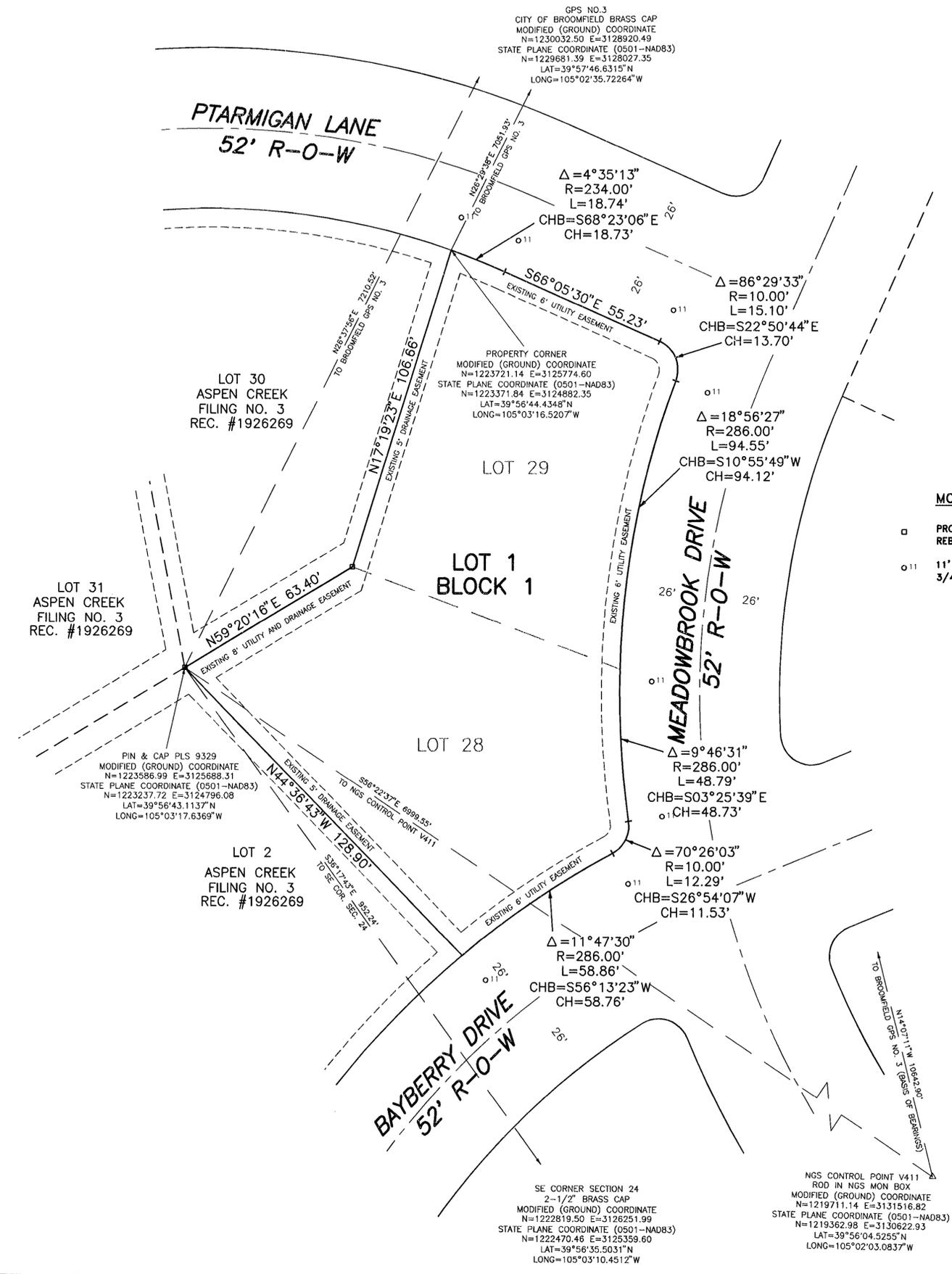
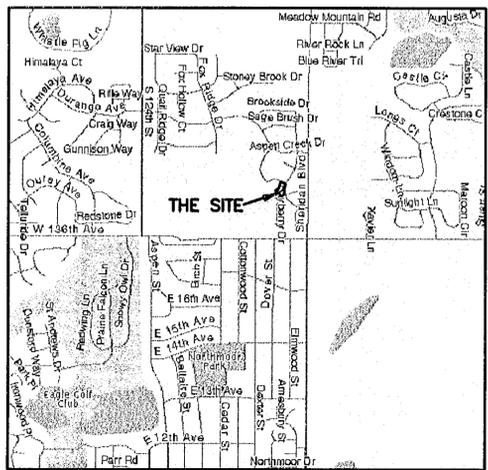
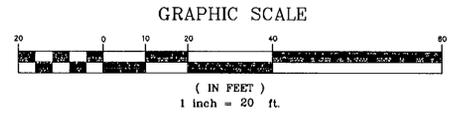
APPROVALS:

THIS MINOR SUBDIVISION PLAT IS APPROVED AND ACCEPTED BY THE CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO ON THIS 13th DAY OF Jan, 2005

L. Sabor
DIRECTOR OF COMMUNITY DEVELOPMENT
George D. Ciano
CITY AND COUNTY MANAGER

MONUMENT LEGEND

- PROPERTY CORNER - FOUND NO. 5 REBAR WITH CAP, PLS 9329
- 11' OFFSET TO PROP COR - FOUND 3/4" BRASS WASHER PLS 9329



EMK CONSULTANTS, INC.
ENGINEERS · SURVEYORS
7006 SOUTH ALTON WAY, BUILDING F
CENTENNIAL, COLORADO 80112-2004
(303) 694-1520

ASPEN CREEK FILING No. 3 - REPLAT "A"

A MINOR SUBDIVISION PLAT OF LOTS 32, 33, 34 AND 35, BLOCK 2, ASPEN CREEK FILING No. 3
BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 1 SOUTH
RANGE 69 WEST OF THE SIXTH P.M., CITY OF AND COUNTY OF BROOMFIELD, STATE OF COLORADO

Sheet 1 of 1

Reception # 2003005069
City and County Broomfield
3/17/03

LEGAL DESCRIPTION & DEDICATION

BY THESE PRESENTS, THE UNDERSIGNED, BEING THE OWNERS OF:

LOTS 32, 33, 34 AND 35, BLOCK 2, ASPEN CREEK FILING No. 3, TOGETHER WITH THAT PORTION OF VACATED PTARMIGAN LANE DESCRIBED AT RECEPTION No. 2197250 IN THE RECORDS OF THE OFFICE OF THE BOULDER COUNTY CLERK AND RECORDER, CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO,
CONTAINING 1.027 ACRES OR 52,574 SQUARE FEET, MORE OR LESS.

HAVE LAID OUT, PLATTED AND SUBDIVIDED THE ABOVE DESCRIBED LAND, UNDER THE NAME AND STYLE OF 'ASPEN CREEK FILING No. 3 - REPLAT A' AND BY THESE PRESENTS GRANTS TO THE CITY OF BROOMFIELD ALL EASEMENTS AS SHOWN ON THE PLAT FOR PUBLIC AND MUNICIPAL USES AND FOR USE BY FRANCHISEES OF THE CITY AND FOR USE BY PUBLIC AND PRIVATE UTILITIES.

OWNERS:

SHAHROKH SHARAREH AND TERMEH SHARAHEH

By: *Shahrokh Sharareh*
SHAHROKH SHARAREH

By: *Termeh Sharareh*
TERMEH SHARAHEH

the CITY AND COUNTY OF BROOMFIELD, a Colorado Municipal Corporation and County.

By: *George Di Ciccio*

NOTARY CERTIFICATE

STATE OF COLORADO
COUNTY OF Broomfield ss.

SUBSCRIBED and sworn to before me this 27th day of February, 2003 by Shahrokh Sharareh and Termeh Sharareh.

WITNESS my hand and official seal.

My commission expires 5-11-2003.

Notary Public *Vincent E. Kiser*

NOTARY CERTIFICATE

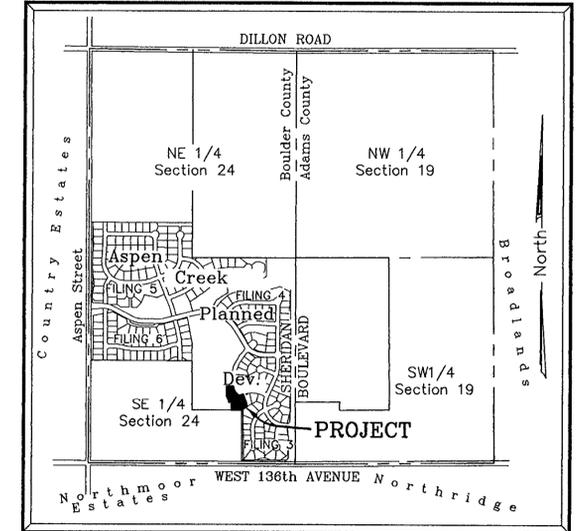
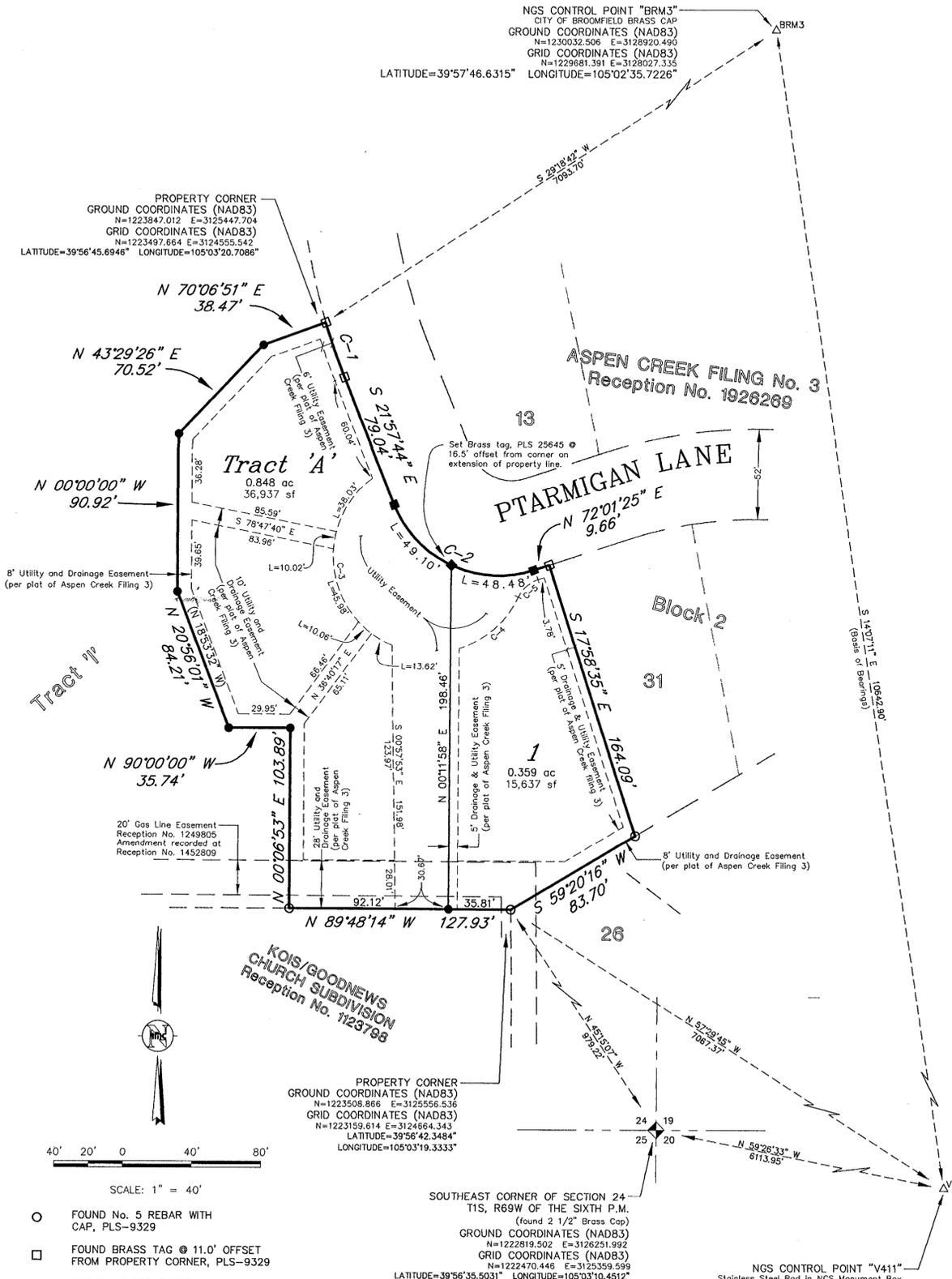
STATE OF COLORADO
COUNTY OF Broomfield ss.

SUBSCRIBED and sworn to before me this 12th day of March, 2003 by George Di Ciccio as Manager of the City and County of Broomfield, a Colorado Municipal Corporation and County.

WITNESS my hand and official seal.

My commission expires 10/12/2005.

Notary Public *Caroline Kowis*



GENERAL NOTES:

- THERE IS 1 LOT WITHIN ASPEN CREEK FILING No. 8.
- LOTS 33, 34 AND 35, BLOCK 2, ASPEN CREEK FILING No. 3 ARE HEREBY REDEFINED AS TRACT 'A'.
- ALL LANDS PLATTED HEREBY ARE SUBJECT TO A BLANKET EASEMENT FOR EMERGENCY ACCESS PURPOSES.
- THE BEARINGS AS SHOWN HEREON ARE BASED UPON THE CONSIDERATION THAT THE LINE BETWEEN NGS CONTROL POINT "BRM3" AND NGS CONTROL POINT "V411" BEARS SOUTH 14°07'11" EAST (GRID). SAID LINE IS MONUMENTED AS SHOWN HEREON.
- THE COMBINED SCALE FOR THIS PLAT IS 0.999714549. THIS FACTOR IS TO BE APPLIED TO ANY COORDINATE OR DISTANCE VALUES IN ORDER TO REDUCE SAID VALUES TO STATE PLANE VALUES.
- THE COLORADO COORDINATE SYSTEM SHOWN HEREON IS DEFINED AS ORDER C2-1, 1:50,000 AS DESCRIBED IN THE "GEODETIC ACCURACY STANDARDS AND SPECIFICATIONS FOR USING GPS RELATIVE POSITIONING TECHNIQUES" BY THE FEDERAL GEODETIC CONTROL COMMITTEE.
- 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 AFTER THE DATE OF THE CERTIFICATION SHOWN HEREON.

SURVEYORS CERTIFICATE

I, JOHN R. WEST, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THERE ARE NO ROADS, PIPE LINES, IRRIGATION DITCHES, OR OTHER EASEMENTS OF RECORD, OR OTHER OWNERSHIPS IN EVIDENCE, OR KNOWN BY ME TO EXIST ON OR ACROSS THE HERE BEFORE DESCRIBED LAND EXCEPT AS SHOWN ON THIS PLAT OF ASPEN CREEK FILING No. 3 - REPLAT 'A'; THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE DURING THE MONTH OF MAY, 2002 BY ME OR UNDER MY DIRECT SUPERVISION; THAT ALL MONUMENTS EXIST AS SHOWN HEREON; THAT MATHEMATICAL CLOSURE ERRORS ARE LESS THAN 0.01 FEET, AND THAT SAID PLAT HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF COLORADO DEALING WITH SUBDIVISION AND/OR SURVEYING OF LAND AND ALL PROVISIONS, WITHIN MY CONTROL, OF THE BROOMFIELD SUBDIVISION REGULATIONS.

I ATTEST THE ABOVE ON THIS 28th DAY OF January, 2003.

John R. West
JOHN R. WEST
FOR AND ON BEHALF OF
ROCKY MOUNTAIN CONSULTANTS, INC.

APPROVALS:

THIS MINOR SUBDIVISION PLAT IS APPROVED AND ACCEPTED BY THE CITY AND COUNTY OF BROOMFIELD, COLORADO, ON THIS 11th DAY OF March, 2003.

James C. Black
DIRECTOR OF COMMUNITY DEVELOPMENT

George Di Ciccio
CITY AND COUNTY
MANAGER

Curve Information

NUMBER	CENTRAL ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD DISTANCE
C-1	05°09'59"	371.00	33.45	S 19°22'44" E	33.44
C-2	86°00'51"	65.00	97.58	S 64°58'09" E	88.67
C-3	120°26'02"	56.00	117.71	S 06°58'50" E	97.21
C-4	47°24'43"	56.00	46.34	N 48°34'24" E	45.03
C-5	47°09'23"	19.00	15.64	N 48°26'44" E	15.20

ROCKY MOUNTAIN CONSULTANTS, INC.
CIVIL AND ENVIRONMENTAL ENGINEERING • PLANNING
8301 E. Prentice Ave., Suite 101
Englewood, CO 80111
(303) 741-8000
FAX (303) 778-5648

Date: 01/27/2003 Job No. 11-0331.202.00
DRAWING NAME: S:\0331.202.00\DWG\PLAT\033120200PLT.DWG DRAWN BY: PCOH