

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

LUND
PARTNERSHIP
12265 W. Bayaud Avenue, Suite 130
Lakewood, Colorado 80228
P:303.989.1461 F: 303.989.4094
CIVIL ENGINEERING
& SURVEYING

Right of Way Plans			
Title Sheet			
Project Number:	C 392A-013	Project Location:	STATE HIGHWAY 392 @ MP 113.2
Project Location:	WELD COUNTY, COLORADO	Project Code:	16700
Last Mod. Date:	12-14-09	Subset Sheets:	1.01 of 1.01
Sheet No.:	1.01		

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO
RIGHT OF WAY PLANS OF PROPOSED
PROJECT NO. C 392A-013
STATE HIGHWAY NO. 392
WELD COUNTY

SHEET NO.	INDEX OF SHEETS
1.01	(1) Title Sheet
2.01	(1) Tabulation of Properties
3.01	(1) Project Control Diagram
4.01 - 4.03	(3) Land Survey Control Diagram
5.01	(1) Monumentation Sheets
6 Not Used	(0)
7.01	(1) Right of Way Plan Sheets
8.01	(1) Ownership Sheets
(9) Total Sheets	

PREVIOUS RIGHT OF WAY PROJECTS	SCALES OF ORIGINAL 11X17 DRAWINGS
1. F.A.P. NO. S0034 (3)	Plan Sheets: 1" = 100' Ownership Maps: 1" = 300' Land Survey Control Diagram: 1" = 300'

BASIS OF BEARING
All bearings are based on the line connecting the North ¼ Corner of Section 23, (being a found 2 1/2" diameter aluminum cap in monument box, stamped in part "LS 24670 1993") and the N.E. Corner of Section 23, T. 6 N., R. 66 W. of the 6th P.M. (being a found 2 1/2" diameter aluminum cap in monument box stamped in part "PLS 23501") being a GRID bearing of N. 89°34'22" E. 2701.99' as obtained from a global positioning system (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN). Said grid bearing is NAD 83 (1992) Colorado State Plane North Zone 501.

- 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.
- For title information, The Colorado Department of Transportation relied on Title Commitments prepared by H.C. Peck and Associates Inc.
- This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDOT 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.

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO
AUTHORIZED: _____ DATE _____
DIVISION ADMINISTRATOR

SURVEYOR STATEMENT (ROW PLAN)
I, Geoffrey F. Stephenson, 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 guaranty or warranty, either expressed or implied.
PLS No. 23521

SECTION CORNER

QUARTER, SIXTEENTH, AND SECTION CORNERS

SET EASEMENT MONUMENT

TEMPORARY EASEMENT POINT

RIGHT OF WAY MARKER

BLM

PP

NOAA

BLM MARKER

PROPERTY PIN

NOAA MARKER

QUARTER, SIXTEENTH, AND SECTION CORNERS

FED

WC

WC

BM

USGS

FEDERAL MONUMENT

WITNESS CORNER

BENCH MARK

USGS MARKER

LOCAL OR PLSS MONUMENT

SECONDARY CONTROL MONUMENT

ROW RIGHT OF WAY MARKER

N 9.88
E 3.81
EL 0.00

N 10.13
E 3.81
EL 0.00

N 10.38
E 3.81
EL 0.00

PROJECT CONTROL MONUMENT

DENSIFICATION CONTROL MONUMENT

HIGH ACCURACY REFERENCE NETWORK CONTROL MONUMENT

PERMANENT, PROPERTY, SLOPE, & UTILITY EASEMENT LINE

TEMPORARY EASEMENT LINE (EXISTING)

PROPERTY BOUNDARY LINE (EXISTING AND PROPOSED)

ACCESS CONTROL LINE

BARRIER ACCESS CONTROL LINE

RIGHT OF WAY LINE

VIRGIN RIGHT OF WAY LINE (PROPOSED)

CITY LIMIT LINE (EXISTING)

COUNTY LINE (EXISTING)

QUARTER SECTION LINE

SECTION LINE

SIXTEENTH SECTION LINE

STATE LINE (EXISTING)

TOWNSHIP LINE (EXISTING)

SURVEY/ROW

TERRAIN SINGLE SHOTS

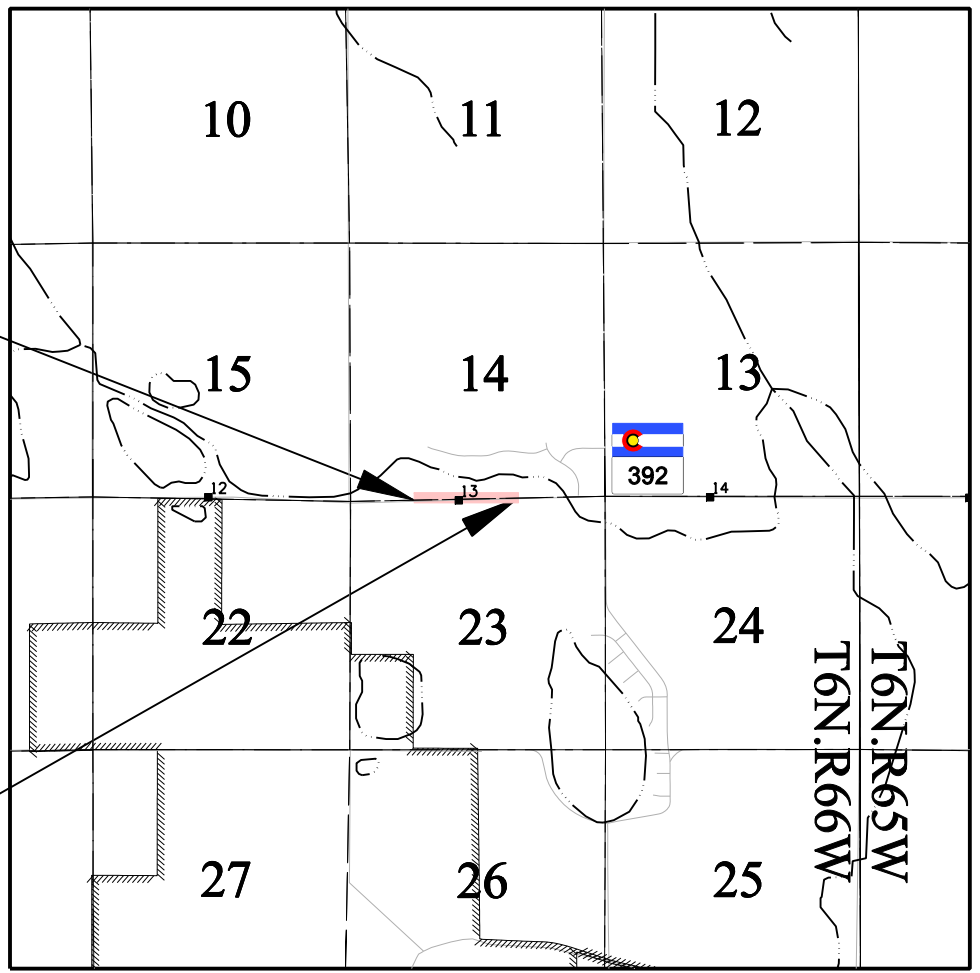
TOP OF CUT

TOE OF FILL

TERRAIN

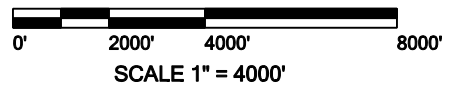
BEGIN ROW PROJECT & CONSTRUCTION
C 392A-013 PROJECT CODE 16700
ROW ALIGNMENT STATION 9+50.14 MILE POST 113.09

END ROW PROJECT & CONSTRUCTION
C 392A-013 PROJECT CODE 16700
ROW ALIGNMENT STATION 18+00 MILE POST 113.25



PROJECT LOCATION MAP

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.



FILING CERTIFICATION:
DEPOSITED THIS _____ DAY OF _____, 20____, AT _____, M.,
IN BOOK _____ OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE _____ RECEPTION NUMBER _____
SIGNED _____ DEPT. _____

Note: For a complete listing of symbolology 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 2006. Existing features are shown as screened weight (gray scale), except as noted with the word (existing). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).

Colorado Department of Transportation



1420 2nd Street
Greeley, CO 80631
Phone: 970-350-2153 FAX: 970-350-2223

Region 4

MDG

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

SH 392 MP 112.5 to MP 113.5

Weld County, Colorado

Section 14 and 23, Township 6 North, Range 66 West, 6th P.M.

Project Control Diagram

Plan Sheet

Project Number: BR 392A-013

Project Location: SH 392 at MP 113.2

Project Code:	Last Mod. Date	Subset	Sheet No.
16700	11-19-09	3.01 of 3.01	3.01

PROJECT COORDINATES SUMMARY TABLE (FEET)

POINT NAME		PROJECT COORDINATES		ELEV (NAVD 88)	DESCRIPTION
		NORTHING	EASTING		
CP 1290	(MP 112.90)	119391.468	110197.754	4752.72	CDOT Type II Control Monument
CP 1323	(MP 113.23)	119370.141	111845.257	4749.71	CDOT Type II Control Monument
CP 1353	(MP 113.53)	119431.542	113459.337	4762.87	CDOT Type II Control Monument

BASIS OF BEARINGS: Bearings used in the calculations of coordinates are based on a grid bearing of N 87° 49' 17" E from the Control Point "CP 1323" (CDOT Type II Monument, MP 113.23), Section 23, Township 6 North, Range 66 West, Sixth P.M. and the Control Point "CP 1353" (CDOT Type II Monument, MP 113.53), Section 14, Township 6 North, Range 66 West, Sixth P.M. as obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN).

BASIS OF ELEVATIONS: Project elevations are based on a NAVD 88 elevation of 4751.29sft on NGS Benchmark "CB 49 RESET" (NGS standard disk set in the headwall stamped "CB 49 RESET 1965") as a level run along SH 392.

COORDINATE DATUM: Project coordinates are modified Colorado State Plane North Zone NAD 83(92) coordinates. The CHARN is based on NAD 83(92) datum. The ground scale factor used to modify the coordinates is 1.00026386908. Project Coordinates are truncated by 1,300,000sft in the Northing and 3,100,000sft in the Easting.

NOTE: This control survey is for the use of the Colorado Department of Transportation personnel. The survey is not a complete Boundary Survey. Title Policy, Title Commitment, and Title Research were not part of this control survey, therefore, easements, rights, and restrictions of record are not shown. The verification of physical evidence with relation to easements, rights of way, property boundaries, and restriction, as described in the instruments of record, were not included in this control survey.

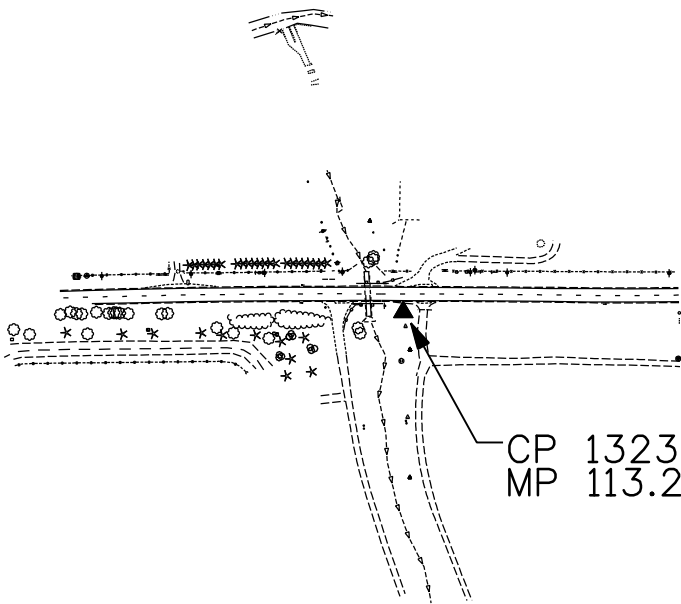
NOTE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more that ten years from the date of the statement shown.

NOTE: No guarantee as to the accuracy of the information contained on the attached drawing is either stated or implied unless this copy bears an original signature of the professional land surveyor named hereon.

SURVEYORS STATEMENT: I, Jerry R. Johnson, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation this Project Control Diagram was prepared and the field survey it represents was performed under my responsible charge and, based upon my knowledge, information and belief is in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

Jerry R. Johnson P.L.S. 29417

CP 1290
MP 112.90

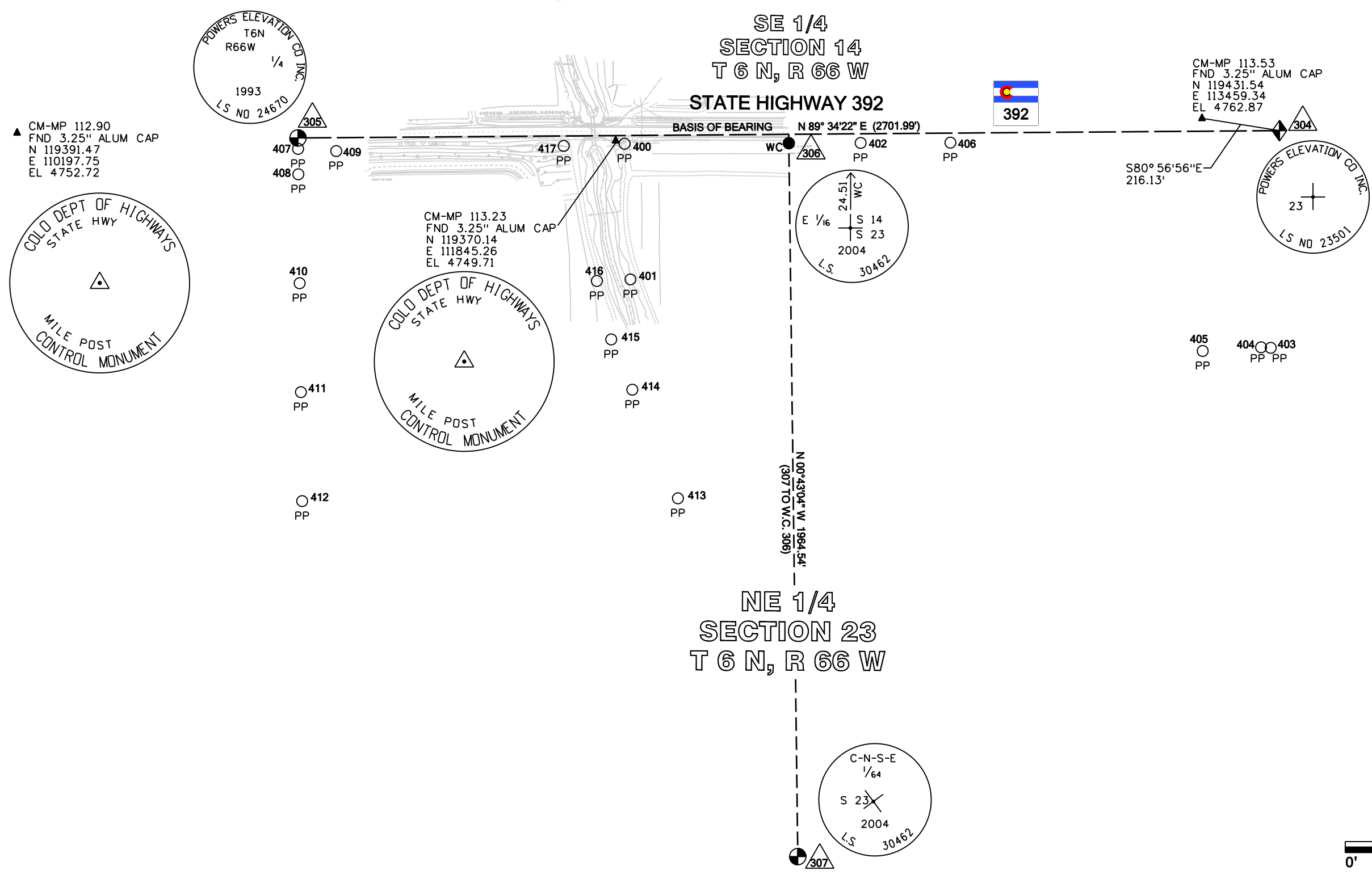


CP 1323
MP 113.23

CP 1353
MP 113.53

FOUND ALIQUOT MONUMENT COORDINATE TABLE			
Point No.	Northing(ft)	Easting(ft)	Description
304	119397.54	113672.77	Found 2 1/2" Alum. Cap in Range Box "Powers Elevation CO INC. LS 23501" See Sheet 4.03
305	119377.40	110970.86	Found 2 1/2" Alum. Cap in Range Box "Powers Elevation CO INC. LS 24670" See Sheet 4.03
306	119362.96	112322.14	Found 2 1/2" Alum. Cap 0.0' below ground "24.51' W.C. E 1/16 Section 14/23 LS 30462" See Sheet 4.03
307	117398.57	112346.75	Found 2 1/2" Alum. Cap 1.0' below ground "C-S-N-E, 1/64, S23, 2004 LS 30462" See Sheet 4.03

FOUND BOUNDARY MONUMENT COORDINATE TABLE			
Point No.	Northing(ft)	Easting(ft)	Description
400	119361.71	111869.95	Found 1" Red Plastic Cap 0.1' above ground "LS 30462"
401	118988.05	111886.17	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
402	119363.62	112519.71	Found #3 Rebar bent southerly 0.15' 0.1' below ground no cap
403	118799.50	113648.65	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
404	118801.00	113622.01	Found 1" Red Plastic Cap 1.0' below ground "LS 30462"
405	118790.83	113461.43	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
406	119364.50	112766.94	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
407	119347.40	110971.22	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
408	119277.37	110972.00	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
409	119341.31	111076.20	Found 1" Red Plastic Cap 0.4' below ground "LS 30462"
410	118977.37	110975.45	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
411	118677.51	110978.96	Found 1" Red Plastic Cap 0.0' above ground "LS 30462"
412	118377.48	110982.39	Found 1" Red Plastic Cap 0.1' above ground "LS 30462"
413	118385.19	112016.89	Found 1" Red Plastic Cap 0.1' above ground "LS 30462"
414	118684.25	111891.26	Found #3 Rebar bent southerly 0.10' 0.1' below ground no cap
415	118822.66	111833.18	Found 1" Red Plastic Cap 0.3' below ground "LS 30462"
416	118983.62	111793.70	Found 1" Red Plastic Cap 0.3' below ground "LS 30462"
417	119355.47	111702.50	Found 1" Red Plastic Cap 0.3' below ground "LS 30462"





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Right of Way Plans				
Monumentation Sheet				
Project Number: C 392A-013				
Project Location: STATE HIGHWAY 392 @ MP 113.2				
Project Location: WELD COUNTY, COLORADO				
Project Code	Last Mod. Date	Subset Sheets	Sheet No.	
16700	12-14-09	5.01 of 5.01	5.01	

XXX

TABULATION OF R.O.W. MONUMENTS TO BE SET					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
700	119345.87	111201.70	CDOT TYPE 1 MONUMENT	9+50.14	40.55
702	119321.13	111710.92	CDOT TYPE 1 MONUMENT	14+60.62	74.71
703	119320.96	111675.41	CDOT TYPE 1 MONUMENT	14+25.11	74.70
710	119436.02	111549.27	CDOT TYPE 1 MONUMENT	12+99.69	-41.31
711	119354.89	111832.01	CDOT TYPE 1 MONUMENT	15+82.23	40.60
712	119361.26	111969.94	CDOT TYPE 1 MONUMENT	17+20.23	33.71
713	119436.05	111607.72	CDOT TYPE 1 MONUMENT	13+58.14	-40.84
714	119434.61	111915.29	CDOT TYPE 1 MONUMENT	16+65.24	-39.41
715	119361.60	112049.63	CDOT TYPE 1 MONUMENT	18+00.06	32.78

XX	TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED					
	Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
	701	119343.28	111250.98	TEMPORARY EASEMENT POINT, TE-1	9+99.28	44.98
	800	119039.49	111780.00	TEMPORARY EASEMENT POINT, TE-1 TE-3	15+30.91	356.15
	801	119035.44	111751.88	TEMPORARY EASEMENT POINT, TE-1	15+04.67	360.28
	802	119310.47	111684.45	TEMPORARY EASEMENT POINT, TE-1	14+34.09	85.24
	803	119333.26	111251.19	TEMPORARY EASEMENT POINT, TE-1	9+99.12	55.01
	804	119446.02	111549.11	TEMPORARY EASEMENT POINT, TE-2	12+99.62	-51.32
	805	119445.52	111721.64	TEMPORARY EASEMENT POINT, TE-2	14+71.97	-49.62
	807	119523.63	111816.85	TEMPORARY EASEMENT POINT, TE-2A	15+66.47	-128.09
	808	119449.94	111845.41	TEMPORARY EASEMENT POINT, TE-2A	15+95.29	-54.50
	809	119449.61	111915.43	TEMPORARY EASEMENT POINT, TE-2A	16+65.32	-54.41
	811	119518.21	111802.86	TEMPORARY EASEMENT POINT, TE-2A	15+52.65	-122.63
	812	119062.49	111939.47	TEMPORARY EASEMENT POINT, TE-4	16+90.66	332.63
	813	119053.41	111876.52	TEMPORARY EASEMENT POINT, TE-3 TE-4	16+27.74	341.92
	815	119351.09	112049.53	TEMPORARY EASEMENT POINT, TE-4	18+00.08	43.29
	816	119351.09	111941.63	TEMPORARY EASEMENT POINT, TE-4	16+91.85	44.03
	817	119312.73	111903.26	TEMPORARY EASEMENT POINT, TE-4	16+53.61	82.52

XX

TABULATION OF PERMANENT EASEMENT MONUMENTS TO BE SET					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
704	119573.60	111672.00	TYPE 6 MONUMENT	14+22.97	-177.96
705	119610.46	111767.11	TYPE 6 MONUMENT	15+16.68	-214.79
706	119434.99	111835.11	TYPE 6 MONUMENT	15+85.05	-39.51
707	119435.49	111725.52	TYPE 6 MONUMENT	14+75.80	-39.58
900	119137.08	111756.06	TYPE 6 MONUMENT	15+06.74	258.62
902	119152.34	111861.91	TYPE 6 MONUMENT	16+12.80	243.04
903	119359.22	111856.12	TYPE 6 MONUMENT	16+06.32	36.19
904	119155.75	111885.56	TYPE 6 MONUMENT	16+36.44	239.55

[illegible]

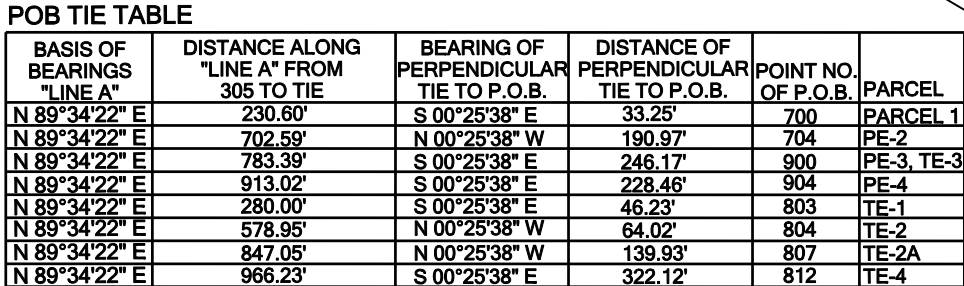
General Notes:

1. All centerline and offset stationing may not represent the centerline as constructed in the field.
2. 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.
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 CDOT 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.

COORDINATE DATUM: Project coordinates are modified Colorado State Plane North Zone 501 NAD '83/ (92) coordinates. For further information see sheet 3.01.

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.

<p>SURVEYOR STATEMENT (R.O.W. MONUMENTS)</p> <p>I, Geoffrey F. Stephenson , 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 evaluation 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 guaranty or warranty,either expressed or implied.</p> <p>PLS No. 23521</p>	
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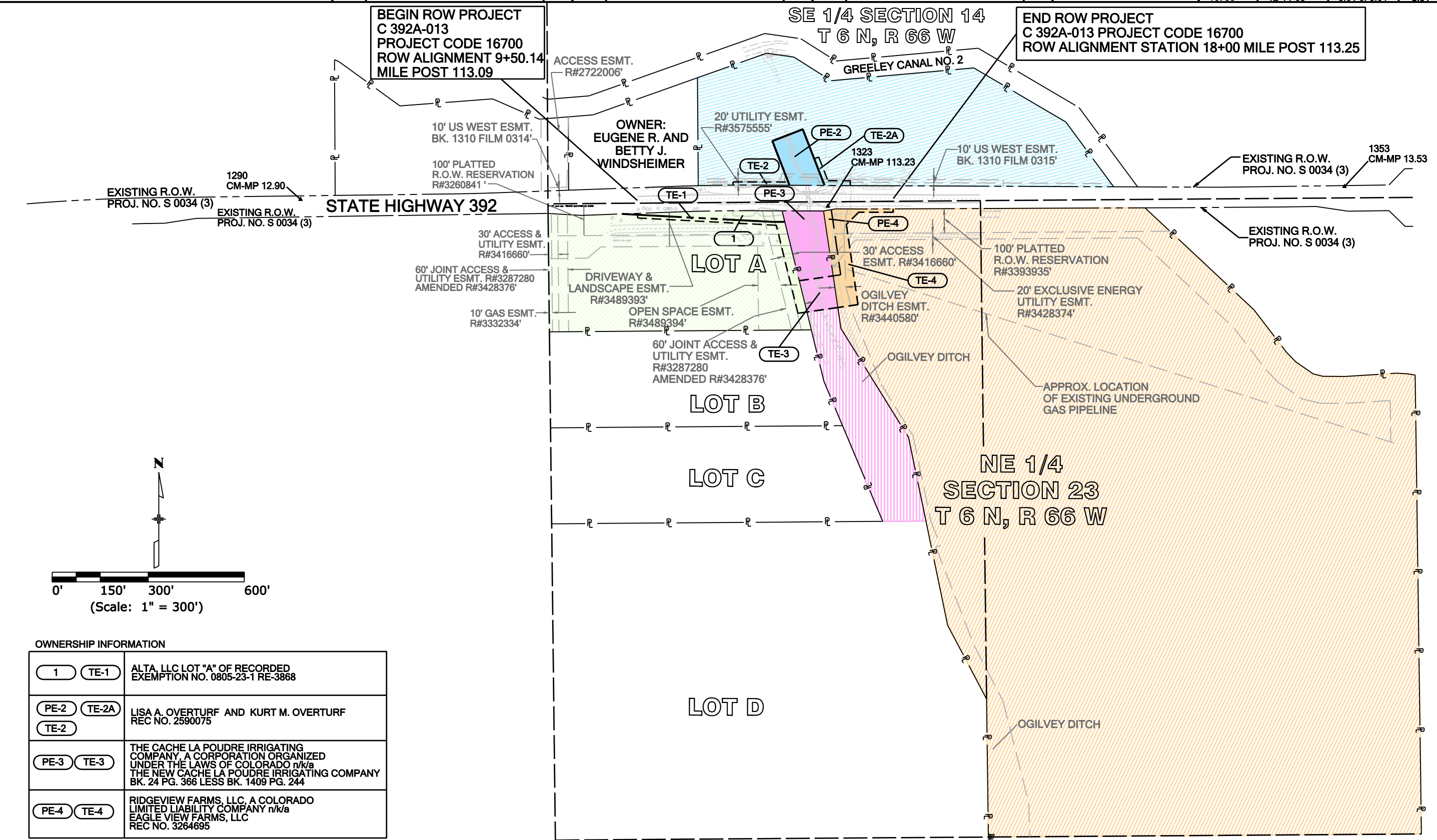
"LINE A" IS THE LINE FROM THE N 1/4 OF SECTION 23 TO NE CORNER OF SECTION 23

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Right of Way Plans			
Ownership Map			
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Project Code: 16700	Last Mod. Date: 12-14-09	Subset Sheets: 8.01 of 8.01	Sheet No.: 8.01



OWNERSHIP INFORMATION	
1 TE-1	ALTA, LLC LOT "A" OF RECORDED EXEMPTION NO. 0805-23-1 RE-3868
PE-2 TE-2A TE-2	LISA A. OVERTURF AND KURT M. OVERTURF REC NO. 2590075
PE-3 TE-3	THE CACHE LA POUDE IRRIGATING COMPANY, A CORPORATION ORGANIZED UNDER THE LAWS OF COLORADO n/k/a THE NEW CACHE LA POUDE IRRIGATING COMPANY BK. 24 PG. 366 LESS BK. 1409 PG. 244
PE-4 TE-4	RIDGEVIEW FARMS, LLC, A COLORADO LIMITED LIABILITY COMPANY n/k/a EAGLE VIEW FARMS, LLC REC NO. 3264695