

DRAWING NUMBER
MIS 79

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BROOKS TRACTS

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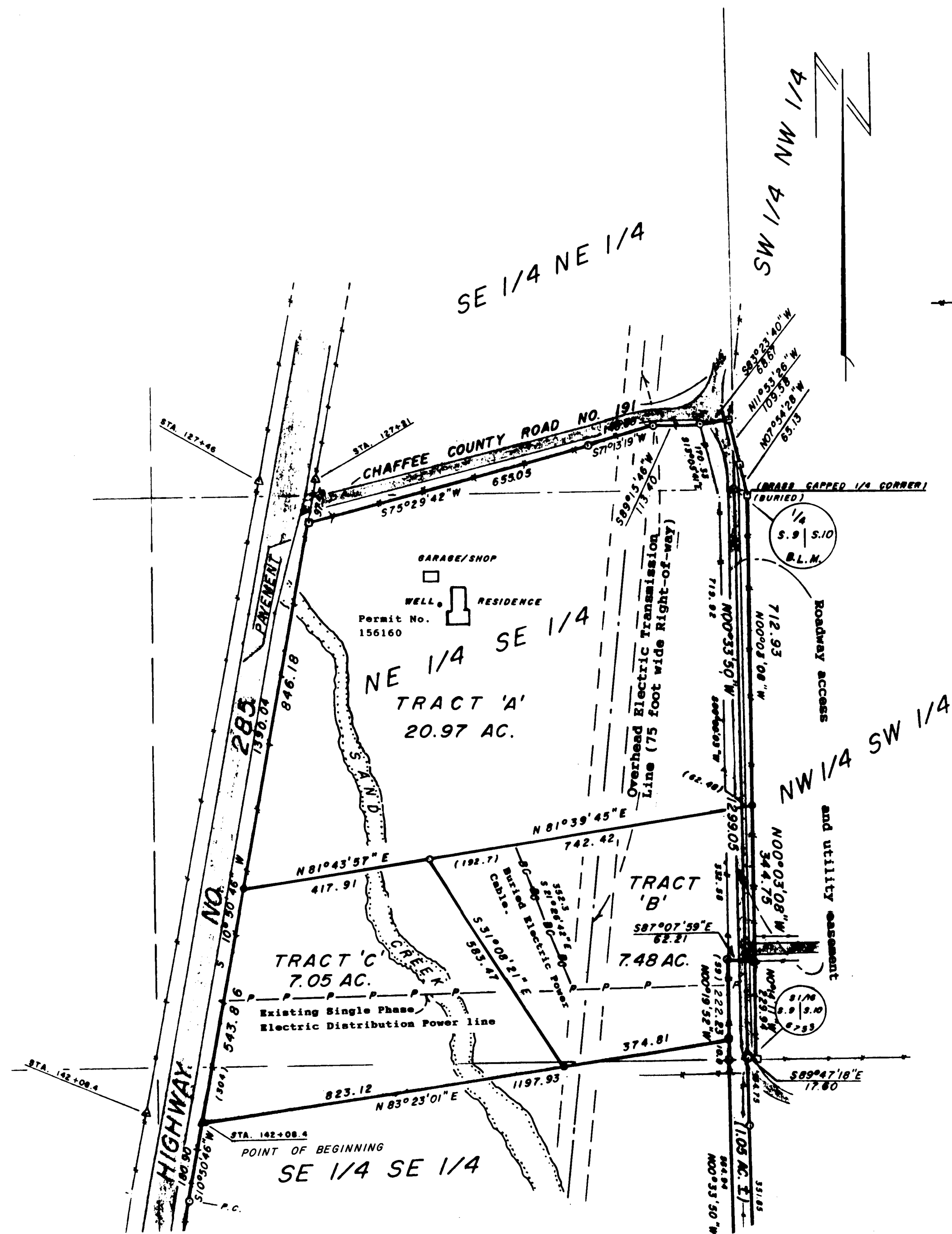
DRAWING NUMBER

Bigelow Land Surveyors
P.O. Box 531, Santa Fe, Colorado 81201
(719) 539-4130

Two Book No. 204 - Pages 149-151

Brooks Tracts

LOCATED IN THE
SE 1/4 OF THE NE 1/4
NE 1/4 OF THE SE 1/4
AND THE
SE 1/4 OF THE SE 1/4
ALL WITHIN
SECTION 9, T 50 N, R 8 E, N.M.P.M.
CHAFFEE COUNTY, COLORADO
SCALE 1 INCH = 200 FEET



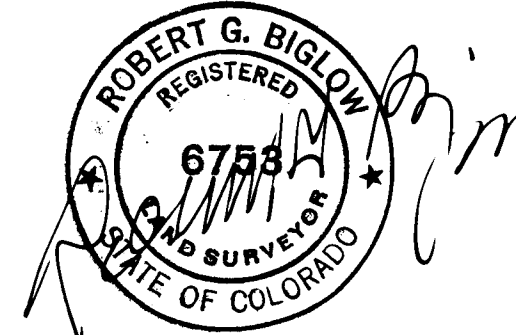
Directions are based on a solar observed bearing of South 88°58'29" West between the Southeast Corner and the South 1/4 Corner of Section 9, Township 50 North, Range 8 East of the New Mexico Principal Meridian, Chaffee County, Colorado.

- △ Denotes a concrete brass capped right-of-way marker.
- Denotes a rebar corner monument with a 2 inch steel disc stamped '6753'.
- Denotes fence.

LAND SURVEYOR'S CERTIFICATE

I, Robert G. Biglow, a Registered Land Surveyor in the State of Colorado, do certify that this plat of the 'BROOKS TRACTS' was prepared by me as a result of a field survey conducted by me and is accurate to the best of my knowledge and ability.

ROBERT G. BIGLOW REGISTERED LAND SURVEYOR COLORADO NO. 6753



CHAFFEE COUNTY BOARD OF COUNTY COMMISSIONERS APPROVAL

The Chaffee County Board of County Commissioners does hereby approve this plat of 'BROOKS TRACTS' on this 19th day of July, 1997.

Frank M. Munn
CHAIRMAN

Dedication

KNOW ALL MEN BY THESE PRESENTS: that James B. Brooks and Judith D. Brooks being the owners of the following described property:

1. Property Description:

A tract of land located within the Southeast 1/4 of the Northeast 1/4 and the East 1/4 of the Southeast 1/4 of Section 9, and the Northwest 1/4 of the Southwest 1/4, and the Southwest 1/4 of the Northwest 1/4 of Section 10, Township 50 North, Range 8 East of the New Mexico Principal Meridian, Chaffee County, Colorado, described as follows:
Commencing at the point of intersection of the South line of said Section 9 with the East right-of-way boundary of U. S. Highway No. 285 as fenced from whence the South 1/4 Corner (original marked stone) of said Section 9 bears South 88°58'29" West 1316.28 feet, also from said beginning point, a concrete-brass capped right-of-way marker stamped Station 154+45.7 bears South 84°00'51" West 170.12 feet, and a concrete right-of-way marker with a missing brass cap bears South 59°23'58" West 39.81 feet;
thence North 08°35'03" East 447.56 feet;
thence North 10°50'46" East 180.90 feet; a concrete right-of-way marker with brass cap stamped: STA. 142+08.4, the point of beginning of the tract herein described;
thence proceeding around the tract North 83°23'01" East 1197.93 feet to the fenced Westerly boundary of a traveled lane;
thence North 00°19'52" West along the above said fenced Westerly boundary 222.23 feet;
thence leaving the said Westerly boundary South 87°07'59" East across the said traveled lane 62.21 feet to the fenced Easterly boundary of the said traveled lane;
thence along the above said fenced Easterly boundary first, North 00°03'08" West 1057.68 feet;
thence North 07°54'28" West 65.13 feet;
thence North 11°53'26" West 109.58 feet;
thence leaving the said fenced Easterly boundary South 83°23'40" West across the said traveled lane 68.67 feet to the fenced Southerly boundary of Chaffee County Road No. 191;
thence along the above said fenced Southerly boundary the following courses and distances,
first, South 89°15'46" West 113.40 feet;
thence South 71°13'19" West 148.88 feet;
thence South 75°29'42" West 655.05 feet to the Easterly right-of-way boundary of U. S. Highway No. 285;
thence along said Easterly right-of-way boundary of U. S. Highway No. 285 South 10°50'46" West 1390.04 feet to the point of beginning, containing 35.50 acres.
SUBJECT to a Roadway and Utility Easement area beginning at the most northerly corner of the above-said tract; thence proceeding around said easement area South 83°23'40" West 68.67 feet; thence South 13°05'41" East 170.33 feet; thence South 00°00'03" West 1052.50 feet; thence South 87°07'59" East 62.21 feet; thence North 00°03'08" West 1057.68 feet; thence North 07°54'28" West 65.13 feet; thence North 11°53'26" West 109.58 feet to the point of beginning, encompassing 1.75 acres.
Directions are based on a solar observed bearing of South 88°58'29" West between the southeast corner and the South 1/4 Corner of Section 9, Township 50 North, Range 8 East of the New Mexico Principal Meridian, Chaffee County, Colorado.
TOGETHER with Domestic Well Permit No. 156160.

HAVE LAID - OUT, PLATTED and SUBDIVIDED the same into three Tracts, lettered 'A', 'B', 'C' as shown on this plat under the name and style of

BROOKS TRACTS

2. Tracts 'A' and 'B' are subject to the existing overhead Electric Power Transmission Line (75.00 foot wide right-of-way) as shown on this plat.
3. Tracts 'A' and 'B' are subject to the Roadway access and utility easement as shown on this plat.
4. Tracts 'B' and 'C' are subject to the existing single phase electric distribution power line (overhead) as shown on this plat.
5. Tract 'B' is subject to the buried electric power cable serving Tract 'A' as shown on this plat.

IN WITNESS WHEREOF, the owners have caused these presents to be executed this 19th day of July, 1997.

James B. Brooks (owner) Judith D. Brooks (owner)

The foregoing Dedication was acknowledged before me this 19th day of July, 1997, by James B. Brooks and Judith D. Brooks as owners who are personally known to me to be such persons.

Notary Public, Kathleen D. Blum

Address: 149 W. Park
Santa Fe, CO 81201

My Commission expires: 7-18-98

CHAFFEE COUNTY CLERK AND RECORDER'S ACCEPTANCE

This plat was accepted for filing in the office of the Clerk and Recorder of Chaffee County, Colorado on the 2nd day of July, 1997.

291424 RECEPTION NUMBER Veronica E. Anderson, Esq. CHAFFEE COUNTY CLERK AND RECORDER