MINOR SUBDIVISION

INTERLŒKEN FILING NO. 3

BEING A REPLAT OF LOTS 1 & 2 OF BLOCK 4 OF THE REPLAT OF INTERLOCKEN FILING NO. 1,

TOGETHER WITH A PARCEL OF LAND SITUATED IN THE NE 1/4 OF SEC. 33

ALL IN THE E 1/2 OF SEC. 33 & THE NW 1/4 OF SEC. 34, T. 1 S., R. 69 W., 6th P.M. CITY OF

Broomfield, Colorado Boulder County, Colorado (SHEET 1 OF 2)

OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS:
THAT THE UNDERSIGNED: INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP, IS THE OWNER OF THAT REAL PROPERTY SITUATED IN THE COUNTY OF BOULDER, STATE OF COLORADO AND LYING WITHIN THE EAST ONE—HALF (E 1/2) OF SECTION 33 AND THE NORTHWEST ONE—QUARTER (NW 1/4) OF SECTION 34, ALL IN TOWNSHIP 1 SOUTH, RANGE 69 WEST, OF THE 6th PRINCIPAL MERIDIAN, INCLUDING LOT 1 AND LOT 2 OF BLOCK 4 PER LOT 4 OF THE REPLAT OF INTERLOCKEN FILING NO. 1, CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 33;

THENCE SOUTH 0°02'50" EAST, A DISTANCE OF 2035.84 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 36 (FORMERLY THE DENVER-BOULDER TURNPIKE) SAID POINT BEING THE TRUE POINT OF BEGINNING (T.P.B.);

THENCE NORTHWESTERLY ON SAID SOUTHWESTERLY RIGHT-OF-WAY LINE ON THE ARC OF A NON-TANGENT, 5880.00-FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 2°32'51", AN ARC DISTANCE OF 261.44 FEET (THE LONG CHORD OF WHICH BEARS NORTH 53°59'01" WEST, A DISTANCE OF 261.41 FEET);

THENCE SOUTH 50°12'19" WEST, A DISTANCE OF 600.89 FEET TO A POINT ON THE PROLONGATED NORTHEASTERLY RIGHT—OF—WAY LINE OF INTERLOCKEN BOULEVARD;

THENCE SOUTHEASTERLY ON SAID PROLONGATED NORTHEASTERLY RIGHT—OF—WAY LINE AND THE NORTHEASTERLY RIGHT—OF—WAY LINE OF INTERLOCKEN BOULEVARD, RESPECTIVELY, ON THE ARC OF A NON—TANGENT, 1205.916—FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 19°36'42", AN ARC DISTANCE OF 412.77 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 51°19'19" EAST, A DISTANCE OF 410.76 FEET);

THENCE SOUTH 41°30'58" EAST, ON SAID NORTHEASTERLY RIGHT—OF—WAY LINE OF INTERLOCKEN BOULEVARD, TANGENT TO LAST SAID CURVE, A DISTANCE OF 196.01 FEET TO THE SOUTH MOST CORNER OF SAID LOT 1 OF BLOCK 4 OF THE REPLAT OF INTERLOCKEN FILING NO. 1;

THENCE NORTH 48°29'02" EAST ON THE SOUTHEASTERLY BOUNDARY LINE OF SAID LOT 1 OF BLOCK 4, A DISTANCE OF 157.78 FEET;

THENCE SOUTH 89°35'24" EAST, ON SAID SOUTHEASTERLY BOUNDARY LINE OF LOT 1 OF BLOCK 4, A DISTANCE OF

THENCE NORTH 46°14'04" EAST ON SAID SOUTHEASTERLY BOUNDARY LINE OF LOT 1 OF BLOCK 4, A DISTANCE OF 444.26 FEET TO SAID SOUTHWESTERLY RIGHT—OF—WAY LINE OF U.S. HIGHWAY NO. 36;

THENCE NORTH 55°22'52" WEST ON SAID SOUTHWESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 36, A DISTANCE OF 392.93 FEET TO THE TRUE POINT OF BEGINNING.

AREA = 8.992 ACRES, MORE OR LESS.

THAT IT HAS CAUSED SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS "INTERLOCKEN FILING NO. 3", A SUBDIVISION IN THE CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO.

INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP

BY BOSWELL PROPERTIES, INC., A CALIFORNIA CORPORATION, AS GENERAL PARTNER.



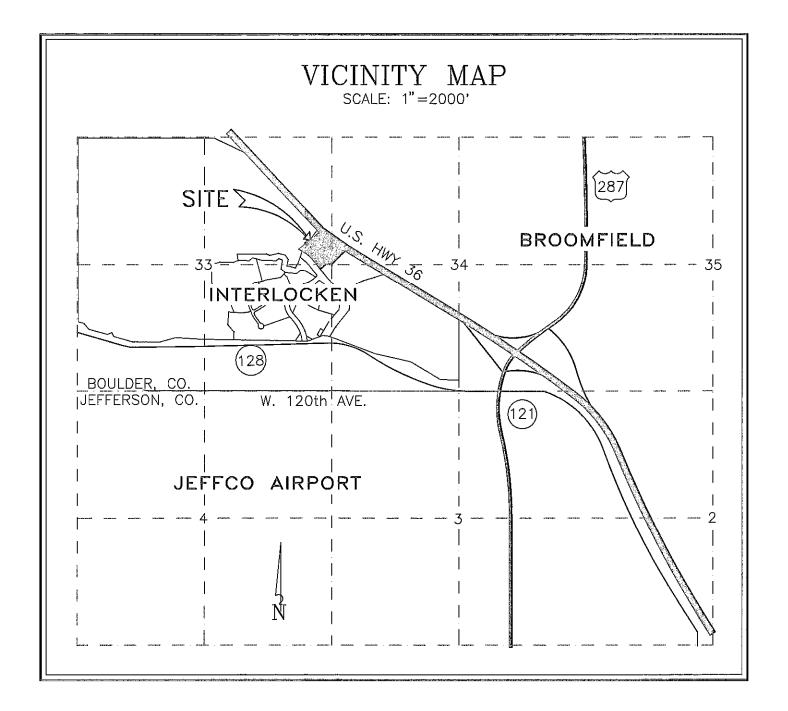
ACKNOWLEDGMENT

STATE OF COLORADO COUNTY OF BOULDER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS AND DAY OF MANY ,19 94 BY MANY AS VICE PRESIDENT OF BOSWELL PROPERTIES, INC., A CALIFORNIA CORPORATION AS GENERAL PARTNER OF INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL.
MY COMMISSION EXPIRES

Murley S. Gunland NOTARY PUBLIC J. Broomfield, Co ADDRESS J. Broomfield, Co



APPROVALS

APPROVED THIS 9th DAY OF MAY	A.D., 1994 BY THE CITY OF BROOMFIELD, COLORADO
ATTEST: Leaven Zilees CITY MANAGER	CITY ENGINEER
PLANNING DIRECTOR	

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO) COUNTY OF BOULDER)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 2:39 O'CLOCK P.M., THIS 94 DAY OF May A.D., 1994, AND IS DULY RECORDED IN PLAN FILE P-31 F-3 #3+4 Film /973 Reception #1425201

FEES #20.00 PAID. Charlotte Hou

RECORDER

BY: Tarberine Connell

DED ITY

NOTES

- 1. RESERVATION OF COAL THAT MAY BE UNDERNEATH THE SURFACE OF SUCH RIGHT-OF-WAY AND OTHER GROUNDS AS MAY BE NECESSARY FOR PROPER WORKING OF ANY COAL MINES THAT MAY BE DEVELOPED ON SAID PREMISES AND FOR TRANSPORTATION OF COAL FROM SAME AS RESERVED BY UNION PACIFIC RAILROAD CO. BY BOOK 157 AT PAGE 416. BY DEED RECORDED FEBRUARY 15, 1965 ON FILM 527 UNDER RECEPTION NO. 777177 THE UNION PACIFIC RAILROAD COMPANY RELINQUISHED THE RIGHT TO ENTER UPON THE SURFACE OF SUBJECT PROPERTY, RESERVED IN SAID INSTRUMENT RECORDED IN BOOK 157 AT PAGE 416.
- 2. SUBJECT TO TERMS, CONDITIONS AND OBLIGATIONS CONTAINED IN ORDER AND DECREE OF THE DISTRICT COURT, COUNTY OF BOULDER, COLORADO, CASE NO. 84-CV-0176-5, CREATING THE INTERLOCKEN METROPOLITAN DISTRICT RECORDED APRIL 16, 1984, RECEPTION NO. 615108.
- 3. SUBJECT TO RESTRICTIVE COVENANTS, WHICH DO NOT CONTAIN A FORFEITURE OR REVERTER CLAUSE, AS CONTAINED IN INSTRUMENT RECORDED JANUARY 24, 1990, UNDER RECEPTION NO. 1025034, AND FIRST AMENDMENT THERETO RECORDED JULY 18, 1992, UNDER RECEPTION NO. 1194772 AND SECOND AMENDMENT THERETO RECORDED MARCH 4, 1994, UNDER RECEPTION NO. 1402125.
- 4. SUBJECT TO TERMS, CONDITIONS AND PROVISIONS CONTAINED IN REVISED MEMORANDUM OF AGREEMENT RECORDED FEBRUARY 22, 1990, UNDER RECEPTION NO. 1029383 AND ADDENDUM THERETO RECORDED JUNE 26, 1991, UNDER RECEPTION NO. 1112210.
- 5. SUBJECT TO TERMS, CONDITIONS AND PROVISIONS OF SUBDIVIDER'S AGREEMENT RECORDED FEBRUARY 22, 1990, UNDER RECEPTION NO. 1029384 AND ADDENDUM THERETO RECORDED MAY 1, 1990, UNDER RECEPTION NO. 1039699.
- 6. SUBJECT TO TERMS, CONDITIONS AND PROVISIONS CONTAINED IN INTERGOVERNMENTAL AGREEMENT RECORDED MAY 30, 1990, UNDER RECEPTION NO. 1044383.
- 7. SUBJECT TO TERMS, CONDITIONS AND PROVISIONS OF INTERGOVERNMENTAL AGREEMENT RECORDED MAY 24, 1991, UNDER RECEPTION NO. 1105202.
- 8. SUBJECT TO AN AVIGATION EASEMENT GRANTED TO THE JEFFERSON COUNTY AIRPORT AUTHORITY, RECORDED SEPTEMBER 7, 1990, RECEPTION NO. 1062836.
- 9. SUBJECT TO EASEMENTS AND SETBACKS AS SHOWN ON THE RECORDED PLAT.
- 10. SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY FOR ELECTRIC TRANSMISSION LINE PURPOSES AS GRANTED TO PUBLIC SERVICE COMPANY OF COLORADO BY INSTRUMENT RECORDED OCTOBER 14, 1983, UNDER RECEPTION NO. 581882

SURVEYOR'S DECLARATION

I, GILBERT A. LARSON, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY DECLARE THAT THIS PLAT OF "INTERLOCKEN FILING NO. 3" TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.



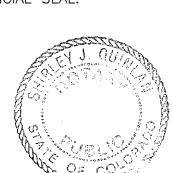
GILBERT A. LARSON
COLORADO REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 23047

DATE OF PREPARATION April 21, 1994

"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."

THIS SURVEY RELIED ENTIRELY UPON LAND TITLE GUARANTEE COMPANY TITLE COMMITMENT NO. WR125917 (3-23-94) FOR SEARCH OF DEED RECORDS FOR OWNERSHIP, ENCUMBRANCES, EASEMENTS, SERVITUDES, ETC. AND THAT NO SEARCH OF RECORDS WAS PERFORMED EXCEPT FOR THOSE ENUMERATED IN SAID COMMITMENT.

GILBERT A. LARSON P.L.S., SURVEYING & MAPPING 8050-A HOLLAND COURT, ARVADA, COLORADO 80005 PH. (303) 425-1737



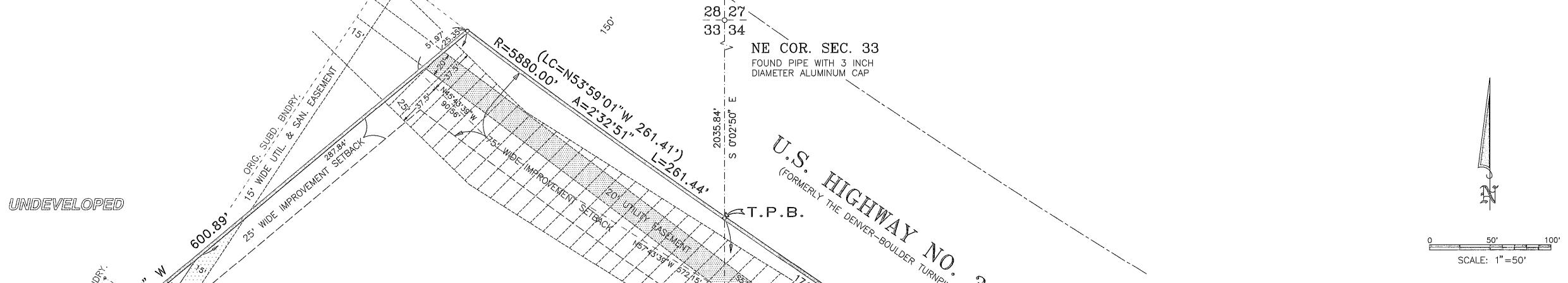
MINOR SUBDIVISION

INTERLŒKEN FILING NO. 3

BEING A REPLAT OF LOTS 1 & 2 OF BLOCK 4 OF THE REPLAT OF INTERLOCKEN FILING NO. 1, TOGETHER WITH A PARCEL OF LAND SITUATED IN THE NE 1/4 OF SEC. 33

ALL IN THE E 1/2 OF SEC. 33 & THE NW 1/4 OF SEC. 34, T. 1 S., R. 69 W., 6th P.M.

CITY OF
Broomfield, Colorado
BOULDER COUNTY, COLORADO
(SHEET 2 OF 2)



E 1/4 COR. SEC. 33

FOUND PIPE WITH 3 1/4 INCH DIAMETER ALUMINUM CAP OUTLOT "B"

BLOCK 4

3.849 Ac.

106.94'

-S_89°35'24"--E-

5.143 Ac.

*10.76.

OUTLOT "A"

BLOCK 3

BLOCK

R=797.00' A=13'11'38" --L=183.53'

MUTILITY EASEMENT

R=363.00' -- A=6'44'17" L=42.69' R=457.00' —— A=6'15'40" L=49.94'

R=703.00' -- A=13'08'54" L=161.32'

L=54.74' — A=2°36'03" R=1205.916'

BASIS OF BEARINGS

ALL BEARINGS ARE BASED ON THE REPLAT OF INTERLOCKEN FILING NO. 1, MORE PARTICULARLY DESCRIBED AS THE SOUTHEASTERLY LINE OF LOT 1 OF BLOCK 4 (BEARING SOUTH 46°14'04" WEST) MONUMENTED AS SHOWN HEREON (ALL DIMENSIONS ARE PLUS OR MINUS 0.03 FEET.)

LEGEND

----- = UTILITY AND ACCESS EASEMENTS
---- = SETBACK LINES

---- = CENTERLINE

= RIGHT-OF-WAY LINE

----- = LOT AND BOUNDARY LINES PER EXISTING SUBDIVISION

---- = ALIQUOT LINES (SECTION AND 1/4 SECTION LINES)

= SUBDIVISION BOUNDARY LINES (INTERLOCKEN FILING NO. 3)

= LOT LINES

• = 5/8 INCH DIAMETER REBAR WITH ALUMINUM CAP MARKED GILBERT A. LARSON PLS 23047

GILBERT A. LARSON P.L.S., SURVEYING & MAPPING 8050-A HOLLAND COURT, ARVADA, COLORADO PH. (303) 425-1737