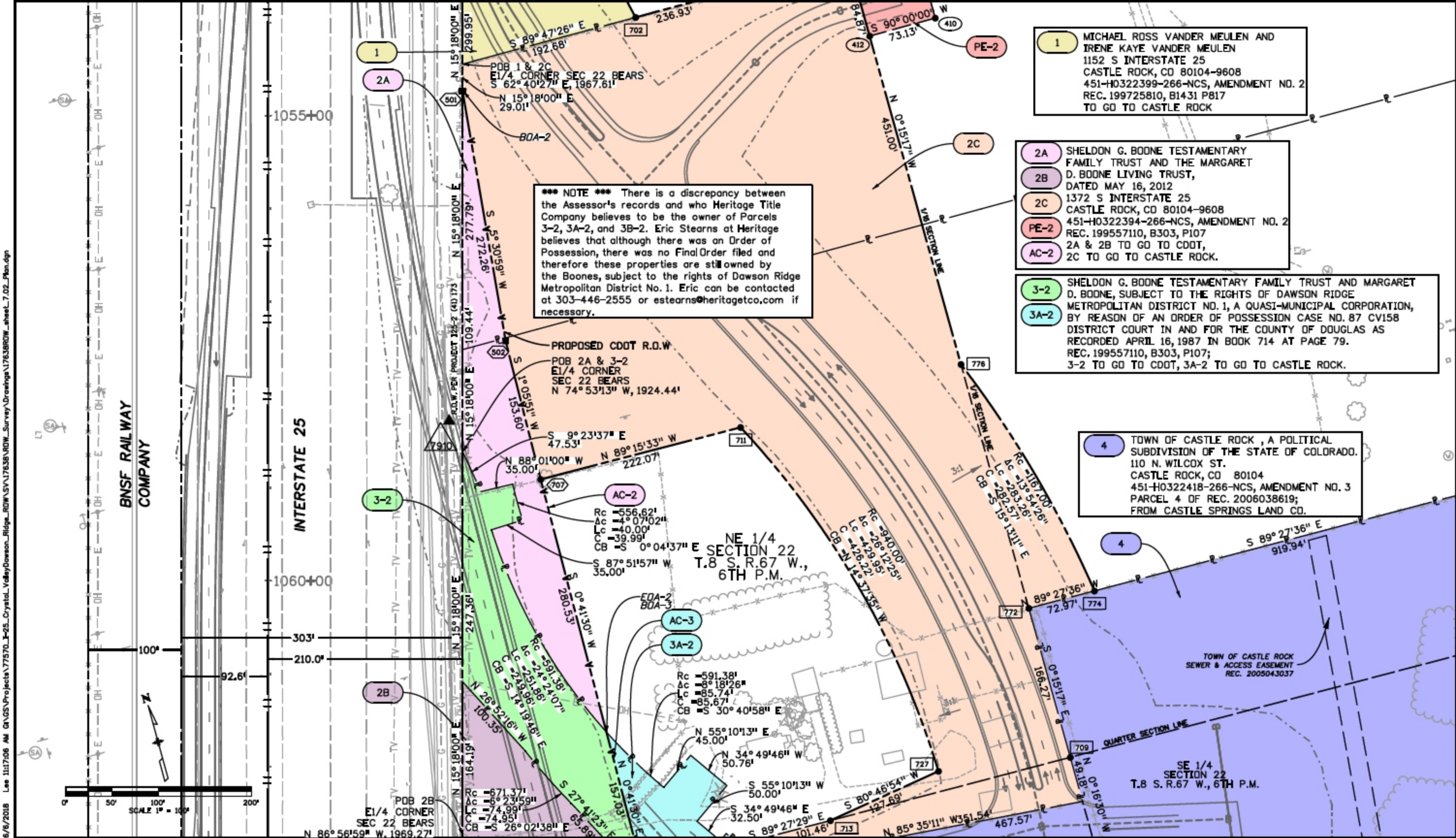




Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX



Right of Way Plans			
Plan Sheet			
Project Number: 17638			
Project Location: I-25 - CRYSTAL VALLEY/			
DAWSON RIDGE INTERCHANGE			
Project Code:	Last Mod. Date:	Subst:	Sheet No.
17638	05-30-2018	7.02 to 7.07	7.02





Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX



Right of Way Plans

Plan Sheet

Project Number: 17638
Project Location: I-25 - CRYSTAL VALLEY/
DAWSON RIDGE INTERCHANGE
Project Codes: Last Mod. Date: 05-30-2018
Sheet No.: 7.03

3-2 SHELDON G. BOONE TESTAMENTARY FAMILY TRUST AND MARGARET D. BOONE, SUBJECT TO THE RIGHTS OF DAWSON RIDGE METROPOLITAN DISTRICT NO. 1, A QUASI-MUNICIPAL CORPORATION, BY REASON OF AN ORDER OF POSSESSION CASE NO. 87 CV158 DISTRICT COURT IN AND FOR THE COUNTY OF DOUGLAS AS RECORDED APRIL 16, 1987 IN BOOK 714 AT PAGE 79. REC. 199557110, B303, P107; 3-2 TO GO TO CDOT, 3A-2 TO GO TO CASTLE ROCK.

4 TOWN OF CASTLE ROCK
110 N. WILCOX ST., CASTLE ROCK, CO 80104
CASTLE ROCK, CO 80104
451-H0322418-266-NCS, AMENDMENT NO. 3
PARCEL 4 OF REC. 2006038619

4B TOWN OF CASTLE ROCK
110 N. WILCOX ST., CASTLE ROCK, CO 80104
(DOUGLAS LANE)
TC451-H0322420-266-NCS
REC. 198816440, B.804, P.415
4B TO GO TO CDOT.

5 DOUGLAS COUNTY
BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
451-H0322406-266-NCS, AMENDMENT NO. 2
& REC. 2006004781
TO GO TO CASTLE ROCK

5A DOUGLAS COUNTY
BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
TC 451-H0321992-266-NCS
PARCEL 5 OF REC. 2011036243
TO GO TO CASTLE ROCK

6 BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS,
STATE OF COLORADO
451-H0321992-266-NCS, AMENDMENT NO. 2
PARCEL 1 (3H-9) OF REC. 2011036243
TO GO TO CDOT

7 DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
ALL EXCEPT CE TC 451-H0321992-266-NCS,
7 - PARCEL 3 (3F7),
7A & 7B - PART OF PARCEL 2,
OF REC. 2011036243 FROM CASTLE VALLEY METRO DIST
7 ONLY TC 451-H0322406-266-NCS,
REC. 2006002996 FROM MORGANTI

7B DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
ALL EXCEPT CE TC 451-H0321992-266-NCS,
7B - PART OF PARCEL 2,
OF REC. 2011036243 FROM CASTLE VALLEY METRO DIST
TO GO TO CDOT

BNSF RAILWAY
COMPANY

INTERSTATE 25

NE 1/4
SECTION 22
T.8 S. R.67 W.,
6TH P.M.

SE 1/4
SECTION 22
T.8 S. R.67 W.,
6TH P.M.

Name	Direction	Length
L1	N 55°10'13" E	45.00'
L2	N 34°49'46" W	50.76'
L3	S 55°10'13" W	50.00'
L4	S 34°49'46" E	32.50'
L5	N 55°10'13" E	10.00'
L6	S 34°00'31" E	18.21'
L7	S 34°57'16" E	31.24'
L8	N 34°46'38" W	42.37'
L9	S 34°46'38" E	16.94'

2B SHELDON G. BOONE TESTAMENTARY FAMILY TRUST AND THE MARGARET D. BOONE LIVING TRUST, DATED MAY 16, 2012
1372 S INTERSTATE 25
CASTLE ROCK, CO 80104-9608
451-H0322394-266-NCS, AMENDMENT NO. 2
REC. 199557110, B303, P107
2B TO GO TO CDOT, 2C TO GO TO CASTLE ROCK

AC-2 Rc = 591.38'
Ac = 8°18'26"
Lc = 85.74'
C = 85.67'
CB = S 30°40'58" E

2C Rc = 940.00'
Ac = 26°12'25"
Lc = 429.95'
C = 426.22'
CB = N 14°37'35" W

PDB 3A-2
E1/4 CORNER
SEC 22 BEARS
N 89°39'59" E, 1664.78'

PARCEL EFR-F
DAWSON RIDGE METRO DISTRICT
REC. 198724043 B.741 P.209 (211),
REC. 2006026577 DAWSON RIDGE
WILL NOT USE EFR-F.

DRAINAGE EASEMENT B
DAWSON RIDGE METRO DISTRICT
REC. 198724043 B.741 P.209 (214),
REC. 2006026577 DAWSON RIDGE
WILL NOT USE THIS EASEMENT.

DRAINAGE EASEMENT A
DAWSON RIDGE METRO DISTRICT
REC. 198724043 B.741 P.209 (213),
REC. 2006026577 DAWSON RIDGE
WILL NOT USE THIS EASEMENT.

PARCEL EFR-F
DAWSON RIDGE METRO DISTRICT
REC. 198724043 B.741 P.209 (211),
REC. 2006026577 DAWSON RIDGE
WILL NOT USE EFR-F.

PDB 4A & 4B
E1/4 CORNER
SEC 22 BEARS
N 77°17'09" E, 2179.84'

*** NOTE *** There is a discrepancy between the Assessor's records and who Heritage Title Company believes to be the owner of Parcels 3-2, 3A-2, and 3B-2. Eric Stearns at Heritage believes that although there was an Order of Possession, there was no Final Order filed and therefore these properties are still owned by the Boones, subject to the rights of Dawson Ridge Metropolitan District No. 1. Eric can be contacted at 303-446-2555 or estearns@heritagetco.com if necessary.

SCALE 1" = 100'



Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX



Right of Way Plans

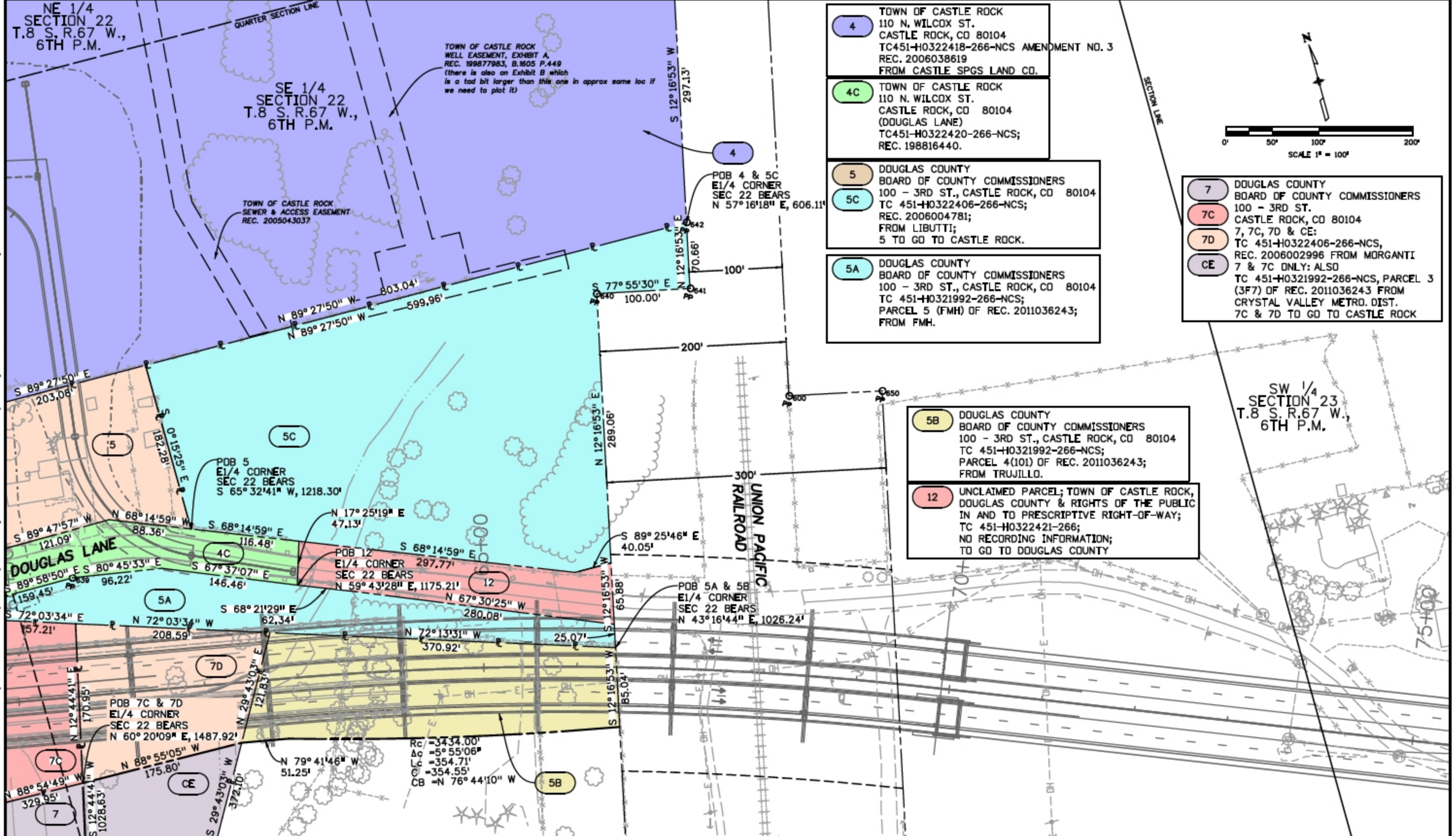
Plan Sheet

Project Number: 17638

Project Location: I-25 - CRYSTAL VALLEY/

DAWSON RIDGE INTERCHANGE

Project Code	Last Mod. Date	Sheet	Sheet No.
17638	05-30-2018	7.04 to 7.07	7.04

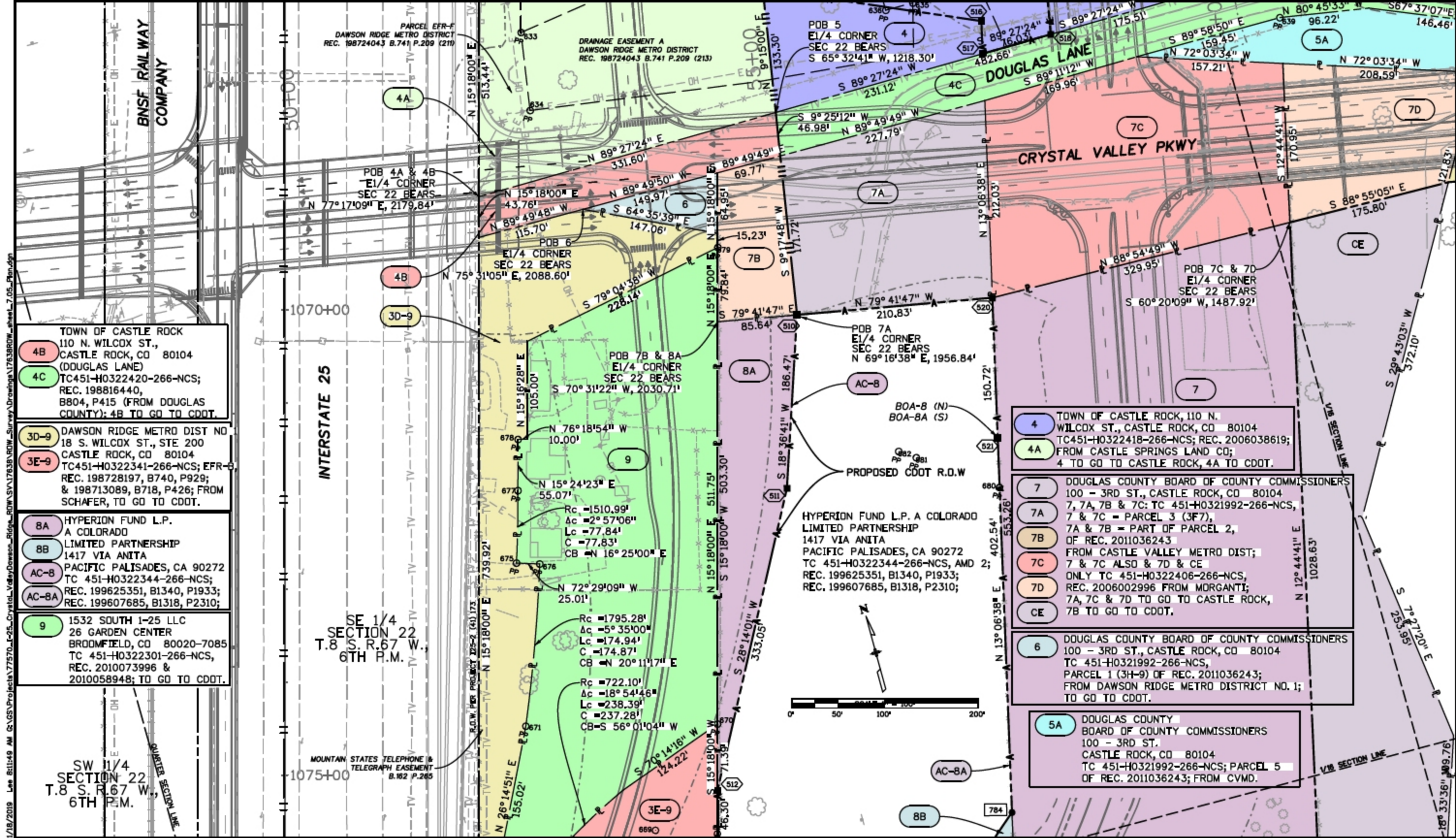




Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX



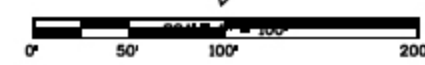
Right of Way Plans			
Plan Sheet			
Project Number: 17638			
Project Location: I-25 - CRYSTAL VALLEY/			
DAWSON RIDGE INTERCHANGE			
Project Code:	Last Mod. Date:	Subst:	Sheet No.
17638	05-30-2018	7.05 to 7.07	7.05



1/18/2019 1:49 PM G:\NGS\Projects\17638\I-25-CrystalValley\Drawings\17638ROW-sheet_7.05_Plan.dgn

- 4B TOWN OF CASTLE ROCK
110 N. WILCOX ST.,
CASTLE ROCK, CO 80104
(DOUGLAS LANE)
- 4C TC451-H0322420-266-NCS;
REC. 198816440,
B804, P415 (FROM DOUGLAS
COUNTY); 4B TO GO TO CDOT.
- 3D-9 DAWSON RIDGE METRO DIST NO
18 S. WILCOX ST., STE 200
CASTLE ROCK, CO 80104
TC451-H0322341-266-NCS; EFR-6,
REC. 198728197, B740, P929;
& 198713089, B718, P426; FROM
SCHAFFER, TO GO TO CDOT.
- 8A HYPERION FUND L.P.
A COLORADO
LIMITED PARTNERSHIP
1417 VIA ANITA
- 8B PACIFIC PALISADES, CA 90272
TC 451-H0322344-266-NCS;
REC. 199625351, B1340, P1933;
AC-8A REC. 199607685, B1318, P2310;
- 9 1532 SOUTH I-25 LLC
26 GARDEN CENTER
BROOMFIELD, CO 80020-7085
TC 451-H0322301-266-NCS,
REC. 2010073996 &
2010058948; TO GO TO CDOT.

- 4 TOWN OF CASTLE ROCK, 110 N.
WILCOX ST., CASTLE ROCK, CO 80104
TC451-H0322418-266-NCS; REC. 2006038619;
FROM CASTLE SPRINGS LAND CO;
4 TO GO TO CASTLE ROCK, 4A TO CDOT.
- 7 DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
7, 7A, 7B & 7C: TC 451-H0321992-266-NCS,
7 & 7C = PARCEL 3 (3F7),
7A & 7B = PART OF PARCEL 2,
OF REC. 2011036243
FROM CASTLE VALLEY METRO DIST;
7 & 7C ALSO & 7D & CE
ONLY TC 451-H0322406-266-NCS,
REC. 2006002996 FROM MORGANTI;
7A, 7C & 7D TO GO TO CASTLE ROCK,
7B TO GO TO CDOT.
- 6 DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
TC 451-H0321992-266-NCS,
PARCEL 1 (3H-9) OF REC. 2011036243;
FROM DAWSON RIDGE METRO DISTRICT NO. 1;
TO GO TO CDOT.
- 5A DOUGLAS COUNTY
BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST.
CASTLE ROCK, CO 80104
TC 451-H0321992-266-NCS; PARCEL 5
OF REC. 2011036243; FROM CVMD.

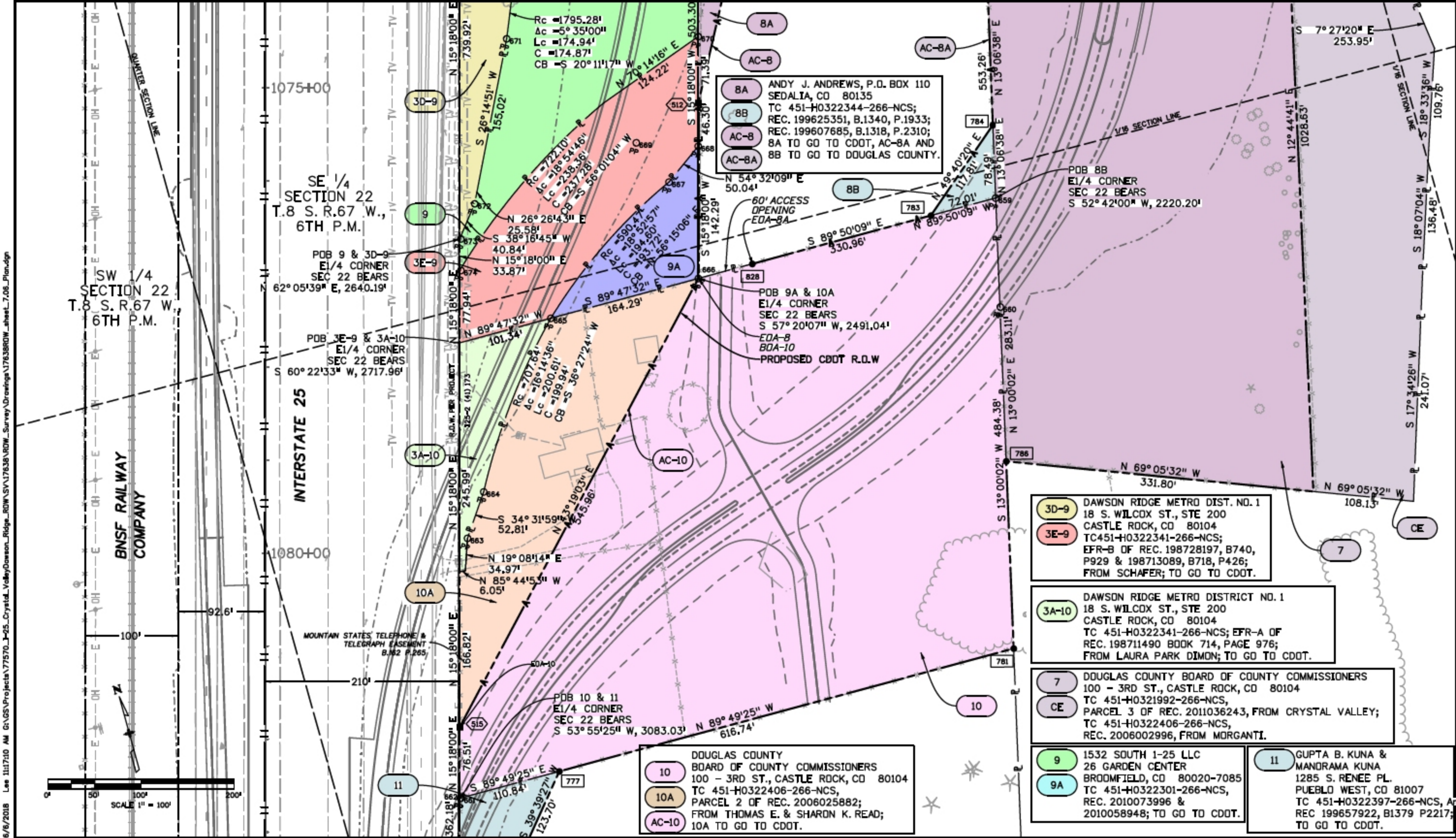




Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX



Right of Way Plans			
Plan Sheet			
Project Number: 17638			
Project Location: I-25 - CRYSTAL VALLEY/			
DAWSON RIDGE INTERCHANGE			
Project Code:	Last Mod. Date:	Subst:	Sheet No.
17638	05-30-2018	7.06 to 7.07	7.08



6/6/2018 11:17:10 AM G:\GIS\Projects\177570_1-25_Crystal_Valley\Drawings\17638ROW_Survey\Drawings\17638ROW_sheet_7.08_Plandgn

- 3D-9** DAWSON RIDGE METRO DIST. NO. 1
18 S. WILCOX ST., STE 200
CASTLE ROCK, CO 80104
- 3E-9** TC 451-H0322341-266-NCS;
EFR-B OF REC. 198728197, B740,
P929 & 198713089, B718, P426;
FROM SCHAFER; TO GO TO CDOT.
- 3A-10** DAWSON RIDGE METRO DISTRICT NO. 1
18 S. WILCOX ST., STE 200
CASTLE ROCK, CO 80104
TC 451-H0322341-266-NCS; EFR-A OF
REC. 198711490 BOOK 714, PAGE 976;
FROM LAURA PARK DIMON; TO GO TO CDOT.
- 7** DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
TC 451-H0321992-266-NCS,
PARCEL 3 OF REC. 2011036243, FROM CRYSTAL VALLEY;
TC 451-H0322406-266-NCS,
REC. 2006002996, FROM MORGANTI.
- 9** 1532 SOUTH I-25 LLC
26 GARDEN CENTER
BROOMFIELD, CO 80020-7085
TC 451-H0322301-266-NCS,
REC. 2010073996 &
2010058948; TO GO TO CDOT.
- 11** GUPTA B. KUNA &
MANDRAMA KUNA
1285 S. RENEE PL.
PUEBLO WEST, CO 81007
TC 451-H0322397-266-NCS, Amendment
REC 199657922, B1379 P2217;
TO GO TO CDOT.

- 10** DOUGLAS COUNTY
BOARD OF COUNTY COMMISSIONERS
100 - 3RD ST., CASTLE ROCK, CO 80104
TC 451-H0322406-266-NCS,
PARCEL 2 OF REC. 2006025882;
FROM THOMAS E. & SHARON K. READ;
10A TO GO TO CDOT.
- 10A**
- AC-10**

- 8A** ANDY J. ANDREWS, P.O. BOX 110
SEDALIA, CO 80135
TC 451-H0322344-266-NCS;
REC. 199625351, B.1340, P.1933;
REC. 199607685, B.1318, P.2310;
8A TO GO TO CDOT, AC-8A AND
8B TO GO TO DOUGLAS COUNTY.
- 8B**
- AC-8**
- AC-8A**

- PGB 9A & 10A**
E1/4 CORNER
SEC 22 BEARS
S 57° 20' 07" W, 2491.04'
EDA-8
BDA-10
PROPOSED CDOT R.O.W.

- PGB 8B**
E1/4 CORNER
SEC 22 BEARS
S 52° 42' 00" W, 2220.20'



Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX



Right of Way Plans			
Plan Sheet			
Project Number: 17638			
Project Location: I-25 - CRYSTAL VALLEY/			
DAWSON RIDGE INTERCHANGE			
Project Code:	Last Mod. Date:	Subnet	Sheet No.
17638	05-30-2018	7.07 to 7.07	7.07

