THE OUTLOOK, FILING NO. 7

MINOR SUBDIVISION

A REPLAT OF LOT 12, BLOCK 1 OF THE OUTLOOK, FILING NO. 5, LOCATED IN THE EAST HALF OF THE EAST HALF SECTION 23, TOWNSHIP 1 SOUTH RANGE 69 WEST, 6TH P.M., CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO

FINAL PLAT

<u>DEDICATION</u>

KNOW ALL MEN BY THESE PRESENTS THAT LJD ENTERPRISES PROFIT SHARING PLAN & TRUST BEING THE SOLE OWNER OF THAT REAL PROPERTY LOCATED IN SECTION 23, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS

THE OUTLOOK, FILING NO. 7, A REPLAT OF LOT 12, BLOCK 1 OF THE OUTLOOK, FILING NO. 5.

HAS BY THESE PRESENTS, LAID OUT, SUBDIVIDED, AND PLATTED THE SAME INTO LOT & BLOCK, UNDER THE NAME AND STYLE OF THE OUTLOOK, FILING NO. 7.

EXECUTED THIS 16 DAY OF July 1993,

Tour Juliace Trustee
Louis J. Beyo Cava, LJD ENTERPRISES PROFIT SHARING PLAN & TRUST

STATE OF COLORADO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 16th DAY OF July, 1993, LOUIS J. DELLA CAVA, TRUSTER OF L30 ENTERPRISES PROFIT Sharing Plan + TRUST

WITNESS MY HAND AND OFFICIAL SEAL 93

NOTARY PUBLIC STATE OF COLORADO 2425 CANYON Blud #230

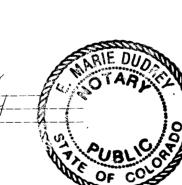
Boulder Colorado 80302

MORTGAGEE'S APPROVAL FOR APPROVAL OF THE OUTLOOK, FILING NO. 7 SUBDIVISION AND THE DEDICATIONS AND CONDITIONS WHICH APPLY THERETO.

STATE OF COLORAGE

THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY
OF JULY J.T. PUZIO, S.V.D. OF ROLLDEN VALLEY
Paule 9 TYUST

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 1/9/96



S 86"12'01" W 110.65'

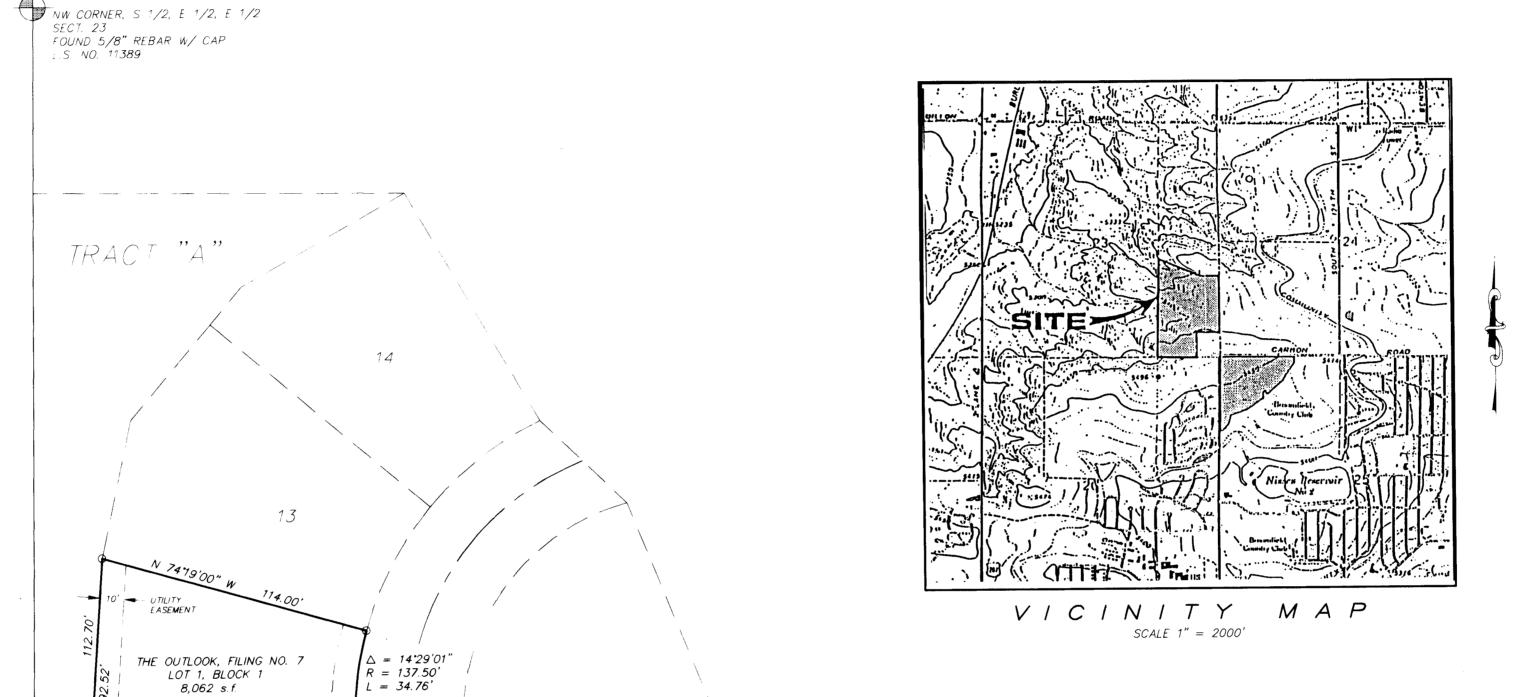
N89'38'06" 21.51

SW CORNER, E 1/2, SE 1/4 SECT. 23, T1S, R69W, OF 1

THE OUTLOOK, FILING NO. 7

OUTLOT A, BLOCK 1

ROXANNE L. FRYER



THE OUTLOOK

FILING NO. 6

THE OUTLOOK

FILING NO. 5 BLOCK 2

10

GRAPHIC SCALE

(IN FEET 1 inch = 40 ft

THE OUTLOOK

FILING NO.5 BLOCK 1

SURVEYOR'S CERTIFICATE

ROBERT ORTHMAN, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE ATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT OF
THE OUTLOOK, FILING NO 12 TRULY AND CORRECTLY REPRESENTS THE RESULTS OF
A SURVEY MADE UNDER MY SUPERVISION AND HAS BEEN PERFORMED IN ACCORDANCE WITH COLORADO STATE LAW.

REGISTERED PROFESSIONAL LAND SURVEYOR

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.

CLERK & RECORDER'S CERTIFICATE

State of Colorado) County of Boulder) SS

thereby certify that this instrument was filed in my office at \$1.53 o'clock A . . . this 2nd day of August , A.D., 1995 Filed in File ____, Map ____, and ___ Reception No.1320464

Planfile P-29 F.4 #33 FILM 1853 NO -

FEES \$ 10.00 PAID

RECORDER Charlotte Houston DEPUTY Charlene & Cato

- 1. APPROVAL OF THIS FINAL PLAT MAY CREATE A VESTED PROPERTY RIGHT PURSUANT TO ARTICLE 68, TITLE 24, C.R.S.
- 2. BEARING BASIS: WEST LINE E 1/2 OF THE SE 1/4 SECTION 23 T.1 S., R.69 W. OF THE 6TH P.M. NOO'21'54"W, ASSUMED MONUMENTS DESCRIBED ON PLAT.
- O 1/2" IRON PIN & ALUMINUM CAP, P.L.S. 15315.

3. DATE OF PREPARATION - April 26, 1993

OWNER & SUBDIVIDER

LOUIS DELLA CAVA 6238 SONGBIRD CIRCLE BOULDER, COLORADO, 80303

SURVEYOR & ENGINEER

HURST & ASSOCIATES, INC. 3065 4/10 STRIFT #4 2 BOUTHER COLORADO, 803

THE OUTLOOK, FILING NO MINOR SUBDIR FINALPLA