DRAWING NUMBER

SAFCO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552
POSITION EDGE OF PRINT ON THIS LINE

DRAWING NUMBER
Hotchkiss Goss Estates

SAFCO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552
POSITION EDGE OF PRINT ON THIS LINE

DRAWING NUMBER
PLAT

SAFCO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552
POSITION EDGE OF PRINT ON THIS LINE

DRAWING NUMBER
1 of 1

SAFCO PRODUCTS • NEW HOPE, MINNESOTA
REORDER BY PART NUMBER 6552
POSITION EDGE OF PRINT ON THIS LINE

File-16-MAP-434

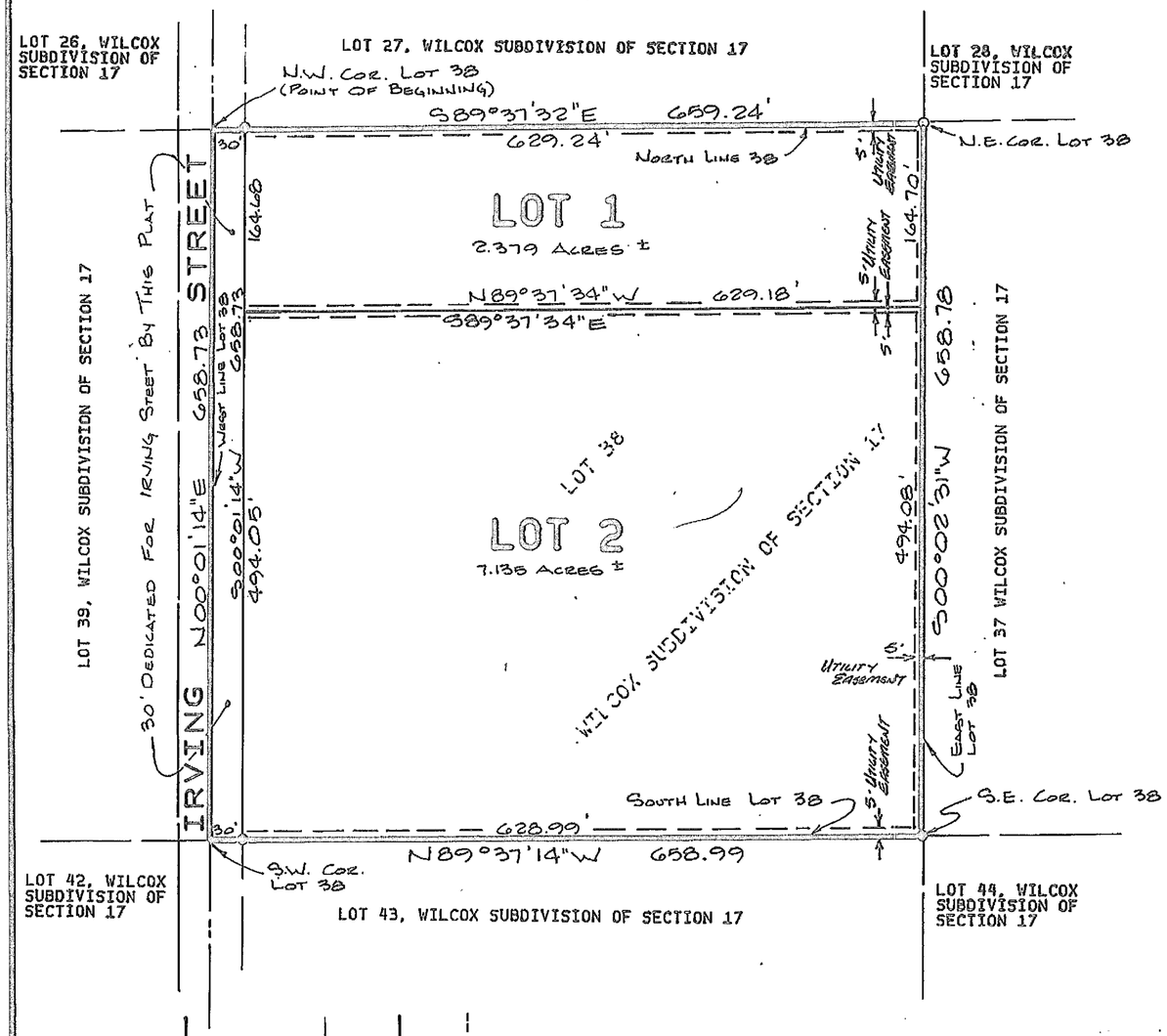
HOTCHKISS GOSS ESTATES

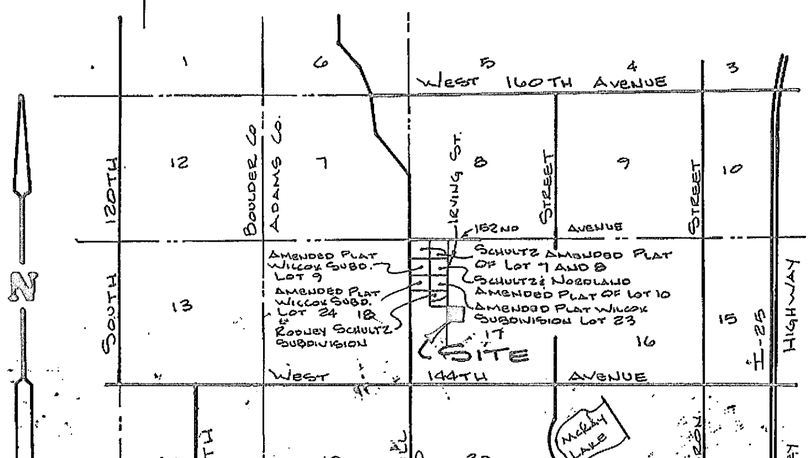
SCALE: 1" = 100'

0 25 50 100 200

PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, ADAMS COUNTY, COLORADO.

CASE NO. 90-85-P





O DENOTES #4 REBAR WITH O.A.&A. CAP L.S. 6973 - SET

O DENOTES: EXISTING PIN

BASIS FOR BEARINGS:

The West line of this subdivision bears N00°01'14"E - taken from the East line of RODNEY SCHULTZ SUBDIVISION, a subdivision of a part of Section 17, Township 1 South, Range 68 West of the 6th Principal Meridian, Adams County, Colorado

PLAT NOTE:

THE CORNERS OF LOTS 1 AND 2 ARE

DEDICATION:

Know all men by these presents that Darrell Goss and Donna Hotchkiss Goss, being the owners of that part of the Southwest one-quarter of Section 17, Township 1 South, Range 68 West of the 6th Principal Meridian, Adams County, Colorado, more particularly described as follows:

Lot 38, WILCOX SUBDIVISION OF SECTION 17, Township 1 South, Range 68 West of the 6th Principal Meridian, Adams County, Colorado, described as follows: Beginning at the Northwest corner of said Lot 38; thence S89°37'32"E along the North line of said Lot 38 a distance of 659.24 feet to the Northeast corner of said Lot 38; thence S00°02'31"W along the east line of said Lot 38 a distance of 658.78 feet to the Southeast corner of said Lot 38; thence N89°37'14"W along the South line of said Lot 38 a distance of 658.99 feet to the Southwest corner of said Lot 38; thence N00°01'14"E along the West line of said Lot 38 a distance of 658.73 feet to the Point of Beginning. Contains 9.987 acres more or less.

Has by these presents laid out, platted and subdivided the same into Lots as shown on this plat under the name and style of HOTCHKISS GOSS ESTATES and do hereby dedicate to the County of Adams, State of Colorado, for public use all streets, and other public ways and lands as shown on this plat, forever, and also reserve those portions of real property which are labeled as utility easements on this plat, for the installation and maintenance of utilities and drainage facilities, including but not limited to electric lines, gas lines, telephone lines, sewer lines, water lines; together with a right to trim interfering trees and brush, together with a perpetual right of ingress and egress for installation, maintenance, and replacement of such lines; said easements and rights to be utilized in a responsible and prudent manor. Executed this 2nd day of August, 1985.

Darrell Goss — Donna Hotchkiss Goss

ACKNOWLEDGEMENT:

State of Colorado) ss
County of Adams)

The foregoing plat and dedication were acknowledged before me this 2nd day of August, 1985, by Darrell & Donna Goss

Cindy K Lucero — Sept 27, 1986 — 1224 Myrtle St

Notary Public — My commission expires: — My address is:

SURVEYOR'S CERTIFICAATE:

I, Raymond W. Bayer, a Registered Land Surveyor, registered in the State of Colorado, do hereby certify that there are no roads, pipelines, or irrigation ditches, or other easements in evidence or known by me to exist on or across the hereinbefore described property except as shown on this plat. I further certify that the survey was performed by me or under my direct responsibility, supervision, and checking, and that this plat accurately represents said survey, and that all monuments exist as shown hereon.

Raymond W. Bayer
Reg. P.L.S. No. 6973

PLANNING COMMISSION APPROVAL:

Approved by the Adams County Planning Commission this 8th day of August, 1985.

Chairman

BOARD OF COUNTY COMMISSIONERS APPROVAL:

Approved by the Adams County Board of County Commissioners this ____ day of _____, 19__, subject to the terms and conditions of the Subdivision Development Agreement recorded herewith.

Chairman

CERTIFICATE OF THE CLERK AND RECORDER:

This plat was filed for record in the office of the Adams County Clerk and Recorder, in the State of Colorado, at 1:30 P.M., on the 10th day of July, 1986.

Clerk and Recorder — By: Deputy