

9/14/2007 2:14 PM

BRUNNER SUBDIVISION FILING NO. 1 MINOR SUBDIVISION PLAT

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 36,
TOWNSHIP 1 SOUTH, RANGE 69 WEST, OF THE 6TH PRINCIPAL MERIDIAN
CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO
(SHEET 1 OF 2)

LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND SITUATE IN THE SOUTHEAST ONE QUARTER (SE 1/4) OF SECTION 36, TOWNSHIP ONE SOUTH, RANGE SIXTY-NINE WEST OF THE SIXTH PRINCIPAL MERIDIAN; AND LOCATED IN THE CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO; AND BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN BOOK 983, PAGE 529 RECORDED IN THE RECORDS OF BOULDER COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 36;

THENCE N00°20'41"E 40 FEET ALONG THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 36;

THENCE S89°54'39"W 174.10 FEET, PARALLEL WITH AND 40 FEET NORTH OF THE SOUTH LINE OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 36, TO THE POINT OF BEGINNING;

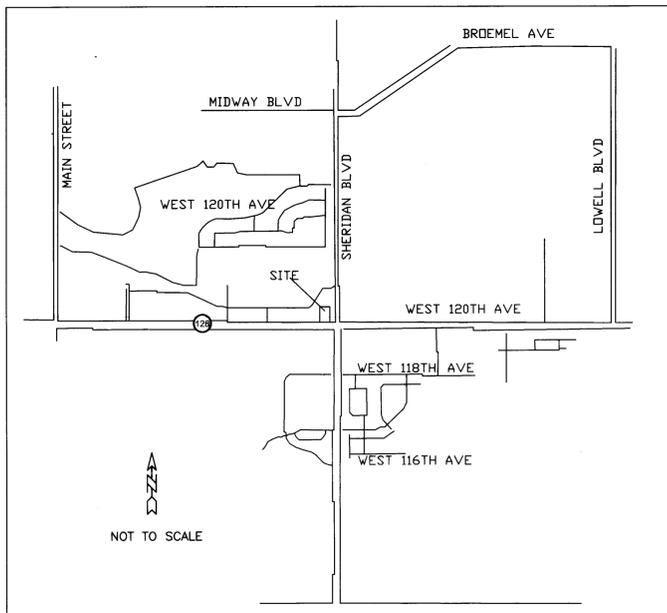
THENCE S89°54'39"W 155.00 FEET;

THENCE N00°20'41"W 290.00 FEET;

THENCE N89°54'39"E 155.00 FEET;

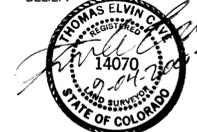
THENCE S00°20'41"E 290.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 1.03 ACRES/44,950 SQUARE FEET.



SURVEYOR'S CERTIFICATE

I, THOMAS E. CAVE, A COLORADO REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE FINAL PLAT OF BRUNNER SUBDIVISION, WAS CREATED UNDER MY DIRECT RESPONSIBILITY, SUPERVISION AND CHECKING, AND THAT IT IS ACCURATE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, OPINION AND BELIEF.



THOMAS E CAVE
COLORADO PLS 14070

OWNER ACKNOWLEDGMENT

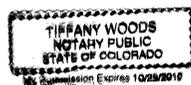
IN WITNESS WHEREOF, THIS INSTRUMENT HAS BEEN EXECUTED BY THE UNDERSIGNED THIS 5th DAY OF September, 2007.

Clyde A. Brunner
CLYDE A. BRUNNER, CO-TRUSTEE OF
CARRIE J. BRUNNER FAMILY TRUST

STATE OF COLORADO)
CITY AND COUNTY OF BROOMFIELD) ss.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A COLORADO NOTARY PUBLIC, THIS 5th DAY OF September, 2007, PERSONALLY BY CLYDE A. BRUNNER CO-TRUSTEE OF CARRIE J. BRUNNER FAMILY TRUST WITNESS MY HAND

MY COMMISSION EXPIRES October 25, 2010
NOTARY PUBLIC Tiffany Woods



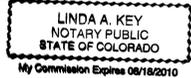
IN WITNESS WHEREOF, THIS INSTRUMENT HAS BEEN EXECUTED BY THE UNDERSIGNED THIS 7th DAY OF September, 2007.

Raymond L. Sutton, Jr.
RAYMOND L. SUTTON, JR., CO-TRUSTEE OF
CARRIE J. BRUNNER FAMILY TRUST

STATE OF COLORADO)
CITY AND COUNTY OF DENVER) ss.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A COLORADO NOTARY PUBLIC, THIS 7th DAY OF September, 2007, PERSONALLY BY RAYMOND L. SUTTON, JR., CO-TRUSTEE OF CARRIE J. BRUNNER FAMILY TRUST WITNESS MY HAND

MY COMMISSION EXPIRES 9/18/2010
NOTARY PUBLIC Linda A. Key



GENERAL NOTES

- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY ACCURATE ENGISURV TO DETERMINE TITLE OR EASEMENTS OF RECORD. RESEARCH FOR THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH CRS 38-51-106 AND THE RULES OF PROCEDURE AND BOARD POLICY STATEMENTS OF THE STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS. SPECIFICALLY THOSE BOARD RULES AND POLICY STATEMENTS RELATING TO THE DEPICTION OF EASEMENTS AND RIGHTS OF WAY ON SUBDIVISION PLATS. TITLE COMMITMENT NUMBER 1433581, DATED AUGUST 24, 2007, PREPARED BY CHICAGO TITLE COMPANY OF COLORADO INC. WAS RELIED UPON FOR ALL INFORMATION REGARDING EASEMENTS OF RECORD, RIGHTS OF WAY, TITLE OF RECORD AND CIVIL COURT ACTIONS OF RECORD.
- AS REQUIRED BY C.R.S. 38-52-106: THE COLORADO COORDINATE SYSTEM HEREON 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 AND/OR STANDARDS AND SPECIFICATIONS FOR GEODETIC CONTROL NETWORKS" BY THE FEDERAL GEODETIC CONTROL COMMITTEE.
- COORDINATES SHOWN ARE COLORADO NORTH ZONE, NAD83, MODIFIED GROUND COORDINATES, WITH A COMBINED GRID FACTOR OF (0.999723782) FOR PROJECTION ELEVATION FACTOR 5,288 US FEET.
- 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 LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.
- BASIS OF BEARING: BEARINGS ARE BASED ON BROOMFIELD GPS CONTROL POINT "A413" AND BROOMFIELD CONTROL POINT "LINE AZ MK" BEING N32°58'37"W AS MONUMENTED AND OCCUPIED.
- THE FORMAT OF THIS MINOR SUBDIVISION PLAT SHALL CONFORM TO THE REQUIREMENTS OF BROOMFIELD MUNICIPAL CODE SECTION 16-20-020.
- THERE IS NO EVIDENCE OF OIL WELLS LOCATED ON THIS PROPERTY.

ATTORNEYS CERTIFICATE:

I, RAYMOND L. SUTTON, AN ATTORNEY AT LAW LICENSED TO PRACTICE IN THE STATE OF COLORADO REPRESENT TO THE CITY OF BROOMFIELD THAT, BASED ON THE REFERENCED TITLE COMMITMENT, THE OWNER DEDICATING ANY STREET, EASEMENT, RIGHT-OF-WAY, PARCEL, OR TRACT HEREON OWNS THEM IN FEE SIMPLE, FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES, AND THE CITY OF BROOMFIELD MAY RELY UPON THIS REPRESENTATION IN ACCEPTING SUCH DEDICATIONS.

R. Sutton REGISTRATION NO. 9269, DATE 9-4-2007

CITY & COUNTY OF BROOMFIELD APPROVALS:

THIS MINOR SUBDIVISION PLAT IS APPROVED AND ACCEPTED BY THE CITY & COUNTY OF BROOMFIELD, STATE OF COLORADO ON THIS 7th DAY OF September, 2007 A.D.

[Signature]
DIRECTOR OF COMMUNITY DEVELOPMENT

[Signature]
CITY AND COUNTY MANAGER

Receipt # 2007011671

