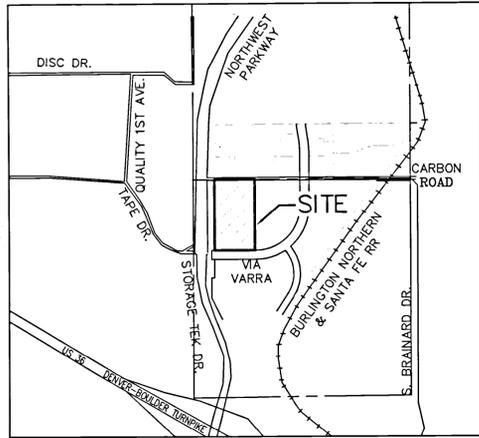


PARKWAY CIRCLE FILING NO. 4 REPLAT A

Minor Subdivision
 A Subdivision, being a Re-Plat of Lot 1, Parkway Circle Filing No. 4,
 Situated in the Northwest 1/4 of Section 28, Township 1 South, Range 69 West of the 6th P.M.
 City and County of Broomfield, State of Colorado.
 Sheet 1 of 2



VICINITY MAP
 SCALE: 1"=1000'

LEGAL DESCRIPTION AND DEDICATION:

BY THESE PRESENTS, THE UNDERSIGNED, BEING THE OWNER OF:

A PARCEL OF LAND BEING ALL OF LOT 1, PARKWAY CIRCLE FILING NO. 4 AS RECORDED AT RECEPTION NO. 2007013738 OF THE CITY AND COUNTY OF BROOMFIELD CLERK AND RECORDER'S OFFICE, SITUATED IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO, BEING MORE PARTICULAR DESCRIBED AS FOLLOWS:

- BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1;
 THENCE ALONG THE PERIMETER OF SAID LOT THE FOLLOWING FIVE (5) COURSES:
 1) SOUTH 00°00'03" WEST, A DISTANCE OF 853.13 FEET;
 2) NORTH 89°59'16" WEST, A DISTANCE OF 489.66 FEET;
 3) NORTH 00°00'44" EAST, A DISTANCE OF 821.47 FEET;
 4) NORTH 00°11'01" WEST, A DISTANCE OF 30.00 FEET;
 5) NORTH 89°48'59" EAST, A DISTANCE OF 489.60 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 417,276 SQ. FT OR 9.58 ACRES, MORE OR LESS.

HAS LAID OUT, PLATTED AND SUBDIVIDED THE ABOVE DESCRIBED LAND, UNDER THE NAME AND STYLE OF PARKWAY CIRCLE FILING NO. 4 REPLAT A, AND BY THESE PRESENTS GRANTS TO THE CITY AND COUNTY OF BROOMFIELD ALL UTILITY EASEMENTS AND ACCESS EASEMENTS AS SHOWN OR NOTED ON THE PLAT FOR PUBLIC AND MUNICIPAL USES AND FOR USE BY FRANCHISEES OF THE CITY AND COUNTY AND FOR USE BY PUBLIC AND PRIVATE UTILITIES.

EXECUTED THIS 15th DAY OF September, 2014.

ACKNOWLEDGMENT:

OWNER: MI DEVELOPMENT CORPORATION-TEXAS, A TEXAS CORPORATION

BY: John K. Scott, Jr.
 NAME: JOHN K. SCOTT, JR.
 TITLE: PRESIDENT

STATE OF Colorado } SS
 COUNTY OF Denver }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15th DAY OF September, 2014,
 BY JOHN K. SCOTT, JR., AS PRESIDENT OF MI DEVELOPMENT CORPORATION-TEXAS, A TEXAS CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES 12-22-2016

Debra J. Paulke
 NOTARY PUBLIC



LENDER'S CONSENT TO PLAT PARKWAY CIRCLE FILING NO. 4 REPLAT A:

THE UNDERSIGNED MORTGAGEE/LIENHOLDER OF THE ABOVE DESCRIBED REAL PROPERTY HEREBY ACKNOWLEDGES AND CONSENTS TO THIS PLAT AND TO THE EXECUTION AND RECORDING OF THIS PLAT AND SUBORDINATES ITS INTEREST OF RECORD IN AND TO THE ABOVE DESCRIBED DEDICATIONS.

NJD, LTD., A TEXAS LIMITED PARTNERSHIP DOING BUSINESS IN COLORADO AS BROOMFIELD/NJD, LTD.,

BY: PCS, INC.
 A COLORADO CORPORATION, ITS GENERAL PARTNER

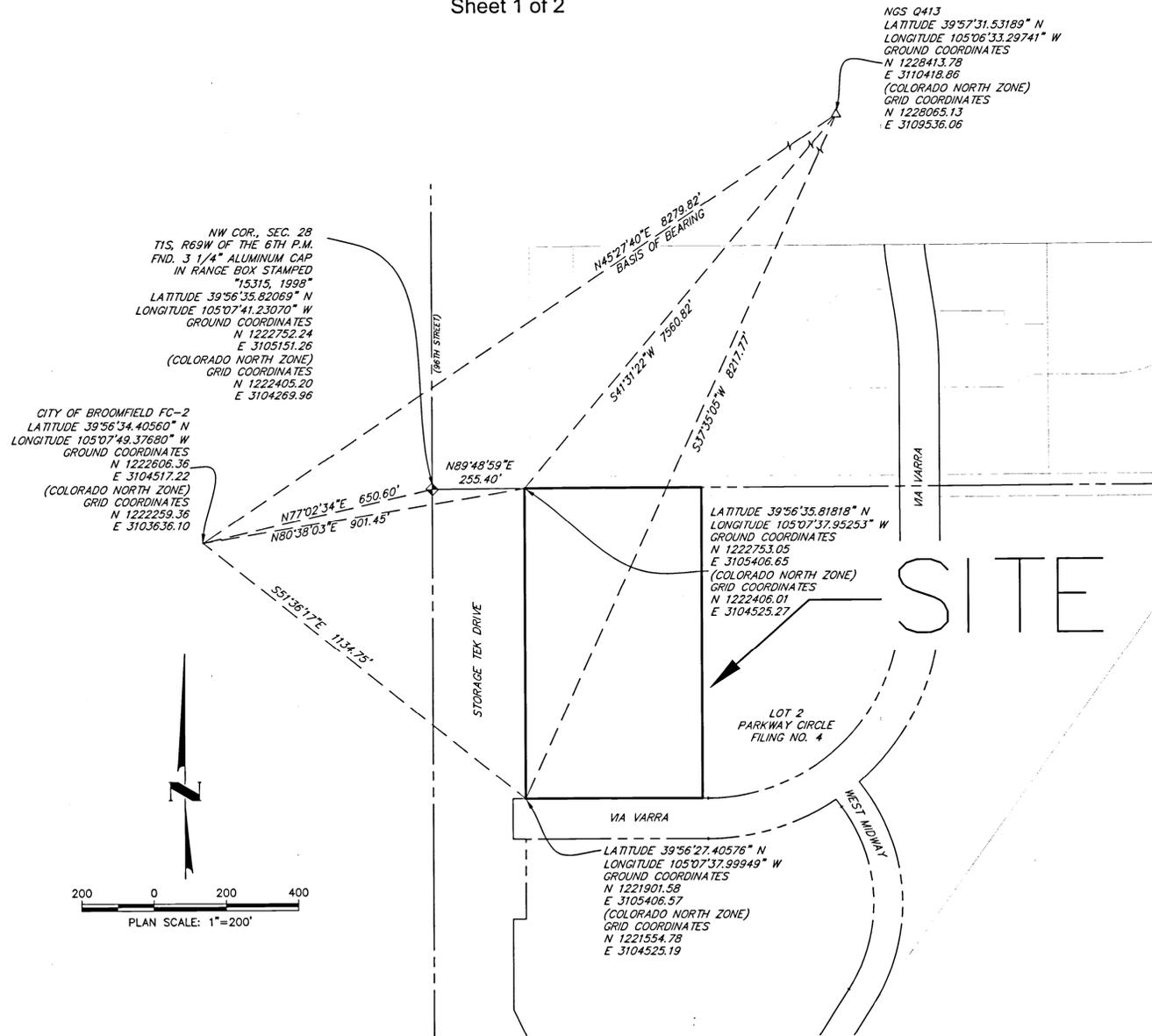
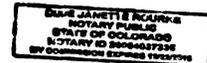
BY: John K. Scott, Jr.
 NAME: JOHN K. SCOTT, JR.
 TITLE: VICE PRESIDENT

STATE OF Colorado } SS
 COUNTY OF Denver }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 15th DAY OF September, 2014,
 BY: JOHN K. SCOTT, JR., AS VICE PRESIDENT OF PCS, INC., GENERAL PARTNER OF NJD, LTD., A TEXAS LIMITED PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES 12-22-2016

Debra J. Paulke
 NOTARY PUBLIC



NOTES:

- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY HARRIS KOCHER SMITH TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD, FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS-OF-WAY AND TITLE OF RECORD, HARRIS KOCHER SMITH RELIED UPON COMMITMENT FOR TITLE INSURANCE, COMMITMENT NO. ABC70424486 ISSUED BY LAND TITLE GUARANTEE COMPANY AND HAVING AN EFFECTIVE DATE OF AUGUST 28, 2014 AT 17:00:00.
- 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 ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.
- BASIS OF BEARINGS: BASED ON THE LINE BETWEEN CITY AND COUNTY OF BROOMFIELD MONUMENTS, #FC-2 AND Q-413 AS BEARING NORTH 45°27'40" EAST. #FC-2 IS A 2" ROUND CAP SET IN THE CONCRETE CURB. Q-413 IS MONUMENTED BY A STAINLESS STEEL ROD, ENCLOSED IN A 5-INCH PVC PIPE WITH LOGO LID, SURROUNDED BY A CONCRETE AND RECESSED 2 CM BELOW THE GROUND.
- THE COLORADO COORDINATE SYSTEM HEREON SHOWN IS DEFINED AS C ORDER, CLASS 2-II, 1:20,000 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.
- COMBINED SCALE FACTOR TO REDUCE MODIFIED STATE PLANE GRID COORDINATES TO STATE PLANE VALUES = 0.99971618.
- AN EASEMENT FOR EMERGENCY ACCESS FOR POLICE, FIRE AND EMERGENCY VEHICLES IS HEREBY GRANTED OVER THE DRIVEWAYS AND PARKING AREAS AS THEY EXIST FROM TIME TO TIME.

ATTORNEY'S CERTIFICATE:

I, Andrew Meyer AN ATTORNEY LICENSED TO PRACTICE LAW IN THE STATE OF COLORADO, BASED SOLELY ON MY REVIEW OF THAT CERTAIN LAND TITLE GUARANTY COMPANY COMMITMENT FOR TITLE INSURANCE ORDER NO. ABC70424486 WITH AN EFFECTIVE DATE OF 08-28-2014 AT 17:00:00, DO HEREBY CERTIFY THAT THE MI DEVELOPMENT CORPORATION-TEXAS, A TEXAS CORPORATION IS THE CURRENT RECORD OWNER OF THE RECORDED FEE INTERESTS IN THE SURFACE OF THE LAND DESCRIBED IN THIS SUBDIVISION PLAT FREE AND CLEAR OF ALL MONETARY LIENS AND ENCUMBRANCES OTHER THAN THE LIEN CREATED BY THAT CERTAIN DEED OF TRUST IN FAVOR OF NJD, LTD., A TEXAS LIMITED PARTNERSHIP DOING BUSINESS IN COLORADO AS BROOMFIELD/NJD, LTD.

Andrew Meyer
 REGISTRATION NO. 24739, DATE: 9/15/2014

DIRECTOR OF COMMUNITY DEVELOPMENT APPROVAL:

THIS FINAL PLAT IS HEREBY APPROVED BY THE DIRECTOR OF COMMUNITY DEVELOPMENT OF THE CITY AND COUNTY OF BROOMFIELD THIS 23 DAY OF September, 2014

David L. Smith
 DIRECTOR OF COMMUNITY DEVELOPMENT

CITY MANAGER APPROVAL:

THIS FINAL PLAT IS HEREBY APPROVED BY THE CITY MANAGER OF THE CITY AND COUNTY OF BROOMFIELD, COLORADO ON THIS 23 DAY OF September, 2014

Chad Galt
 CITY MANAGER

SURVEYOR'S CERTIFICATION:

I, AARON MURPHY, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY AND PLAT OF THE REAL PROPERTY DESCRIBED HEREON IS ACCURATE, CONFORMS TO ALL APPLICABLE COLORADO STATE LAWS, THE REQUIREMENTS SET FORTH IN CHAPTER 16-20 OF THE BROOMFIELD MUNICIPAL CODE, AND THAT THE SURVEY WAS PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LAWS BY ME OR UNDER MY DIRECT RESPONSIBILITY, SUPERVISION AND CHECKING.

AARON MURPHY, PLS 38162
 FOR AND ON BEHALF OF
 HARRIS KOCHER SMITH

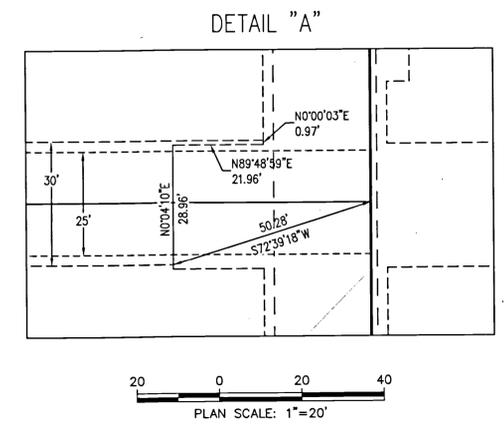
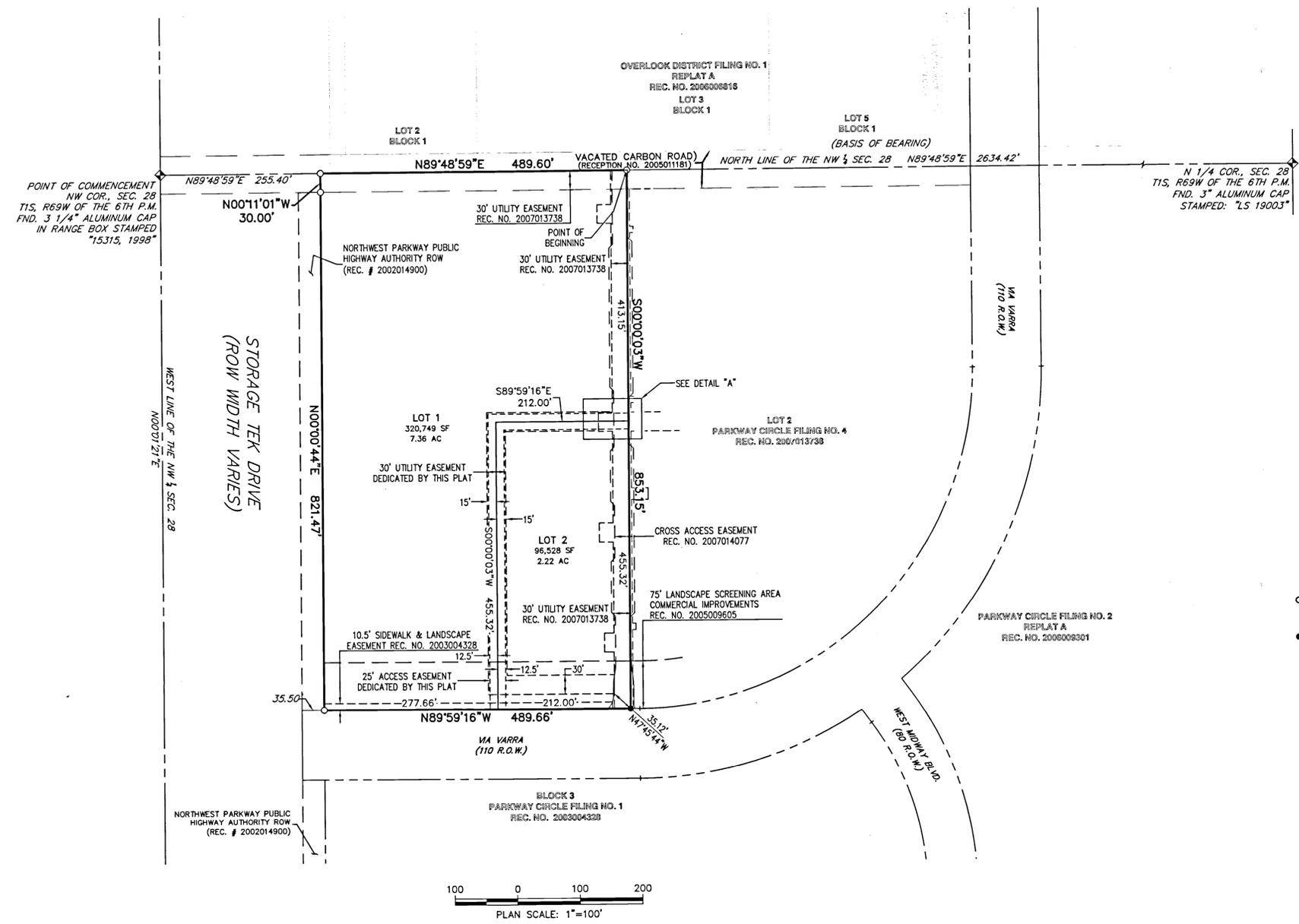


HKS HARRIS KOCHER SMITH
 1120 Lincoln Street, Suite 1000
 Denver, Colorado 80203
 P: 303-623-6300 F: 303-623-6311
 HarrisKocherSmith.com

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Minor Subdivision
 A Subdivision, being a Re-Plat of Lot 1, Parkway Circle Filing No. 4,
 Situated in the Northwest 1/4 of Section 28, Township 1 South, Range 69 West of the 6th P.M.
 City and County of Broomfield, State of Colorado.
 Sheet 2 of 2

NO CHANGES ARE TO BE MADE TO THIS DRAWING WITHOUT WRITTEN PERMISSION OF HARRIS KOCHER SMITH



20 0 20 40
 PLAN SCALE: 1"=20'

- LEGEND**
- FOUND #5 REBAR WITH RED PLASTIC CAP PLS 36062
 - FOUND CONCRETE NAIL WITH BRASS TAG PLS 36062

100 0 100 200
 PLAN SCALE: 1"=100'