

Colorado Department of Transportation
18500 East Colfax Avenue
Aurora, CO 80011
Phone: 303-365-7410 FAX: 303-365-7350
Region 1
KAW

Sheet Revisions		Sheet Revisions		Sheet Revisions	
Date	Description	Date	Description	Date	Description

Right of Way Plans	
Title Sheet	
Project Number: CC 0852-106 / FBR 0852-108	
Project Location: US 85 Louvers To M.P. 191.75	
Project Code: 18890	Sheet No. 101
Project Code: 18890	Sheet No. 101

DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED STATE PROJECT NO. CC 0852-106 BRIDGE ENTERPRISE PROJECT NO. FBR 0852-108 STATE HIGHWAY NO. US 85 DOUGLAS COUNTY

R.O.W. Length of Project = 2.49 Miles
Bridge Length of Project = 0.04 Miles
Const. Length of Project = 2.70 Miles

Scales of Original 11"x17" Drawings
Plan Sheets 1"=400'
Detail Sheet 1"=400'
Ownership Map 1"=400'

Bearings used in the calculations of coordinates are based upon a grid bearing of N62°52'04"W from US-85 CM-MP 195.25 and CM-MP 195.451. Both monuments are CDDT Type II, marked appropriately for their midpoint location and control position. The survey data was obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN), as indicated on the Survey Control Diagram provided by the Colorado Department of Transportation, Project NH-0852-086 Project Code 13429.

SHEET NO. INDEX OF SHEETS

- | | |
|-------------------|-----------------------------------|
| 1.01 | (1) Title Sheet |
| 2.01-2.05 | (5) Tabulation of Properties |
| 3.01-3.21 | (12) Project Control Diagram |
| 4.01-4.03 | (3) Land Survey Control Diagram |
| 5.01 | (1) Monumentation Sheets |
| 6.01 | (1) Alignment Geometry Sheet |
| 7.01-7.09 | (9) Plan Sheets (18 total sheets) |
| 7.10-7.11 | (2) Detail Sheet (2 total sheets) |
| 8.01-8.03 | (3) Ownership Map |
| M-100-1 | (3) Standard Symbols |
| M-629-1 | (2) Survey Monuments |
| (51) Total Sheets | |

1. This Right-of-Way Plan is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only. It is reliant on ROW determinations made for CDDT Project IM 0252-317 SH85 corridor project dated 2007. Please refer to that project concerning existing Right of Way determinations.

2. For title information, The Colorado Department of Transportation relied on ALTA Commitments prepared by First American Title Insurance Company - NCS.

3. This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDDT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears an original signature of the Professional Land Surveyor hereon named.

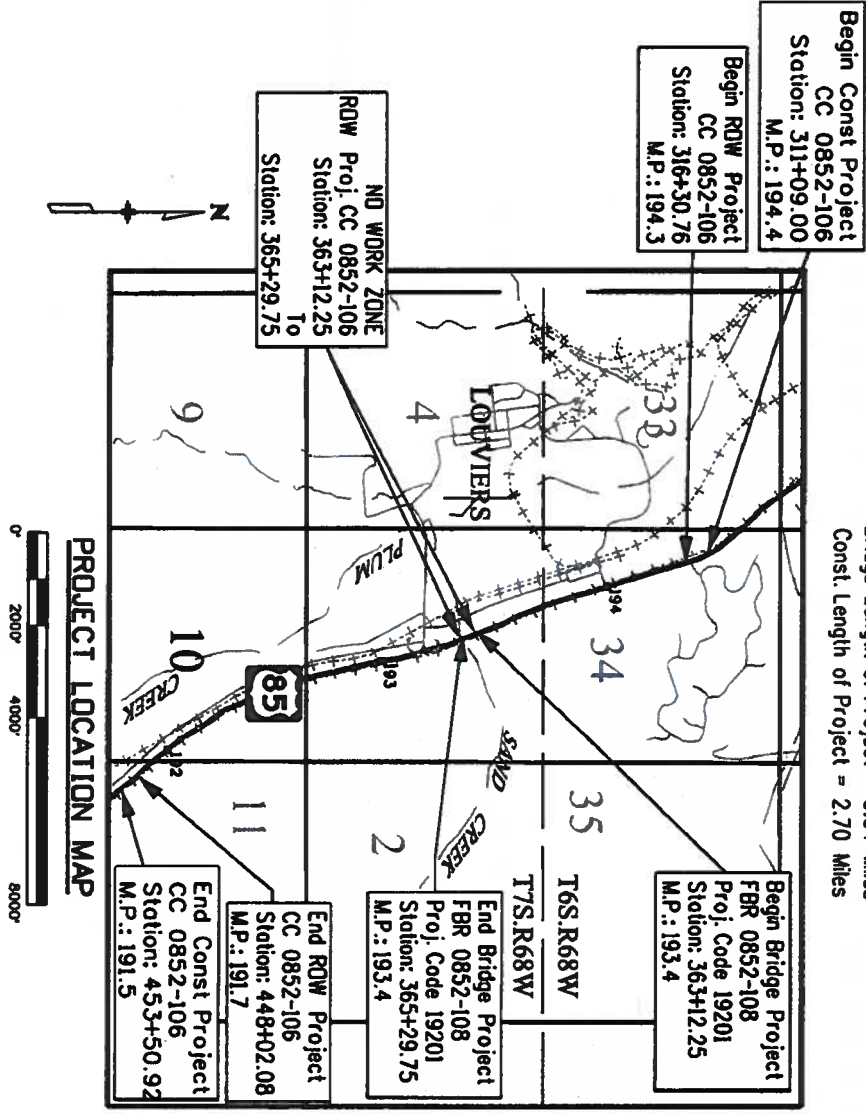
NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon.

SURVEYOR STATEMENT (ROW PLAN)

I, Richard B. Edwards, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, research, calculations and evaluation of the survey evidence were performed and this Right-of-Way Plan was prepared under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guarantee or warranty, either expressed or implied.

P.L.S. No. 30092

For and on Behalf of
the URS Corporation



- SECTION CORNER
- QUARTER AND SIXTEENTH SECTION CORNERS
- SET EASEMENT MONUMENT
- TEMPORARY EASEMENT POINT
- RIGHT OF WAY MARKER
- BLM MARKER
- PROPERTY PIN
- NOMA MARKER
- 1/4 AND 1/16 IN SECTION CORNERS (TOP POINT)
- FEDERAL MONUMENT WITNESS CORNER
- BENCH MARK
- USGS MARKER
- LOCAL OR PASS MONUMENT
- SECONDARY CONTROL MONUMENT
- RIGHT OF WAY MARKER
- PERMANENT, PROPERTY, SLOPE, & UTILITY EASEMENT LINE (PROPOSED AND EXISTING)
- TEMPORARY EASEMENT LINE (PROPOSED AND EXISTING)
- PROPERTY BOUNDARY LINE (PROPOSED AND EXISTING)
- ACCESS CONTROL LINE (PROPOSED AND EXISTING)
- BARRIER ACCESS CONTROL LINE (PROPOSED AND EXISTING)
- RIGHT OF WAY LINE (PROPOSED AND EXISTING)
- VIRGIN RIGHT OF WAY LINE (PROPOSED AND EXISTING)
- CITY LIMIT LINE
- COUNTY LINE
- QUARTER SECTION LINE
- SECTION LINE
- SIXTEENTH SECTION LINE
- STATE LINE
- TOWNSHIP LINE
- SURVEY/ROW
- TOP OF CUT
- TOE OF FILL
- TERRAIN

Note: For a complete listing of symbology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication dated July 2012. Existing topo features are shown as screened weight (gray scale). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).

STATE PROJECT NO. CC 0852-106
COLORADO DEPARTMENT OF TRANSPORTATION
STATE HIGHWAY PROJECT
ROW PLANS AUTHORIZED:
CDDT RIGHT OF WAY MANAGER
12-18-15
DATE

BRIDGE ENTERPRISE PROJECT NO. FBR 0852-108
COLORADO DEPARTMENT OF TRANSPORTATION
FEDERAL-AID HIGHWAY PROJECT
ROW PLANS AUTHORIZED:
CDDT ROW PROGRAM MANAGER
DATE

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URS
8181 East Tufts Avenue
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(303) 740-2600
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Project Code: 13-6-1	Last Mod Date: 2/21/2015	Sheet No.: 2/10
Project Number: CC 0852-106 / FBR 0852-108 Project Location: US 85 Louviers To M.P. 191.75		

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY U.S. NO. 85

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Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Right of Way Plans		
Tabulation of Properties		
Project Number: CC 0852-106 / FBR 0852-108		
Project Location: US 85 Louivers To M.P. 191.75		
Project Code: East Mod Date	Subnet	Sheet No.
18890 & 19201	12-5-13	2.02 of 2.05

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY U.S. NO. 85

Parcel No.	Ownership Name and Mailing Address	Site Address	Location	Area In Square Feet (Acres)				Book and Page No. And/Or Reception No.	Title Commitment No.	Remarks
				Area Of Parcel	Existing ROW	Net Area	Remainder Left	Remainder Right		
RW-129	RANDALL S. POET & SUSAN M. POET		NW 1/4 SECTION 3 T.7S., R.68W. 6th P.M.	230,913 (5.301)		230,913 (5.301)	3,892,262 (89.354)		NCS-590939-3-CO	
AC-129	7336 S HIGHLAND DR LITTLETON, CO 80120									
RW-129A			SAME	23,641 (0.543)		23,641 (0.543)				PROJECT FBR 0852-108 CODE 19201
AC-129A			SAME							
RW-129B			SAME	128,106 (2.941)		128,106 (2.941)				
AC-129B			SAME							
TE-129			SAME	7,729 (0.177)		7,729 (0.177)				TEMPORARY EASEMENT ACQUIRED FOR THE PURPOSE OF CONSTRUCTION OF DRIVEWAY IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
RW-130	COTTEREL FARMS LLC, A UTAH	7440 N US HIGHWAY 85 SEDALIA, CO 80135	SE 1/4 SECTION 3 T.7S., R.68W. 6th P.M.	609,515 (13.993)		609,515 (13.993)	17,435,622 (400.267)		NCS-590939-4-CO	
AC-130	LIMITED LIABILITY COMPANY 6288 MOFFAT FARM LN SALT LAKE CITY, UT 84121									TEMPORARY EASEMENT ACQUIRED FOR THE PURPOSE OF CONSTRUCTION OF DRIVEWAY IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
TE-130			SAME	4,456 (0.102)		4,456 (0.102)				
RW-144	HOBBS PROPERTY LLC, A COLORADO		NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	242,023 (5.556)		242,023 (5.556)	884,871 (20.314)		NCS-590939-5-CO	
AC-144	LIMITED LIABILITY COMPANY 8065 BRANDON DR LITTLETON, CO 80125									
TE-144			SAME	3,433 (0.079)		3,433 (0.079)				TEMPORARY EASEMENT ACQUIRED FOR THE PURPOSE OF CONSTRUCTION OF DRIVEWAY IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
RW-145	CITY & COUNTY OF DENVER 1600 W 12TH AVE DENVER, CO 80204		NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	21,492 (0.493)		21,492 (0.493)	150,297 (3.450)		NCS-590939-6-CO	
RW-145A										
	SAME		SAME	8,158 (0.187)		8,158 (0.187)				
RW-146	HOBBS PROPERTY LLC, A COLORADO		NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	46,960 (1.078)		46,960 (1.078)	618,201 (14.191)		NCS-590939-7-CO	
	LIMITED LIABILITY COMPANY 8065 BRANDON DR LITTLETON, CO 80125									

Sheet Revisions	
Date	Description

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Date	Description

Right of Way Plans			
Tabulation of Properties			
Project Number: CC 0852-106 / FBR 0852-108			
Project Location: US 85 Louvers To M.P. 191.75			
Project Code	Lost Mod Date	Subst	Sheet No.
18890 & 19201	12-6-13	2.03 of 2.05	2.05

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY U.S. NO. 85

Parcel No.	Ownership Name and Mailing Address	Site Address	Location	Area In Square Feet (Acres)				Book and Page No. And/or Reception No.	Title Commitment No.	Remarks
				Area Of Parcel	Existing ROW	Net Area	Remainder Left	Remainder Right		
RW-147	RUSSELL P. RIGGS PO BOX 493 SEDALA, CO 80135		NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	76,726 (1.761)		76,726 (1.761)	235,120 (5.398)		NCS-590939-8-CO	
AC-147										
PE-147	SAME		SAME	6,989 (0.160)		6,989 (0.160)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF RETAINING WALL COMPONENTS AND ALL ASSOCIATED APPURTENANCES
RW-148	RUSSELL P. RIGGS PO BOX 493 SEDALA, CO 80135	6800 N US HIGHWAY 85 SEDALA, CO 80135	NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	126,392 (2.902)		126,392 (2.902)	131,004 (3.007)		NCS-590939-9-CO	
AC-148										
PE-148	SAME		SAME	23,873 (0.548)		23,873 (0.548)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF RETAINING WALL COMPONENTS AND ALL ASSOCIATED APPURTENANCES
PE-148A	SAME		SAME	2,215 (0.051)		2,215 (0.051)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF INGRESS-EGRESS RIGHTS TO OWNERSHIP'S RECORDED AT RECEPTION NUMBERS 8604899, 01082277 & 8605122
TE-148	SAME		SAME	6,144 (0.141)		6,144 (0.141)				TEMPORARY EASEMENT ACQUIRED FOR THE PURPOSE OF CONSTRUCTION OF DRIVEWAY IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
RW-149	RUSSELL P. RIGGS PO BOX 493 SEDALA, CO 80135	6796 N. US HIGHWAY 85 SEDALA, CO 80135	NE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	62,418 (1.433)		62,418 (1.433)	179,530 (4.121)		NCS-590939-11-CO	
AC-149										
PE-149	SAME		SAME	42,980 (0.987)		42,980 (0.987)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF RETAINING WALL COMPONENTS AND ALL ASSOCIATED APPURTENANCES
TE-149	SAME		SAME	3,732 (0.086)		3,732 (0.086)				TEMPORARY EASEMENT ACQUIRED FOR THE PURPOSE OF CONSTRUCTION OF DRIVEWAY IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
RW-150	HOBBS PROPERTY LLC, A COLORADO LIMITED LIABILITY COMPANY 8065 BRANDON DR LITTLETON, CO 80125		SE 1/4 SECTION 10 T.7S., R.68W. 6th P.M.	51,488 (1.182)		51,488 (1.182)	50,878 (1.168)		NCS-590939-12-CO	
AC-150										
PE-150	SAME		SAME	22,417 (0.515)		22,417 (0.515)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF CONSTRUCTION AND MAINTENANCE OF RETAINING WALL COMPONENTS AND ALL ASSOCIATED APPURTENANCES

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URS
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Right of Way Plans			
Tubulation of Properties			
Project Number: CC 0852-106 / FR# 0852-108			
Project Location: US 85 Lavers to M.P. 191.77			
Project Code:	Last Mod Date	Subst	Sheet
12-6-13	2.04	2.05	2.04
Project Code: 12-6-13			
Project Code: 12-6-13			

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Colorado Department of Transportation

18500 East Colfax Avenue
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Region 1

KAW

Sheet Revisions			Sheet Revisions			Sheet Revisions		
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URS

8181 East Iulius Avenue
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Right of Way Plans

Tabulation of Properties

Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers To M.P. 191.75

Project Code: 12-5-13
Last Mod Date: 12-5-13
Subset: 2.05 of 2.05
Sheet No.: 2.05

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY U.S. NO. 85										
Parcel No.	Ownership Name and Mailing Address	Site Address	Location	Area In Square Feet (Acres)				Book and Page No. And/or Reception No.	Title Commitment No.	Remarks
				Area Of Parcel	Existing ROW	Net Area	Remainder Left			
PE-277	BNSF RAILWAY COMPANY (FKA THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY AND FKA BURLINGTON NORTHERN RAILROAD COMPANY)		SW 1/4 SECTION 34 T.6S.,R.68W, 6th P.M. & NW 1/4 SECTION 3 T.7S.,R.68W, 6th P.M.	82,853 (1,902)		82,853 (1,902)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF ROADWAY AND DRAINAGE IMPROVEMENTS CONSTRUCTION AND MAINTENANCE AND ALL ASSOCIATED APPURTENANCES
PE-277A	A DELAWARE CORPORATION P.O. BOX 961089 FORT WORTH, TX 76161		SECTION 3 T.7S.,R.68W, 6th P.M.	20,009 (0.459)		20,009 (0.459)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF ROADWAY AND DRAINAGE IMPROVEMENTS CONSTRUCTION AND MAINTENANCE AND ALL ASSOCIATED APPURTENANCES
PE-277B			SW 1/4 SECTION 3 T.7S.,R.68W, 6th P.M.	16,633 (0.382)		16,633 (0.382)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF ROADWAY AND DRAINAGE IMPROVEMENTS CONSTRUCTION AND MAINTENANCE AND ALL ASSOCIATED APPURTENANCES
PE-277C			SE 1/4 SECTION 10 & SW 1/4 SECTION 11	33,403 (0.767)		33,403 (0.767)				PERMANENT EASEMENT IS ACQUIRED FOR THE PURPOSE OF ROADWAY AND DRAINAGE IMPROVEMENTS CONSTRUCTION AND MAINTENANCE AND ALL ASSOCIATED APPURTENANCES
PE-277D			NE 1/4 SECTION 3 T.7S.,R.68W, 6th P.M.	1,250 (0.029)		1,250 (0.029)				PERMANENT EASEMENT IS ACQUIRED FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
PE-277E			NE 1/4 SECTION 3 T.7S.,R.68W, 6th P.M.	1,244 (0.029)		1,244 (0.029)				PERMANENT EASEMENT IS ACQUIRED FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
PE-277F			SE 1/4 SECTION 3 T.7S.,R.68W, 6th P.M.	1,250 (0.029)		1,250 (0.029)				PERMANENT EASEMENT IS ACQUIRED FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
PE-277G			NE 1/4 SECTION 10 T.7S.,R.68W, 6th P.M.	1,250 (0.029)		1,250 (0.029)				PERMANENT EASEMENT IS ACQUIRED FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
PE-277H			NE 1/4 SECTION 10 T.7S.,R.68W, 6th P.M.	4,998 (0.115)		4,998 (0.115)				PERMANENT EASEMENT IS ACQUIRED FOR CONSTRUCTION AND MAINTENANCE OF DRAINAGE IMPROVEMENTS AND ALL ASSOCIATED APPURTENANCES
AP-723	DENNIS A. DEVRIES & SYLVIA A. DEVRIES 1284 PARK TERRACE LN LAKE HAVASU, AZ 86404	8326 N US HWY 85 LITTLETON, CO 80125	SW 1/4 SECTION 34 T.6S.,R.68W, 6th P.M.	78,757 (1.808)		78,757 (1.808)	- 0 -			ADVANCED PURCHASE

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TURS
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Land Survey Control Diagram		
Title Sheet		
Project Number: CC 0852-106 / FBR 0852-108		
Project Location: US 85 Louvers To M.P. 191.75		
Project Code:	Last Mod Date	Sheet No.
188890 & 19201	10-30-13	4.01

General Notes:

1. This Land Survey Control Diagram is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only. No determination has been made to determine if the found monuments as shown are in their proper position or if they are at the corners they are intended to monument.
2. In circa 2003 project I-25 M.I.S./E.I.S was initiated to retroce and re-establish the Colorado State Highway U.S. 85 Right of Way corridor from Milepost 200.3 near Colorado 470 to Milepost 187.1 near the northerly outskirts of Castle Rock. Those plans were recorded at Reception 10003975 (2007) in the Douglas County Records. For the purpose of this segment, a field survey was done to validate the positions of the controlling (ditto) corners particular to this project and a cursory field survey was performed to confirm some of the monuments shown on the retrocement project. No significant differences were found on the monuments that were checked, except as noted in this Land Survey Control Diagram. The values as shown on sheet 4.03 were those as reported on the retrocement project.
3. This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDDT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears an original signature of the Professional Land Surveyor hereon named.
4. Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2006 found in The Colorado Department of Transportation, M & S Standards for typical survey monument descriptions.

BASIS OF BEARINGS (From Supplemental Control Diagram):

Bearings used in the calculations of coordinates are based upon a grid bearing of N62°52'04"W from US-85 CM-MP 195.25 and CM-MP 195.451. Both monuments are CDDT Type II, marked appropriately for their milepost location and control position. The survey data was obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHAN), as indicated on the Survey Control Diagram provided by the Colorado Department of Transportation, Project NH-0852-086 Project Code 13429.

COORDINATE DATUM (From Supplemental Control Diagram):

Project coordinates are modified Colorado State Plane Central Zone NAD 83/192) coordinates. The combined elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.00030502381. The resulting project coordinates are truncated by 200,000m in the Northing and 400,000m in the Easting after converting from state plane coordinates

$$\text{Project Coordinates Northing} = (\text{State Plane Coordinate Northing} * 1.00030502381 - 200,000) * (3937/1200).$$

SURVEYOR STATEMENT (LAND SURVEY CONTROL DIAGRAM)

I, Richard A. Edwards, a professional surveyor licensed in the State of Colorado, hereby certify that the Colorado Department of Transportation has not altered or modified the original data and the findings of the survey. I represent and warrant that the data and the findings of the survey are true and correct. I warrant that the data and the findings of the survey are not based upon my knowledge, information and belief in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a warranty or warranty, either expressed or implied.

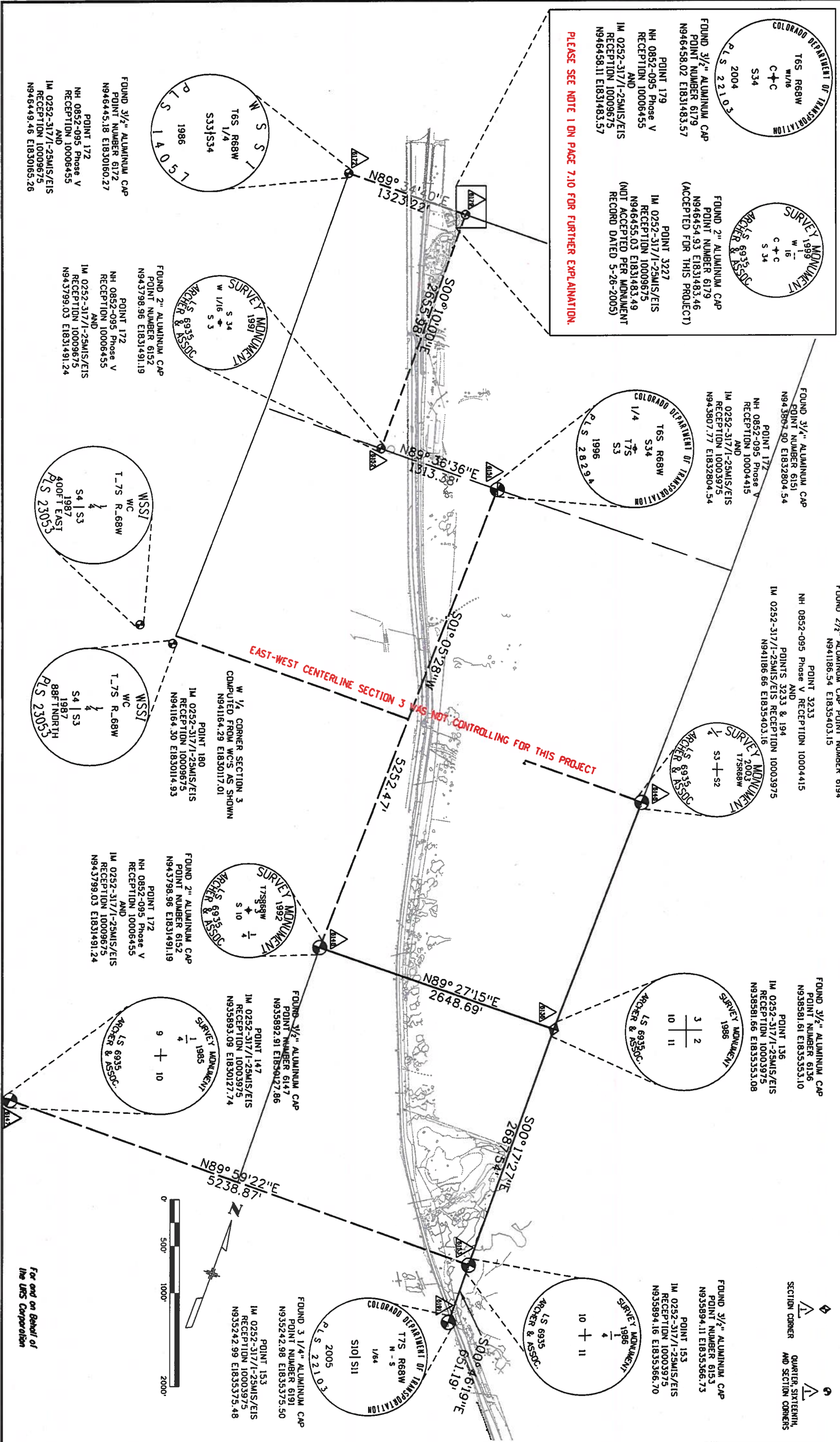
PLS No. 50092

**For and on Behalf of
the URS Corporation**

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Right of Way Plans			
Ownership Sheet			
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108800 & 109201	10-30-13	4.02 of 4.03	4.02



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Sheet Revisions		
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mm/dd/yy	XXXXXXXXXX	XXX

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

URS
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Denver, CO 80237-2579
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Right of Way Plans		
Monumentation Sheet		
Project Number: CC 0852-106 / FBR 0852-108	Project Location: US 85 Louivers To MP 191.75	
Project Code: 18890 & 19201	Last Mod Date: 09-01-13	Sheet No: 5.01

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TABULATION OF R.O.W. MONUMENTS TO BE SET

Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
601	946353.34	1831262.39	ROW To Be Set	318+18.99	-184.79
602	946137.39	1831285.71	ROW To Be Set	320+30.32	-129.61
603	945809.75	1831326.48	ROW To Be Set	323+64.97	-90.65
604	945740.73	1831349.96	ROW To Be Set	324+38.54	-91.16
605	945282.00	1831519.02	ROW To Be Set	329+30.00	-95.30
606	944987.98	1831650.68	ROW To Be Set	332+51.39	-117.36
607	943802.85	1832064.61	ROW To Be Set	345+06.56	-96.71
608	943803.20	1832117.16	ROW To Be Set	345+24.38	-146.16
609	943889.31	1832160.46	ROW To Be Set	346+46.86	-147.36
610	943405.21	1832216.94	ROW To Be Set	349+34.29	-97.87
611	942942.39	1832396.40	ROW To Be Set	354+31.93	-96.00
612	942821.37	1832554.52	ROW To Be Set	356+06.92	-195.59
613	942717.88	1832572.70	ROW To Be Set	357+11.04	-171.25
614	942658.72	1832543.75	ROW To Be Set	357+54.13	-120.90
615	942409.79	1832613.65	ROW To Be Set	360+11.31	-81.16
616	942142.41	1832752.45	ROW To Be Set	363+12.25	-95.03
618	941474.04	1833056.28	ROW To Be Set	370+37.47	-102.17
619	941334.96	1833238.81	ROW To Be Set	372+14.48	-233.85
620	941241.12	1833283.44	ROW To Be Set	373+08.17	-252.98
621	941074.54	1833272.92	ROW To Be Set	374+60.30	-206.71
622	940709.97	1833358.85	ROW To Be Set	378+34.75	-215.97
623	939954.77	1833493.16	ROW To Be Set	386+01.43	-192.37
624	939382.12	1833647.79	ROW To Be Set	391+93.64	-226.15
625	938865.05	1833770.40	ROW To Be Set	397+51.17	-213.50
626	938136.53	1834046.95	ROW To Be Set	405+38.63	-215.81
627	936477.89	1834760.98	ROW To Be Set	423+99.14	-176.59
628	936331.19	1834798.01	ROW To Be Set	425+32.10	-110.86
629	935323.92	1835596.78	ROW To Be Set	438+31.67	-143.95
630	946454.40	1830918.66	ROW To Be Set	316+30.76	120.06
631	941735.93	1832930.53	ROW To Be Set	367+55.94	-86.22
632	936829.47	1834548.25	ROW To Be Set	419+70.79	-170.17

XXX

TABULATION OF PERMANENT EASEMENT MONUMENTS TO BE SET

Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
650	943323.26	1832043.99	PE To Be Set (RR)	349+47.78	93.04
651	946003.42	1831057.94	PE To Be Set (RR)	321+00.00	107.61
652	941148.61	1832928.16	PE To Be Set (RR)	373+13.27	114.11
653	940514.33	1833091.42	PE To Be Set (RR)	379+71.32	85.93
654	941870.72	1832682.96	PE To Be Set (RR)	365+29.75	82.00
655	940467.72	1833075.9	PE To Be Set (RR)	380+13.75	110.69
657	941683.51	1832741.97	PE To Be Set (RR)	367+24.45	106.94
658	941860.24	1832680.26	PE To Be Set (RR)	365+29.75	107.00
659	939843.28	1833236.16	PE To Be Set (RR)	386+57.78	82.04
660	939838.01	1833211.72	PE To Be Set (RR)	386+57.92	107.04
662	936959.81	1834531.33	PE To Be Set	418+41.98	-220.00
663	936955.63	1834673.73	PE To Be Set	421+58.10	-205.15
664	936506.04	1834819.27	PE To Be Set	423+98.37	-224.04
665	936412.88	1834804.75	PE To Be Set	424+66.61	-161.14
667	936230.82	1834948.47	PE To Be Set	427+01.66	-180.08
668	936203.81	1835015.35	PE To Be Set	427+62.92	-220.00
669	935736.58	1835368.82	PE To Be Set	433+62.33	-227.74
670	935609.22	1835704.43	PE To Be Set	434+65.21	-150.05
672	934843.48	1835704.53	PE To Be Set (RR)	442+70.57	79.18
673	935587.38	1835083.41	PE To Be Set (RR)	433+04.34	89.13
700	934574.23	1835961.77	PE Point from Phase IV	446+42.05	52.37
705	934550.82	1835961.77	PE Point from Phase IV	446+60.09	67.28

XXX

TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
674	945929.50	1831343.09	TE To Be Set	322+54.80	-143.20
675	945748.48	1831389.88	TE To Be Set	324+43.89	-131.46
685	945853.60	1831465.31	TE To Be Set	323+73.07	-255.23
686	945851.81	1831425.88	TE To Be Set	323+55.83	-198.21
687	945184.01	1831664.11	TE To Be Set	330+62.67	-201.09
688	945118.39	1831680.19	TE To Be Set	331+39.18	-180.06
689	942347.02	1832729.57	TE To Be Set	361+16.91	-180.06
690	942304.02	1832791.22	TE To Be Set	361+81.45	-198.15
691	941010.65	1833359.04	TE To Be Set	375+40.51	-277.89
692	940931.15	1833355.99	TE To Be Set	376+13.59	-239.01
693	937126.60	1834255.80	TE To Be Set	410+09.03	-260.15
694	937640.73	1834285.70	TE To Be Set	410+85.91	-262.74
695	936445.97	1834942.47	TE To Be Set	425+14.99	-284.61
696	936397.89	1834967.86	TE To Be Set	425+70.74	-289.37
697	934689.43	1836101.07	TE To Be Set	446+95.64	-161.80
698	934578.49	1836200.61	TE To Be Set	447+90.94	-134.44
1611	945176.13	1831566.43	TE-124 into	330+45.72	-103.24
1636	945090.68	1831604.89	TE-124 into	331+39.13	-109.65
1637	942279.53	1832681.27	TE-129 into	361+57.92	-87.92
1638	942204.33	1832720.31	TE-129 into	362+42.56	-91.82
1641	938393.95	1834819.70	TE-148 into	424+90.89	-163.36
1642	938376.90	1834945.37	TE-148 into	425+75.96	-259.02
1646	936255.74	1834928.80	TE-149 into	426+69.42	-177.81
1647	934641.67	1836097.22	TE-157 into	446+76.36	-95.00
1648	934568.16	1836176.86	TE-157 into	447+83.77	-109.55
1650	941027.11	1833284.10	TE-130 into	375+09.01	-207.92
1651	940939.17	1833304.83	TE-130 into	375+99.33	-210.15

QUANTITY OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE					
	1	1A	2	2A	3	3A
REFERENCE						
ROW	31					
CONTROL						
ALLOUT CORNER						
PERMANENT EASEMENT						20
27 TE POINTS						
WITNESS POST (REQUIRED)	31					20

GeneralNotes:

- All centerline and offset stationing may not represent the centerline as constructed in the field.
 - Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2006 found in The Colorado Department of Transportation, M & S Standards for survey monument descriptions.
 - This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDDT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears on original signature of the Professional Land Surveyor herein named.
- COORDINATE DATUM: Project coordinates are modified Colorado State Plane Central Zone NAD 83(92) coordinates. The combined elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.00030502381. The resulting project coordinates were truncated by 200,000m in the Northing and 400,000m in the Easting after converting from state plane coordinates to project coordinates. The CHAIN is based on the NAD 83(92) datum.
- Project Coordinates Northing = (State Plane Coordinate Northing * 1.00030502381 - 200,000) * (3937/1200).
- Project Coordinates Easting = (State Plane Coordinate Easting * 1.00030502381 - 400,000) * (3937/1200).

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.

SURVEYOR STATEMENT (R.O.W. MONUMENTS)

I, Richard B. Edwards, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, adequate research, calculations and evolution of survey evidence were performed and the Right-of-Way monuments depicted on this Right-of-Way Plan were set under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a warranty or warranty, either expressed or implied.

PLS No. 30092



Colorado Department of Transportation

18500 East Colfax Avenue
Aurora, CO 80011
Phone: 303-365-7410 FAX: 303-365-7350

Region I

KAW

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

Alignment Sheet

Project Number: CC 0852-106 / FBR 0852-108

Project Location: US 85 Louivers To M.P. 191.75

Project Code: CC 0852-106

Project Code: FBR 0852-108

Project Code: CC 0852-106

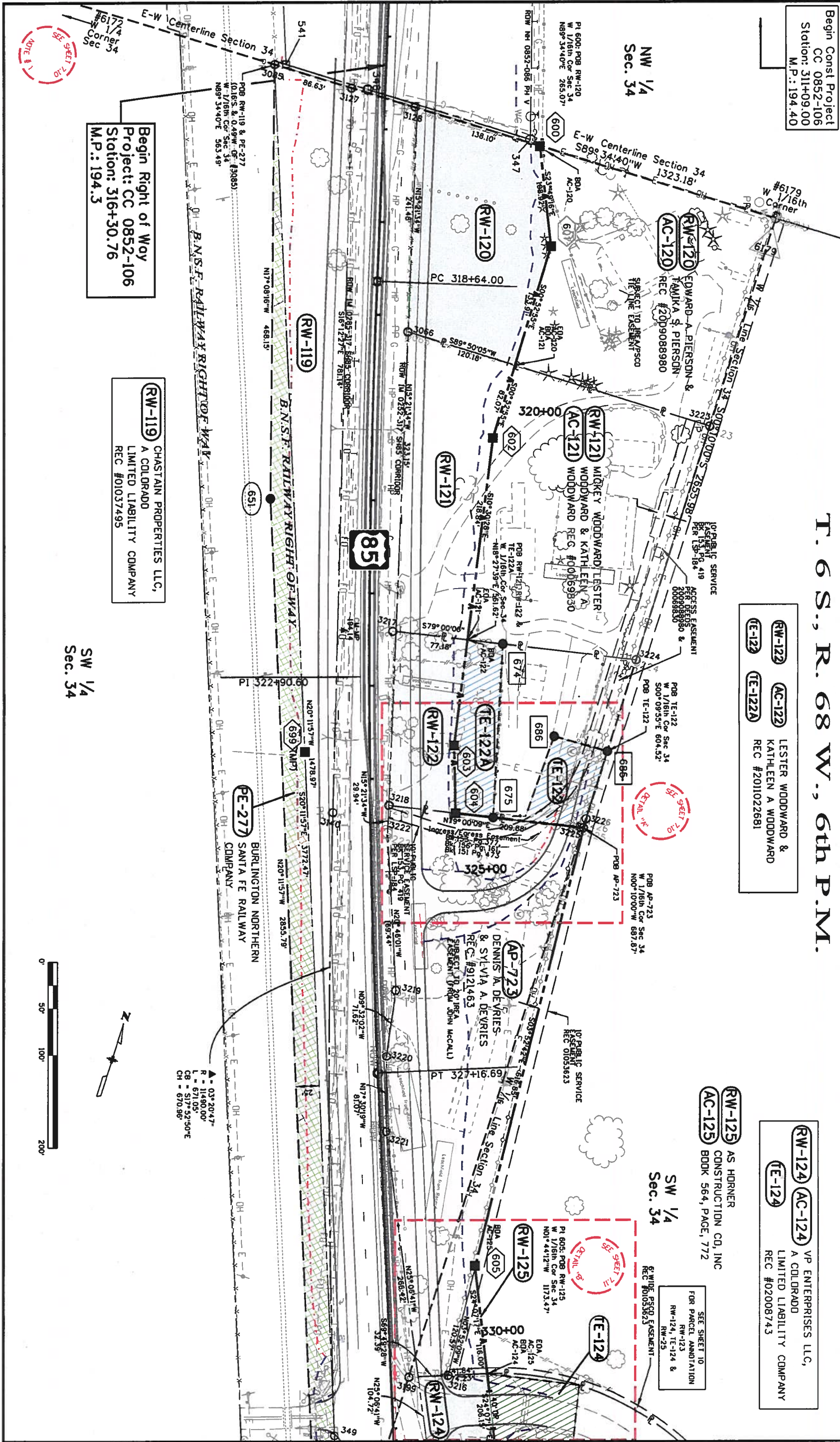
Project Code: FBR 0852-108

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Denver, CO 80237-2579
(303) 740-2600
Fax (303) 694-3946

URS

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Fax (303) 694-3946

CONTROL LINE DATA - Mainline Shift East									
POINT ID	BEARING	DISTANCE (FEET)	NORTHING (Y)	EASTING (X)	PC	PI	PT	DELTA	T
	S 44°37'36" E	196.65	948262.91	1830128.53		296+00.00			
	S 15°18'34" E	1,467.09	947676.16	1830708.68	297+96.65		310+24.68	29°19'01"	627.77
	S 20°11'42" E	2,312.48	945849.67	1831208.67	318+64.00		327+16.69	4°53'08"	426.60
	S 21°18'42" E	601.42	943587.91	1832040.62	346+02.56		347+97.44	1°07'00"	97.44
	S 24°47'43" E	1,186.18	942744.30	1832369.72	353+01.42		359+09.45	3°29'02"	304.11
	S 11°50'50" E	2,182.51	941389.33	1832995.67	367+91.52		374+01.69	12°56'54"	306.39
	S 20°49'16" E	1,775.43	938946.10	1833508.19	392+77.82		399+04.32	8°58'26"	313.89
	S 32°58'53" E	739.49	936938.14	1834271.78	413+65.85		421+08.68	12°09'37"	372.82
	S 39°34'36" E	2,037.18	935834.49	1834987.99	424+75.36		436+26.45	6°35'43"	576.18
	S 20°30'11" E	817.48	933875.51	1836607.27	450+87.45		460+86.92	19°04'25"	504.40
			933109.81	1836893.60		464+00.00			



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Right of Way Plans			Right of Way Plans			Right of Way Plans		
Plan Sheet			Plan Sheet			Plan Sheet		
Project Number: CC 0852-106 / FBR 0852-108			Project Number: CC 0852-106 / FBR 0852-108			Project Number: CC 0852-106 / FBR 0852-108		
Project Location: US-85 Louivers To M.P. 191.75			Project Location: US-85 Louivers To M.P. 191.75			Project Location: US-85 Louivers To M.P. 191.75		
Project Code: 18890 & 19201	Lost Mod Date	09-04-13	Project Code: 18890 & 19201	Lost Mod Date	09-04-13	Project Code: 18890 & 19201	Lost Mod Date	09-04-13
	Subst	7.01 of 7.11		Subst	7.01 of 7.11		Subst	7.01 of 7.11
	Sheet No.	7.01		Sheet No.	7.01		Sheet No.	7.01

Begin Const Project
CC 0852-106
Station: 311+09.00
M.P.: 194.40

RW-122 AC-122
LESTER WOODWARD &
KATHLEEN A WOODWARD
REC #2011022681

RW-125 AC-125
AS HORNER
CONSTRUCTION CO. INC
BOOK 564, PAGE, 772

RW-124 AC-124
VP ENTERPRISES LLC,
LIMITED LIABILITY COMPANY
REC #02008743

NW 1/4
Sec. 34

SW 1/4
Sec. 34

Begin Right of Way
Project: CC 0852-106
Station: 316+30.76
M.P.: 194.3

RW-119 CHASTAIN PROPERTIES LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC #01037495

SW 1/4
Sec. 34



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Region 1

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URS

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Denver, CO 80237-2579
(303) 740-2600
Fax (303) 694-3946

Right of Way Plans

Plan Sheet

Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers To M.P. 191.75

Project Code: 18890 & 18201
Last Mod Date: 09-04-13
Sheet No: 7.02 of 7.11

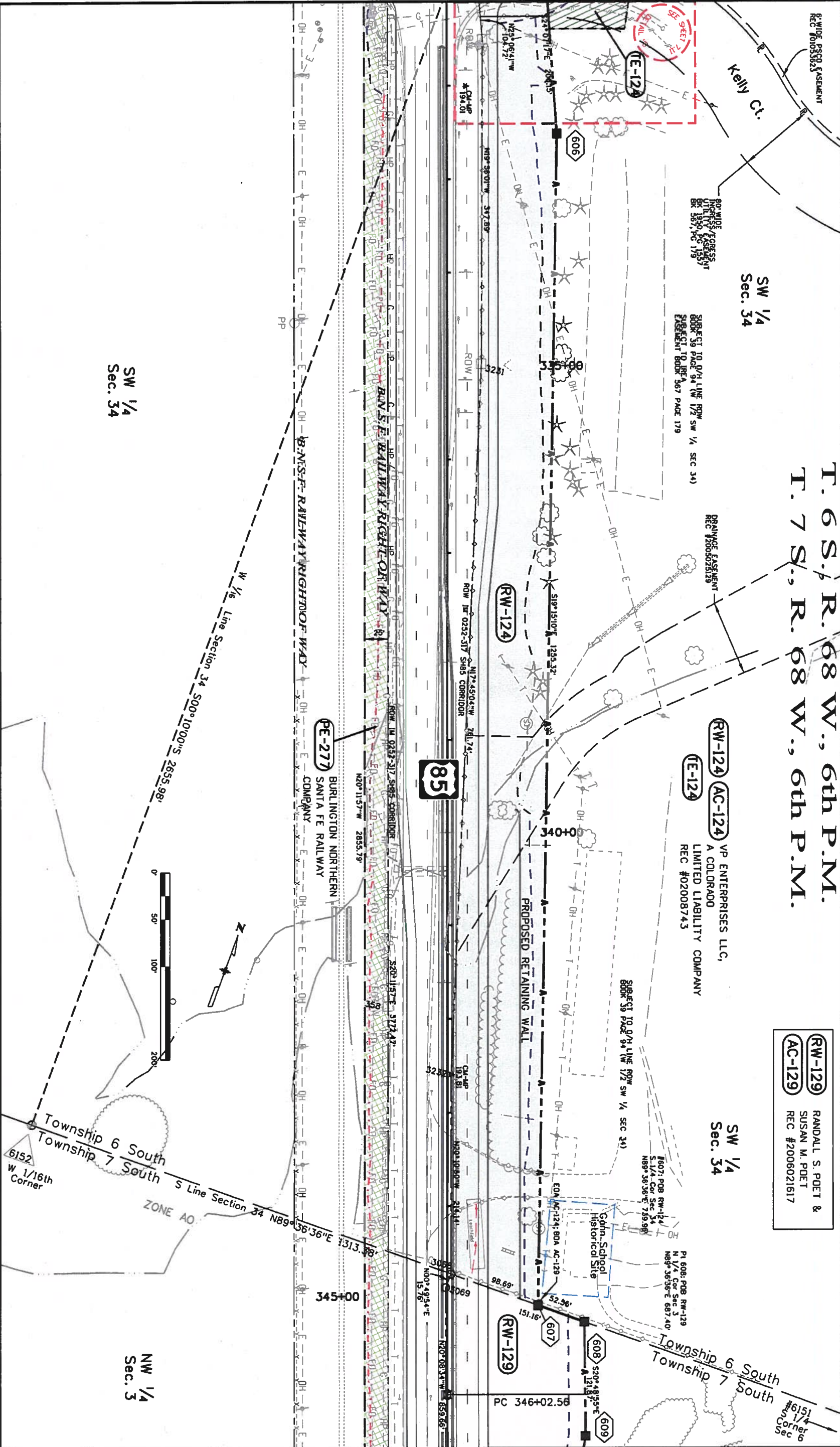
T. 6 S., R. 68 W., 6th P.M.
T. 7 S., R. 68 W., 6th P.M.

(RW-129) RANDALL S. POET &
(AC-129) SUSAN M. POET
REC #2006021617

(RW-124) **(AC-124)** VP ENTERPRISES LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC #02008743

(RW-124) **(AC-124)** VP ENTERPRISES LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC #02008743

(RW-124) **(AC-124)** VP ENTERPRISES LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC #02008743



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Right of Way Plans			
Plan Sheet			
Project Number: CC 0852-106 / FBR 0852-108			
Project Location: US 85 Louivers To M.P. 191.75			
Project Code:	Last Mod Date	Sheet	Sheet No.
18890 & 19201	10-30-13	7.03 of 7.11	7.03

(RW-129) RANDALL S. POET &
(AC-129) SUSAN M. POET
REC #2006021617

T. 7 S., R. 68 W., 6th P.M.

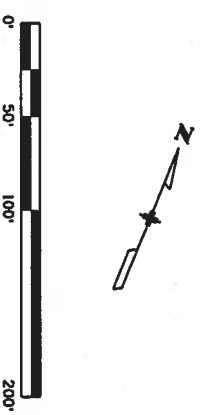
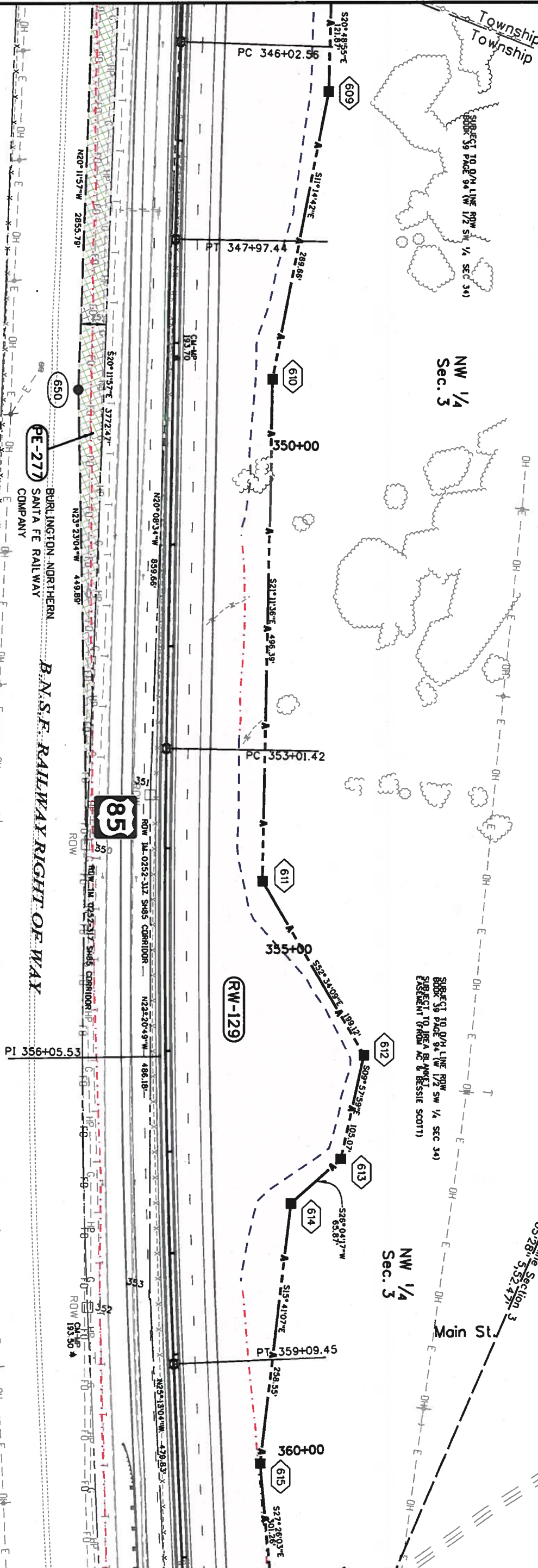
NE 1/4
Sec. 3

Township 6 South
Township 7 South

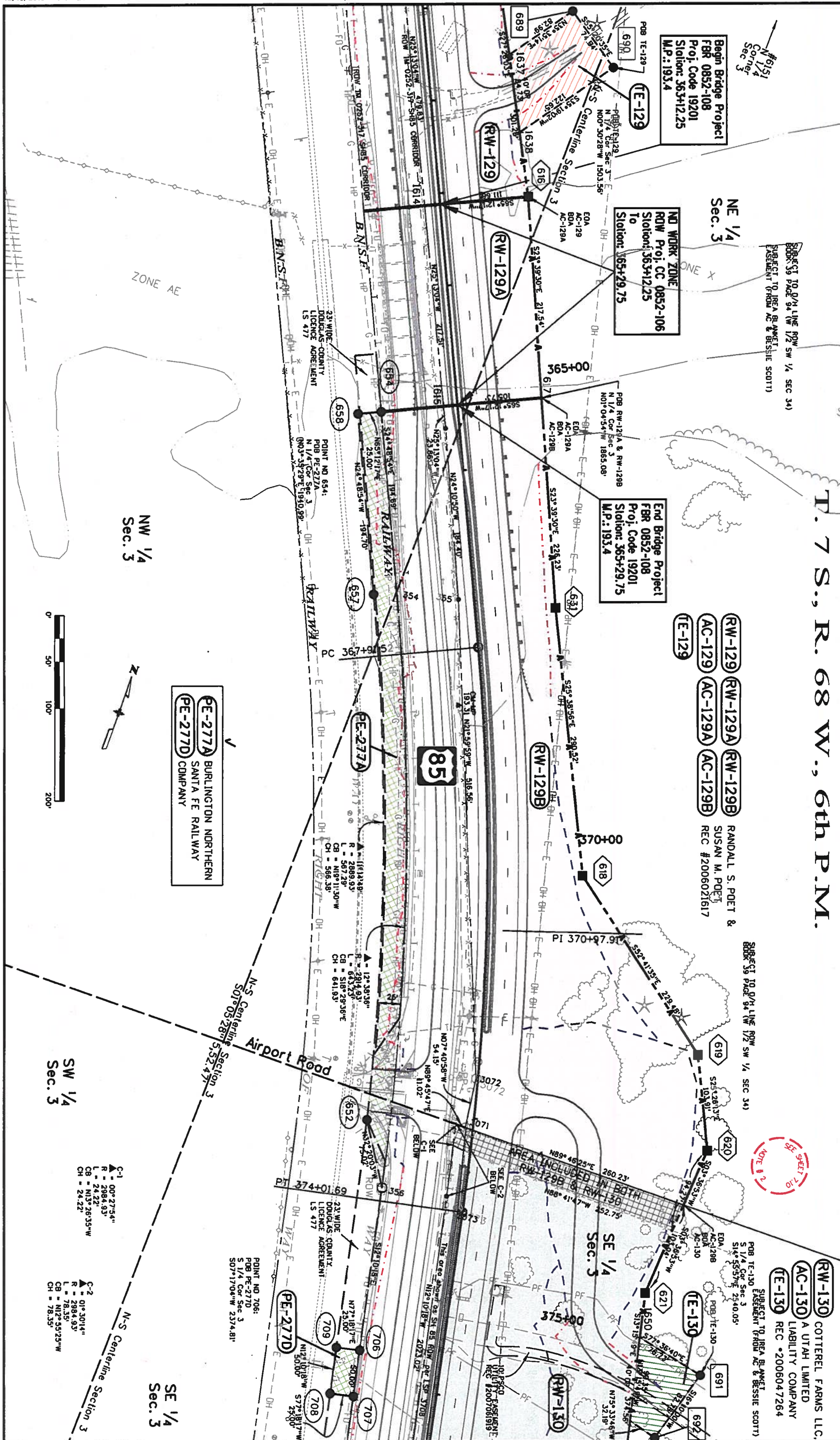
NW 1/4
Sec. 3

NW 1/4
Sec. 3

Main St.



NW 1/4
Sec. 3



Colorado Department of Transportation
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Region 1
KAW

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T. 7 S., R. 68 W., 6th P.M.

URS
8181 East Tufts Avenue
Denver, CO 80237-2579
(303) 740-2600
Fax (303) 694-3946

Right of Way Plans
Plan Sheet
Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers To M.P. 191.75
Project Code: Last Mod Date: 10-30-13
Sheet No: 704 of 711

Colorado Department of Transportation



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Region 1

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URS

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Denver, CO 80237-2579
(303) 740-2600
Fax (303) 694-3946

Right of Way Plans			
Plan Sheet			
Project Number: CC 0852-106 / FBR 0852-108			
Project Location: US 85 Louivers To M.P. 191.75			
Project Code: 18890 & 19201	Last Mod Date: 10-30-13	Subset: 7.05 of 7.11	Sheet No: 7.05

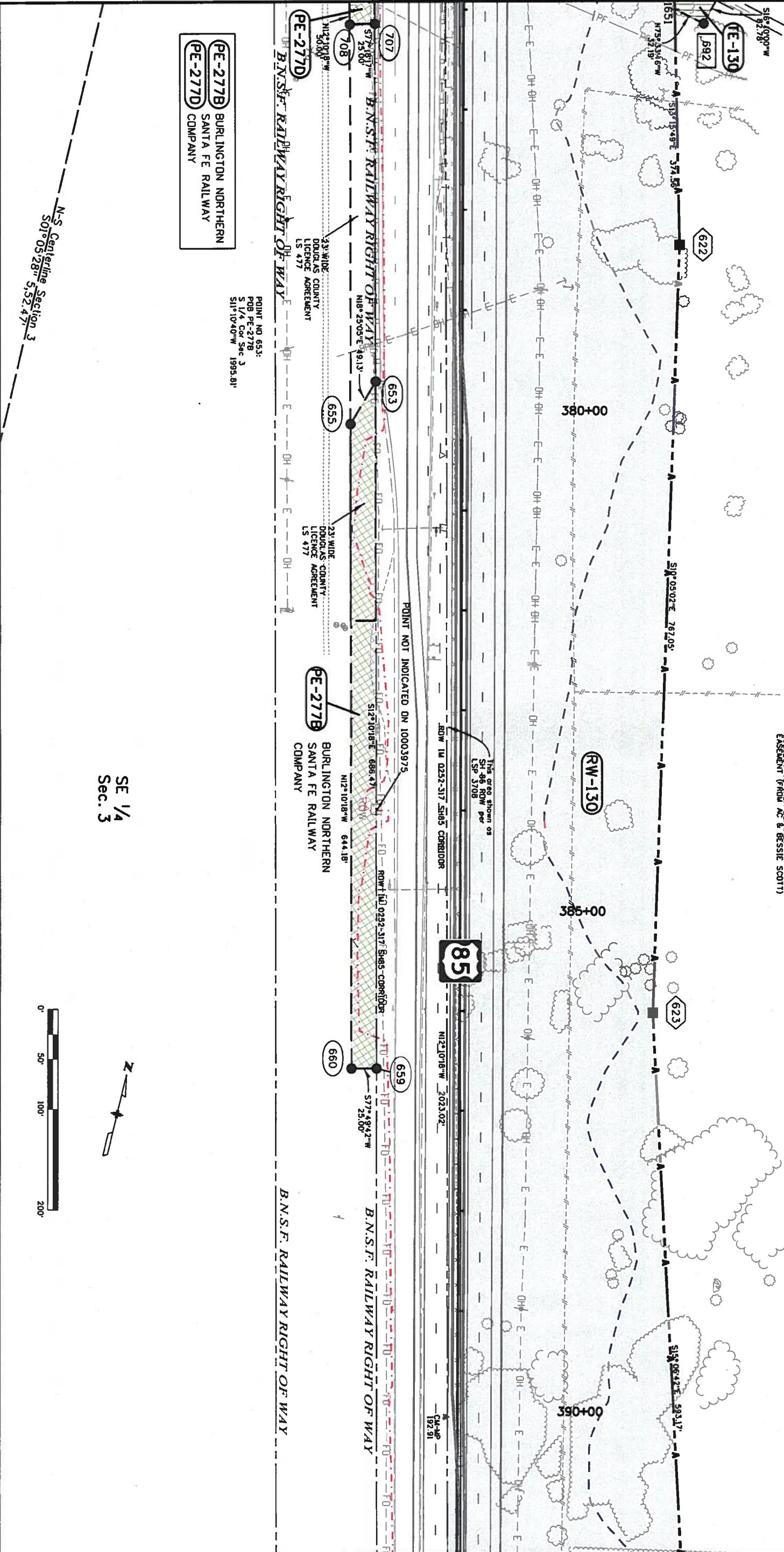
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SE 1/4
Sec. 3

RW-130 AC-130
COTTEREL FARMS LLC,
A UTAH
LIMITED LIABILITY COMPANY
REC #2006047264

SE 1/4
Sec. 3

SUBJECT TO REA BLANKET
EASEMENT FROM AC & BESSIE SCOTT



Colorado Department of Transportation
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Phone: 303-365-7410 FAX: 303-365-7350
Region 1
KAW

Sheet Revisions			Sheet Revisions			Sheet Revisions		
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URS
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Fax (303) 694-3946

Right of Way Plans
Plan Sheet
Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers To M.P. 191.75
Project Code: 18890 & 19201
Last Mod. Date: 10-30-13
Sheet No: 706

RW-130
AC-130
COTTEREL FARMS LLC,
A UTAH
LIMITED LIABILITY COMPANY
REC #2006047264

SUBJECT TO AREA BLANKET
EASEMENT (FROM A.C. & BESSIE SCOTT)

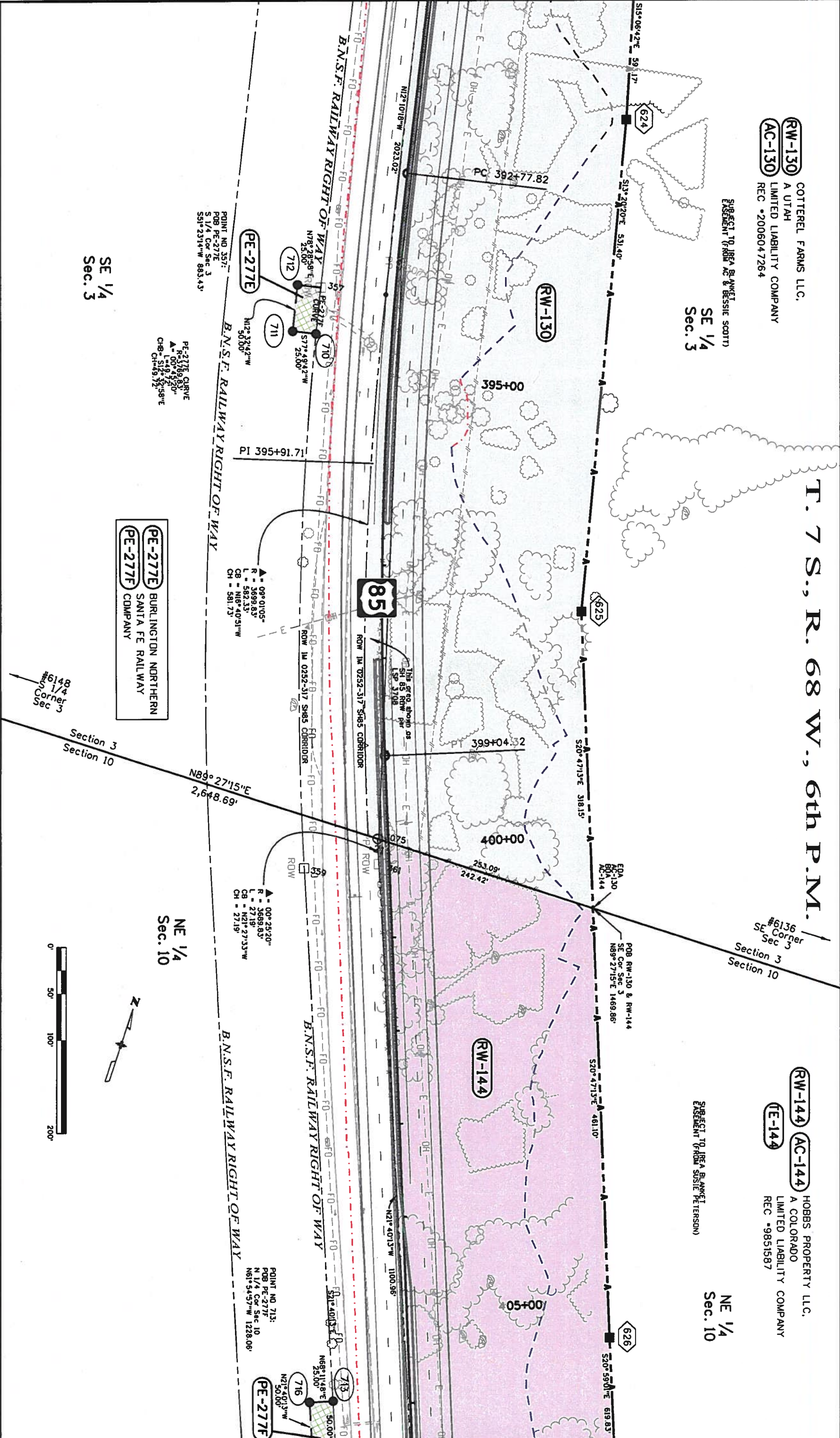
RW-144
AC-144
HOBBS PROPERTY LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC #9851587

SUBJECT TO AREA BLANKET
EASEMENT (FROM SUSIE PETERSON)

T. 7 S., R. 68 W., 6th P.M.

SE 1/4
Sec. 3

NE 1/4
Sec. 10





Colorado Department of Transportation

18500 East Colfax Avenue
Aurora, CO 80011
Phone: 303-365-7410 FAX: 303-365-7350

Region 1

KAW

Sheet Revisions

Date	Description	Initials
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Sheet Revisions

Date	Description	Initials
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Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXXXX	XXX

Right of Way Plans

Plan Sheet

Project Number: CC 0852-106 / FBR 0852-108

Project Location: US 85 Louivers To M.P. 191.75

Project Code: 18890 & 19201

Local Map Date: 10-30-13

Sheet No: 7.07 of 7.11

URS

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Denver, CO 80237-2579
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8181 East Tullis Avenue
Denver, CO 80237-2579
(303) 740-2600
Fax (303) 694-3946

NE 1/4 Sec. 10
T.7 S., R. 68 W., 6th P.M.

PROPERTY OWNERS:
HOBBS PROPERTY LLC.
A COLORADO LIMITED LIABILITY COMPANY
REC #9851587

CITY & COUNTY OF DENVER
BOOK 91
PAGE 473

BURLINGTON NORTHERN SANTA FE RAILWAY
PE-277F
PE-277G

PROPOSED RETAINING WALL

STATIONING: 410+00, 415+00, 420+00

SCALE: 0' 50' 100' 200'

REVISIONS:

Date	Description	Initials
mm/dd/yy	XXXXXXXXXX	XXX

Date	Description	Initials
mm/dd/yy	XXXXXXXXXX	XXX

Date	Description	Initials
mm/dd/yy	XXXXXXXXXX	XXX



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Region 1

KAW

Sheet Revisions

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Sheet Revisions

Date	Description	Initials
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Sheet Revisions

Date	Description	Initials
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Right of Way Plans

Plan Sheet

Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers to M.P. 191.75

Project Code: 10-30-13
Last Mod. Date: 7.08.07
Sheet No.: 7.08

URS

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Denver, CO 80237-2579
(303) 740-2600
Fax: (303) 694-3946

RW-150 AC-150

PE-150

HOBBES PROPERTY LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC. #9851588

RW-156 AC-156

PE-156

HOBBES PROPERTY LLC,
A COLORADO
LIMITED LIABILITY COMPANY
REC. #9851588

The plan view shows a road corridor with stationing from 425+00 to 436+26.45. Key features include:

- Right-of-Way (ROW) Lines:** Labeled with stationing and bearings, such as RW-148, RW-149, RW-150, RW-155, RW-156, and RW-277H.
- Proposed Retaining Wall:** Indicated by a dashed line and labeled "PROPOSED RETAINING WALL".
- Engineering Notes:** Numerous notes provide details on easements, easement from Jack & Washer, and other project-specific information.
- Section Markers:** NE 1/4 Sec. 10, E 1/4 Cor Sec. 10, Section 11, and SE 1/4 Sec. 10.
- Scale and Orientation:** A scale bar (0 to 200 feet) and a north arrow are provided.
- Project Information:** A box in the upper right corner identifies the project as "Burlington Northern Santa Fe Railway Company" and "Russell P. Riggs" with contact information.

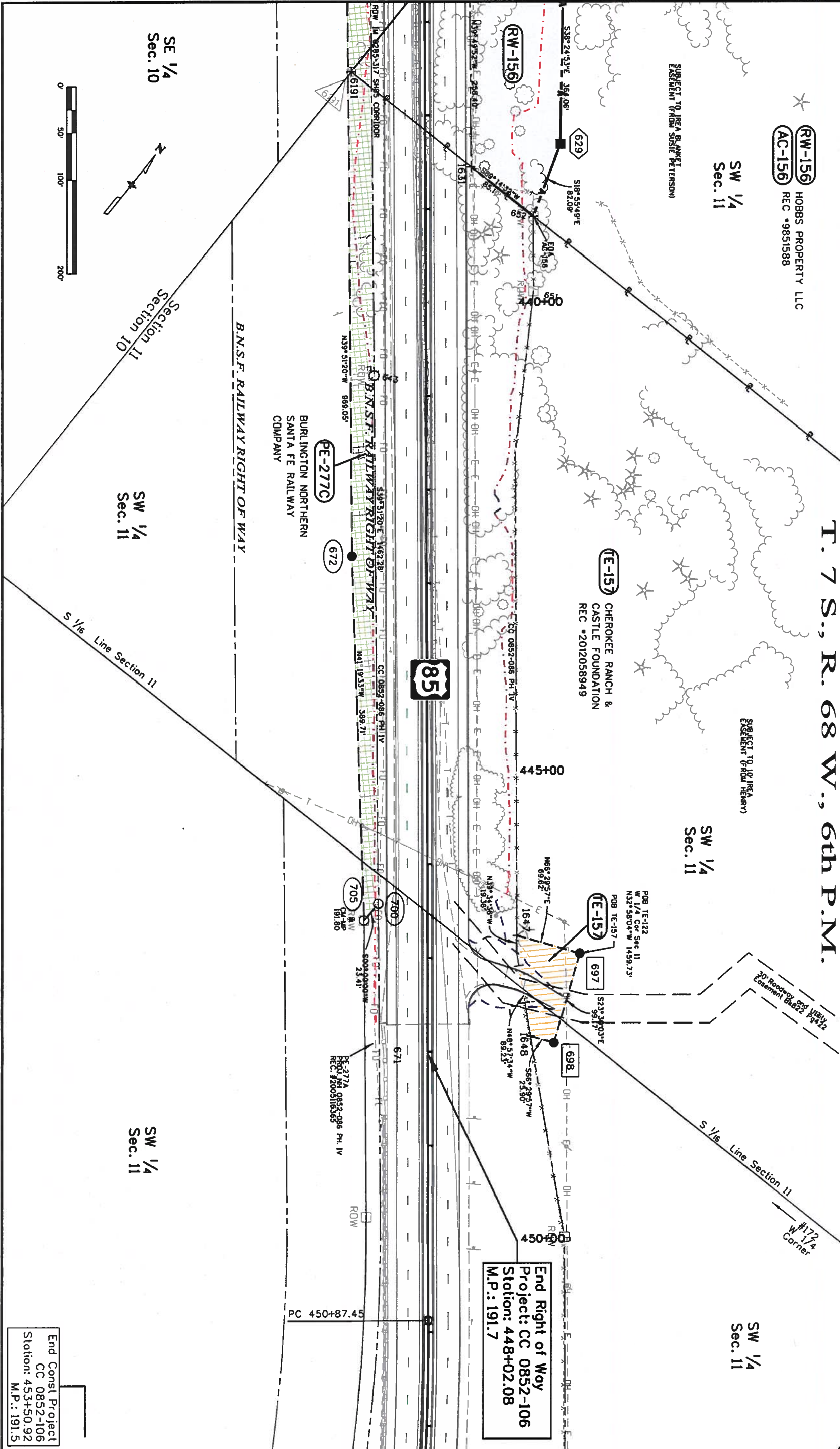
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Sheet Revisions		
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Right of Way Plans		
Plan Sheet		
Project Number: CC 0852-106 / FBR 0852-108		
Project Location: US 85 Louivers To M.P. 191.75		
Project Code: 18890 & 19201	Lost Mod Date: 10-30-13	Sheet No: 7.09



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Region 1

Sheet Revisions

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Sheet Revisions

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Sheet Revisions

Date	Description	Initials
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(303) 740-2600
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Right of Way Plans

Detail Sheet

Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louvers To M.P. 191.75
Project Code: 18850 & 19201
Last Mod Date: 10-30-13
Subst: 7.10 of 7.11
Sheet No: 7.10

T. 6 S., R. 68 W., 6th P.M.

(RW-122) MICKEY WOODWARD, LESTER WOODWARD
(AC-121) AND KATHLEEN A. WOODWARD
REC #00069830

9.4' E.T. 7.0'
DET. "A"

1) DURING VERIFICATION OF THE ALIQUOT MONUMENTS THAT CONTROL THIS PARTICULAR SECTION OF THE CORRIDOR, IT WAS DISCOVERED THAT THE POSITION OF POINT 172 (THE WEST QUARTER-CORNER OF SECTION 34-6S-68W) AS INDICATED ON PREVIOUS PROJECTS (RECEPTION 10003975 AND 10004415) WAS ERRONEOUS. THE CURRENT DESCRIPTION AGREED WITH THE PREVIOUS, AND TIES PER MONUMENT RECORDS ON FILE WERE CONFIRMED. THE PREVIOUS COORDINATES WERE LISTED 4.28' NORTH AND 4.99' EAST OF ITS TRUE POSITION.

THIS WAS SUBSTANTIATED BY THE VERIFICATION OF THE CONTROLLING CORNER POSITIONS FOR THIS PROJECT. THE WERE IN AGREEMENT WITH THE PREVIOUS PROJECTS' COORDINATE LISTINGS.

THE RESULT IS THAT THE PREVIOUSLY FOUND POINTS ALONG THE E-W CENTERLINE OF SECTION 34 - AND NOT ACCEPTED PER THE PREVIOUS PROJECTS - ARE NOW MUCH CLOSER TO ACCEPTED TOLERANCES.

POINT 3065 IS 0.06' SOUTH OF THE LINE AND 0.49' EAST OF THE EXISTING BNSF RIGHT OF WAY.
POINT 3127 IS 0.11' SOUTH OF THE LINE AND ON THE EXISTING SH US 85 RIGHT OF WAY.
POINT 3128 IS 0.40' NORTH OF THE LINE.

THE NEWLY DISCOVERED POSITION OF THE WEST QUARTER-CORNER REVEALS THAT:

THE DAVID ARCHER WEST SIXTEENTH CORNER FOUND DURING THE ORIGINAL CORRIDOR RIGHT OF WAY PROJECT (10003975) AND "NOT ACCEPTED" PER THE MONUMENT RECORD FILED IN MAY, 2005 IS WITHIN ACCEPTABLE TOLERANCES; 0.23' SOUTH OF THE LINE BETWEEN QUARTER-CORNERS AND 0.04' WEST OF EQUI-DISTANCE POSITION (NOTE THAT THE NORTH QUARTER-CORNER WAS NOT LOCATED DURING THIS PROJECT, BUT POSITION FROM PREVIOUS PROJECTS INDICATE THIS SIXTEENTH CORNER IS 0.30' WEST OF EQUI-DISTANCE BASED ON THAT POSITION) THIS PREVIOUSLY UNACCEPTED MONUMENT IS ACCEPTED FOR THIS PROJECT.

POINTS SET DURING THE PREVIOUS RIGHT OF WAY PROJECTS ARE THE FOLLOWING:
POINT 348 SET DURING 10003975 IS 3.54' NORTH OF THE EAST-WEST CENTER LINE.
POINT 347 SET DURING 10003975 IS 3.30' NORTH OF THE EAST-WEST CENTER LINE.
POINT 541 SET DURING 10004415 IS 3.62' NORTH OF THE EAST-WEST CENTER LINE.

2) DURING EVALUATION OF THE ALIQUOT MONUMENTS THAT CONTROL THIS PARTICULAR SECTION OF THE CORRIDOR, BLM DISTANCES INDICATE A POSSIBLE QUESTION AS TO THE ORIGINAL POSITION OF THE EAST QUARTER-CORNER OF SECTION 3-6S-68W. THE OLDEST MONUMENT RECORD ON FILE FOR THIS CORNER (1971 BY DAVID E. ARCHER) INDICATES A "FOUND 304 NAIL" +/- 34' SOUTH AND +/- 60' EAST OF THE CORNER SET BY MR. ARCHER IN 1971. THIS POSITION TENDS SUPPORT TO THE POSITION OF THE PRESENT DAY EAST-WEST FENCE NEAR THE HIGHWAY RIGHT OF WAY. MR. ARCHER FILED A LAND SURVEY PLAT (LSP 3702 IN 2005) THAT INCLUDED THE SMITH PARCEL (NOW THE COTTIEREL LAND) THAT SHOWS A DOUBLE FENCE HERE AND ACCEPTED THE POSITION OF A FOUND "COLORADO HIGHWAY" CAP AS DEFINING THE EAST-WEST CENTERLINE OF SECTION 3 (AND A NORTH BOUNDARY OF HIS CLIENT'S LAND). IN ADDITION, THIS LAND SURVEY PLAT ACCEPTS OTHER "HIGHWAY CAPS" AS DEFINITION OF THE RIGHT OF WAY. NO EVIDENCE COULD BE FOUND THAT SUPPORTS THIS POSITION AS THE RIGHT OF WAY, RATHER, THE PHYSICAL CHARACTERISTICS OF THE CAPS FIT THE CRITERIA OF PERMANENT EASEMENT CORNERS (ALTHOUGH NO EVIDENCE COULD BE FOUND THAT WOULD SUPPORT THAT, EITHER).

TO HELP ASSURE THAT ALL PRIVATE PARTIES IN THIS AREA ARE ALLOCATED THEIR DUE LAND AREA, RW-129B WAS DEFINED BY SAID FENCE LINE AND RW-130 WAS DEFINED BY MR. ARCHER'S LAND SURVEY PLAT POSITION. EACH PARCEL WAS ALSO ALLOCATED LANDS UP TO THE RIGHT OF WAY LINE DEFINED AT RECEPTION 10003975.

3) BOOK 91 PAGE 473 (1937) IS A QUICK CLAIM DEED TO THE CITY OF DENVER FOR A 100' WIDE STRIP THAT EVENTUALLY LEADS TO DANIELS PARK. IT DESCRIBES LANDS THAT TERMINATE AT STATE HIGHWAY 3 (NOW ABANDONED) ON THE WEST SIDE OF THE D&RG RAILROAD. IT DOES NOT EXCLUDE ANY PORTIONS OF STATE HIGHWAY 85 OR THE RAILROAD RIGHTS OF WAY. A LUND PARTNERSHIP LAND SURVEY PLAT (LSP 1210) FILED IN 1996 DEFICTS THE SAME.

12/16/2013 Richard_Edwards 12:04:16 PM I:\PROJECTS\22243250-Louvers_South\6.0 Project Deliverables\18890\ROW_Survey\Drawings\18890ROW_A1.dgn

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UT
 8181 East
 Denver, CO
 (303) 741-
 Fax (303)

**Right o
Det**

Project Number: CC 085325

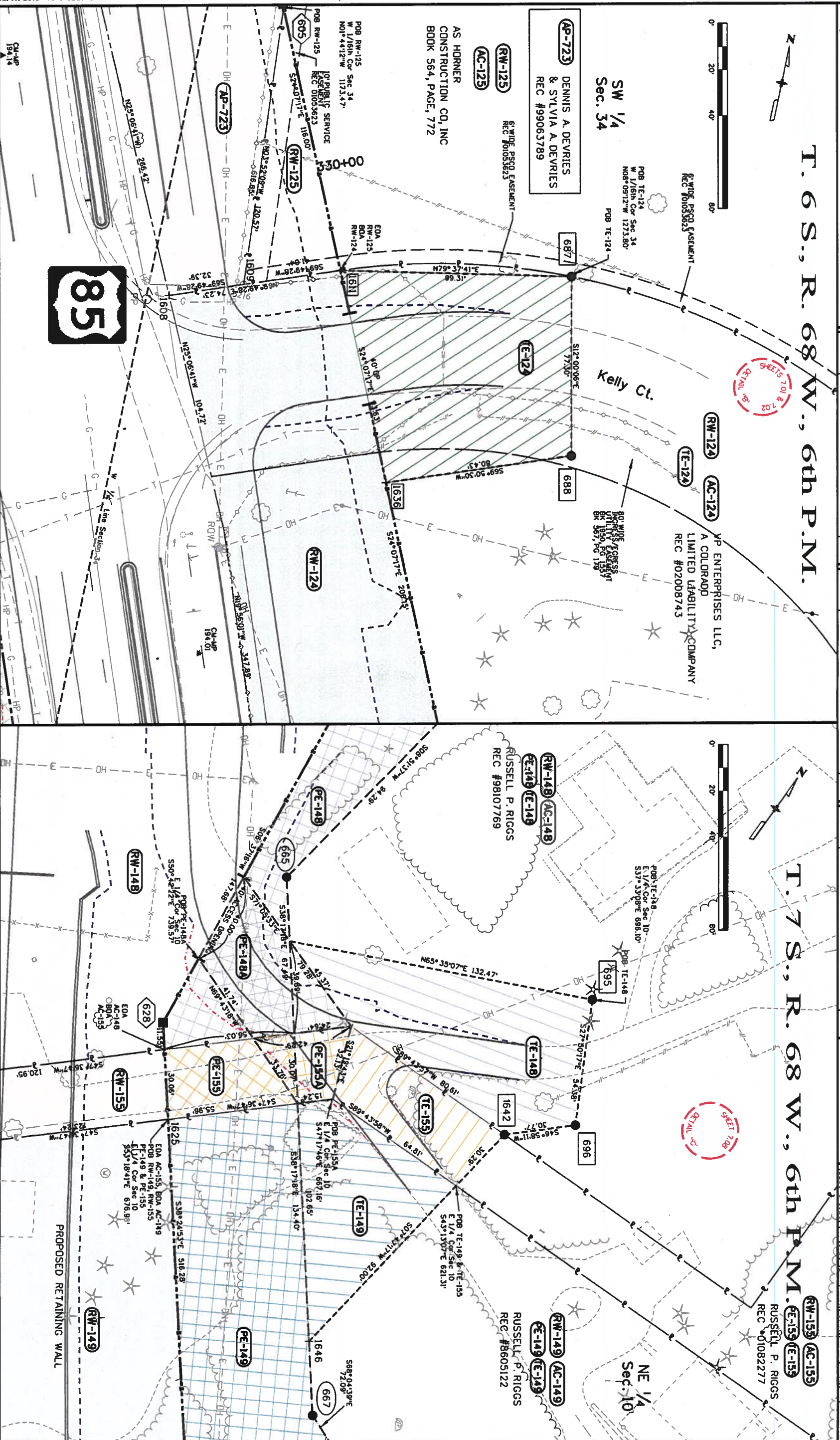
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Project Code:	Last Mod. Date
18890 & 19201	10-30-13

Way Plans	
Sheet	
6 / FBR 0852-108	
vivers To M.P. 191.75	
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T. 6 S., R. 68/W., 6th P.M.

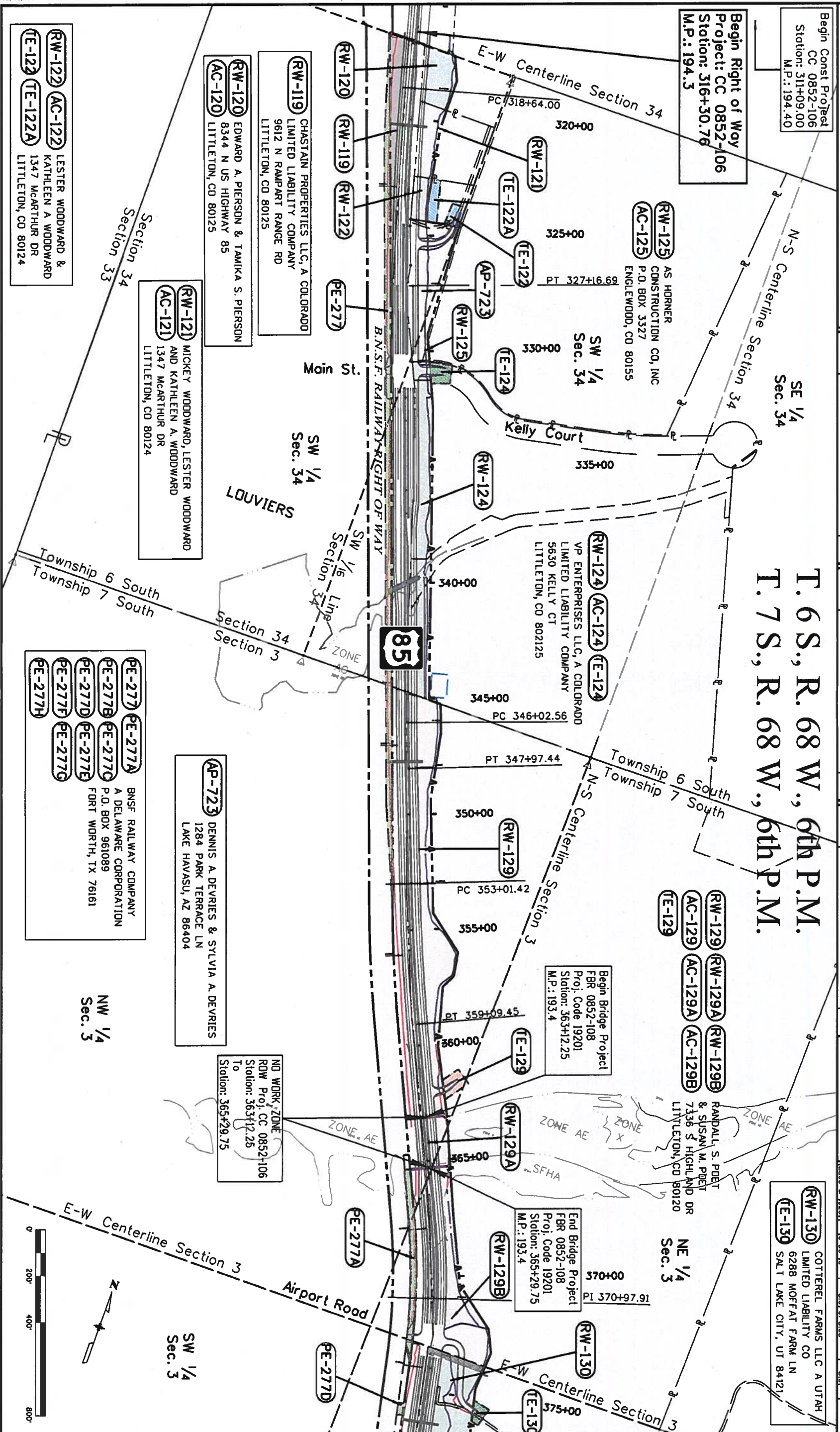
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URS
8181 East Tufts Avenue
Denver, CO 80237-2519
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Fax (303) 694-3946

	Subset	Sheet No.
	A.01 of A.03	8.01



Colorado Department of Transportation
18500 East Colfax Avenue
Aurora, CO 80011
Phone: 303-365-7410 FAX: 303-365-7350
Region 1
KAW

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

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

URS
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Fax (303) 694-3946

Right of Way Plans
Ownership Sheet
Project Number: CC 0852-106 / FBR 0852-108
Project Location: US 85 Louivers To M.P. 191.75
Project Code: Last Mod Date 10-30-13 8:02 of 8.03 Sheet No. 8.02

T. 6 S., R. 68 W., 6th P.M.

RW-130 COTTEREL FARMS LLC A UTAH
TE-130 LIMITED LIABILITY CO
6288 MOFFAT FARM LN
SALT LAKE CITY, UT 84121

RW-144 **AC-144** HOBBS PROPERTY LLC, A COLORADO
TE-144 LIMITED LIABILITY COMPANY
8065 BRANDON DR
LITTLETON, CO 80125

RW-150 **AC-150** HOBBS PROPERTY LLC,
PE-150 A COLORADO
LIMITED LIABILITY COMPANY
8065 BRANDON DR
LITTLETON, CO 80125

RW-149 **AC-149** RUSSELL P RIGGS
PE-149 **TE-149** P.O. BOX 493
SEDALIA, CO 80135

RW-156 **AC-156** HOBBS PROPERTY LLC, A COLORADO
AC-156 LIMITED LIABILITY COMPANY
8065 BRANDON DR
LITTLETON, CO 80125

SW 1/4
Sec. 3

SE 1/4
Sec. 3

NE 1/4
Sec. 10

NW 1/4
Sec. 11

SW 1/4
Sec. 11

SE 1/4
Sec. 10

PE-277A **PE-277A** BNSF RAILWAY COMPANY
PE-277B **PE-277C** A DELAWARE CORPORATION
PE-277D **PE-277E** P.O. BOX 961089
PE-277F **PE-277G** FORT WORTH, TX 76161
PE-277H

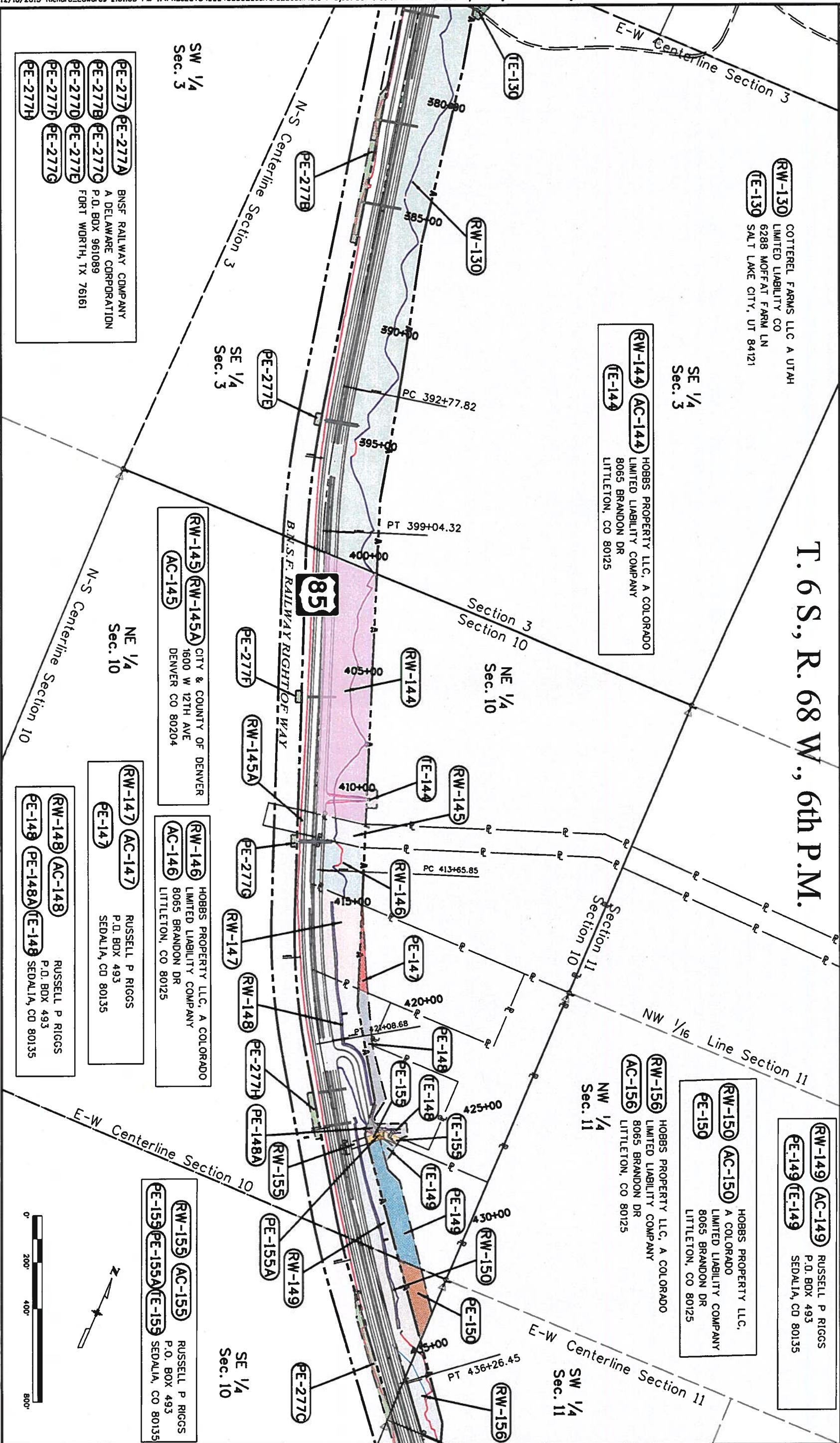
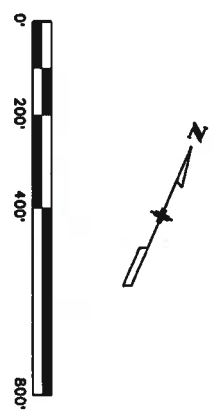
RW-145 **RW-145A** CITY & COUNTY OF DENVER
AC-145 1600 W 12TH AVE
DENVER CO 80204

RW-146 **AC-146** HOBBS PROPERTY LLC, A COLORADO
AC-146 LIMITED LIABILITY COMPANY
8065 BRANDON DR
LITTLETON, CO 80125

RW-147 **AC-147** RUSSELL P RIGGS
PE-147 P.O. BOX 493
SEDALIA, CO 80135

RW-148 **AC-148** RUSSELL P RIGGS
PE-148 **PE-148A** **TE-148** P.O. BOX 493
PE-148B **TE-148** SEDALIA, CO 80135

RW-155 **AC-155** RUSSELL P RIGGS
PE-155 **PE-155A** **TE-155** P.O. BOX 493
PE-155B **TE-155** SEDALIA, CO 80135

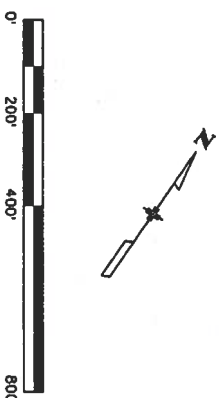
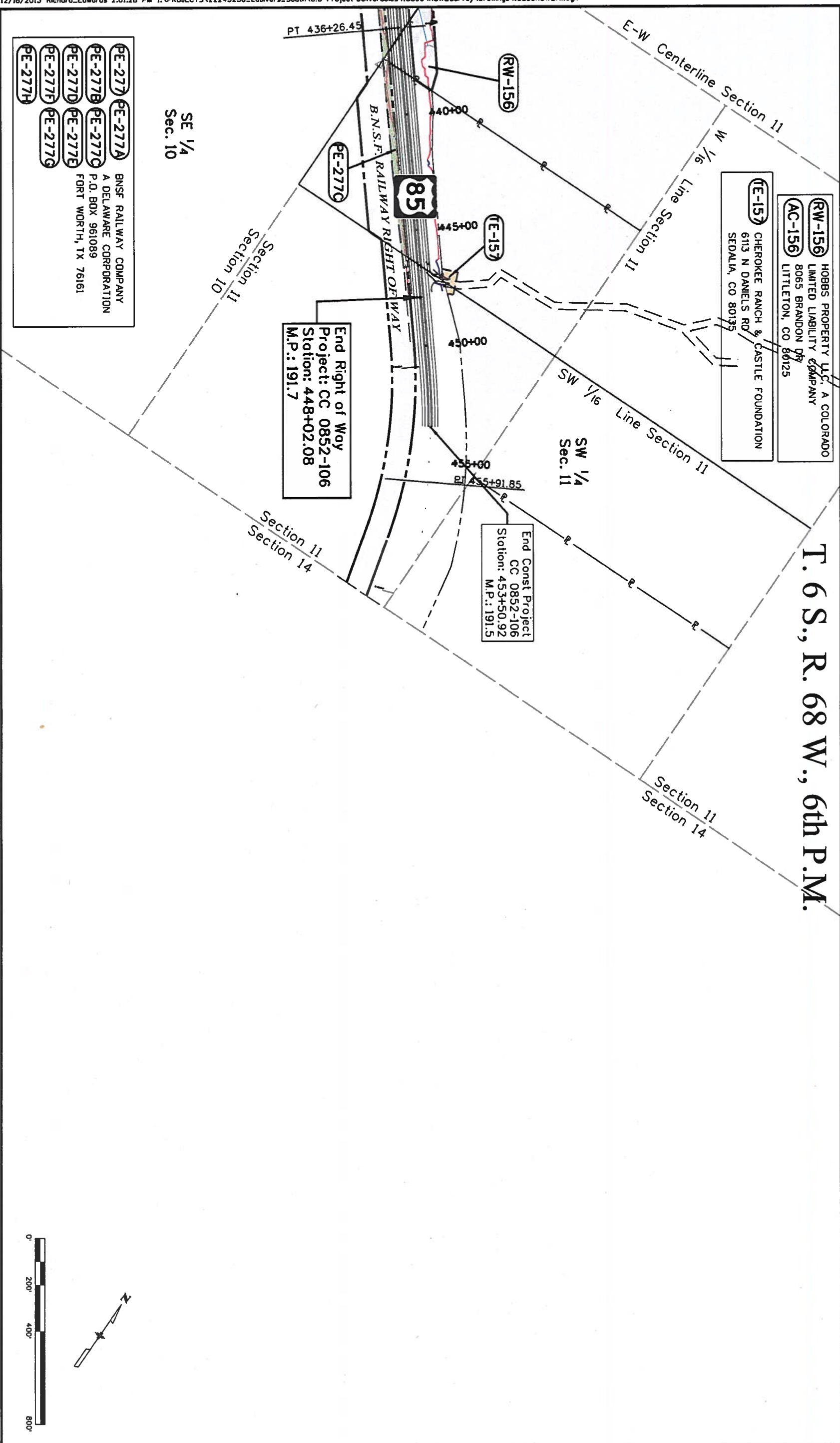


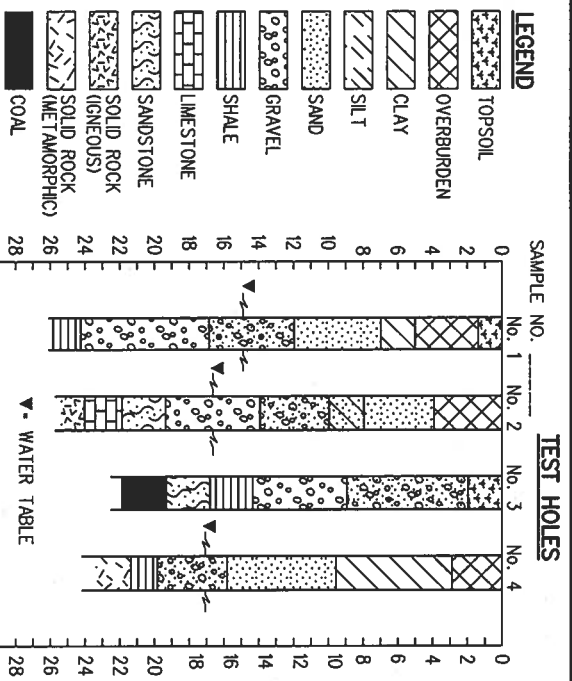
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TURS
8181 East Tufts Avenue
Denver, CO 80237-2579
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Fax (303) 694-3946

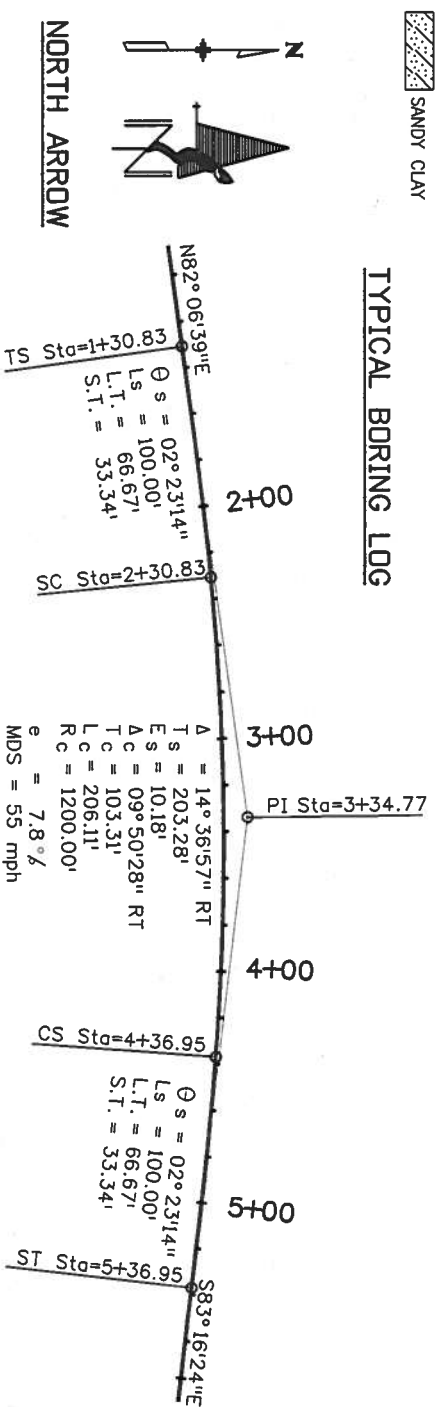
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Ownership Sheet		
Project Location: CC 0852-106 / FBR 0852-108		
Project Location: US 85 Louvers To M.P. 191.75		
Project Code:	Last Mod. Date	Sheet No.
18390 & 19201	10-30-13	8.0.3

T. 6 S., R. 68 W., 6th P.M.

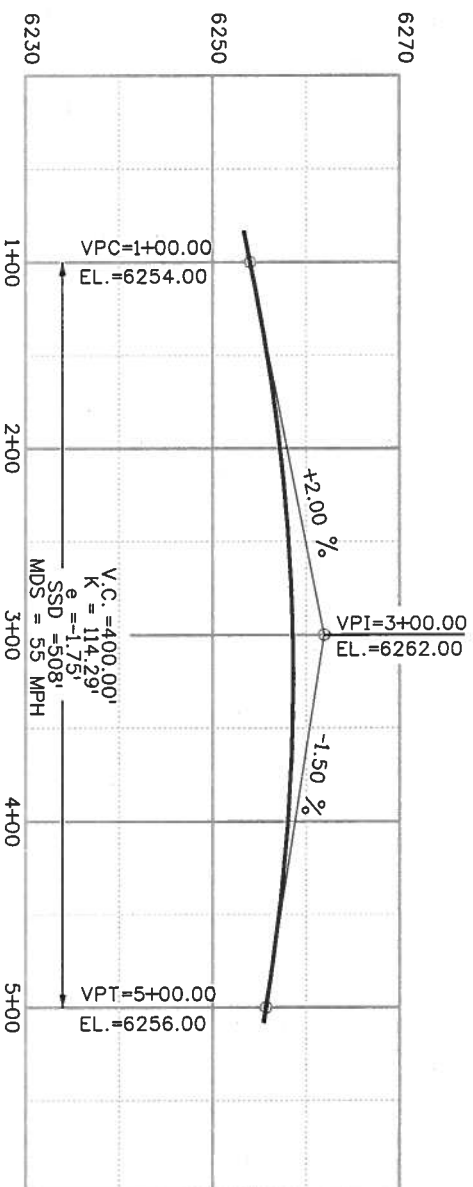




TYPICAL BORING LOG



TYPICAL HORIZONTAL CURVE



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Lost Modification Date: 07/04/12 Initials: LTA
Full Path: www.coloradodot.info/business/designsupport
Drawing File Name: 100010103.dgn
CAD Ver.: MicroStation V8 Scale: Not to Scale Units: English

Sheet Revisions

Date:	Comments:

Colorado Department of Transportation
4201 East Arkansas Avenue
Denver, Colorado 80222
Phone: (303) 757-9083
Fax: (303) 757-9820

Project Development Branch DD/LTA

STANDARD SYMBOLS

Issued By: Project Development Branch on July 4, 2012

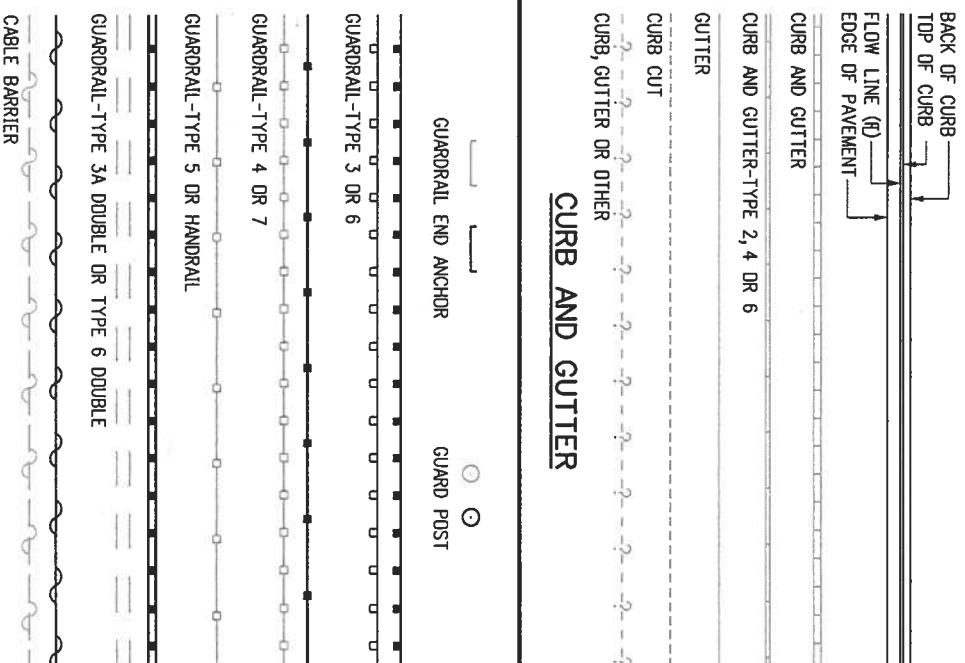
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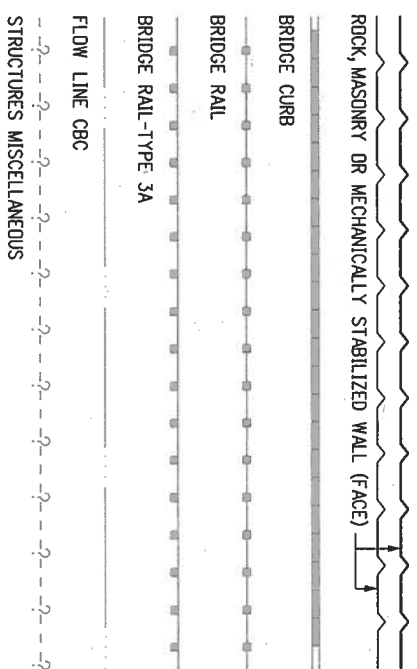
M-100-1

Sheet No. 1 of 3

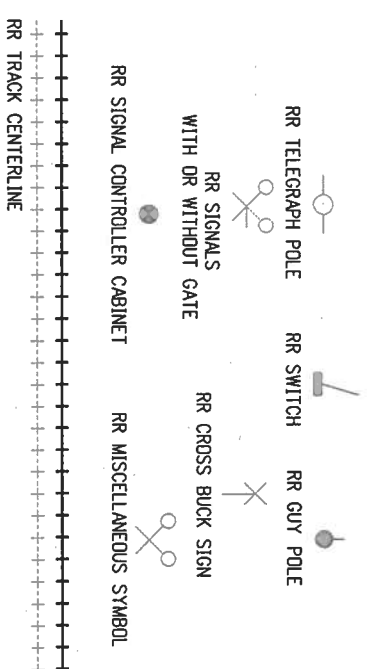
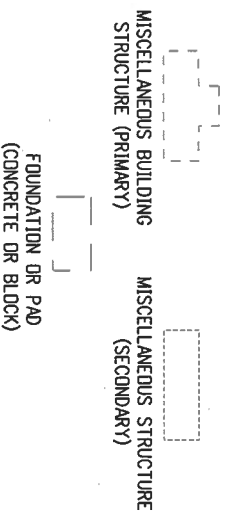
GENERAL NOTES

- EXISTING FEATURES SHOWN AS SCREENED WEIGHT (LIGHT GRAY SCALE), EXCEPT AS NOTED WITH THE WORD (EXISTING). PROPOSED OR NEW FEATURES SHOWN AS FULL WEIGHT WITHOUT SCREENING, EXCEPT AS NOTED WITH THE WORD (PROPOSED).
- THESE SYMBOLS ARE INTENDED TO EXPLAIN THE VARIOUS TOPOGRAPHIC FEATURES INVOLVED ON THE DESIGN PLAN SHEETS WHICH ARE PREPARED AT VARIOUS SCALES. NOTES ARE ADDED WHERE NECESSARY TO CLARIFY THE SYMBOL. A LEGEND IS PROVIDED IN THE PLANS FOR SYMBOLS NOT SHOWN ON THE STANDARD SYMBOLS SHEETS.
- GUARDRAIL, CURB AND GUTTER, ETC., ARE REPRESENTED BY A SYMBOL WITH TYPE GIVEN BY NOTE.

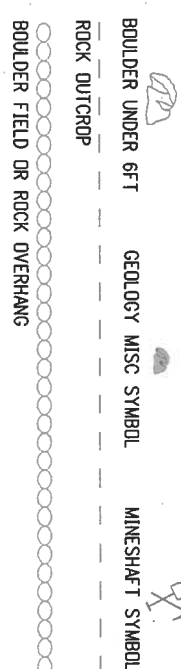




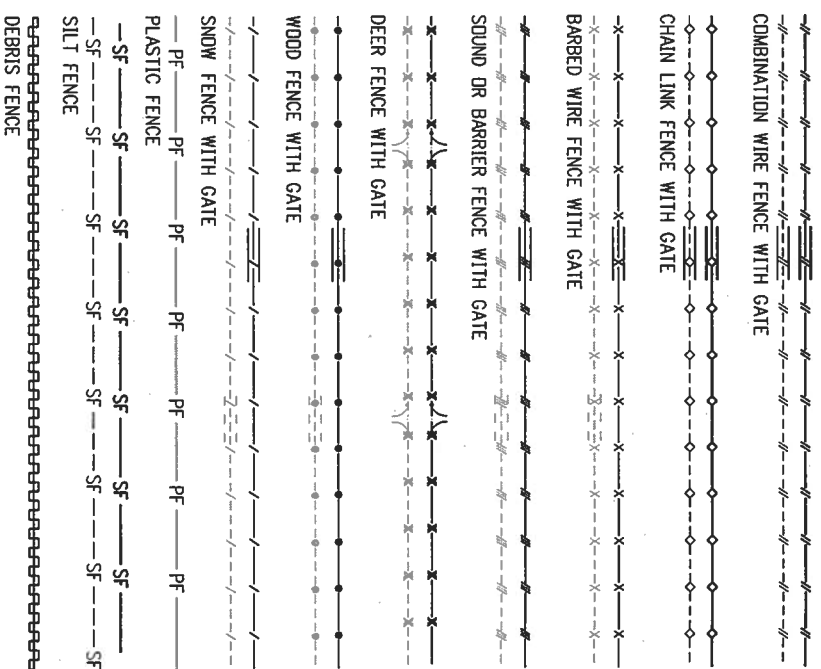
STRUCTURE



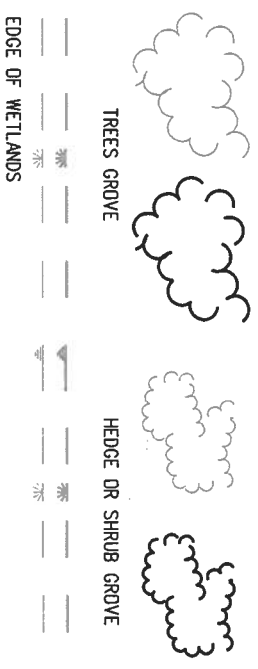
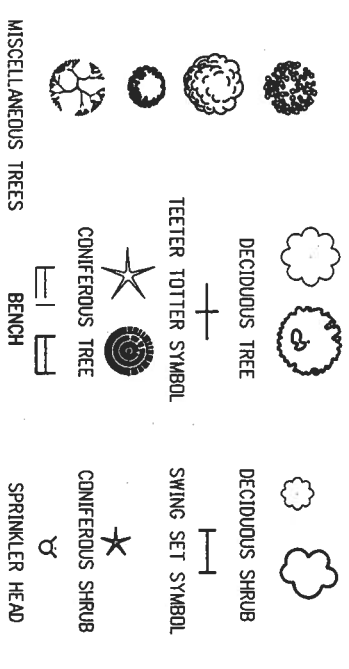
RAILROAD



GEOLOGY



FENCE



LANDSCAPING

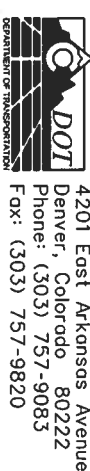
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CAD Ver.: MicroStation V8	Scale: Not to Scale Units: English

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Project Development Branch DD/LTA

STANDARD SYMBOLS

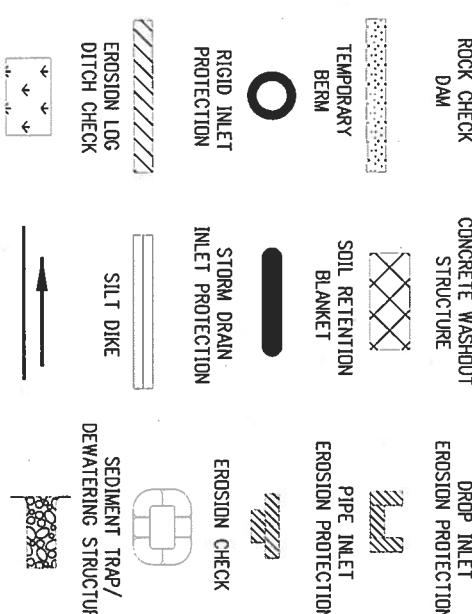
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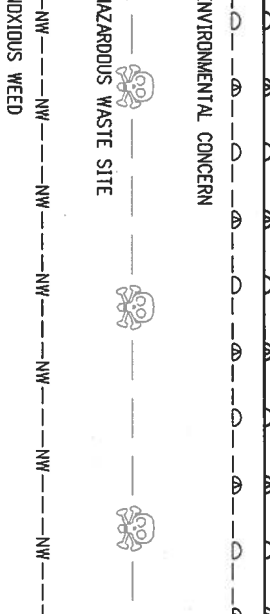
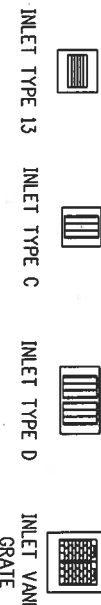
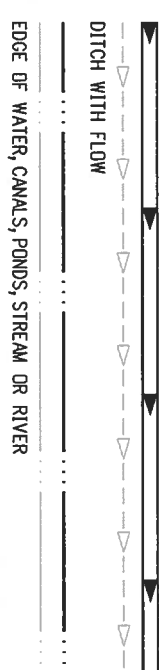
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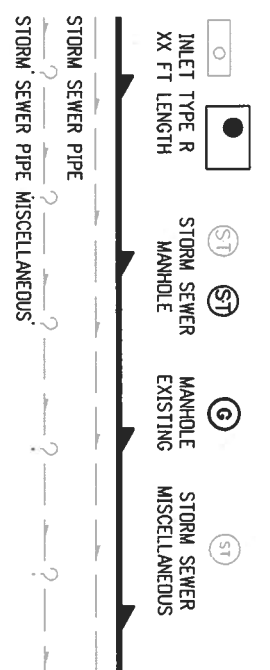
PIPES



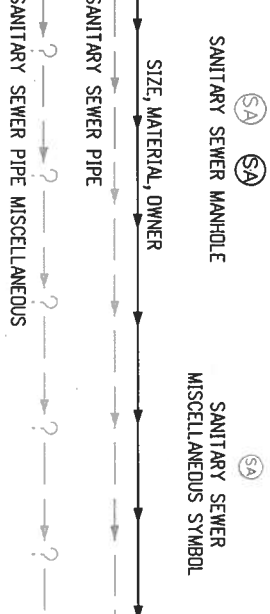
DITCHES AND WATERWAY



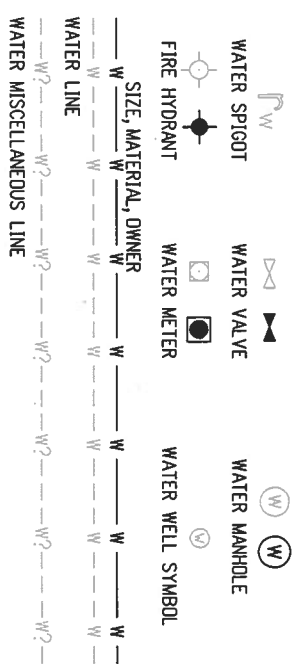
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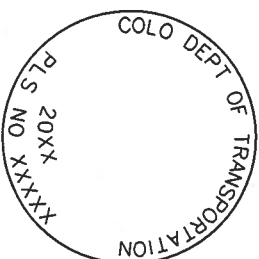
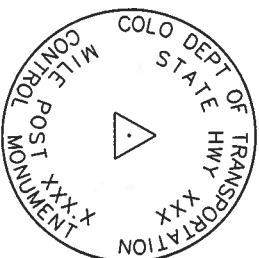
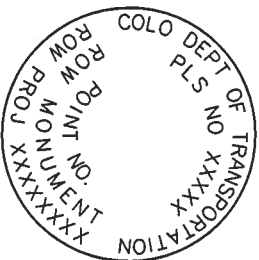
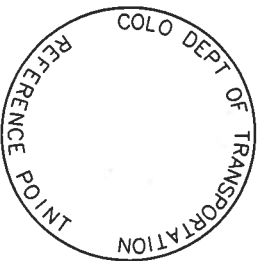
STORM SEWER



SANITARY SEWER



WATER



REFERENCE
MONUMENT CAP

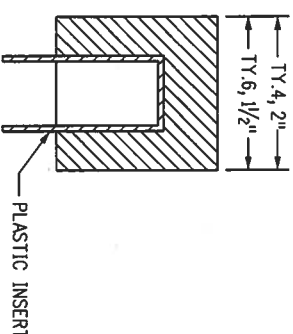
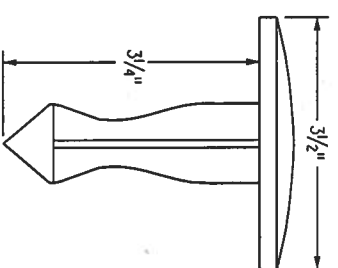
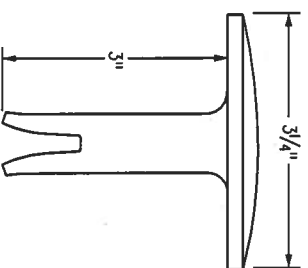
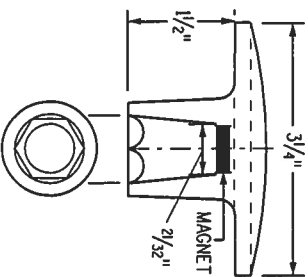
ROW
MONUMENT CAP

CONTROL
MONUMENT CAP

ALLOQUOT CORNER
MONUMENT CAP

ALUMINUM CAP

NOTE: A BLANK CAP MAY BE SUBSTITUTED IF THE APPROPRIATE CAP SHOWN ABOVE IS NOT AVAILABLE. IF A BLANK CAP IS USED, ALL INFORMATION NORMALLY INCLUDED ON THE APPROPRIATE STANDARD CAP SHALL BE STAMPED ON THE BLANK CAP ALONG WITH SPECIFIC PROJECT INFORMATION SUCH AS PROJECT NO., DATE, POINT NO., ETC..



ALUMINUM CAP

ALUMINUM CAP
USED WITH ALUMINUM ROD

ALUMINUM CAP
TYPE 5

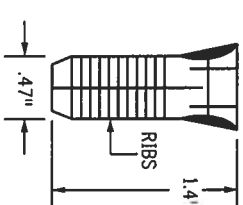
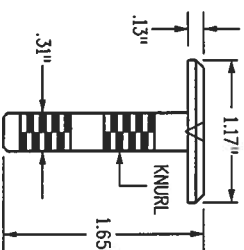
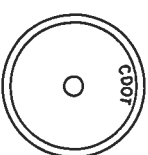
FOR PLACING IN EXISTING
CONCRETE OR ROCK

BRASS CAP
TYPE 5

FOR PLACING IN EXISTING
CONCRETE OR ROCK

MONUMENT APPLICATION

CAP TYPE	MONUMENT TYPE					
	1	1A	2	2A	3	3A
REFERENCE	X	X			X	X
ROW	X	X			X	X
CONTROL			X	X	X	X
ALLOQUOT CORNER	X	X			X	X
PERMANENT EASEMENT					X	X
PROJECT POINTS					X	X
WITNESS POST* (REQUIRED)	X		X	X	X	



COPPER ALLOY CAP
TYPE 5(S)

FOR PLACING IN EXISTING
SIDEWALK, CURB, OR GUTTER

ALL MONUMENTATION MATERIALS WILL BE FURNISHED BY CDOT

THE MONUMENT TYPE SHALL MEET THE MINIMUM STANDARDS AS DETERMINED BY THE COLORADO STATE BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS RULES (STATE BOARD RULES).

THE CDOT SURVEY COORDINATOR SHALL APPROVE ALL EXCEPTIONS FOR STAMPING MONUMENTS DIFFERING FROM THE STANDARDS.

TYPE 1 AND TYPE 1A ALUMINUM FINNED ROD MONUMENTS

THIS MONUMENT SHALL BE USED FOR ROW OR REFERENCE MONUMENTS OR MAY BE USED FOR AN ALLOQUOT CORNER MONUMENT. WHEN USED AS AN ALLOQUOT CORNER MONUMENT, INSTALLATION AND RECORD FILING REQUIREMENTS SHALL BE AS STATED FOR TYPE 3 AND TYPE 3A MONUMENTS.

MONUMENTS SHALL BE INSTALLED BY ATTACHING THE PROPER SIZE TIP TO ONE END OF A SECTION OF FINNED ROD AND A 3 IN. LONG X 3/4 IN. DIA. STAINLESS STEEL ADAPTER TO THE OTHER END. THE DRIVER IS THEN PLACED OVER THE STAINLESS STEEL ADAPTER FOR THE HAMMER TO CONTACT. TYPE 1 MONUMENTS SHALL USE A MINIMUM 3 FT. SECTION OF FINNED ROD. WHEN SUBSURFACE ROCK OR CONCRETE IS ENCOUNTERED LESS THAN 3 FT. BELOW THE GROUND SURFACE, THE ROD SHALL BE EMBEDDED IN THE ROCK OR IN CONCRETE AT LEAST 6 IN. AND GROUTED IN PLACE. THE ROD MAY BE SHORTENED TO ACCOMMODATE THE CONDITIONS.

WHEN UNSTABLE SOIL CONDITIONS ARE ENCOUNTERED, ADDITIONAL SECTIONS OF ROD SHALL BE ADDED TO ACHIEVE STABILITY. HORIZONTAL AND VERTICAL STABILITY ARE REQUIRED.

TYPE 1A MONUMENT INCLUDES MONUMENT BOX. A LOCKING CAST IRON ACCESS COVER SHALL BE INSTALLED WHEN THE MONUMENT IS LOCATED IN THE ROADWAY PAVEMENT.

TYPE 2 AND TYPE 2A ALUMINUM FINNED ROD MONUMENTS

THIS MONUMENT SHALL BE USED FOR HORIZONTAL AND VERTICAL CONTROL MONUMENTS WHEN UNSTABLE SOIL CONDITIONS ARE ENCOUNTERED, ADDITIONAL SECTIONS OF ROD SHALL BE ADDED TO ACHIEVE STABILITY. HORIZONTAL AND VERTICAL STABILITY ARE REQUIRED. IN MOST SOIL CONDITIONS THE TYPE 2 MONUMENT IS EMBEDDED 6 FT. INTO THE GROUND.

THE MONUMENT SHALL BE INSTALLED BY FIRST ATTACHING THE PROPER SIZE TIP TO A 3 FT. LONG X 3/4 IN. DIA. ROD, THEN DRIVING THE ROD AT LEAST 30 IN. INTO THE GROUND. ADDITIONAL 3 FT. LONG X 3/4 IN. FINNED ROD SECTIONS SHALL BE ADDED AND DRIVEN FLUSH WITH THE GROUND UNTIL THE MONUMENT IS IN A STABLE POSITION. THE FINNED ROD SECTIONS SHALL BE USING PLIERS TO ACCOMMODATE INSTALLING THE CAP. THE CAP IS FIRMLY SEATED ONTO THE LAST FINNED SECTION OF ROD USING A DEAD BLOW SLEDGE HAMMER.

TYPE 2A MONUMENT INCLUDES MONUMENT BOX. A LOCKING CAST IRON ACCESS COVER SHALL BE INSTALLED WHEN THE MONUMENT IS LOCATED IN THE ROADWAY PAVEMENT.

TYPE 3 AND TYPE 3A ALUMINUM PIPE MONUMENTS

THIS MONUMENT SHALL BE USED FOR AN ALLOQUOT CORNER MONUMENT. THE INSTALLATION OF THIS MONUMENT AND RECORD FILING SHALL BE DONE IN ACCORDANCE WITH THE STATE BOARD RULES. ALSO REFER TO THE CDOT SURVEY MANUAL AND THE BUREAU OF LAND MANAGEMENT REQUIREMENTS FOR MONUMENT INSTALLATION. THE LAND SURVEYOR'S LICENSE NUMBER AND THE YEAR SHALL BE STAMPED ON THE CAP.

TYPE 3A MONUMENT INCLUDES MONUMENT BOX. A LOCKING CAST IRON ACCESS COVER SHALL BE INSTALLED WHEN THE MONUMENT IS LOCATED IN THE ROADWAY PAVEMENT.

TYPE 4 ALUMINUM MONUMENT

THIS MONUMENT MAY BE INSTALLED IN LIEU OF REPLACING THE ENTIRE MONUMENT WHEN REBAR IS IN PLACE AT AN ALLOQUOT CORNER LOCATION REFER TO THE STATE BOARD RULES. A MINIMUM 2 IN. DIA. CAP SHALL BE USED ON 3/4 IN. (#6) REBAR.

TYPE 5 BRASS/ALUMINUM CAP MONUMENT

THIS MONUMENT MAY BE INSTALLED IN LIEU OF ALL OTHER CDOT MONUMENTS, WHEN THE POSITION IS LOCATED IN CONCRETE OR STABLE ROCK FORMATION.

TYPE 5(S) COPPER ALLOY CAP MONUMENT - SMALL

THIS MONUMENT MAY BE INSTALLED IN LIEU OF A TYPE 5 MONUMENT, WHEN THE POSITION IS LOCATED IN A CONCRETE SIDEWALK, CURB OR GUTTER, OR WHEN SETTING A TYPE 5 WOULD COMPROMISE THE INTEGRITY OF THE RECEIVING STRUCTURE.

STAMPING REQUIREMENTS:

- "RP", WHEN THE APPLICATION IS A REFERENCE POINT.
- "ROW", POINT NUMBER, "LS", AND REGISTRATION NUMBER WHEN THE APPLICATION IS A ROW POINT.
- "CP" AND A UNIQUE IDENTIFIER PROVIDED BY THE REGION SURVEY COORDINATOR, WHEN THE APPLICATION IS A CONTROL POINT.
- "PC", POINT NUMBER, "LS", AND REGISTRATION NUMBER, WHEN THE APPLICATION IS A PERMANENT EASEMENT POINT.
- "PP" AND POINT NUMBER, WHEN THE APPLICATION IS A PROJECT POINT.

TYPE 6 ALUMINUM MONUMENT

THIS MONUMENT SHALL BE USED FOR PERMANENT EASEMENTS, PROJECT BENCH MARKS, PROJECT POINTS, AND REFERENCES. AN ALUMINUM CAP WITH A MINIMUM DIAMETER OF 1 1/2 IN., SHALL BE USED ON 3/8 IN. (#5) MINIMUM REBAR.

* WITNESS POSTS

THE WITNESS POST WILL BE SUPPLIED BY CDOT AND INSTALLATION SHALL BE INCLUDED IN THE WORK. IT SHALL BE DRIVEN WITHIN 1 FT. OF THE MONUMENT WHEN POSSIBLE. A DELINEATOR POST WITH A 9 IN. X 12 IN. METAL SIGN PANEL MAY BE USED IN LIEU OF THE PLASTIC POST. THIS POST SHALL CONFORM TO STANDARD PLAN S-612-1. A REQUIRED WITNESS POST MAY BE OMITTED WITH THE APPROVAL OF THE ENGINEER IF THE WITNESS POST LOCATION IS WITHIN A TRAVELED WAY, DRIVEWAY, OR ACCESS OPENING.

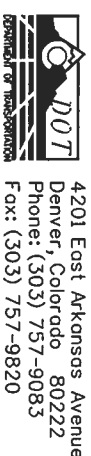
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Colorado Department of Transportation



Project Development Branch

DD/LTA

SURVEY

MONUMENTS

STANDARD PLAN NO.

M-629-1

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