A RESUBDIVISION OF LOTS, 14, 15A AND 15B, BROOMFIELD TOWN CENTRE SITUATED IN THE SE 1/4 OF SECTION 36, T.1S., R.69W., OF THE 6TH P.M. CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO SHEET 1 OF 2

LEGAL DESCRIPTION AND DEDICATION:

THE UNDERSIGNED, BEING THE OWNERS OF CERTAIN LANDS IN BOULDER COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 36, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN. CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 14, 15A AND 15B, BROOMFIELD TOWN CENTRE AS RECORDED JANUARY 8, 1998 AT RECEPTION NO. 1766317, BOULDER COUNTY, COLORADO RECORDS SITUATE IN THE SE 1/4 OF SECTION 36, T.IS., R.69W., OF THE 6TH P.M., CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SE 1/4 OF SAID SECTION 36; THENCE N72'36'47"E A DISTANCE OF 1157.04 FEET TO THE SOUTHWEST CORNER OF SAID LOT 15A; THENCE NO0'05'21"W, ALONG THE WEST LINE OF SAID LOT 15A A DISTANCE OF 824.51 FEET TO THE NORTHWEST CORNER OF SAID LOT 15A; THENCE N89'53'26"E, ALONG THE NORTH LINE OF SAID LOT 15A AND ALONG THE NORTH LINE OF SAID LOT 15B, A DISTANCE OF 1426.62 FEET TO THE NORTHEAST CORNER OF SAID LOT 15B; THENCE S00°20'41"E, ALONG THE EAST LINE OF SAID LOT 15B, A DISTANCE OF 128.68 FEET; THENCE S03'43'53"E, CONTINUING ALONG SAID EAST LINE, A DISTANCE OF 338.54 FEET; THENCE S07'42'28"E, CONTINUING ALONG SAID EAST LINE, A DISTANCE OF 14.14 FEET TO THE SOUTHEAST CORNER OF SAID LOT 15B; THENCE ALONG THE SOUTHERLY LINE OF SAID LOT 15B THE FOLLOWING SIXTEEN (16) COURSES: (1) S86'29'19"W A DISTANCE OF 42.26 FEET; (2) THENCE N89°24'50"W A DISTANCE OF 68.56 FEET TO A POINT OF CURVE; (3) THENCE ALONG THE ARC OF A CURVE TO THE LEFT WHOSE CHORD BEARS \$54°12'57"W A DISTANCE OF 146.88 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 54'38'37", A RADIUS OF 160.00 FEET AND AN ARC LENGTH OF 152.59 FEET, TO A POINT OF TANGENT, (4) THENCE \$26.53.38.W, ALONG SAID TANGENT, A DISTANCE OF 221.40 FEET TO A POINT OF CURVE; (5) THENCE ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CHORD BEARS \$58.24.09"W A DISTANCE OF 198.60 FEET. SAID CURVE HAVING A CENTRAL ANGLE OF 63'01'01", A RADIUS OF 190.00 FEET AND AN ARC LENGTH OF 208.97 FEET, TO A POINT OF TANGENT: (6) THENCE S89°54'39"W, ALONG SAID TANGENT, A DISTANCE OF 101.64 FEET, TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF EAST FIRST AVENUE; (7) THENCE NO0'05'21"W, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 37.00 FEET; (8) THENCE N89'54'39"E A DISTANCE OF 101.64 FEET TO A POINT OF CURVE; (9) THENCE ALONG THE ARC OF A CURVE TO THE LEFT WHOSE CHORD BEARS N58'24'09"E A DISTANCE OF 159.92 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 63'01'01", A RADIUS OF 153.00 FEET AND AN ARC LENGTH OF 168.28 FEET, TO A POINT OF TANGENT; (10) THENCE N26'53'38"E, ALONG SAID TANGENT, A DISTANCE OF 48.52
FEET; (11) THENCE N00'05'21"W A DISTANCE OF 43.18 FEET; (12) THENCE S89'54'39"W A DISTANCE OF 260.00 FEET; (13) THENCE S00'05'21"E A DISTANCE OF 160.00 FEET, TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST FIRST AVENUE; (14) THENCE S89'54'39"W, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 30.00 FEET; (15) THENCE NO0.05'21"W A DISTANCE OF 160.00 FEET AND (16) THENCE S89'54'39"W, A DISTANCE OF 165.03 FEET TO THE NORTHEAST CORNER OF SAID LOT 14; THENCE S00'05'21"E, ALONG THE EAST LINE OF SAID LOT 14 A DISTANCE OF 160.00 FEET, TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SAID EAST FIRST AVENUE; THENCE \$89'54'39"W ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 586.46 FEET; THENCE S87'24'21"W, CONTINUING ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 67.71 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 1,037,122 SQUARE FEET

HAVE LAID OUT, PLATTED AND SUBDIVIDED THE ABOVE DESCRIBED LAND UNDER THE NAME AND STYLE OF BROOMFIELD TOWN CENTRE REPLAT E

OWNER AND SUBDIVIDER:

BROOMFIELD TOWN CENTRE, LLC A COLORADO LIMITED LIABILITY COMPANY

EXECUTED THIS 24 BAY OF MENT Style A. Cin Ci President, NV Commercial Incorported, Managar Marsh 24,2000

ACKNOWLEDGMENT:

STATE OF COLORADO COUNTY OF ARAPAHOE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24th DAY OF MARCH , 2000, BY STEPHEN M. (, 2000, BY STEPHEN M. CUMBIE

WITNESS MY HAND AND OFFICIAL SEAL

BTC RETAIL DEVELOPERS LLC, A COLORADO LIMITED LIABILITY COMPANY EXECUTED THIS 24 DAY OF March

President, Hy Commorail Ficosposites, Monegar DATE 24, 2000

ACKNOWLEDGMENT:

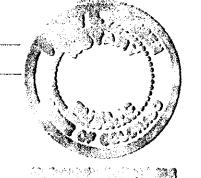
STATE OF COLORADO

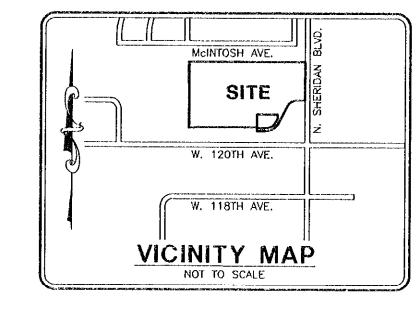
COUNTY OF ARAPAHOE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

24 H DAY OF MAKCH , 2000, BY STEPHEN M. CUMBIE

PEGGY S. FRIESEN 5350 DTC PKWY ENGLEWOOD 1 CO 80111





LOT	SUMMARY		TABLE
LOT		SQUARE FEET	ACRES
15A		447,184	10.2659
15B		498,450	11.4428
15C		55,313	1.2698
14		36,175	0.8304
TOTAL		1,037,122	23.8090

NOTES:

BEARINGS USED ON THIS SURVEY ARE BASED ON THE ASSUMPTION THAT THE SOUTH LINE OF THE SE 1/4 OF SECTION 36, T.1S., R.69W., OF THE 6TH P.M. BEARS N89'54'39"E BOUNDED AND REFERENCED BY THE MONUMENTS SHOWN HEREON.

THE COLORADO COORDINATE SYSTEM HEREON SHOWN IS DEFINED AS ORDER C 2-1, 1:50,000 AS DESCRIBED IN THE "GEOMETRIC GEODETIC ACCURACY STANDARDS AND SPECIFICATIONS FOR USING GPS RELATIVE POSITIONING TECHNIQUES" BY THE FEDERAL GEODETIC CONTROL COMMITTEE. THE GPS INFORMATION SHOWN HEREON IS BASED UPON THE CITY OF BROOMFIELD GPS DATUM, JUNE 1995. AN AVERAGE COMBINATIONS FACTOR OF 0.999714549 WAS CALCULATED FROM MONUMENTS GPS #1 AND Y411 AND WAS UTILIZED TO CONVERT CITY OF BROOMFIELD GROUND COORDINATES TO THE GRID COORDINATES SHOWN HEREON.

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 DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY OR ACCESSORY COMMITS A CLASS TWO(2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, OF THE COLORÀDO REVISED STATUTE.

CERTIFICATION BY SURVEYOR;

, BRETT L. MILLER, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE FIELD SURVEY HAS BEEN MADE AND TO THE BEST OF MY PROFESSIONAL KNOWLEDGE. BELIEF AND OPINION THIS IS A TRUE AND ACCURATE PLAT OF THAT SURVEY PREPARED UNDER MY SUPERVISION AND IN CONFORMANCE WITH COLORADO STATE LAW THIS 22ND DAY OF NOVEMBER, 1999, OF THE ABOVE DESCRIBED

COLORADO REGISTRATION NO. 27609

PREPARED BY:

Engineering Service Company 1300 South Potomac Street, Suite 126 Aurora, Colorado 80012 Phone: (303) 337—1393 Fax: (303) 337—7481 engineers-surveyors

DRAWER NO.: E-487 ~ DATE OF LAST REVISION: 03/23/2000

LIEN HOLDER: US BANK NATIONAL ASSOCIATION BY: Lisa C. Mirias TITLE: OFFICER PRINT NAME: LIST C. MEIRELS DATE: March 29, 2000 **NOTARIAL:** STATE OF COLORADO county of Denver ss THE FORECOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
THIS 79 DAY OF 2000 A.D.
BY 2000 A.D.
US BANK NATIONAL ASSOCIATION

OF WITNESS MY HAND AND OFFICIAL SEAL: Chutes M. Boicland MY ADDRESS IS: 9/1/14, Denver, CO 8020 CHRISTINE M. BORCHARDT NOTARY PUBLIC NOTARY PUBLIC STATE OF COLORADO STATE OF COLORADO MY COMMISSION EXPIRES: LIEN HOLDER: SECURITY LIFE OF DENVER INSURANCE COMPANY
BY: ING MUNICIPAL INVESTMENT MANAGEMENT US AS AUTHORIZED AGENT.
BY: MUNICIPAL INCOMPANY
PRINT NAME: MAY INCOMPANY
DATE: MAY LA 2 1,2000 NOTARIAL: GREOTOPI Q RENEE JOHNSON NOTARY PUBLIC WITNESS MY HAND AND OFFICIAL SEAL: RANK ASTRONOM
MY ADDRESS IS: 3416 Windcliff Dr., Marietta, GA 30067 COBB COUNTY, GEORGIA MY COMMISSION EXPIRES JUNE 2, 2002 MY COMMISSION EXPIRES: Jule 2, 2002 LIEN HOLDER: BRUNNER FARMS LTD EC lyde a. Brunner HILE: Deneral Darena PRINT NAME AND A. Brunner DATE: 3-30-00 NOTARIAL: STATE OF COLORADO COUNTY OF **FOUL**der 二种精制混乱 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
THIS TODAY OF MARCH
BY CLUDE A. Brunner , AS GENERAL PART
BRUNNER FARMS LTD WITNESS MY HAND AND OFFICIAL SEAL: STOPPANIES OWING MY ADDRESS IS: One DesCombes Dr., Broomfield CD 80020 MY COMMISSION EXPIRES: 03-02-02 CITY OF BROOMFIELD APPROVALS: THIS REPLAT IS APPROVED AND ACCEPTED BY THE CITY OF BROOMFIELD, COLORADO, THIS SO PAY OF WASAN, 2000. CITY MANAGER RECORDER'S CERTIFICATE STATE OF COLORADO COUNTY OF BOUNDES I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 3:1160 CLOCK 7th DAY OF 1011 AND RECEPTION NO. 3.035507

