PARCEL 1:A parcel of land being a portion of that tract of land as recorded in the Office of the La Plata A parcel of land being a portion of that tract of land as recorded in the Office of the La Plata Clerk and Recorder, La Plata County, Colorado, Reception Number 377528, being located in the NW1/4NW1/4 of Section 23, Township 35 North, Range 10 West, N.M.P.M., said parcel being more particularly described as: Plata County

Beginning at a point whence the Northwest Corner of Section 23 bears, N 77*48'08" W, a distance of 813.40 feet;

Thence S 75°31'00" E, a distance of 30.00 feet, to the centerline of County Road 207; Thence S 14°29'00" W, along said centerline, a distance of 54.50 feet; Thence along said centerline, along the arc of a tangent curve to the right with a delta angle of 005°25'00" and a radius of 1410.00 feet, a distance of 133.30 feet, the long chord bears S 17°11'29" a distance of 133.25 feet;

Thence S 1954'00" W, along said centerline, a distance of 4.26 feet, to the northerly boundary of a tract of land as recorded under Reception Number 1024975;

Thence N 88'26'08" W, along said northerly boundary, a distance of 31.60 feet;

Thence N 19'54'00" E, a distance of 14.22 feet;

Thence along the arc of a tangent curve to the left with a delta angle of 005'25'00" and a radius of 1380.00 feet, a distance of 130.46 feet, the long chord bears N 17'11'30" E, a distance of 130.41 feet;

Thence N 14'29'00" E, a distance of 54.51 feet, to the point of beginning.

Said parcel contains 5868 square feet, or 0.135 acres, more or less.

PARCEL 2:

A parcel of land being a portion of that tract of land as recorded in the Office of the La Plata County A parcel of land Becorder, La Plata County, Colorado, Reception Number 801496, said tract being located in the NW1/4NW1/4 of Section 23, Township 35 North, Range 10 West, N.M.P.M., said parcel being more

Beginning at the centerline of County Road 207, whence the Northwest Corner of Section 23 bears, N 77'43'15" W, a distance of 843.38 feet; Thence S 75'31'00" E, a distance of 30.00 feet; Thence S 14'29'00" W, a distance of 54.51 feet;

Thence along the arc of a tangent curve to the right with a delta angle of 005'11'29" and a radius of 1440.00 feet, a distance of 130.47 feet, the long chord bears S 17'04'44" W, a distance of 130.43 feet, to the northerly boundary of a tract of land as recorded under Reception Number 1024975;

Thence N 88°26'08" W, along said northerly line, a distance of 31.60 feet, to the centerline of County Road 207;

Thence N 19°54'00" E, along said centerline, a distance of 4.26 feet;
Thence along said centerline, along the arc of a tangent curve to the left with a delta angle of 005'25'05" and a radius of 1410.00 feet, a distance of 133.30 feet, the long chord bears N 17°11'29" E, a distance of 133.25 feet;
Thence N 14°29'00" E, along said centerline, a distance of 54.50 feet, to the point of beginning.
Said parcel contains 5656 square feet, or 0.130 acres, more or less.

PARCEL 3:

particularly described as: NW1/4NW1/4 of Section 23, Township 35 North, Range 10 West, N.M.P.M., said parcel being more A parcel of land being a portion of that tract of land as recorded in the Office of the La Plata Clerk and Recorder, La Plata County, Colorado, Reception Number 1024975, being located in the County

Beginning at a point on the northerly boundary of said tract, whence the Northwest Corner of Section bears, N 63°50'06" W, a distance of 822.28 feet;

Thence S 88*26'08" E, along said northerly boundary, a distance of 63.20 feet;

of 1440.00 feet, a distance of 5.66 feet, the long chord bears S 19'47'14'. Thence S 19'54'00" W, a distance of 62.15 feet;
Thence N 70'06'00" W, a distance of 60.00 feet;
Thence N 19'54'00" E, a distance of 47.93 feet, to the point of beginning. Said parcel contains 3472 square feet, or 0.080 acres, more or less. Thence along the arc of a non—tangent curve to the right with a delta angle of 000°13'31" and a radius of 1440.00 feet, a distance of 5.66 feet;

NW1/4NW1/4 OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 10 WEST, N.M.P.M. FEDERAL AID PROJECT NO BRO C200-00 COUNTY ROAD 207, LA PLATA COUNTY PROJECT SITE PLAN & SURVEY DEPARTMENT OF STATE OF COLORADO NO BRO C200-005 LA PLATA COUNTY RANSPORTATION

PERMANENT EASEMENT:

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An easement for county road and bridge purposes, over and across a tract of land as recorded in the Office of the La Plata County Clerk and Recorder, La Plata County, Colorado, Reception Number 801496, located in the NW1/4NW1/4 of Section 23, Township 35 North, Range 10 West, N.M.P.M., said easement

of County Road 207, whence the Northwest Corner

located in the particularly described as:
being more particularly described as:
Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the easterly right—of—way of County Road 207, whence the Northwest Corning Beginning at a point on the Easterly Road 207, whence the Northwest Corning Beginning at a point of County Road 207, whence the Northwest Corning Beginning at a point of County Road 207, whence the Northwest Corning Beginning at a point of County Road 207, whence the Northwest Road 207, whence the Road 207, whence the Northwest Road 207, whence the Road 207, whence the Northwest Road 207, whence the Road 207, which is a contract Road 207, whence the Road 207, which is a contract Road 207, whence the Road 20 으

Thence N 71*13'18" W, a distance of 5.00 feet, to sufficiently right—of—way, along the angle of 004*12'01" and a radius of 1440.00 feet, a 16*40'42" E, a distance of 105.56 feet, to the point Said easement contains 529 square feet, or 0.012 a said easterly right-of-way of County Road 207; t of beginning. arc of a non-tangent curve to the left with a delta distance of 105.57 feet, the long chord bears N

acres.

NOTE:

Research for recorded easements and rights of way was property may be subject to the easements, rights and DU18051679 dated June 2, 2011. s conducted by Land Title Guarantee Company and this restrictions as listed in their Commitment No.

to the best of my knowledge, belief and information Surveyors practicing in the State of Colorado. or under my direct responsibility, supervision and checkin La Plata County, Colorado, Clerk and Recorder, and that CERTIFICATE OF SURVEYOR:

I hereby state that this survey and plat were prepared that, in my professional opinion, they are true and correct based on the standards of care of Professional Land from field notes of an actual survey performed by meing, and from documents recorded in the Office of the



Colorado Registration No. 38007

According to the laws of the State of Colorado, any legal within three years after such defect was first discovered. survey be commenced more than ten years from the date oction based upon any defect in this survey must commence in no event may any action based upon any defect in this of the certification shown hereon.

