

CONVENTIONAL SIGNS

County Line
Township or Range Line
Land Lines
Property or Tract Line
City Limits
Railroad
Existing Road
New Road

Control of Access
Access denied by Dred
Right of Way Line
Protection by Freeway (Vigil Location)
Top of Cuts
Toe of Fills
Barbed Wire Fence
Chain Link Fence
Women Wire - Combination Fence
Snow Fence
Wood Fence
Deer Fence

Trees
Ditch
Culvert

Tel & Telog Lines
Electric Lines
Elec. Trns. Tower
Buried Tel. Cable
Buried Electric Cable
Gas Main
Oil Main
Water Main
Sanitary Sewers
Storm Sewers

Road Approaches
Center of Section

Section Corner
Culverts & Drains
Bridges

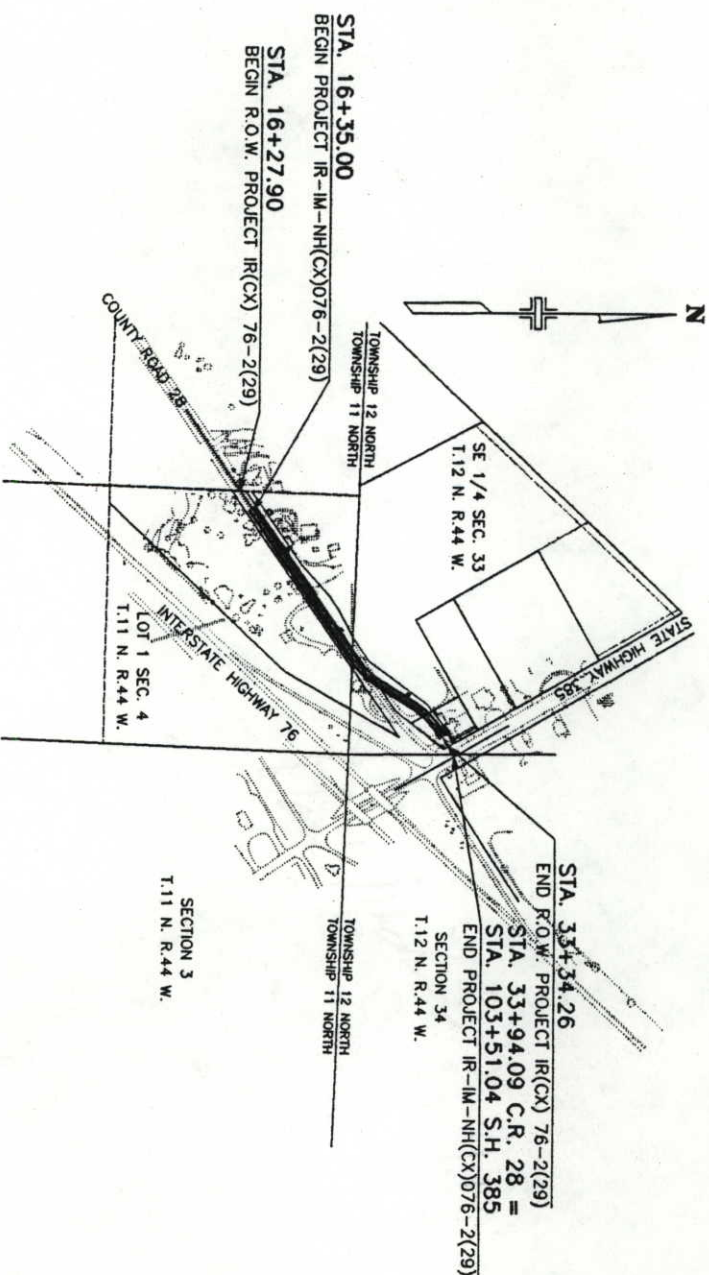
BASIS OF BEARINGS: Bearings are based on the Northwesterly Right-Of-Way of I-76, as depicted on Colorado Division of Highways Right-Of-Way Plan Project No. 1 80 S-2(10)152, sheet 29, being N43°00'30"E, between a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.5 feet Northwest of ROW fence at approx. sta. 5492+00, and a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.6 feet Northwest of ROW fence at approx. sta. 5493+00, and referenced on "MONUMENTED LAND SURVEY PLAT" "JULESBURG REST AREA", RECORDED IN BOOK 199, PAGE 265, RECEPTION NO. 178747, ON AUGUST 03, 1992.

SUB ACCOUNT: 89160
DATE: JULY 28, 1993

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO

RIGHT OF WAY PLAN OF PROPOSED
FEDERAL AID PROJECT NO. IR(CX) 76-2(29)
JULESBURG REST AREA
SEDGWICK COUNTY
RIGHT OF WAY

SCALE OF ORIGINAL DRAWINGS
PLAN SHEETS 1" = 50'
OWNERSHIP MAP 1" = 100'
PROJECT LENGTH = 1,706.36'



VICINITY MAP
N.T.S.

FILED ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
III	COLORADO	IR(CX) 76-2(29)	1	7

RIGHT OF WAY
JULESBURG
REST AREA

REVISIONS	NO.	DATE

SHEET NO.	INDEX OF SHEETS
1	TITLE SHEET
2	TABULATION OF OWNERSHIPS
3-3A	MONUMENTATION, CONTROL AND GENERAL NOTES
4-5	PLAN SHEETS
6	OWNERSHIP SHEET
7	LAND SURVEY PLAT

DEPARTMENT OF TRANSPORTATION FEDERAL HIGHWAY ADMINISTRATION	DATE
AUTHORIZED	
DIVISION ADMINISTRATOR	

PART OF SECTIONS 4, TOWNSHIP 11 NORTH, RANGE 44 WEST, & SECTION 33, TOWNSHIP 12, RANGE 44 WEST OF THE SIXTH PRINCIPAL MERIDIAN

TABULATION OF EXISTING ALIQUOT CORNERS
LOCATED WITHIN SECTION 4, T.11 N. R.44 W., 6TH P.M.
& WITHIN SECTION 33, T.12 N. R.44 W., 6TH P.M.

POINT NO.	COORDINATES		REMARKS
	NORTH	EAST	
54	45981.8768	95872.0350	SW CORNER SECTION 4, T 11 N, R 44 W, FOUND: # 5 RB. WITH 1 1/2" ALUM. CAP, +/- 0.3" BELOW GROUND, +/- 21' NW OF SW ROW FENCE 1-76, +/- 25' N OF FENCE CORNER, STAMPED: "RLS 2390"
55	51420.3135	95986.4368	NW CORNER SECTION 4, T 11 N, R 44 W, SW CORNER SECTION 33, T 12 N, R 44 W, FOUND: 3 1/4" ALUM. CAP, +/- 0.8' BELOW GROUND, WITH REFERENCE TIES, STAMPED "HARMON LS # 10586" AND AS PER 1986 MONUMENT RECORD
56	46085.8236	101129.5740	SE CORNER SECTION 4, T 11 N, R 44 W, FOUND: 1 1/2" ALUM. CAP, +/- 0.4' BELOW GROUND, +/- 1.2' S OF R/R TIE FENCE CORNER, STAMPED "M & M S 10 L.S. 9644", WITH REFERENCES AS PER 1986 MONUMENT RECORD
57	48701.0951	95929.2359	WEST 1/4 CORNER SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
58	46033.8502	98500.8045	SOUTH 1/4 CORNER SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
59	51328.2195	98652.3787	SOUTH 1/4 CORNER SECTION 4, T 11 N, R 44 W, NOT SET EAST 1/4 CORNER SECTION 4, T 11 N, R 44 W, NOT SET CENTER 1/4 CORNER SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
61	48683.4535	98576.6608	ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
62	48674.6326	99900.3927	EAST 1/16 C-C, SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
63	51282.1725	99985.3496	EAST 1/16 SECTION 33 & SECTION 4 SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
64	50008.4842	98614.5955	NORTH 1/16 C-C, SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
65	49955.8057	101271.3998	NORTH 1/16 SECTION 4 & SECTION 3, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
66	49982.1450	99942.9931	NORTHEAST 1/16 CORNER, SECTION 4, T 11 N, R 44 W, SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
69	51317.8623	98952.1998	300.00' WITNESS CORNER TO THE NORTH 1/4 CORNER SECTION 4, T 11 N, R 44 W SOUTH 1/4 CORNER SECTION 33, T 12 N, R 44 W SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
70	48665.9116	101209.1249	T 11 N, R 44 W SET 3 1/4" ALUM. CAP ON 2 3/8" X 30" PIPE, LS # 22103 AND STAMPED AS PER REQUIREMENTS IN CHAPTER 4 OF THE "MANUAL OF INSTRUCTIONS FOR THE SURVEY OF PUBLIC LANDS 1973"
103	51236.1255	101318.3205	NE CORNER SECTION 4, T 11 N, R 44 W SE CORNER SECTION 33, T 12 N, R 44 W FOUND: 3/4" O.D. SMOOTH STEEL PIN WITH MUSHROOMED TOP, +/- 0.3' BELOW GROUND, WITH GUARD STAKE, AND REFERENCES PER 1971 MONUMENT RECORD.

TITLE COMMITMENTS		
PARCEL	ASSESSOR NO.	DATE
1	611-04-150 C-9912-836232 611-04-040 C-9912-836219 612-33-010 C-9912-836233 611-04-061 C-9912-836295 612-33-190 C-9912-836293 612-33-070 C-9912-836291	May 27, 1992 April 08, 1992 May 27, 1992 March 09, 1993 March 09, 1993 March 09, 1993

NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discovered 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.

RECORD

- E-1. BOOK 165, PAGE 380, REC.# 169289, OCT. 01, 1981:
To Mountain Bell
Right-Of-Way and Easement for underground facilities; location not defined. In compliance with Senate Bill No. 172-1981-CRS 9-1.5-103.
AFFECTS PARCEL NO. 1, 2, 3 & 4
- E-2. BOOK 165, PAGE 497, REC.# 169298, OCT. 13, 1981:
To Highline Electric Association
Right-Of-Way and Easement for underground facilities; location not defined. In compliance with Senate Bill No. 172-1981-CRS 9-1.5-103.
AFFECTS PARCEL NO. 1, 2, 3 & 4
- E-3. BOOK 121, PAGE 237, REC.# 151062, OCT. 16, 1964:
To Mountain States Telephone and Telegraph Company
Right-Of-Way and Easement to install, lay, place, build, service, and maintain underground telephone lines; along, through, and under County Roadways existing along Section Lines; location not defined.
AFFECTS PARCEL NO. 1, 2, 3 & 4
- E-4. BOOK 90, PAGE 339, REC.# 120148, OCT. 05, 1950:
To American Telephone and Telegraph Company
Right-Of-Way and Easement to construct, operate, maintain, replace, and remove a communication system; in the Southeast 1/4 Section 33, Township 12 North, Range 44 West; Except 1.85 Acres in the Southeast corner: Also in the West 1/2, Southwest 1/4, Section 34, Township 12 North, Range 44 West; Also all Section 3, Township 11 North, Range 44 West; location not defined.
AFFECTS PARCEL NO. 1, 3 & 4
- E-5. BOOK 76, PAGE 275, REC.# 97238, JUNE 27, 1940:
To Town Of Julesburg
Right-Of-Way to construct, operate, and maintain high tension electric power transmission line, including poles, guy wires, braces, and fixtures; in the Southeast 1/4, Section 33, Township 12 North, Range 44 West; location not defined.
AFFECTS PARCEL NO. 1, 3 & 4
- E-6. BOOK 129, PAGE 258, REC.# 157074, NOVEMBER 06, 1969
To Husky Oil Company Of Delaware, Heirs, and Assigns
An Easement 10' in width, to construct a pipeline for carrying treated sewage effluent.
AFFECTS PARCEL NO. 3
- E-7. BOOK 129, PAGE 462, REC.# 157314, JANUARY 30, 1970
To Kansas-Nebrosko Natural Gas Company Inc.
A Right Of Way and Easement 15' in width, to construct, install, maintain, renew, replace, and operate pipelines and appurtenances thereto, for the transportation of gas, together with the right of ingress to and egress from said property.
AFFECTS PARCEL NO. 3 & 4
- E-8. BOOK 131, PAGE 242, REC.# 157632, MAY 27, 1970
To Town Of Julesburg
A Right Of Way and Easement, to construct, install, maintain, renew, replace, and operate pipeline and appurtenances thereto, for the transportation of water. Said pipeline to be located Westerly of and as close as possible to the Westerly Right Of Way fence along U. S. Highway 385, but not more than 25 feet Westerly therefrom.
AFFECTS PARCEL NO. 3 & 4
- E-9. BOOK 131, PAGE 381, REC.# 157817, AUGUST 21, 1970
To Robert F. Jenkins and Lillian L. Jenkins
A Perpetual Easement for a water line now in place, and a gas line yet to be constructed, running in a Southwesterly-Northeasterly direction, and approximately 5 feet inside of the Southerly boundary line of the subject property. Together with the right to enter upon said property to construct, maintain, repair, and replace said lines, and operate control valves where said water line connects with the Town Of Julesburg water main, and also to make the necessary gas line connections.
AFFECTS PARCEL NO. 4
- E-10. BOOK 129, PAGE 233, REC.# 157043, OCTOBER 23, 1969
To Platte River Kamgrounds of America Inc.
A Right-Of-Way and Easement for purposes of ingress and egress. Said Easement being a strip of land 40 feet in width.
AFFECTS PARCEL NO. 3
- E-11. Any loss or damage occasioned by reason of an unrecorded easement affecting subject property, or any interests claimed by SOUTH RIVER ROAD GAS CO.
AFFECTS PARCEL NO. 2, 3 & 4
- E-12. Any loss or damage occasioned by reason of an unrecorded easement affecting subject property, or any interests claimed by the TOWN OF JULESBURG, COLORADO.
AFFECTS PARCEL NO. 2, 3 & 4
- E-13. Any loss or damage occasioned by reason of an unrecorded easement affecting subject property, or any interests claimed by CABLE USA, INC.
AFFECTS PARCEL NO. 2, 3 & 4

QUANTITY OF CDOT MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE					
	1	2	3	4	5	6
REFERENCE						
RIGHT OF WAY	11					
CONTROL						
ALIQUOT COR.						

NOTES

- This survey does not constitute a title search by Centennial Engineering Inc. to determine ownership or easements of record. For all information regarding easements, Right-Of-Way, or title of record, Centennial Engineering Inc. relied upon Title Commitments prepared by Stewart Title Guaranty Company as shown below left.
- Easements shown are of record
- These Right-Of-Way plans were prepared for the exclusive use of the Colorado Department of Transportation named on the certification hereon. Said certification does not extend to any Person(s) or Entity(s) without an expressed recertification by the Surveyor naming the said Person(s) or Entity(s).
- This Right-Of-Way plan is not a Boundary Survey of adjoining parcels, and is prepared for Colorado Department Of Transportation purposes only.
- All R.O.W. markers will be set from survey control points.
- All R.O.W. markers set must display the registration number of the Professional Land Surveyor in responsible charge of setting them and the coordinate point number per this set of plans.
- The Monumenting Land Surveyor will upon completion, certify to the monumentation as per the certification shown below, and file with the County per C.R.S. 38-51-107.
- The contractor is responsible for the preservation of all Aliquot and Control Monuments.
- All documents referenced in these Right-Of-Way plans are recorded in the Sedgwick County Clerk And Records Office, unless otherwise indicated.
- All coordinates listed are ASSUMED PROJECT PLANE COORDINATES and are calculated in UNITED STATES SURVEY FEET.
- Right-Of-Way Plan Project No. 1 80 S-2(10)152, sheet 29, being N43°00'30"E, between a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.6 feet Northwest of ROW fence at approx. sta. 5492+00, and a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.6 feet Northwest of ROW fence at approx. sta. 5499+00, and referenced on "MONUMENTED LAND SURVEY PLAN" "JULESBURG REST AREA", RECORDED IN BOOK 199, PAGE 265, RECEPTION No. 178747, ON AUGUST 03, 1992.

COORDINATES OF PROPOSED EASEMENTS

PT. NO.	COORDINATES	
	NORTH	EAST
412	50793.8474	100073.9875
413	50814.4159	100059.7770
414	50831.4685	100084.4591
415	50810.9001	100098.6697
416	50890.4793	100213.8528
417	50911.0477	100199.6422
418	50942.3109	100244.8928
419	50921.7425	100259.1033
424	51733.8432	101159.8543
425	51746.8691	101152.4162
426	51717.1165	101100.3126
427	51697.9883	101111.2353
478	51788.3895	101255.3776
480	51678.7746	101087.6935

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

PT. NO.	COORDINATES	
	NORTH	EAST
402	51125.3050	100495.6850
403	51178.1683	100572.1995
404	51262.8330	100726.4100
405	51342.4122	100841.5832
406	51640.0000	101056.0000
410	50719.9525	99967.0318
411	50964.8393	100321.4818
420	51665.5918	101095.2642
421	51712.5225	101152.7664
422	51775.3818	101262.8476
492	51669.9861	101092.7406

TABULATION OF EXISTING BOUNDARY POINTS		
PT. NO.	COORDINATES	
	NORTH	EAST
107	50905.7490	100895.5350
109	51496.5680	101227.3108
116	52534.1073	100882.1271
117	52100.5231	101076.1256
121	52309.4699	101310.1631

RIGHT OF WAY
JULESBURG
REST AREA

FED. ROAD RECORD NO.	SECTION	DMSION	PRCL. NO.	SHEET NO.	TOTAL SHEETS
381		COL.00400	REC(C) 76-2(29)	5	7
REVISIONS					
6/28/73	AS BUILT	1-11 & 1-11			
6/28/73	RECORDED	1-11 & 1-11			
6/27/73	AS BUILT	1-11 & 1-11			

CLERK AND RECORDER'S CERTIFICATE
ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER,
COUNTY OF SEDGWICK, STATE OF COLORADO.
THIS _____ DAY OF _____, A.D. 19____,
RECEPTION No. _____, BOOK _____, PAGE _____
CLERK AND RECORDER _____

SURVEYOR CERTIFICATE (FIELD)
Monumentation was done under my supervision and checking
Name _____ P.L.S. No. _____
Date _____

SURVEYOR CERTIFICATE (OFFICE)
I, Thomas W. Stoutenburg, a Professional Land Surveyor duly licensed under the laws of the State of Colorado, do hereby state to the Colorado Department of Transportation, that the following Right of Way Acquisition Plans and Ownership Map were prepared under my direct supervision and checking, for and on behalf of Centennial Engineering, Inc.
Name _____ P.L.S. No. _____
Date _____

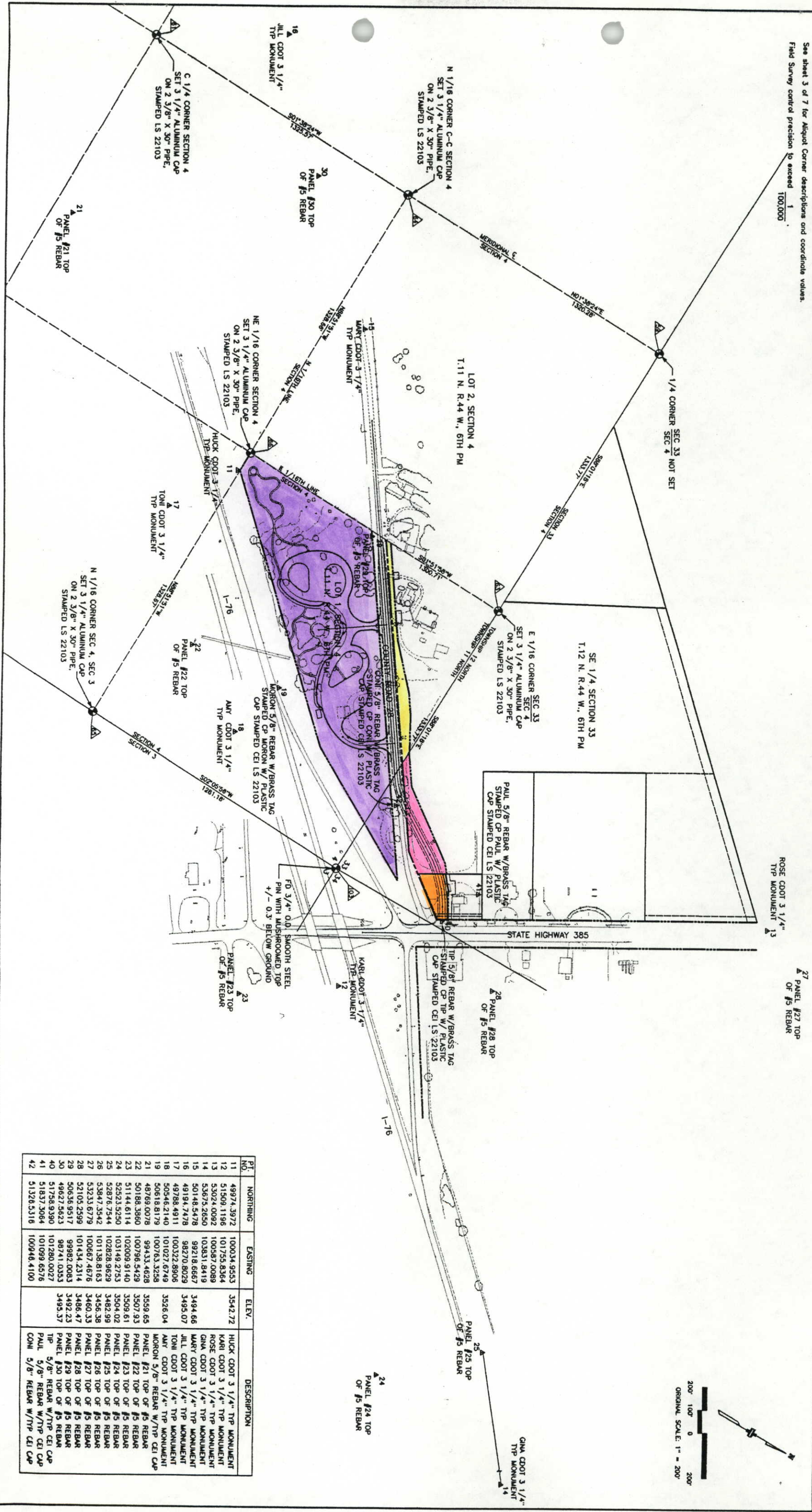
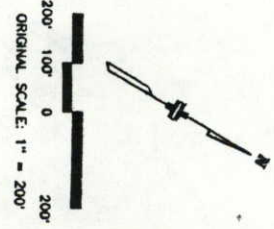
PROJECT SURVEY CONTROL

SEDGWICK COUNTY
T.11 N., R.44 W., 6TH PM
T.12 N., R.44 W., 6TH PM

Found 4" diameter brass cap in a 0.90 x 0.90 square concrete monument, +/- 0.3' above grade, stamped elev. 3462.172 R-15 1926, first order sec-level datum (MAD) 1929.
BASIS OF BEARINGS: Bearings are based on the Northwestly Right-Of-Way of I-76, as depicted on Colorado Division of Highways Right-Of-Way Plan Project No. 1 80 S-2(10)152, sheet 29, being N43°00'30"E, between a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.5 feet Northwest of ROW fence at approx. sta. 5492+00, and a found No. 5 rebar with a 1 1/2" aluminum cap stamped LS 2390, 0.6 feet Northwest of ROW fence at approx. sta. 5499+00, and referenced on "MONUMENTED LAND SURVEY PLAT" "JULESBURG REST AREA", RECORDED IN BOOK 199, PAGE 265, RECEPTION No. 178747, ON AUGUST 03, 1992.
See sheet 3 of 7 for Allotment Corner descriptions and coordinate values.
Field Survey control precision to exceed 1/100,000

FEED. ROAD	DIVISION	PROJ. NO.	SHEET	TOTAL
SECTION	NO.	NO.	NO.	NO.
III	COLORADO	R(CV) 76-2(29)	3A	7
REVISIONS				

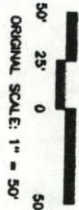
RIGHT OF WAY
JULESBURG
REST AREA



PT. NO.	NORTHING	EASTING	ELEV.	DESCRIPTION
11	49974.3972	100034.9553	3542.72	HUCK CDOT 3 1/4" TYP MONUMENT
12	51509.1196	101755.8364	3507.93	KARL CDOT 3 1/4" TYP MONUMENT
13	53024.0092	100587.0089	3509.61	ROSE CDOT 3 1/4" TYP MONUMENT
14	53675.2650	103831.8419	3494.66	GINA CDOT 3 1/4" TYP MONUMENT
15	50146.5478	99218.6667	3495.07	MARY CDOT 3 1/4" TYP MONUMENT
16	49194.7478	98270.8029	3526.04	JILL CDOT 3 1/4" TYP MONUMENT
17	49788.4911	100322.8906	3559.65	TONI CDOT 3 1/4" TYP MONUMENT
18	50546.2140	101027.6749	3559.65	MORON 5/8" REBAR W/TYP CEI CAP
19	50618.8179	100763.3258	3559.65	PANEL #21 TOP OF #5 REBAR
20	48769.0078	99433.4628	3507.93	PANEL #22 TOP OF #5 REBAR
21	51144.6114	102009.9140	3509.61	PANEL #23 TOP OF #5 REBAR
22	52523.5250	103149.2753	3504.02	PANEL #24 TOP OF #5 REBAR
23	52876.7544	102828.9629	3482.99	PANEL #25 TOP OF #5 REBAR
24	53847.3542	101138.8163	3456.36	PANEL #26 TOP OF #5 REBAR
25	53233.6779	100667.4676	3460.33	PANEL #27 TOP OF #5 REBAR
26	52105.2599	101434.2314	3486.47	PANEL #28 TOP OF #5 REBAR
27	50636.9517	99982.0083	3492.23	PANEL #29 TOP OF #5 REBAR
28	49627.5623	98741.0353	3495.37	PANEL #30 TOP OF #5 REBAR
29	51758.9380	101280.0027	3495.37	PANEL #31 TOP OF #5 REBAR
30	51837.3084	101099.6576	3495.37	PANEL #32 TOP OF #5 REBAR
31	51326.5316	100948.4100	3495.37	PANEL #33 TOP OF #5 REBAR
32				
33				
34				
35				
36				
37				
38				
39				
40				
41				
42				

LEGEND

- R.O.W. MONUMENT TO BE SET
 - EXISTING MONUMENT
 - ALIQUOT CORNER
- Record courses enclosed in (PARENTHESIS)



E 1/16TH CORNER
NORTH LINE SEC. 4

TOWNSHIP 12 NORTH
SECTION 33

SECTION 33

N 89° 01' 18" W 1333.17'

MATCH LINE

SE 1/4 SECTION 33
T.12 N. R.44 W., 6TH PM

RIGHT OF WAY
JULESBURG
REST AREA

FED. ROAD DISTRICT	DIVISION	PROJECT NO.	SHEET NO.	TOTAL SHEETS
III	COLORADO	RI(CX) 76-2(29)	4	7

REVISIONS	
NO.	DESCRIPTION
1	AS SHOWN
2	REVISED
3	REVISED
4	REVISED
5	REVISED
6	REVISED
7	REVISED

SEE EASEMENT NOTES
SHEET 3 OF 7

E1
E2
E3
E4
E5

SEE EASEMENT NOTES
SHEET 3 OF 7

E1
E2
E3
E4
E5

LOT 2, SECTION 4
T.11 N. R.44 W., 6TH PM

STA. 16+27.90
BEGIN R.O.W. PROJECT RI(CX) 76-2(29)

LOT 1, SECTION 4
T.11 N. R.44 W., 6TH PM

SEE MONUMENTED
LAND SURVEY PLAT
BOOK 199, PAGE 265
RECEPTION NO. 138747
AUGUST 3, 1992

COUNTY OF SEDGWICK

JACK & JEANNE P. McMillion

REV 2A
REV 2B

ROBERT F. JENKINS

E 101,000
N 50,500

E 101,000
N 51,000

EXISTING R.O.W. (1993)

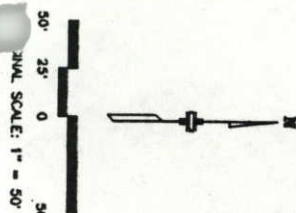
INTERSTATE HIGHWAY 76

FD. 1 1/2" ALUMINUM CAP, +/- 1" BELOW
GROUND +/- 0.7" NORTHWEST OF FENCE
CORNER STAMPED "PLS 2390"

SE CORNER
SECTION 33

LEGEND

- R.O.W. MONUMENT TO BE SET
 - EXISTING MONUMENT
 - ⊙ ALIQUOT CORNER
- Record courses enclosed in (PARENTHESIS)



100,500
N 52,000
E 100,500

100,500
N 51,500
E 100,500

101,000
N 52,000
E 101,000

101,500
N 52,000
E 101,500

FD. 1 1/2" ALUMINUM CAP. +/- FLUSH +/-
NORTHEAST OF NE CORNER OF GAS METER CASE
STAMPED "HARRISON FELS 10285"

FD. 4" O.D. IRON PIPE
+/- 0.5' BELOW GROUND.

FD. 1 1/2" ALUMINUM CAP. +/- 0.4' BELOW GROUND
+/- 7.2' SOUTHWEST OF POWER POLE
STAMPED "JEFFREYS 15 3645"

FD. CUT "A" AOP CONCRETE CURB
+/- 1.2' SOUTHWEST OF CABLE
TV JUNCTION BOX

PROJ. ROAD	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
RIGHT OF WAY	ROAD	76-2(29)	5	7

RIGHT OF WAY
JULESBURG
REST AREA

REVISIONS	DATE	BY	REASON
1	6/28/23	REVISED PARCELS 4 & 5	
2			
3			
4			
5			
6			
7			

SEE EASEMENT NOTES
SHEET 3 OF 7

- E1
- E2
- E3
- E4
- E5
- E6
- E7
- E8
- E9
- E10
- E11
- E12
- E13

SE 1/4 SECTION 33
T.12 N. R.44 W., 6TH PM

SW 1/4 SECTION 34
T.12 N. R.44 W., 6TH PM

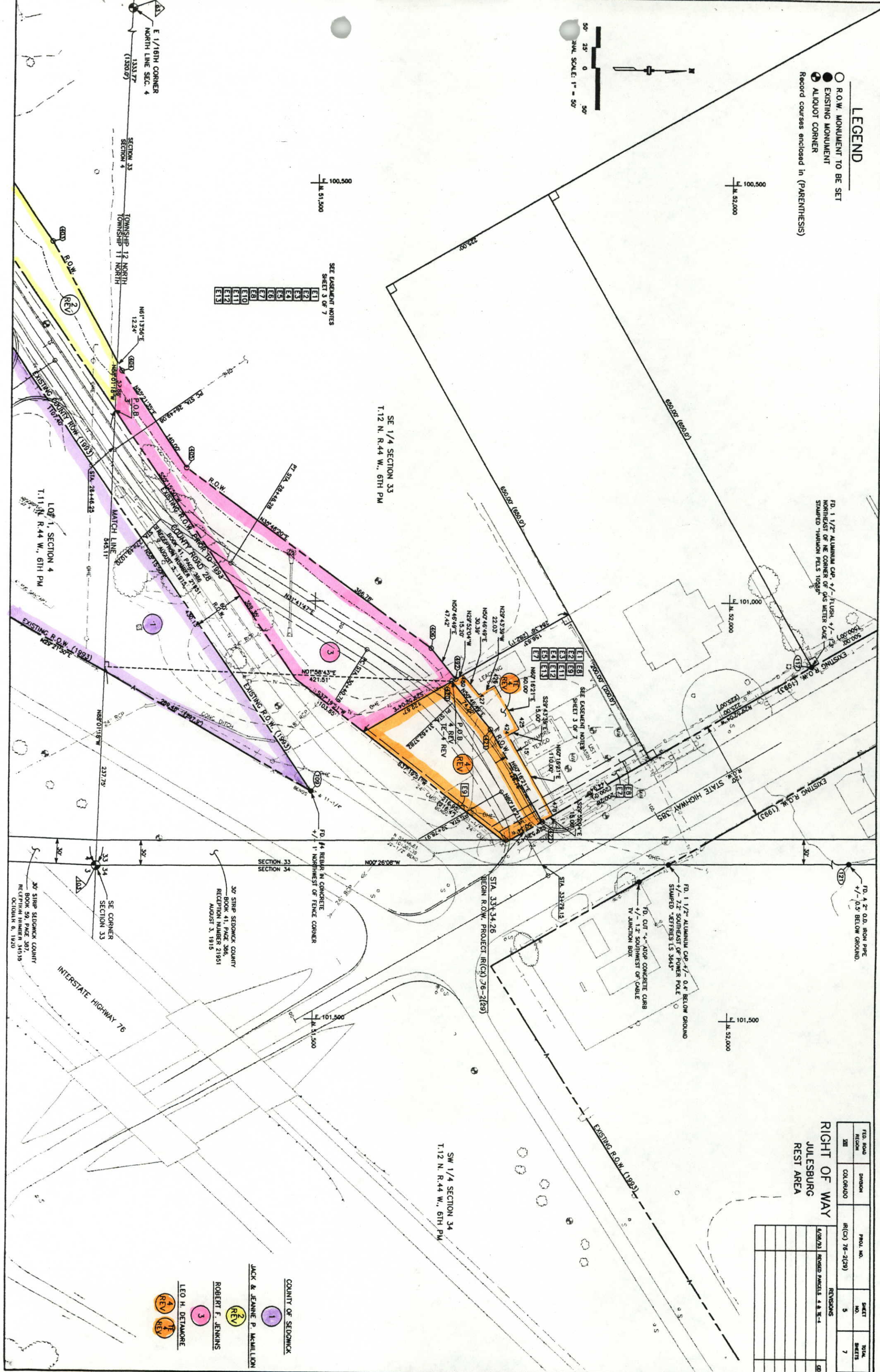
COUNTY OF SEDGWICK

JACK & JEANNE P. McMillion

ROBERT F. JENKINS

LEO H. DETAMORE

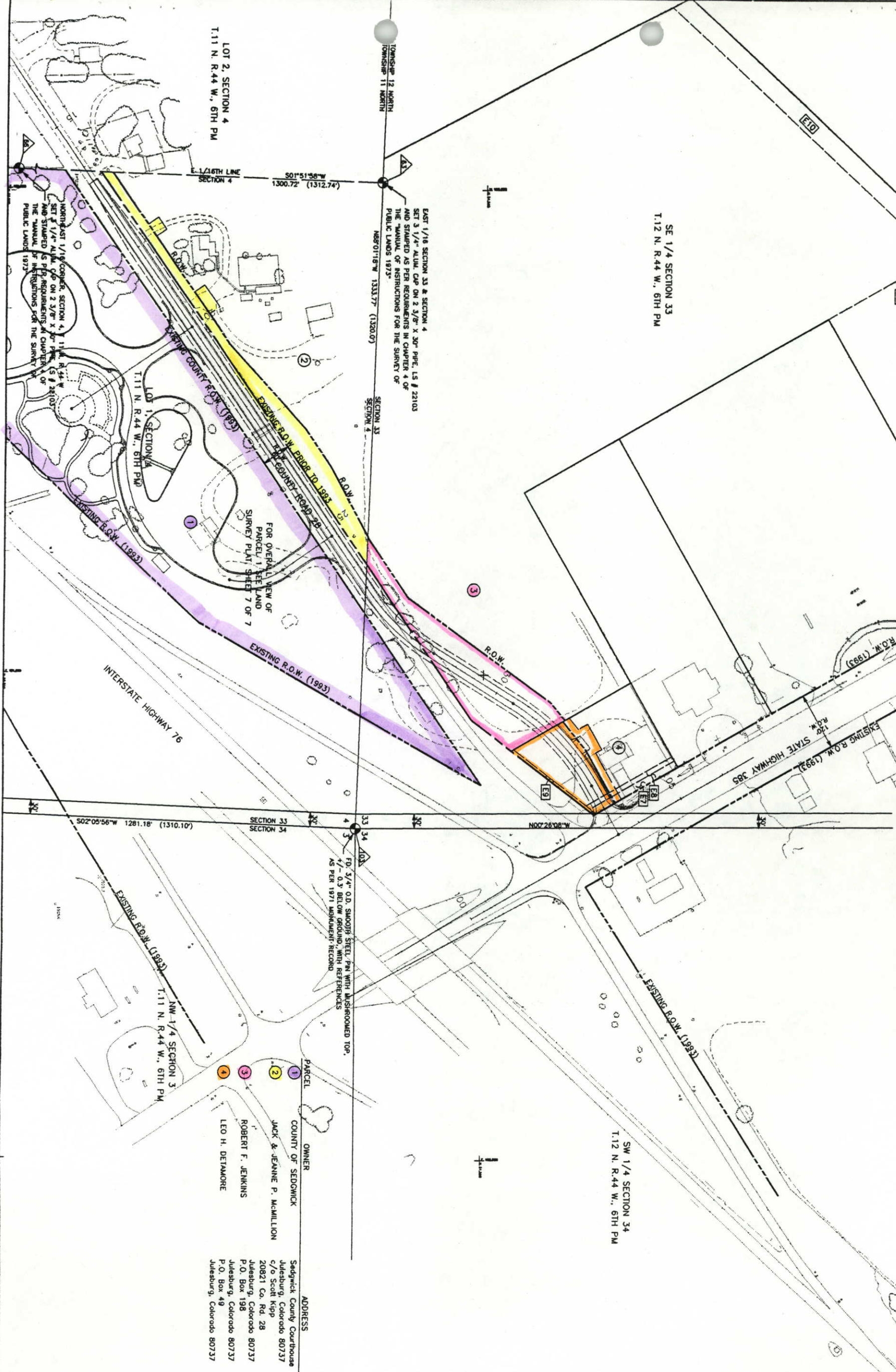
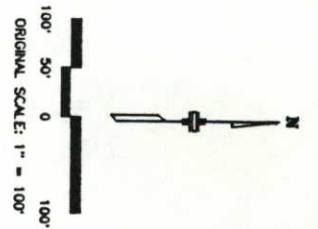
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STATE DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO
FEDERAL AID PROJECT NUMBER IR(CX) 76-2(29)
RIGHT OF WAY OWNERSHIP MAP

FEED ROAD	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
IR(CX) 76-2(29)	COLORADO	IR(CX) 76-2(29)	6	7
REVISIONS				

JULESBURG
REST AREA
OWNERSHIP MAP



PARCEL	OWNER	ADDRESS	LOCATION
1	JACK & JEANNE P. McMILLION	Sedgwick County Courthouse Julesburg, Colorado 80737 c/o Scott Kipp 20821 Co. Rd. 28 Julesburg, Colorado 80737	Lot 1, Section 4, T.11 N., R.44 W. & SE 1/4, Section 33, T.12 N., R.44 W Lot 1, Section 4, T.11 N., R.44 W
2	ROBERT F. JENKINS	P.O. Box 198 Julesburg, Colorado 80737	SE 1/4, Section 33, T.12 N., R.44 W
3	LEO H. DETAMORE	P.O. Box 49 Julesburg, Colorado 80737	SE 1/4, Section 33, T.12 N., R.44 W

Record courses enclosed in (PARENTHESIS)

NOTES:

1) This survey does not constitute a title search by Centennial Engineering Inc. to determine ownership or easements of record. For all information regarding easements, right-of-way, or title of record, Centennial Engineering Inc. relied upon Title Commitments Nos C-1601-190433, October 29, 1990, 7A.M., C-1601-19444, December 4, 1990, 7A.M., C-9912-836219, April 8, 1992, 7 A.M., prepared by Stewart Title Guaranty Co.

2) BASIS OF BEARINGS - Bearings are based on the northwesterly right of way of I-76, as depicted on Colorado Division of Highways Right of Way plan Project No. 1 80 S-2(10)152 sheet 29, being N43°00'30"E. Between a found No. 5 rebar with on 1 1/2" aluminum cap stamped LS 2390; 0.5 feet northwest of ROW fence of approx. sta. 5492+00, and a found No. 5 rebar with on 1 1/2" aluminum cap stamped LS 2390; 0.6 feet northwest of ROW fence of approx. sta. 5499+00.

Clerk and Recorder's certificate
Accepted for filing in the office of the Clerk and Recorder of the County of Sedgewick,
State of Colorado this _____ day of _____, A.D.,
Reception no. _____ Book _____ Page _____

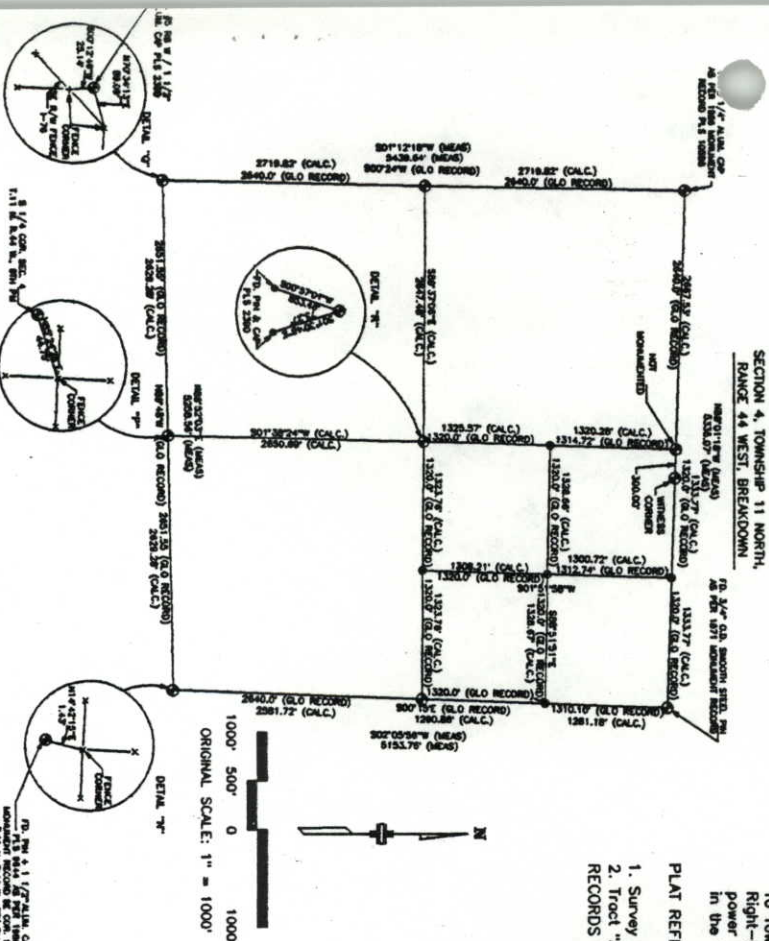
Clerk and Recorder

NOTICE: According to Colorado law you must commence any legal action based on 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 this date of certification shown hereon.

CERTIFICATE OF SURVEY

I, Thomas W. Stoudenburg, a Professional Land Surveyor duly licensed under the Laws of the State of Colorado, do hereby state to the Colorado Department of Transportation, that on April 30, 1992, the described property was surveyed under my direct supervision and checking as indicated on the attached plat, and to the best of my knowledge and belief is true and correct. This survey was prepared for and on behalf of Centennial Engineering Inc.

Date _____ Thomas W. Stoudenburg RLS 22103



LAND DESCRIPTION

A parcel of land located in the Southeast quarter of Section 33, Township 12 North, and in Lot 1, of Section 4, Township 11 North, both in Range 44 West, of the 6th Principal Meridian, in the County of Sedgewick, State of Colorado, more particularly described as follows:

Commencing at the Northeast corner of said Section 4;

Thence N88°01'18"W, on and along the North line of said Section 4, a distance of 444.75 feet, to the Point of Beginning, said point also being on the Southeastery Right-of-Way line of County Road 28;

Thence S55°15'50"W, on and along said Southeastery Right-of-Way line, a distance of 1107.40 feet, to a point on the West line of said Lot 1;

Thence S01°51'58"W, on and along said West line, a distance of 638.68 feet to the Southwest corner of said Lot 1;

Thence S88°51'51"E, on and along the South line of said Lot 1, a distance of 89.85 feet, to a point on the Northwestery Right-of-Way of Interstate Highway 76 (I-76);

Thence on and along said Northwestery Right-of-Way of I-76 the following two (2) courses;

1. Thence N42°59'33"E, a distance of 1265.15 feet

2. Thence N29°18'59"E, a distance of 677.60 feet, to a point on the Southeastery Right-of-Way line of said County Road 28;

Thence S55°15'50"W, on and along said Southeastery Right-of-Way a distance of 430.13 feet, to the Point of Beginning.

The above described parcel contains 564,674 square feet (12.96 acres), more or less.

LOT 1, SEC. 4, T.11 N. R.44 W., and SE 1/4, SE 1/4, SEC. 33, T.12 N. R.44 W. RECORD RIGHT-OF-WAYS AND EASEMENTS

1. BOOK 165, PAGE 380, REC. # 169269, OCT. 01, 1981;

2. BOOK 165, PAGE 497, REC. # 169298, OCT. 13, 1981;

3. BOOK 121, PAGE 237, REC. # 151062, OCT. 16, 1984;

4. BOOK 90, PAGE 339, REC. # 120148, OCT. 05, 1950;

5. BOOK 76, PAGE 275, REC. # 97236, JUNE 27, 1940;

6. BOOK 193, PAGE 422, REC. # 159158, AUG. 16, 1971

7. BOOK 144, PAGE 240, MARCH 11, 1975

8. BOOK 144, PAGE 240, MARCH 11, 1975

9. BOOK 144, PAGE 240, MARCH 11, 1975

10. BOOK 144, PAGE 240, MARCH 11, 1975

11. BOOK 144, PAGE 240, MARCH 11, 1975

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21. BOOK 144, PAGE 240, MARCH 11, 1975

22. BOOK 144, PAGE 240, MARCH 11, 1975

23. BOOK 144, PAGE 240, MARCH 11, 1975

AMENDED MONUMENTED LAND SURVEY PLAT

JULESBURG REST AREA

CDOT PROJECT NO. IR (CX) 76-2(29)

A PARCEL OF LAND IN THE SE 1/4, SE 1/4, SEC. 33, T.12 N. R.44 W. AND IN LOT 1, SEC. 4, T.11 N. R.44 W. OF THE 6TH PM

