

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

5/17/05	Correction to text on Sheets 26, 28, 30	TAM
8/1/05	PE-2 changed to 2C,	TAM
	Name change for all Parcel 2	
	affects sheets 1-2, 4-5, 7-8, 15-18, & 36	



FELSBURG
HOLT &
ULLEVIG



8055 EAST TUFTS AVENUE, SUITE 850
DENVER, COLORADO 80237
(303) 692-8838 / (303) 692-0470 Fax

RIGHT OF WAY

TITLE SHEET

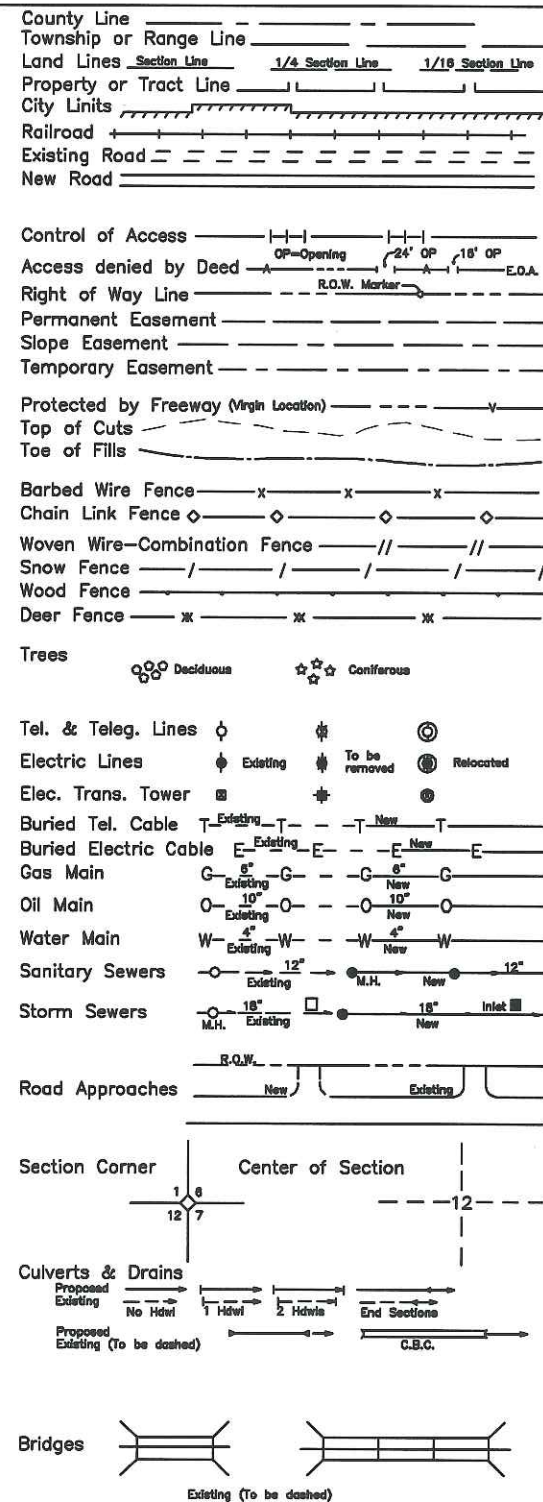
PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

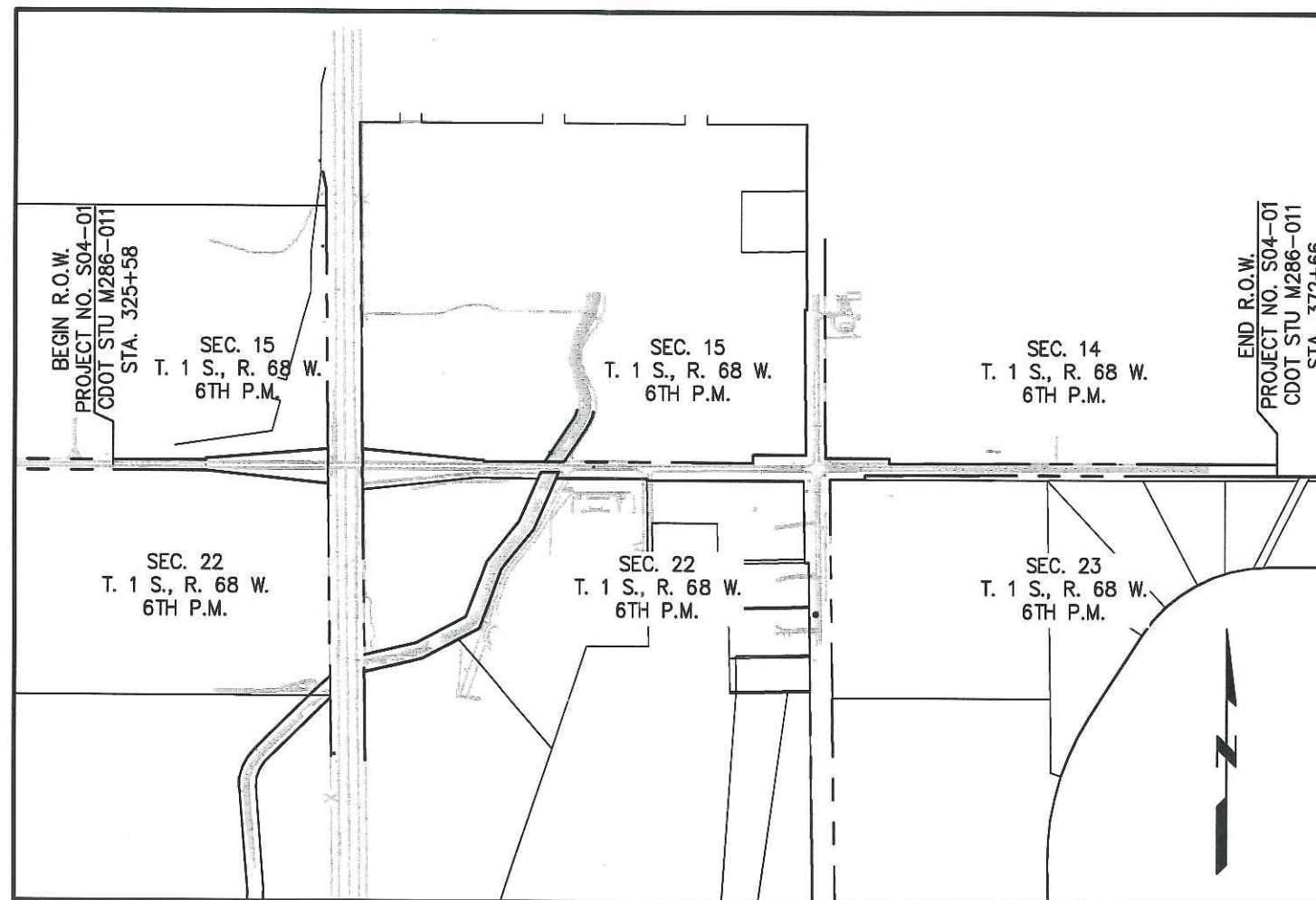
PROJECT CODE: 14594 SHEET NUMBER: 1

Revised APPROVED AUG 16 2005

CONVENTIONAL SIGNS



CITY OF THORNTON
CITY OF WESTMINSTER
STATE OF COLORADO
RIGHT OF WAY PLAN OF PROPOSED
PROJECT NO. S04-01/CDOT STU M286-011
144TH AVENUE AT I-25 INTERCHANGE
ADAMS COUNTY
RIGHT-OF-WAY



VICINITY MAP
SCALE: 1"=1000'

SCALE OF DRAWINGS

SHEET 5-35 1" = 40'

INDEX OF SHEETS

- 1-1A = TITLE SHEET & PLAN SHEET KEY MAP
- 2-2D = TABULATION OF PROPERTIES
- 3-3B = SURVEY CONTROL DIAGRAM
- 4 = MONUMENTATION SHEET
- 5-35 = PLAN SHEETS
- 36 = OWNERSHIP SHEET

BASIS OF BEARING

THE LINE BETWEEN THE SW CORNER OF SECTION 15, T1S, R68W, 6TH P.M., BEING A 1" AXLE IN RANGE BOX WITH PUNCH MARK AND THE WEST 1/4 CORNER OF SECTION 15, T1S, R68W, 6TH P.M., BEING A 3-1/4" ALUMINUM CAP STAMPED "LS 24960" IN A RANGE BOX. SAID LINE BEARS A PROJECT SPECIFIC DATUM OF N00°40'34"W, WITH A DISTANCE OF 2647.60 FEET, PER CDOT PROJECT STU M286-011, PROJECT CODE 14594.

SW CORNER SEC. 15
FOUND 1" AXLE IN RANGE
BOX W/PUNCH MARK

WEST LINE, SW 1/4
QUARTER, SEC. 15
N00°40'34"W

DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

AUTHORIZED

DATE

DIVISION ADMINISTRATOR

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SURVEYS AT PAGE RECEPTION NUMBER
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RECEIVED AUG 09 2005



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RIGHT OF WAY

TITLE SHEET

PROJECT NO. S04-01/CDOT STU M286-011

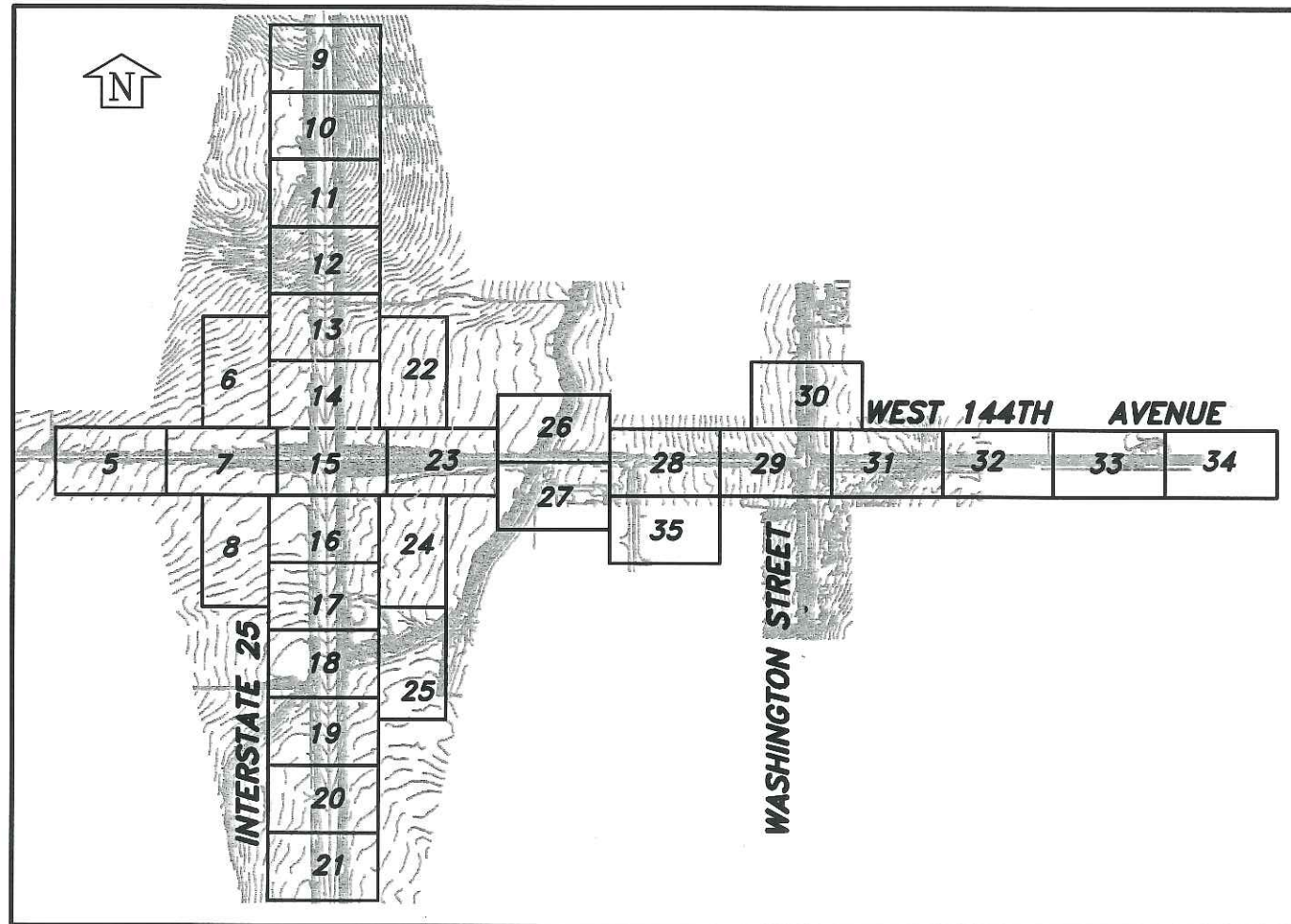
144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 1A

CITY OF THORNTON
CITY OF WESTMINSTER
STATE OF COLORADO
RIGHT OF WAY PLAN OF PROPOSED
PROJECT NO. S04-01/CDOT STU M286-011
144TH AVENUE AT I-25 INTERCHANGE
ADAMS COUNTY
RIGHT-OF-WAY

PLAN SHEETS KEYMAP SCALE: 1"=1000'



STORM PIPE INVERT LEGEND

- | | | |
|---|---|--|
| 1 | Q | TO DENOTE DRAINAGE STRUCTURE INFORMATION FOR THE ELECTRONIC FORM 283 FOR STRUCTURES 50 SQ.FT. (15 SQ.M.) OR SMALLER. |
| 2 | | CONDITION OF STRUCTURE |
| 1 | | POOR CONDITION |
| 2 | | FAIR CONDITION |
| 3 | | GOOD CONDITION |
| 3 | | OUTLET DEPTH OF SILT |
| 1 | | NONE |
| 2 | | <0.5 FEET |
| 3 | | 0.5 TO 1.0 FEET |
| 4 | | 1.0 TO 2.0 FEET |
| 5 | | >2.0 FEET |
| 4 | | OUTLET EROSION |
| 1 | | NONE |
| 2 | | MINOR |
| 3 | | MAJOR |
| 4 | | SEVERE WITH UNDERMINING |
| 5 | | TYPE OF FLOW |
| 1 | | CONTINUOUS |
| 2 | | INTERMITTENT |
| 3 | | IRRIGATION WITHOUT RUNOFF |
| 4 | | IRRIGATION WITH RUNOFF |
| 5 | | CONTINUOUS WITH STOCKPASS |
| 6 | | INTERMITTENT AND STOCKPASS |
| 7 | | OTHER (SEE NOTE) |

UTILITIES LIST

COLORADO DEPT. OF TRANSPORTATION	EAST ARKANSAS AVE. 4TH FLOOR DENVER, CO 80222	303-757-9744
XCEL ENERGY	1123 W. 3RD AVE. DENVER, CO 80223	303-571-6636
KERR-MCGEE GATHERING	1999 BROADWAY SUITE 3600 DENVER, CO 80202	303-655-4315
ENCANA OIL & GAS	950 17TH ST. SUITE 2600 DENVER, CO 80202	303-623-2300
PATINA OIL & GAS	1625 BROADWAY SUITE 2000 DENVER, CO 80202	303-389-3600
UNITED POWER	18551 E. 160TH AVE. BRIGHTON, CO 80601	303-659-0551
DUKE ENERGY	1324 NORTH 7TH AVE. GREELEY, CO 80631	970-356-9700
QWEST LOCAL/UTILIQUEST	1617 SOUTH ACOMA ST. DENVER, CO 80223	970-593-0096
CITY OF WESTMINSTER	4800 W. 92ND AVE. WESTMINSTER, CO 80031	303-430-2400

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8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



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RIGHT OF WAY	
TABULATION OF PROPERTIES	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 2

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY

INTERSTATE HIGHWAY NUMBER 25

PARCEL NO.	OWNER	ADDRESS	LOCATION T1S, R68W 6TH PM	AREA OF PARCEL				PARCEL NO.	REMARKS
				AREA OF PARENT PROPERTY (SQ.FT.)	PARCEL TO BE ACQUIRED (SQ.FT.)	REMAINDER			
						LEFT	RIGHT		
1	CITY OF WESTMINSTER TO: CDOT	OWNER: 4800 EAST 92ND AVENUE WESTMINSTER, CO. 80030 SITE: ADDRESS NOT GIVEN (303)430-2400	SW 1/4, SEC. 15 T1S, R68W 6TH PM	338,528	280,848			1	WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
1A	(SAME AS ABOVE) TO: CITY OF WESTMINSTER	(SAME AS ABOVE)	(SAME AS ABOVE)		22,951			1A	PARCEL ACQUIRED 2/25/05 BY RECEPTION NO. 20050225000194960
1B	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)		2,650			1B	TO BE QUIT CLAIMED TO CDOT
1C	(SAME AS ABOVE) TO: CITY OF WESTMINSTER	(SAME AS ABOVE)	(SAME AS ABOVE)		32,082			1C	PARCEL ACQUIRED 2/25/05 BY RECEPTION NO. 20050225000194960
AC-1	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-1	NO POINT OF ACCESS
2	ALLIANCE REDWING, LLC & AZG WESTMINSTER, LLC TO: CDOT	OWNER: <u>ALLIANCE</u> 2030 E. FOURTH ST., #115 SANTA ANA, CA 92705 <u>AZG</u> 1129 OAKLAND MESA, AZ 85205 SITE: 14230 HURON STREET WESTMINSTER, CO 80031	NW 1/4, SEC. 22 T1S, R68W 6TH PM	3,056,708	315,860			2	WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
2A	(SAME AS ABOVE) TO: CITY OF WESTMINSTER	(SAME AS ABOVE)	(SAME AS ABOVE)		14,985			2A	
2B	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)		1,322			2B	TO BE QUIT CLAIMED TO CDOT AND NOT INCLUDED IN PARENT AREA
2C	(SAME AS ABOVE) TO: CITY OF WESTMINSTER	(SAME AS ABOVE)	(SAME AS ABOVE)		39,918		2,685,945	2C	
AC-2	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-2	NO POINT OF ACCESS
3	THORNTON INVESTMENTS, LLC TO: CDOT	OWNER: 5350 SOUTH ROSLYN ST., #400 GREENWOOD VILLAGE, CO. 80111 SITE: ADDRESS NOT GIVEN (303)	SE 1/4, SEC. 15 T1S, R68W 6TH PM	4,845,939	289,820			3	OVERALL (PARENT) PROPERTY INCLUDES BULL CANAL RIGHT-OF-WAY OWNED BY THE FARMER'S RESERVOIR AND IRRIGATION COMPANY WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
3A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		15,495			3A	
3B	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		55,847			3B	
3C	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		1,907	4,482,870		3C	

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Sheet Revisions



RIGHT OF WAY

TABULATION OF PROPERTIES

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594 SHEET NUMBER: 2A

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY

INTERSTATE HIGHWAY NUMBER 25

PARCEL NO.	OWNER	ADDRESS	LOCATION T1S, R68W 6TH PM	AREA OF PARCEL				PARCEL NO.	REMARKS
				AREA OF PARENT PROPERTY (SQ.FT.)	PARCEL TO BE ACQUIRED (SQ.FT.)	REMAINDER			
						LEFT	RIGHT		
AC-3	THORNTON INVSTMENTS, LLC TO: CDOT	OWNER: 5350 SOUTH ROSLYN ST., #400 GREENWOOD VILLAGE, CO. 80111 SITE: ADDRESS NOT GIVEN (303)	SE 1/4, SEC. 15 T1S, R68W 6TH PM					AC-3	NO POINT OF ACCESS
PE-3	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		32,198			PE-3	PERMANENT EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE AND UTILITIES
PE-3A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		2,580			PE-3A	PERMANENT DRAINAGE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE
PE-3B	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		714			PE-3B	PERMANENT DRAINAGE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE
PE-3C	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		2,250			PE-3C	PERMANENT DRAINAGE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE
SE-3	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		219			SE-3	FOR ROADWAY SLOPE
SE-3A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		1,412			SE-3A	FOR ROADWAY SLOPE
SE-3B	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		1,987			SE-3B	FOR ROADWAY SLOPE
TE-3	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		23,296			TE-3	FOR CONSTRUCTION OF THE ROADWAY
TE-3A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		693			TE-3A	FOR CONSTRUCTION OF THE ROADWAY
TE-3B	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		4,005			TE-3B	FOR CONSTRUCTION OF THE ROADWAY
TE-3C	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		12,730			TE-3C	FOR CONSTRUCTION OF THE ROADWAY
4	MORELAND PROPERTIES, LLC TO: CDOT	OWNER: 1655 EAST LAYTON DRIVE ENGLEWOOD, CO 80241 SITE: ADDRESS NOT GIVEN (303)	NE 1/4, SEC. 22 T1S, R68W 6TH PM	685,965	268,372			4	WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
4A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		8,828		408,765	4A	
AC-4	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-4	NO POINT OF ACCESS

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Sheet Revisions



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RIGHT OF WAY

TABULATION OF PROPERTIES

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 2B

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY

INTERSTATE HIGHWAY NUMBER 25

PARCEL NO.	OWNER	ADDRESS	LOCATION T1S, R68W 6TH PM	AREA OF PARCEL				PARCEL NO.	REMARKS
				AREA OF PARENT PROPERTY (SQ.FT.)	PARCEL TO BE ACQUIRED (SQ.FT.)	REMAINDER			
						LEFT	RIGHT		
PE-4	MORELAND PROPERTIES, LLC TO: CITY OF THORNTON	OWNER: 1655 EAST LAYTON DRIVE ENGLEWOOD, CO 80241 SITE: ADDRESS NOT GIVEN (303)	NE 1/4, SEC. 22 T1S, R68W 6TH PM		27,265			PE-4	PERMANENT EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE AND UTILITIES
TE-4	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		25,970			TE-4	FOR CONSTRUCTION OF THE ROADWAY
TE-4A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		8,731			TE-4A	FOR CONSTRUCTION OF THE ROADWAY
PE-5	THE FARMERS RESERVOIR AND IRRIGATION COMPANY	OWNER: 80 SOUTH 27TH AVENUE BRIGHTON, CO 80601 SITE: NOT APPLICABLE (303)659-7373	SECTIONS 15 & 22 T1S, R68W 6TH PM		4,802			PE-5	BULL CANAL TO BE HANDLED BY IGA/MOU AND LICENSE AND EASEMENT AGREEMENT – NO ACQUISITION (OVERALL PARCEL AREA NOT CALCULATED) FOR CONSTRUCTION AND MAINTENANCE OF ROADWAY
PE-5A	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		7,119			PE-5A	(SAME AS ABOVE)
PE-5B	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		6,603			PE-5B	(SAME AS ABOVE)
PE-5C	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		5,720			PE-5C	(SAME AS ABOVE)
AC-5	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-5	(SAME AS ABOVE)
AC-5A	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-5A	(SAME AS ABOVE)
TE-5	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		30,097			TE-5	FOR CONSTRUCTION OF THE ROADWAY
TE-5A	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		23,444			TE-5A	FOR CONSTRUCTION OF THE ROADWAY
TE-5B	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		25,122			TE-5B	FOR CONSTRUCTION OF THE ROADWAY
TE-5C	(SAME AS ABOVE)	(SAME AS ABOVE)	(SAME AS ABOVE)		18,147			TE-5C	FOR CONSTRUCTION OF THE ROADWAY
6	MILTON W. FONAY TRUST, 1/2 INT. & VIRGINIA M. FONAY, TRUST, 1/2 INT. TO: CDOT	OWNER: 14190 HURON STREET BROOMFIELD, CO 80020 SITE: SAME AS ABOVE (303)452-8095	NW 1/4, SEC. 22 T1S, R68W 6TH PM	3,019,055	7,510		3,011,545	6	WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
6A	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)		1,322			6A	TO BE QUIT CLAIMED TO CDOT

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RIGHT OF WAY

TABULATION OF PROPERTIES

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594 SHEET NUMBER: 2C

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY

INTERSTATE HIGHWAY NUMBER 25

PARCEL NO.	OWNER	ADDRESS	LOCATION T1S, R68W 6TH PM	AREA OF PARCEL				PARCEL NO.	REMARKS
				AREA OF PARENT PROPERTY (SQ.FT.)	PARCEL TO BE ACQUIRED (SQ.FT.)	REMAINDER			
						LEFT	RIGHT		
AC-6	MILTON W. FONAY TRUST, 1/2 INT. & VIRGINIA M. FONAY, TRUST, 1/2 INT. TO: CDOT	OWNER: 14190 HURON STREET BROOMFIELD, CO 80020 SITE: SAME AS ABOVE (303)452-8095	NW 1/4, SEC. 22 T1S, R68W 6TH PM					AC-6	NO POINT OF ACCESS
PE-6	(SAME AS ABOVE) TO: CITY OF WESTMINSTER	(SAME AS ABOVE)	(SAME AS ABOVE)		7,031			PE-6	PERMANENT EASEMENT FOR UTILITIES
7	SCHOOL DISTRICT NUMBER 12 TO: CDOT	OWNER: 1500 EAST 128TH AVENUE THORNTON, CO 80241 SITE: NO ADDRESS GIVEN	NE 1/4, SEC. 22 T1S, R68W 6TH PM	2,342,237	24,542			7	WESTMINSTER TO CONVEY BY WARRANTY DEED TO CDOT
7A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		9,662		2,308,033	7A	
AC-7	(SAME AS ABOVE) TO: CDOT	(SAME AS ABOVE)	(SAME AS ABOVE)					AC-7	NO POINT OF ACCESS
PE-7	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		2,229			PE-7	PERMANENT DRAINAGE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF A DRAINAGE STRUCTURE
PE-7A	(SAME AS ABOVE) TO: ADAMS 89, LLC & PUBLIC SERVICE	(SAME AS ABOVE)	(SAME AS ABOVE)		12,443			PE-7A	PERMANENT EASEMENT FOR CROSS ACCESS AGREEMENT
SE-7	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		4,509			SE-7	FOR ROADWAY SLOPE
TE-7	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		10,379			TE-7	FOR CONSTRUCTION OF THE ROADWAY
TE-7A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		8,734			TE-7A	FOR CONSTRUCTION OF THE ROADWAY
8	ADAMS 89, LLC TO: CITY OF THORNTON	OWNER: 3400 RED MOUNTAIN DRIVE FORT COLLINS, CO 80525 SITE: 14371 WASHINGTON STREET THORNTON, CO (303)	NE 1/4, SEC. 22 T1S, R68W 6TH PM	2,287,927	3,732			8	
8A	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		670		2,283,525	8A	
PE-8	(SAME AS ABOVE) TO: SCHOOL DISTRICT NUMBER 12	(SAME AS ABOVE)	(SAME AS ABOVE)		10,176			PE-8	PERMANENT EASEMENT FOR CROSS ACCESS AGREEMENT
SE-8	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		2,487			SE-8	FOR ROADWAY SLOPE
TE-8	(SAME AS ABOVE) TO: CITY OF THORNTON	(SAME AS ABOVE)	(SAME AS ABOVE)		15,157			TE-8	FOR CONSTRUCTION OF THE ROADWAY

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144TH AVENUE AT I-25 INTERCHANGE

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SHEET NUMBER: 2D

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY

INTERSTATE HIGHWAY NUMBER 25

PARCEL NO.	OWNER	ADDRESS	LOCATION T1S, R68W 6TH PM	AREA OF PARCEL				PARCEL NO.	REMARKS
				AREA OF PARENT PROPERTY (SQ.FT.)	PARCEL TO BE ACQUIRED (SQ.FT.)	REMAINDER			
						LEFT	RIGHT		
9	BIG DRY CREEK INVESTORS, LLC TO: CITY OF THORNTON	OWNER: 2761 KENDRICK STREET GOLDEN, CO 80401 SITE: 14520 WASHINGTON STREET THORNTON, CO (303)	SW 1/4, SEC. 14 T1S, R68W 6TH PM	3,347,647	117,739	3,229,908		9	
TE-10	WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY	OWNER: 4800 EAST 92ND AVENUE WESTMINSTER, CO. 80030 SITE: ADDRESS NOT GIVEN (303)430-2400	SW 1/4, SEC. 15 T1S, R68W 6TH PM	5,912,096	32,750			TE-10	FOR CONSTRUCTION OF THE ROADWAY

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RIGHT OF WAY

SURVEY CONTROL DIAGRAM

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

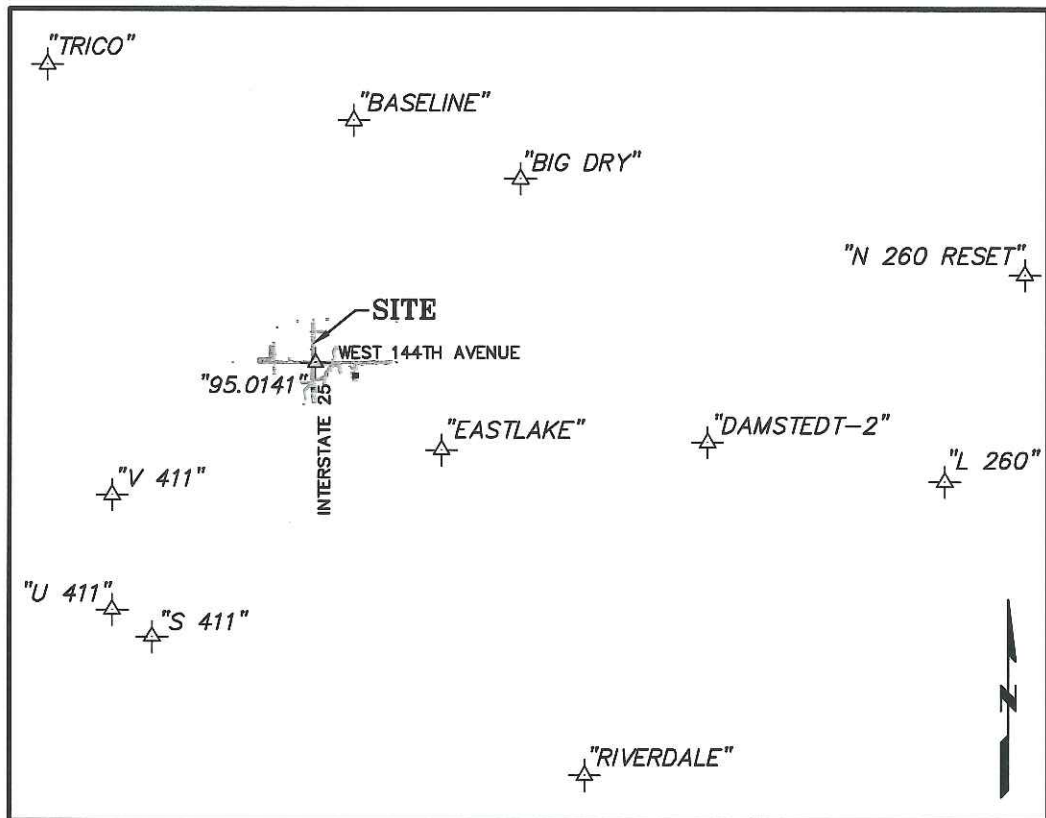
PROJECT CODE: 14594

SHEET NUMBER:

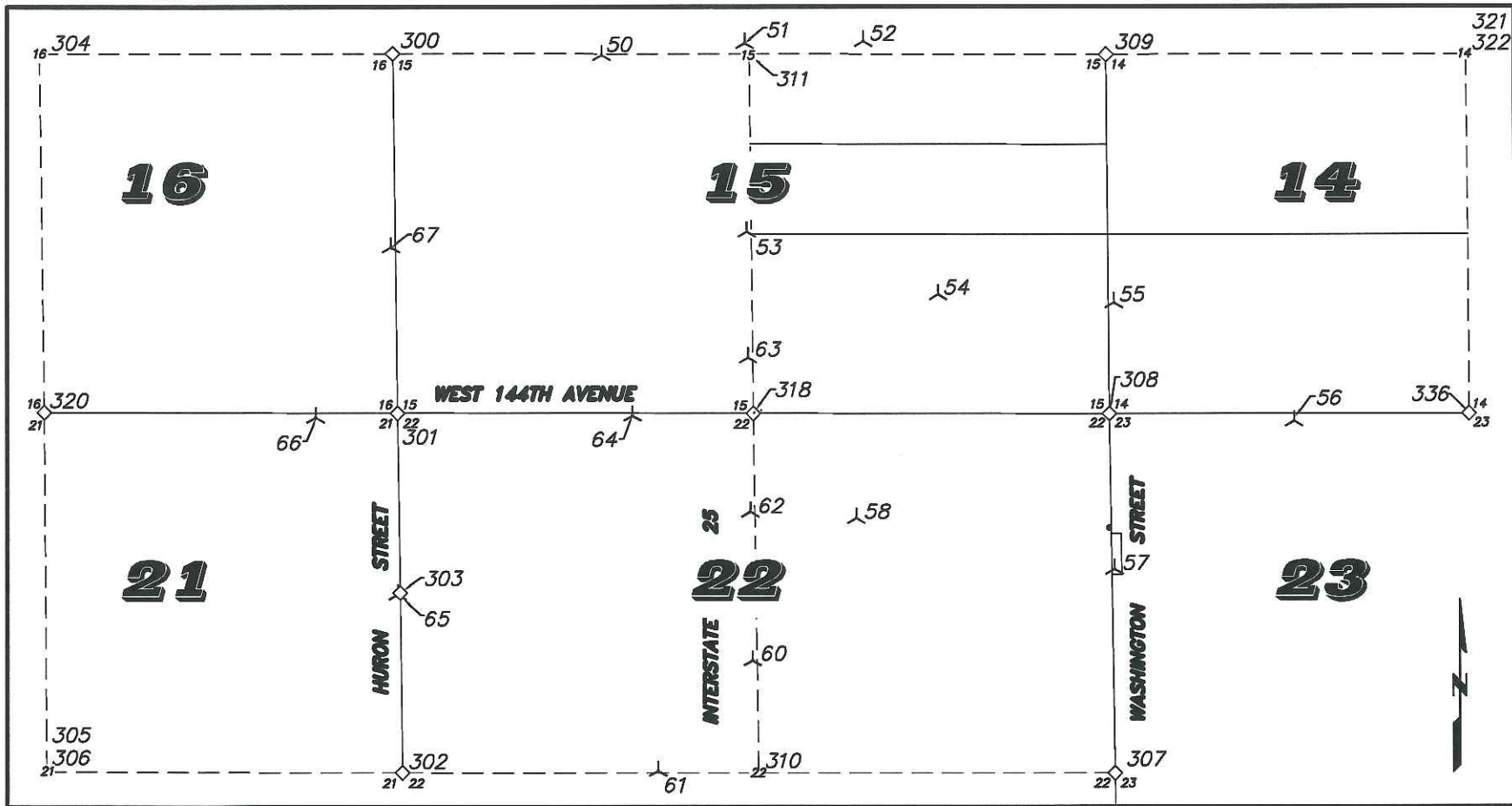
3

SURVEY CONTROL DIAGRAM

FOR THE CITY OF THORNTON AND CITY OF WESTMINSTER
144TH AVENUE (1,200'± WEST OF INTERSTATE 25 TO 2,500'± EAST OF WASHINGTON STREET
AND INTERSTATE 25 (2,500'± NORTH AND SOUTH OF 144TH AVENUE)
PROJECT NUMBER S04-01/CDOT STU M286-011
LOCATED IN SECTIONS 14, 15, AND 22, TOWNSHIP 1 SOUTH,
RANGE 68 WEST OF THE 6th PRINCIPAL MERIDIAN
CITY OF WESTMINSTER & CITY OF THORNTON, COUNTY OF ADAMS, STATE OF COLORADO



OVERALL PROJECT CONTROL
SCALE: 1" = 12000'



SITE CONTROL
SCALE: 1" = 1200'

LEGEND

- ✱ MAJOR CONTROL POINT
- └ PANEL POINT
- ◇ SECTION CORNER

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SURVEYS AT PAGE _____, RECEPTION NUMBER _____
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COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



FELSBURG
HOLT &
ULLEVIG



Farnsworth
GROUP
8055 EAST TUFTS AVENUE, SUITE 850
DENVER, COLORADO 80237
(303) 692-8838 / (303) 692-0470 Fax

RIGHT OF WAY

SURVEY CONTROL DIAGRAM

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 3A

MONUMENTATION FOR MAJOR CONTROL, SECONDARY CONTROL & PANEL POINTS

FOR THE CITY OF THORNTON AND CITY OF WESTMINSTER
144TH AVENUE (1,200'± WEST OF INTERSTATE 25 TO 2,500'± EAST OF WASHINGTON STREET
AND INTERSTATE 25 (2,500'± NORTH AND SOUTH OF 144TH AVENUE)
PROJECT NUMBER S04-01/CDOT STU M286-011
LOCATED IN SECTIONS 14, 15, AND 22, TOWNSHIP 1 SOUTH,
RANGE 68 WEST OF THE 6th PRINCIPAL MERIDIAN
CITY OF WESTMINSTER & CITY OF THORNTON, COUNTY OF ADAMS, STATE OF COLORADO

MAJOR CONTROL TABLE

POINT NUMBER	POINT NAME	NORTH LATITUDE	WEST LONGITUDE	NAD 83(1992) ZONE 501		ELEV. (NAVD 88)	PROJECT COORDINATES		DESCRIPTION
				NORTHING	EASTING		NORTHING	EASTING	
1	EASTLAKE	39°56'31.98093"N	104°57'32.14606"W	1222260.87	3151710.35	5229.52	222602.54	152591.39	FND. 3-1/4" ADAMS COUNTY BRASS CAP IN CONCRETE
2	TRICO	40°00'35.97288"N	105°02'54.93650"W	1246808.66	3126444.01	5090.08	247157.20	127317.99	FND. 3-1/2" BRASS CAP IN CONCRETE
3	BASELINE	39°59'59.70642"N	104°58'42.01013"W	1243247.00	3146145.33	5161.90	243594.54	147024.82	FND. 3/4" STAINLESS STEEL ROD W/PUNCH IN BOX
4	BIG DRY	39°52'22.40590"N	104°56'25.78065"W	1239537.37	3156770.40	5102.27	239883.87	157652.85	FND. 3-1/4" ADAMS COUNTY BRASS CAP IN CONCRETE
5	DAMSTEDT-2	39°56'35.30537"N	104°53'51.54665"W	1222708.03	3168889.39	5172.16	223049.83	169775.23	FND. 3-1/2" BRASS CAP IN CONCRETE
6	L 260	39°56'09.42790"N	104°50'37.66983"W	1220196.80	3184008.55	5034.78	220537.90	184898.62	FND. 3-1/4" BRASS CAP IN CONCRETE
7	RIVERDALE	39°53'06.13660"N	104°55'36.31405"W	1201489.33	3160866.55	5100.29	201825.20	161750.15	FND. 3-1/4" ADAMS COUNTY BRASS CAP IN CONCRETE
8	S 411	39°54'34.93467"N	105°01'30.68158"W	1210311.11	3133195.40	5285.51	210649.44	134071.26	FND. 3/4" STAINLESS STEEL ROD W/PUNCH IN BOX
9	N 260 RESET	39°58'19.52094"N	104°49'29.80882"W	1233399.79	3189194.12	4997.44	233744.58	190085.64	FND. 3-1/4" BRASS CAP IN CONCRETE
10	95.0141	39°57'27.47476"N	104°59'14.99705"W	1227828.43	3143667.34	5213.80	228171.66	144546.13	FND. 3-1/4" ADAMS COUNTY BRASS CAP IN CONCRETE
12	V 411	39°56'04.52548"N	105°02'03.08373"W	1219362.98	3130622.93	5284.84	219703.84	131498.07	FND. 3/4" STAINLESS STEEL ROD W/PUNCH IN BOX
13	U 411	39°54'51.99582"N	105°02'03.33188"W	1212023.95	3130642.14	5247.74	212362.77	131517.29	FND. 3/4" STAINLESS STEEL ROD W/PUNCH IN BOX

PROJECT COORDINATES SUMMARY TABLE (PANEL POINTS)

POINT NAME	PROJECT COORDINATES		ELEV. (NAVD 88)	DESCRIPTION
	NORTHING	EASTING		
50	230789.78	143381.46	5228.75	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
51	230876.67	144436.77	5211.67	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
52	230890.68	145309.32	5175.24	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
53	229492.51	144447.31	5211.21	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
54	229029.74	145851.24	5178.63	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
55	228969.24	147148.72	5145.98	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
56	228095.66	148474.18	5126.20	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
57	227005.71	147148.61	5142.62	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
58	227381.65	145246.85	5178.61	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
60	226335.02	144483.62	5175.78	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
61	225524.17	143784.20	5180.87	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
62	227428.49	144468.95	5188.90	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
63	228564.54	144453.77	5197.31	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
64	228136.58	143599.28	5197.13	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
65	226822.32	141870.68	5209.79	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
66	228125.78	141273.18	5219.28	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"
67	229379.68	141825.82	5230.01	#5 REBAR, 18" LONG, W/RED CONTROL CAP STAMPED "FARNSWORTH"

SECONDARY CONTROL POINTS & PROPERTY CORNERS

POINT NAME	PROJECT COORDINATES		ELEV. (NAVD 88)	DESCRIPTION
	NORTHING	EASTING		
200	228252.94	144491.70	5192.25	FND. 3-1/4" ALUMINUM CAP, GPS I-25 AZ MK
201	230137.14	144475.73	5220.08	FND. 3-1/4" ALUMINUM CAP, GPS I-25 AZ MK
2221	227007.52	144460.90	5185.72	FND. 3" CDOT BRASS CAP
2258	226910.26	144355.23	5184.34	FND. 3" CDOT BRASS CAP
2475	228119.19	147160.28	5149.00	FND. 2" BRASS WASHER IN 0.5' DIA. CONCRETE (PSCO R-O-W MARKER)
2733	228179.42	147162.89	5147.16	FND. #5 REBAR W/YELLOW PLASTIC CAP, LS #24968
2759	228184.22	143593.55	5197.14	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361
2771	228253.20	144291.56	5194.09	FND. REBAR WITH YELLOW PLASTIC CAP, "R & R ENGINEERING", PLS #28291
2772	228253.26	144292.62	5194.13	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361
2779	229846.82	144258.46	5224.45	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361
2780	229650.72	144279.20	5219.69	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361
2781	229747.03	144278.32	5223.13	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361
2782	229287.02	144283.43	5210.83	FND. REBAR WITH ORANGE PLASTIC CAP, "BELL SURVEYING", LS #7361

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COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions



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RIGHT OF WAY

SURVEY CONTROL DIAGRAM

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 3B

MONUMENTATION FOR ALIQUOT CORNERS

FOR THE CITY OF THORNTON AND CITY OF WESTMINSTER
144TH AVENUE (1,200'± WEST OF INTERSTATE 25 TO 2,500'± EAST OF WASHINGTON STREET
AND INTERSTATE 25 (2,500'± NORTH AND SOUTH OF 144TH AVENUE)
PROJECT NUMBER S04-01/CDOT STU M286-011
LOCATED IN SECTIONS 14, 15, AND 22, TOWNSHIP 1 SOUTH,
RANGE 68 WEST OF THE 6th PRINCIPAL MERIDIAN
CITY OF WESTMINSTER & CITY OF THORNTON, COUNTY OF ADAMS, STATE OF COLORADO

PROJECT COORDINATES SUMMARY TABLE (ALIQUOT CORNERS & ACCESSORIES)

POINT NAME	PROJECT COORDINATES		ELEV. (NAVD 88)	DESCRIPTION
	NORTHING	EASTING		
300	230804.12	141840.69	5240.09	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #24960
301	228156.70	141871.93	5214.97	FND. 1" AXLE IN RANGE BOX W/PUNCH MARK
302	225511.94	141904.86	5194.51	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #7276
303	226834.27	141888.44	5209.33	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #7276
304	230801.27	139236.13	5288.04	FND. 1-1/2" ALUM. CAP, LS #12330
305	225504.02	139287.01	5226.08	FND. 3-1/4" ALUM. CAP ON 2" PIPE, PLS #16112
306	225521.20	139287.14	5224.54	FND. 3-1/4" ALUM. CAP, PLS #23904
307	225507.83	147149.81	5141.44	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #7276
308	228149.39	147113.11	5149.69	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #7276
309	230792.85	147098.78	5161.44	FND. 3-1/4" ALUM. CAP IN RANGE BOX, LS #7276
310	225509.89	144527.31	5169.19	FND. 3-1/4" ALUM. CAP, LS #25937
311	230798.49	144468.95	5207.79	FND. 3-1/4" ALUM. CAP, LS #23904
312	228178.08	144516.12	5214.11	FND. 3-1/4" ALUMINUM CAP, PLS #23904 (34.44' W.C.)
313	228131.63	144514.30	5214.59	FND. 3-1/4" ALUMINUM CAP, PLS #23904 (30.08' W.C.)
314	228170.07	144496.73	5216.33	FND. CHISELED "+"
315	228170.04	144470.27	5216.76	FND. CHISELED "+"
316	228138.44	144469.76	5216.74	FND. CHISELED "+"
317	228138.79	144496.80	5216.37	FND. CHISELED "+"
318	228153.03	144492.54	5215.86	FND. PK NAIL
320	228163.77	139268.36	5240.13	FND. 2" ALUM. CAP IN RANGE BOX, LS #23904
321	230793.62	149749.99	5114.33	FND. 3-1/4" ALUM. CAP ON #6 REBAR, LS #12374
322	230793.22	149742.45	5113.80	FND. 3-1/4" ALUM. CAP ON PIPE, PLS #24960
330	229472.59	149753.02	5119.82	FND. 3-1/4" ALUM. CAP, LS #25369
336	228151.68	149763.86	-----	CALC'D LOCATION BASED ON ACCESSORIES

NOTES (CONTINUED)

9. BASIS OF BEARING: THE LINE BETWEEN THE SW CORNER OF SECTION 15, T1S, R68W, 6TH P.M., BEING A 1" AXLE IN RANGE BOX WITH PUNCH MARK AND THE WEST 1/4 CORNER OF SECTION 15, T1S, R68W, 6TH P.M., BEING A 3-1/4" ALUMINUM CAP STAMPED "LS 24960" IN A RANGE BOX. SAID LINE BEARS A PROJECT SPECIFIC DATUM OF N00°40'34"W, WITH A DISTANCE OF 2647.60 FEET, PER CDOT PROJECT STU M286-011, PROJECT CODE 14594.

10. BASIS OF ELEVATIONS: NAVD 88 USING THE FOLLOWING BENCHMARKS:

- 95.0141: 3-1/4" ALUMINUM SURVEY MARK DISK SECURED TO THE TOP OF A 5/8" FINNED ALUMINUM ROD ENCASED IN A 6" PVC PIPE WITH A LOGO CAP. SET IN A CONCRETE POST 0.1' BELOW GROUND LEVEL LOCATED 49.6' EAST OF THE EAST SIDE OF THE OVERPASS OF EAST 144TH AVENUE, AND 17' NORTH OF THE CENTER LINE OF EAST 144TH AVENUE. ELEVATION=5213.80.

- BIG DRY: 3-1/4" BRASS SURVEY MARK DISK SET IN TOP OF A 24" DIAMETER CONCRETE POST FLUSH WITH GROUND LEVEL LOCATED 0.25 MILES NORTH OF HIGHWAY 7, AND 94' WEST OF THE CENTER LINE OF NORTH COLORADO BOULEVARD. ELEVATION=5102.27.

- EASTLAKE: 3-1/4" BRASS SURVEY MARK DISK SET IN TOP OF A 24" DIAMETER CONCRETE POST FLUSH WITH GROUND LEVEL LOCATED 236' SOUTH OF THE CENTER LINE OF EAST 136TH AVENUE AND 102' EAST OF THE CENTERLINE OF NORTH YORK STREET. ELEVATION=5229.52.

- U 411: STAINLESS STEEL ROD IN SLEEVE W/NGS LOGO CAP, LOCATED 46.2' NORTH OF WEST 120TH AVENUE RIGHT-OF-WAY AND 1.3' WEST OF LOWELL BOULEVARD RIGHT-OF-WAY ON THE EAST SIDE OF THE ROAD. ELEVATION=5247.74.

- BASELINE: PUNCH MARK IN THE TOP OF A 9/16" STAINLESS STEEL ROD ENCASED IN A 6" PVC PIPE WITH A LOGO COVER SET IN A CONCRETE POST FLUSH WITH GROUND LEVEL LOCATED 90' NORTHEAST OF THE CENTER LINE OF WASHINGTON STREET AND 143' SOUTHWEST OF THE CENTER LINE OF EAST 168TH AVENUE. ELEVATION=5161.90.

- DAMSTEDT 2: STANDARD UNITED STATES COAST AND GEODETIC SURVEY 3-1/2" BRONZE TRIANGULATION STATION DISK IN THE TOP OF A CONCRETE POST 0.2' ABOVE GROUND LEVEL LOCATED 20' NORTH OF THE CENTER LINE OF EAST 136TH AVENUE AND 0.70 MILES WEST OF NORTH YOSEMITE STREET. ELEVATION=5172.16.

- RIVERDALE: STANDARD ADAMS COUNTY 3-1/4" ALUMINUM SURVEY DISK SET IN THE TOP OF A 24" DIAMETER CONCRETE POST FLUSH WITH GROUND LEVEL LOCATED 59' SOUTH OF THE CENTER LINE OF EAST 104TH AVENUE, 0.05 MILES EAST OF RIVERDALE ROAD, AND 2.3 MILES WEST OF HIGHWAY 85. ELEVATION=5100.29.

- L 260: STANDARD UNITED STATES COAST AND GEODETIC SURVEY 3-1/2" BRONZE BENCH MARK DISK IN THE TOP OF A 12" SQUARE CONCRETE POST 0.3' ABOVE GROUND LEVEL LOCATED 37.7' SOUTH OF THE CENTER LINE OF 132ND AVENUE, AND 0.05 MILES EAST OF U.S. HIGHWAY 85, 19.5' WEST OF THE UNION PACIFIC RAILROAD LINE. ELEVATION=5034.78.

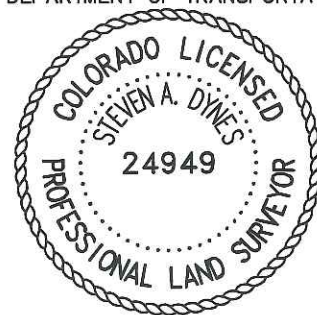
- S 411: PUNCH MARK IN THE TOP OF A 9/16" STAINLESS STEEL ROD ENCASED IN A 6" PVC PIPE WITH A LOGO COVER SET IN A CONCRETE POST FLUSH WITH THE GROUND LOCATED 0.30 MILES SOUTH OF WEST 120TH AVENUE, 71.0' WEST OF THE CENTER LINE OF U.S. HIGHWAY 287. ELEVATION=5285.51.

- V411: STAINLESS STEEL ROD IN SLEEVE W/NGS LOGO CAP, LOCATED AT THE INTERSECTION OF LOWELL BOULEVARD AND WESTLAKE DRIVE, 2.3' WEST OF THE LOWELL RIGHT-OF-WAY FENCE AND 154.9' SOUTH OF THE CENTER OF THE PRIVATE ROAD.

SURVEYOR'S STATEMENT

I, STEVEN A. DYNES, A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, HEREBY STATE THAT THE FIELD WORK, AS WELL AS, THIS SURVEY CONTROL DIAGRAM WERE DONE BY ME, OR UNDER MY DIRECT RESPONSIBILITY, SUPERVISION, AND CHECKING, FOR AND ON BEHALF OF THE COLORADO DEPARTMENT OF TRANSPORTATION, REGION NO. 6.

STEVEN A. DYNES, PLS #24949



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NOTES

1. THIS CONTROL SURVEY IS FOR THE USE OF THE COLORADO DEPARTMENT OF TRANSPORTATION. THIS SURVEY IS NOT A COMPLETE BOUNDARY SURVEY.
2. NO GUARANTEE AS TO THE ACCURACY OF THE INFORMATION CONTAINED ON THIS DIAGRAM IS EITHER STATED OR IMPLIED UNLESS THIS COPY BEARS THE ORIGINAL SIGNATURE OF THE REGISTERD LAND SURVEYOR HEREON NAMED.
3. 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 CERTIFICATION SHOWN BELOW.
4. PRIMARY SURVEY CONTROL PRECISION (FAST STATIC, RTK GPS AND CONVENTIONAL METHODS) COMPUTED TO EXCEED COLORADO DEPARTMENT OF TRANSPORTATION MINIMUM HORIZONTAL CONTROL TOLERANCE FOR TYPE A SURVEY (±0.10 FEET AT 95% CERTAINTY).
5. THIS SURVEY WAS PERFORMED BETWEEN JUNE 18, 2004 AND SEPTEMBER 30, 2004.
6. MAPPING FOR THIS PROJECT WAS PERFORMED BY BENCHMARK MAPPING ON JUNE 22, 2004.
7. UTILITY INFORMATION SHOWN HEREON IS FROM APPARENT SURFACE EVIDENCE AND AVAILABLE UTILITY COMPANY MAPS ONLY, AND THEREFORE MAY NOT BE COMPLETE. UTILITIES ARE SHOWN FOR EVIDENCE OF POSSIBLE EASEMENTS. INTERESTED PARTIES REQUIRING MORE COMPLETE LOCATION INFORMATION ARE DIRECTED TO CALL THE UTILITY NOTIFICATION CENTER OF COLORADO AT 1-800-922-1987 FOR ON SITE MARKING OF UNDERGROUND UTILITIES.
8. COORDINATE DATUM: NAD 83(92) COLORADO STATE PLANE NORTH ZONE MODIFIED TO GROUND SURFACE BY INVERSE OF THE COMBINED SCALE FACTOR 0.999720535 (i.e. 1.000279543) AND TRUNCATED BY ONE MILLION FROM THE NORTHING AND THREE MILLION FROM THE EASTING, BASED ON NGS MONUMENTS "95.0141", "BIG DRY", "EASTLAKE", "BASELINE", "TRICO", "DAMSTEDT 2", "RIVERDALE", "L-260", "N-260 RESET" AND "S-411".

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions		
8/1/05	Points 506-511 (Permanent Easement Markers) changed to 831-836 (Property Corners)	TAM



RIGHT OF WAY	
MONUMENTATION SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 4

MONUMENTATION SHEET

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

POINT	COORDINATES (FEET)		STATION/OFFSET
	NORTHING	EASTING	
401	228268.599	143414.437	329+16.32/-114.06
402	228248.374	143414.409	329+16.32/-93.83
403	228333.728	143987.120	334+89.00/-180.00
404	228506.560	144034.415	335+35.96/-352.89
405	228509.196	144024.769	335+26.31/-355.51
406	229120.013	144191.636	336+92.33/-966.56
407	229179.435	144201.044	337+01.65/-1026.00
408	229376.492	144201.044	337+01.38/-1223.05
409	229847.178	144257.424	337+57.10/-1693.82
410	228044.119	143414.123	329+16.32/110.42
411	227948.048	143955.876	334+58.20/205.73
412	226885.672	144244.536	337+48.35/1267.70
413	226902.998	144262.931	337+66.72/1250.35
414	226790.436	144281.978	337+85.92/1362.89
415	226774.834	144265.413	337+69.38/1378.51
416	226484.934	144314.466	338+18.84/1668.34
417	230137.125	144474.848	339+74.12/-1984.07
418	230137.107	144483.848	339+83.12/-1984.06
419	229609.572	144488.552	339+88.56/-1456.53
420	229287.924	144547.619	340+48.08/-1134.97
421	228330.228	144821.606	343+23.40/-177.65
422	228256.809	145371.405	348+73.30/-105.00
423	226460.139	144514.810	340+19.22/1692.86
424	226993.440	144603.922	341+07.58/1159.43
425	226986.213	144573.412	340+77.08/1166.70
426	227087.138	144587.326	340+90.86/1065.76
427	227095.724	144623.573	341+27.09/1057.12
428	227963.098	144839.377	343+41.68/189.45
429	228036.810	145371.010	348+73.30/115.00
430	228242.542	143056.021	325+57.94/-87.50
431	228242.287	143237.864	327+39.78/-87.50
432	228065.578	143199.601	327+01.77/89.26
433	230447.330	144272.070	337+70.91/-2294.00
434	226354.951	144316.176	338+20.73/1798.32
435	228281.809	145371.440	348+73.30/-130.00
436	228281.665	145475.440	349+77.30/-130.00
437	228246.601	145475.391	349+77.30/-94.94
438	228226.379	145681.396	351+83.34/-75.00
439	228226.373	145685.271	351+87.21/-75.00
440	228225.847	146064.215	355+66.15/-75.00
441	228275.845	146064.285	355+66.15/-125.00
442	228275.639	146214.284	357+16.15/-125.00
443	228225.639	146214.215	357+16.15/-75.00
444	228011.810	145371.065	348+73.30/140.00
445	228011.669	145472.571	349+74.81/140.00
446	228051.151	145489.692	349+91.87/100.49
447	228064.366	145598.970	351+01.13/87.13
448	228076.355	145698.108	352+00.25/75.00
449	228075.986	145963.900	354+66.05/75.00
450	228075.847	146064.007	355+66.15/75.00
451	228025.847	146063.937	355+66.15/125.00
452	228025.639	146213.937	357+16.15/125.00
453	228075.637	146214.007	357+16.15/75.00
454	228224.585	146973.065	364+75.00/-75.00
455	228272.372	147052.442	365+54.32/-122.90
456	228074.534	147007.857	365+10.00/75.00
457	228031.669	147039.738	365+41.95/117.82
458	228252.385	147187.553	366+89.69/-102.93
459	228224.483	147221.229	367+23.34/-75.00
460	228672.963	147160.272	366+62.77/-523.53
461	228673.099	147185.272	366+87.77/-523.65
462	228226.679	149763.466	392+65.58/-75.00
463	228181.680	149763.703	392+65.91/-30.00
464	228225.692	148621.228	381+23.33/-75.00
465	230347.160	144252.970	337+51.94/-2193.79

TABULATION OF CALCULATED POINTS
NOT TO BE SET

POINT	COORDINATES (FEET)		DESCRIPTION
	NORTHING	EASTING	
700	228185.042	143055.932	PARCEL 1A
701	228184.540	143414.319	PARCEL 1/1A
702	228124.841	143199.684	PARCEL 2A
703	228124.540	143414.235	PARCELS 2/2A

TABULATION OF SLOPE EASEMENTS &
PERMANENT EASEMENT MARKERS
TO BE SET

POINT	COORDINATES (FEET)		STATION/OFFSET
	NORTHING	EASTING	
512	226763.312	144253.179	337+57.16/1390.05
513	226758.179	144247.947	337+51.94/1395.19
515	229613.184	144508.223	340+08.23/-1460.17
516	229292.491	144567.114	340+67.56/-1139.56
519	228337.829	144840.234	343+42.02/-185.28
520	228270.141	145347.121	348+49.00/-118.30
521	228281.843	145347.136	348+49.00/-130.00
522	228248.481	145475.394	349+77.30/-96.82
523	228246.654	145533.094	350+35.00/-95.07
524	228240.937	145533.095	350+35.00/-89.35
525	228236.589	145577.390	350+79.31/-85.07
526	228281.585	145533.095	350+34.96/-130.00
527	228281.481	145607.859	351+09.72/-130.00
528	228242.699	145696.352	351+98.27/-91.34
530	228226.133	145858.066	353+60.00/-75.00
531	228225.890	146033.066	355+35.00/-75.00
532	228248.807	146033.098	355+35.00/-97.92
533	228248.764	146064.247	355+66.15/-97.92
534	228232.639	146214.225	357+16.15/-82.00
535	228232.244	146498.075	360+00.00/-82.00
536	228225.244	146498.066	360+00.00/-75.00
537	227100.911	144645.474	341+48.98/1051.91
539	227809.769	144821.838	343+24.36/342.80
540	227809.769	144832.143	343+34.66/342.79
541	227957.081	144868.794	343+71.11/195.43
542	228011.860	145334.768	348+37.00/140.00
544	228062.494	145598.158	351+00.32/89.00
546	228061.986	145963.881	354+66.05/89.00
547	228053.712	145963.869	354+66.05/97.27
548	228053.573	146063.976	355+66.15/97.27
549	228025.787	146107.650	356+09.87/125.00
550	228025.691	146176.557	356+78.77/125.00
551	227949.203	146165.645	356+67.97/201.50
552	227636.923	146169.684	356+72.44/513.78
553	227636.923	146144.682	356+47.44/513.81
554	227636.923	146112.679	356+15.44/513.86
555	228025.742	146139.653	356+41.87/125.00
556	228074.875	146762.857	362+65.00/75.00
557	228064.876	146762.843	362+65.00/85.00
558	228064.526	147015.301	365+17.46/85.00
559	228597.373	147050.681	365+52.10/-447.90
560	228597.125	147005.681	365+07.10/-477.59
561	228647.124	147005.410	365+06.76/-497.58
562	228647.373	147050.410	365+51.76/-497.89

TABULATION OF PROPERTY CORNERS
TO BE SET

POINT	COORDINATES (FEET)		STATION/OFFSET
	NORTHING	EASTING	
826	228351.586	143971.345	334+73.11/-197.83
827	229155.780	144191.050	336+91.68/-1002.32
828	229180.221	144191.044	337+46.94/-2193.73
829	229377.089	144191.044	336+91.38/-1223.63
830	229848.367	144247.495	337+47.17/-1695.00
831	228000.111	143547.748	330+50.00/154.24
832	227989.957	143547.734	330+50.00/164.40
833	227921.830	143931.912	334+34.28/232.00
834	227809.769	143962.360	334+64.88/344.00
835	227809.769	143972.723	334+75.25/344.00
836	226870.130	144228.034	337+31.87/1283.27

NOTES

1. THIS RIGHT OF WAY PLAN IS NOT A COMPLETE BOUNDARY SURVEY OF ALL ADJOINING OWNERS, AND IS PREPARED FOR COLORADO DEPARTMENT OF TRANSPORTATION PURPOSES ONLY.

2. SURVEY CONTROL POINTS ARE SET WITH A HIGHER DEGREE OF ACCURACY THAN RIGHT OF WAY MARKERS. SEE SURVEY CONTROL DIAGRAM FOR LOCATION OF SURVEY CONTROL POINTS.

3. 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 CERTIFICATION SHOWN BELOW.

4. ALL RIGHT OF WAY MARKERS WILL BE SET FROM SURVEY CONTROL POINTS.

5. ALL COORDINATES LISTED ARE PROJECT COORDINATES ONLY. SEE SURVEY CONTROL DIAGRAM FOR INFORMATION REGARDING THE BASIS OF BEARING.

6. FIELD SURVEY CONTROL PRECISION COMPUTED +/- 0.10 FEET WITH 95% CERTAINTY.

7. FARNSWORTH GROUP, INC. RELIED ON FIRST AMERICAN HERITAGE TITLE COMPANY, 950 SOUTH CHERRY STREET, SUITE #1400, DENVER, CO 80246, FOR INFORMATION REGARDING RECORDED RIGHTS OF WAY, EASEMENTS, AND MEMORANDUM OF OWNERSHIP.

8. THE ALIQUOT CORNER, SURVEY CONTROL POINTS AND R.O.W. MARKERS DISTURBED DURING CONSTRUCTION SHALL BE RESET PER SPECIFICATIONS 625 AND 629.

TABULATION OF TEMPORARY
EASEMENTS MARKERS
TO BE SET

POINT	COORDINATES (FEET)		STATION/OFFSET
	NORTHING	EASTING	
601	228254.542	143056.038	325+57.94/-99.50
602	228254.288	143236.983	327+38.88/-99.50
603	228362.301	143961.833	334+63.58/-208.53
604	229157.401	144179.044	336+79.68/-1003.93
605	229377.822	144179.044	336+79.38/-1224.35
606	229904.750	144242.980	337+42.56/-1751.37
607	226831.806	144187.341	336+91.23/1321.65
608	226659.818	144012.023	335+16.16/1493.88
609	226592.002	144078.551	335+82.77/1561.61
610	230137.084	144495.849	339+95.12/-1984.05
611	229727.101	144499.505	339+99.35/-1574.08
612	229295.232	144578.812	340+79.26/-1142.32
613	228336.096	144853.211	343+55.00/-183.57
614	228260.486	145475.410	349+77.30/-108.82
615	228258.660	145533.095	350+35.00/-107.08
616	228253.978	145704.007	352+05.91/-102.63
617	228238.133	145858.687	353+60.61/-87.00
618	228237.890	146033.083	355+35.00/-87.00
619	228244.639	146214.241	357+16.15/-94.00
620	228243.541	147004.553	356+06.47/-94.00
621	226392.642	144515.698	340+20.00/1760.36
622	226980.391	144613.908	341+17.59/1172.47
623	227034.530	144842.471	343+46.07/1118.01
624	227048.696	144837.200	343+40.78/1103.85
625	227138.418	144803.816	343+07.27/1014.18
626	227356.110	144721.333	342+24.49/796.60
627	227809.769	144834.204	343+36.72/342.79
628	227839.752	145398.021	349+00.50/312.02
629	227790.548	145480.232	349+82.78/361.11
630	227782.775	145493.210	349+95.77/368.86
631	228050.479	145609.297	351+11.48/101.00
632	228049.986	145963.864	354+66.05/101.00
633	228053.639	146213.976	357+16.15/97.00
634	228052.513	147024.235	365+26.41/97.00
635	230467.940	144271.890	337+70.69/-2314.59
636	230347.700	144242.970	337+41.94/-2194.32

COLORADO DEPARTMENT OF TRANSPORTATION

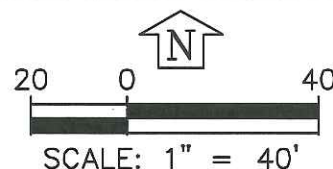


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 5

PARCEL NO.

OWNER

1 1A 1C CITY OF WESTMINSTER

2 2A 2C ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

TE 10 WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

OWNER: WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO. 20040428000284730

RIGHT-OF-WAY IS BEING ACQUIRED BY
HURON STREET, 140TH TO 150TH AVENUE
ALIGNMENT PROJECT

SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974
(WIDTH VARIES)

144TH AVENUE

SOUTH LINE OF S.W. 1/4 OF SECTION 15
S 89°55'11" E 2620.61'

PERMANENT EASEMENT
RECEPTION NO. 20050422000429930

RIGHT-OF-WAY IS BEING ACQUIRED BY
HURON STREET, 140TH TO 150TH AVENUE
ALIGNMENT PROJECT

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

OWNER: ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

PARCEL NO. 0157322000001

RECORDED 7/12/05 AT
RECEPTION NO. 20050712000739720

COLORADO DEPARTMENT OF TRANSPORTATION

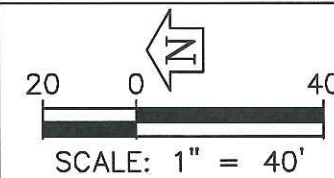


Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 6

SHEET 13

SHEET 14

SHEET 7

OWNER: WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO. 20040428000284730

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

1 1A 1C CITY OF WESTMINSTER

TE 10 WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

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

COLORADO DEPARTMENT OF TRANSPORTATION

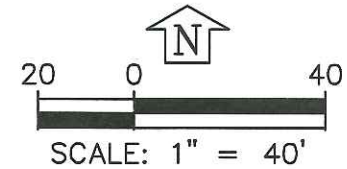


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

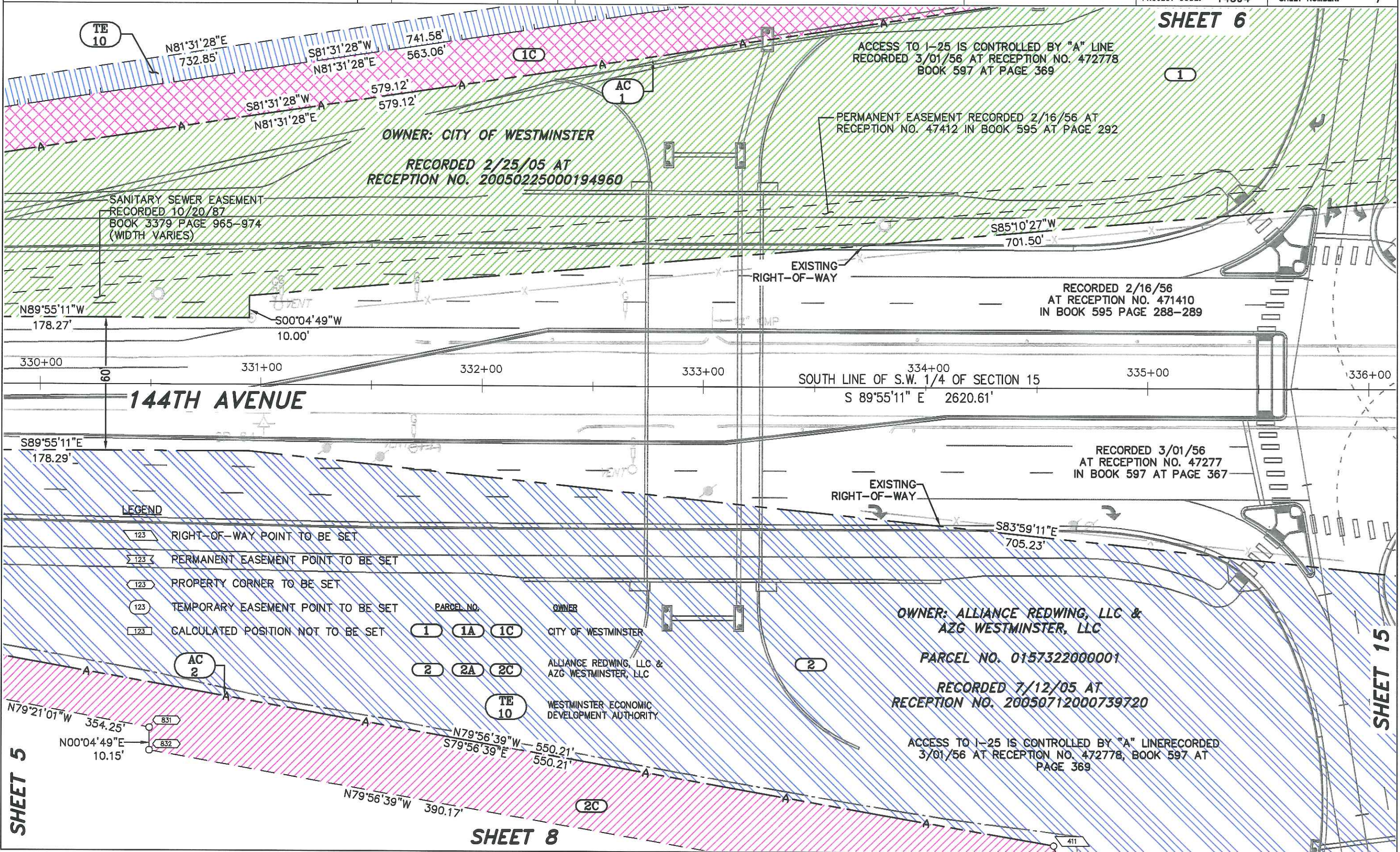
PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 7

SHEET 6



FILED CERTIFICATION: DAY OF 20 AT 11:00 AM, FOR INFORMATION
DEPOSITED THIS DAY OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
ONLY IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE RECEPTION NUMBER
SIGNED DEPT.

SHEET 5

SHEET 8

SHEET 15

COLORADO DEPARTMENT OF TRANSPORTATION

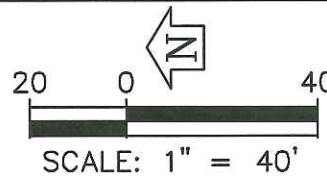


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 8

SHEET 16

SHEET 17

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 3/01/56 AT RECEPTION NO. 472778, BOOK
597 AT PAGE 369

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

LEGEND

- RIGHT-OF-WAY POINT TO BE SET
- PERMANENT EASEMENT POINT TO BE SET
- PROPERTY CORNER TO BE SET
- TEMPORARY EASEMENT POINT TO BE SET
- CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

OWNER: ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

PARCEL NO. 0157322000001

RECORDED 7/12/05 AT
RECEPTION NO. 20050712000739720

SHEET 7

COLORADO DEPARTMENT OF TRANSPORTATION

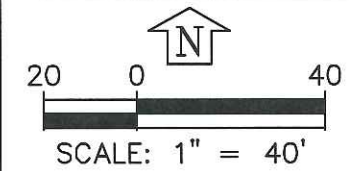


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

NO.	DESCRIPTION



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 9

- 123 PERMANENT EASEMENT POINT TO BE SET
123 PROPERTY CORNER TO BE SET
123 TEMPORARY EASEMENT POINT TO BE SET
123 CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

1B 1C

CITY OF WESTMINSTER

TE
10

WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

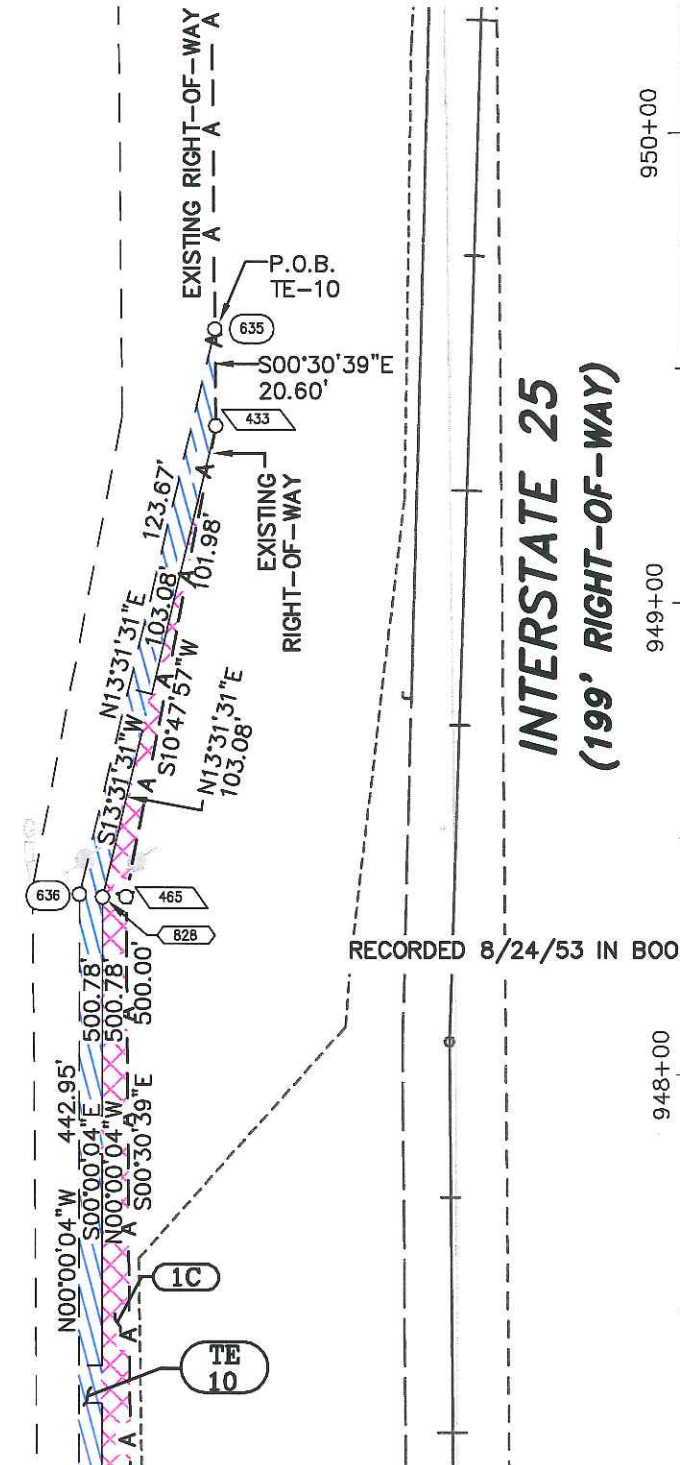
ACCESS TO I-25 IS CONTROLLED
BY "A" LINE RECORDED 8/24/53 AT
RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

OWNER: WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO.
20040428000284730

30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974



RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

CENTER 1/4 CORNER OF SECTION 15
(CONTROL POINT 311)

S89°53'57"E
1.00'

P.O.B. 1B

OWNER: CARL NOE
PARCEL NO. 0157315000009

1.0' WIDE ELECTRIC TRANSMISSION OR
DISTRIBUTION LINE EASEMENT PER GRANTED
TO UNION RURAL ELECTRIC ASSOCIATION
PER BOOK 1953, PAGE 181 RECORDED 9/11/1974

WEST LINE OF S.E. 1/4 OF SECTION 15
N 00°30'39" W 2645.56'

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO THE RIGHT
OF WAY BASED UPON OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

BASED UPON CDOT RIGHT OF WAY PLANS AND DEEDS A
1.0 FOOT STRIP OF LAND EXIST BETWEEN THE RIGHT OF
WAY LINE AND THE NORTH SOUTH ONE QUARTER LINE

1B

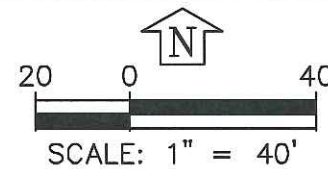
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 10

SHEET 9

PARCEL NO.	OWNER
1B 1C	CITY OF WESTMINSTER
TE 10	WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY
3 TE 3	THORNTON INVESTMENTS, LLC

OWNER: WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY

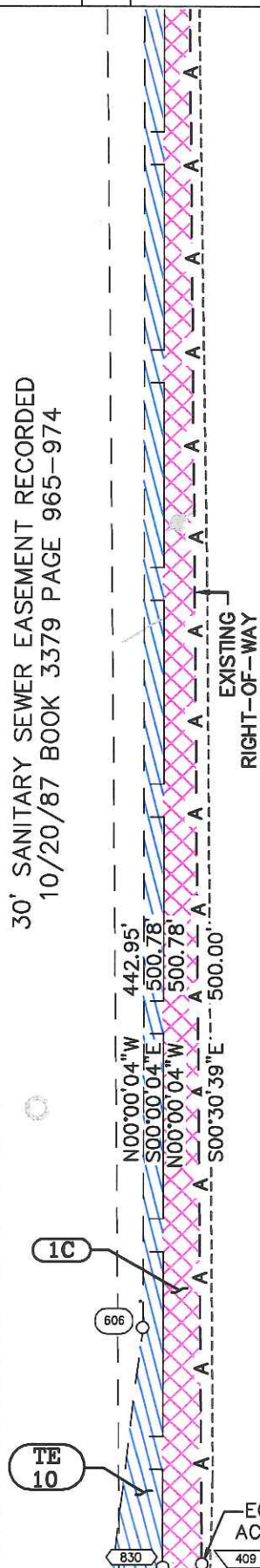
PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO.
20040428000284730

ACCESS TO I-25 IS CONTROLLED
BY "A" LINE RECORDED 8/24/53 AT
RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

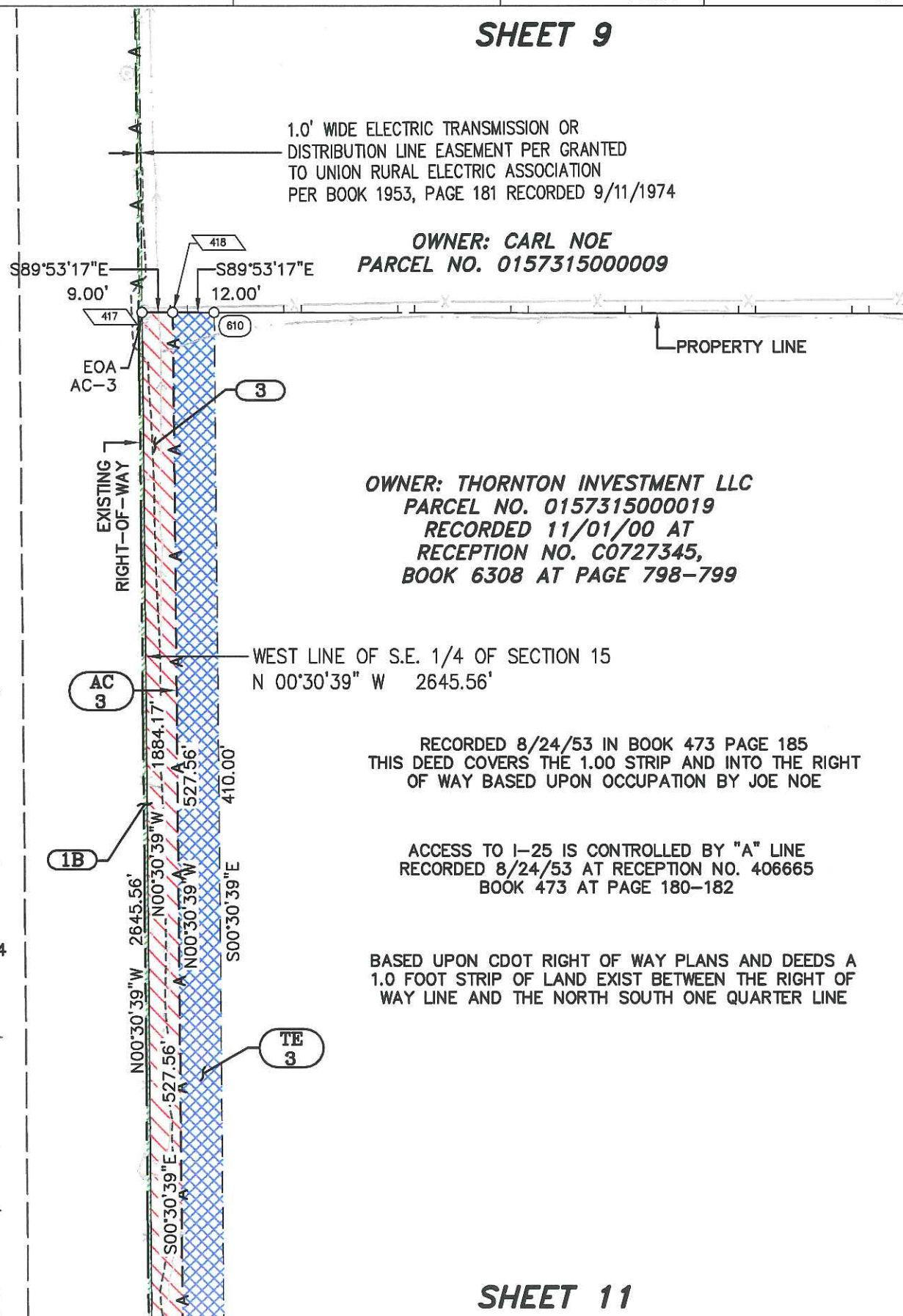
LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET



RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

INTERSTATE 25
(199' RIGHT-OF-WAY)



OWNER: CARL NOE
PARCEL NO. 0157315000009

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT
RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO THE RIGHT
OF WAY BASED UPON OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

BASED UPON CDOT RIGHT OF WAY PLANS AND DEEDS A
1.0 FOOT STRIP OF LAND EXIST BETWEEN THE RIGHT OF
WAY LINE AND THE NORTH SOUTH ONE QUARTER LINE

SHEET 11

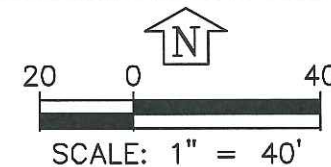
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 11

SHEET 10

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

ACCESS TO I-25 IS CONTROLLED
BY "A" LINE RECORDED 8/24/53 AT
RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

OWNER: WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO.
20040428000284730

PARCEL NO.	OWNER
1 1B 1C	CITY OF WESTMINSTER
TE 10	WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY
3 PE 3 TE 3	THORNTON INVESTMENTS, LLC

TE 10

1C

30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974
OWNER: CITY OF WESTMINSTER

RECORDED 2/25/05 AT
RECEPTION NO. 20050225000194960

EXISTING
RIGHT-OF-WAY

RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

INTERSTATE 25
(199' RIGHT-OF-WAY)

940+00 941+00 942+00 943+00

AC 3

WEST LINE OF S.E. 1/4 OF SECTION 15
N 00°30'39" W 2645.56'

1B

P.O.B.
TE-3

EXISTING
RIGHT-OF-WAY

1.0' WIDE ELECTRIC TRANSMISSION OR
DISTRIBUTION LINE EASEMENT PER GRANTED
TO UNION RURAL ELECTRIC ASSOCIATION
PER BOOK 1953, PAGE 181 RECORDED 9/11/1974

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO THE RIGHT
OF WAY BASED UPON OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

BASED UPON CDOT RIGHT OF WAY PLANS AND DEEDS A
1.0 FOOT STRIP OF LAND EXIST BETWEEN THE RIGHT OF
WAY LINE AND THE NORTH SOUTH ONE QUARTER LINE

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT
RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

SHEET 12

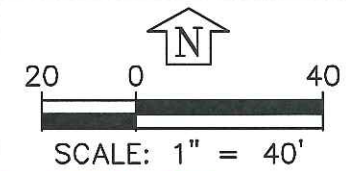
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 12

LEGEND

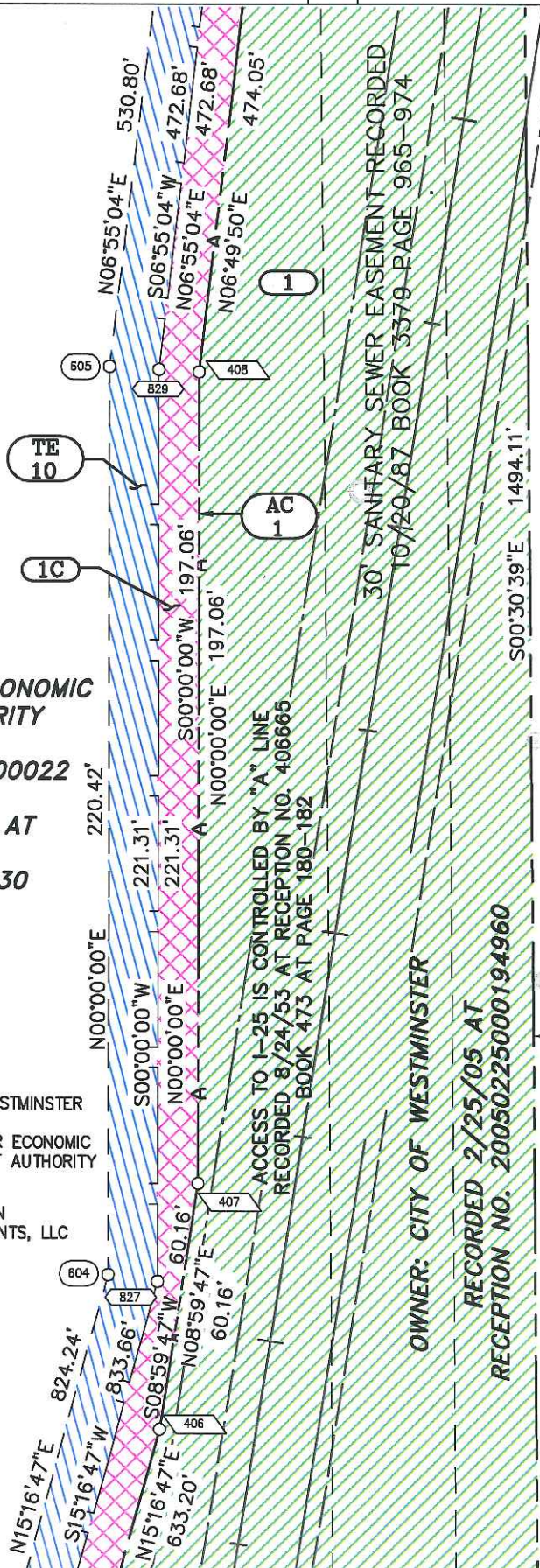
- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

OWNER: WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY

PARCEL NO. 0157315000022

RECORDED 4/28/04 AT
RECEPTION NO.
20040428000284730

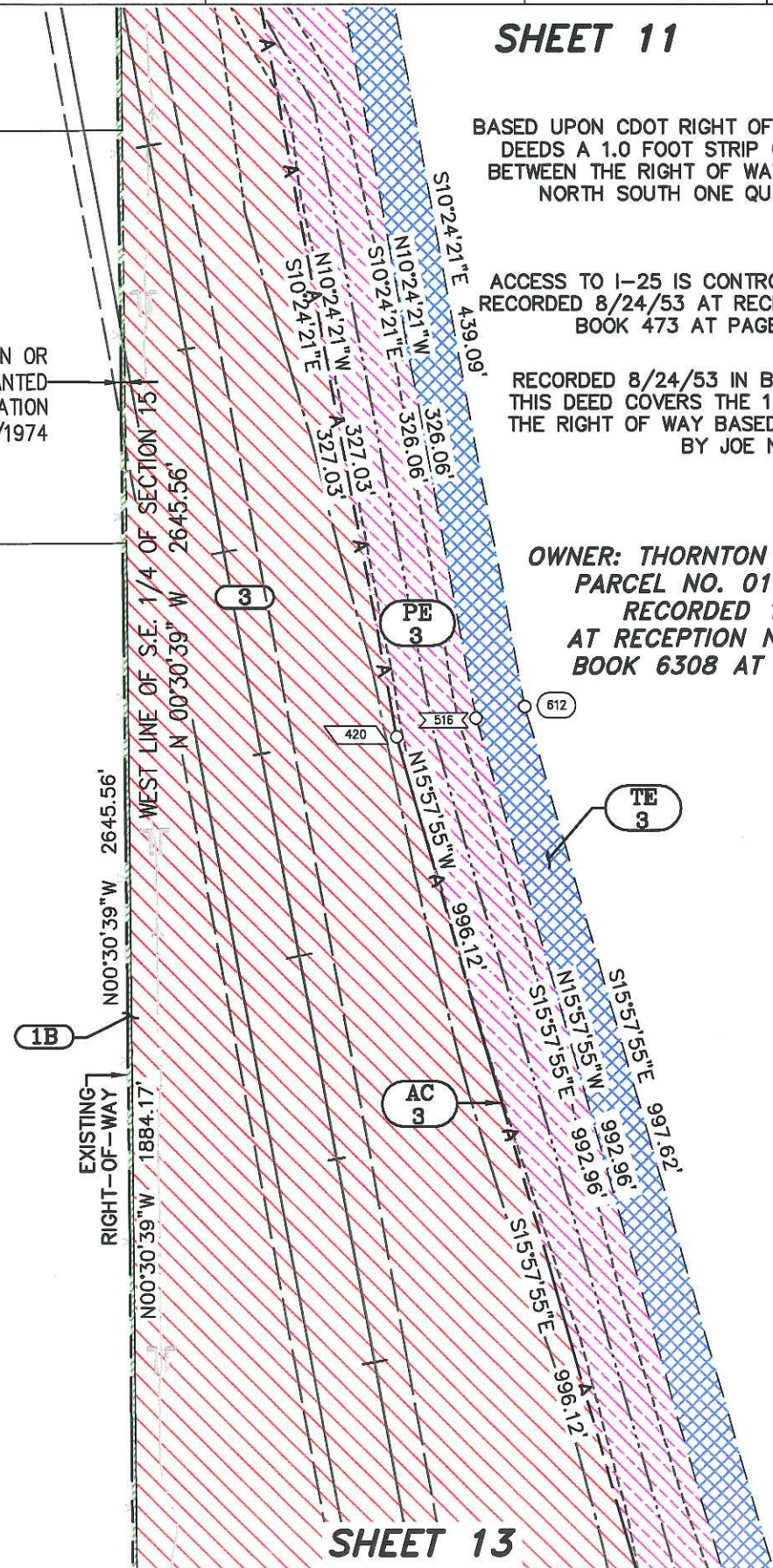
PARCEL NO.	OWNER
1 1B 1C	CITY OF WESTMINSTER
TE 10	WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY
3 PE 3 TE 3	THORNTON INVESTMENTS, LLC



RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

INTERSTATE 25
(199' RIGHT-OF-WAY)

1.0' WIDE ELECTRIC TRANSMISSION OR
DISTRIBUTION LINE EASEMENT PER GRANTED
TO UNION RURAL ELECTRIC ASSOCIATION
PER BOOK 1953, PAGE 181 RECORDED 9/11/1974



SHEET 11

BASED UPON CDOT RIGHT OF WAY PLANS AND
DEEDS A 1.0 FOOT STRIP OF LAND EXIST
BETWEEN THE RIGHT OF WAY LINE AND THE
NORTH SOUTH ONE QUARTER LINE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO
THE RIGHT OF WAY BASED UPON OCCUPATION
BY JOE NOE

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00
AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

SHEET 13

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

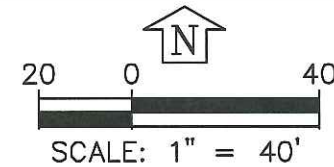
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

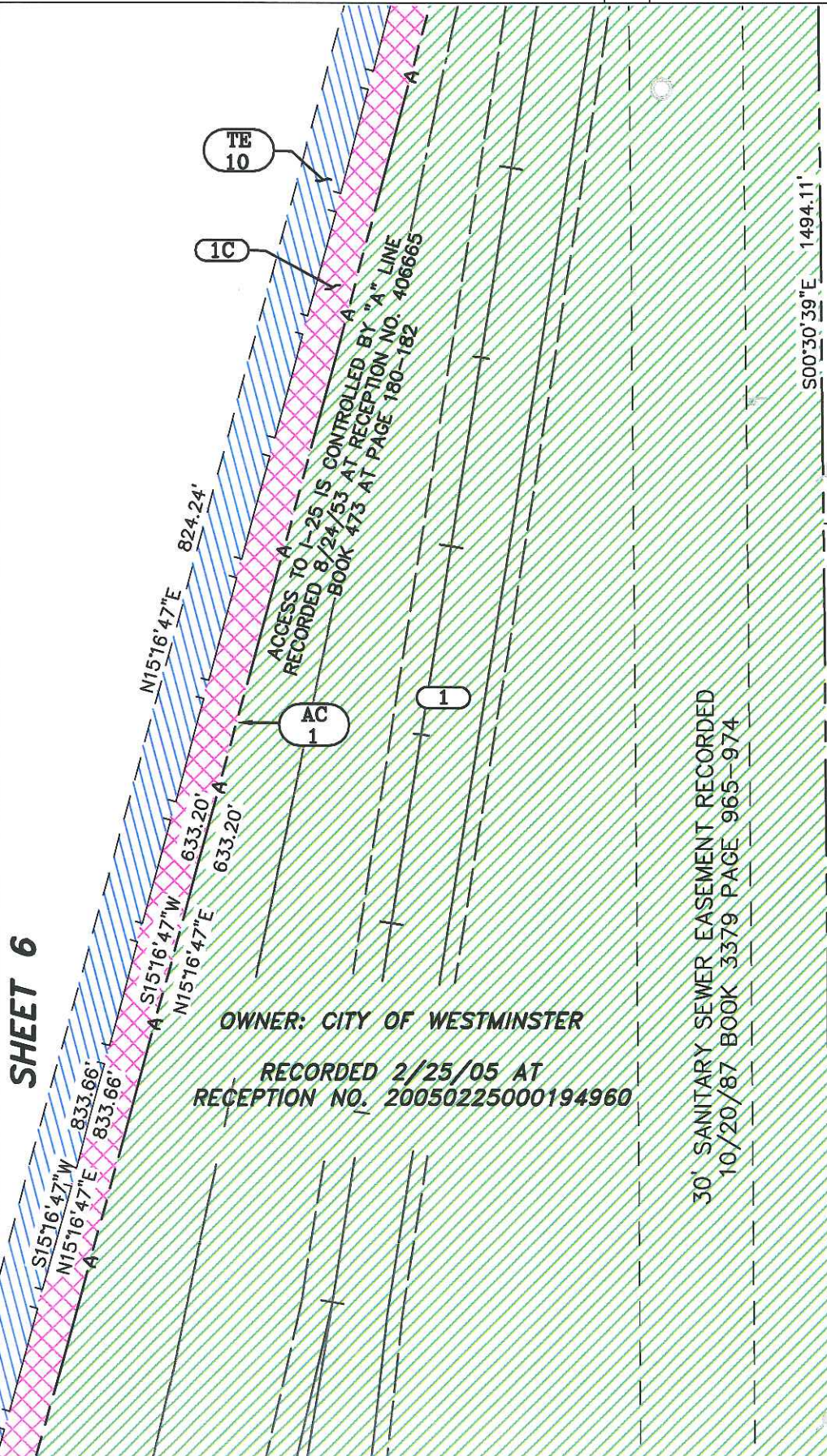
Sheet Revisions



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 13

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

SHEET 6



30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974

OWNER: CITY OF WESTMINSTER

RECORDED 2/25/05 AT
RECEPTION NO. 20050225000194960

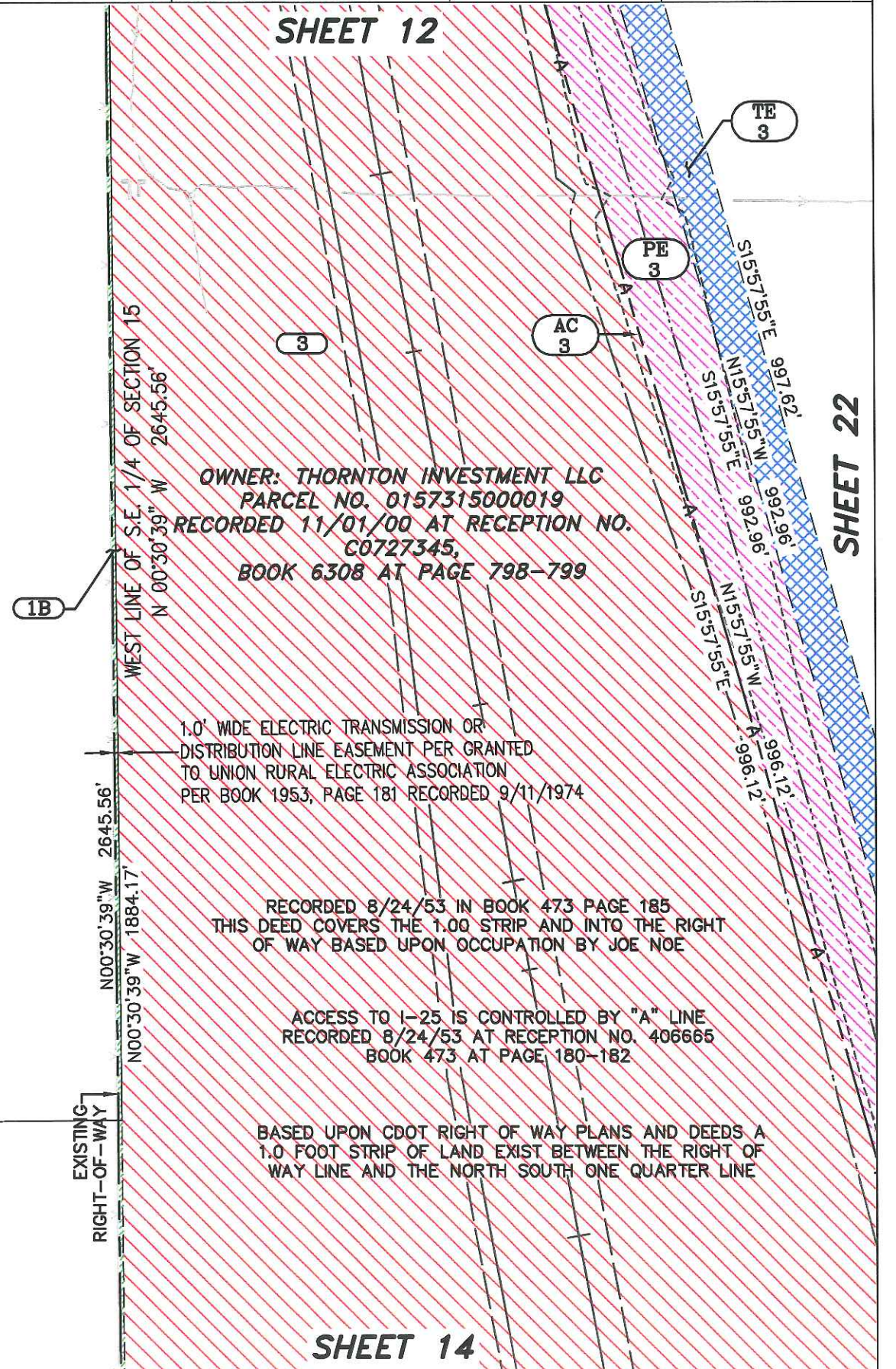
RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

INTERSTATE 25
(199' RIGHT-OF-WAY)

PARCEL NO.	OWNER
1 1B 1C TE 1	WESTMINSTER ECONOMIC DEVELOPMENT AUTHORITY
3 PE 3 TE 3	THORNTON INVESTMENTS, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET



OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO.
C0727345,
BOOK 6308 AT PAGE 798-799

1.0' WIDE ELECTRIC TRANSMISSION OR
DISTRIBUTION LINE EASEMENT PER GRANTED
TO UNION RURAL ELECTRIC ASSOCIATION
PER BOOK 1953, PAGE 181 RECORDED 9/11/1974

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO THE RIGHT
OF WAY BASED UPON OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 180-182

BASED UPON CDOT RIGHT OF WAY PLANS AND DEEDS A
1.0 FOOT STRIP OF LAND EXIST BETWEEN THE RIGHT OF
WAY LINE AND THE NORTH SOUTH ONE QUARTER LINE

SHEET 14

SHEET 22

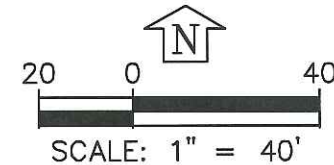
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

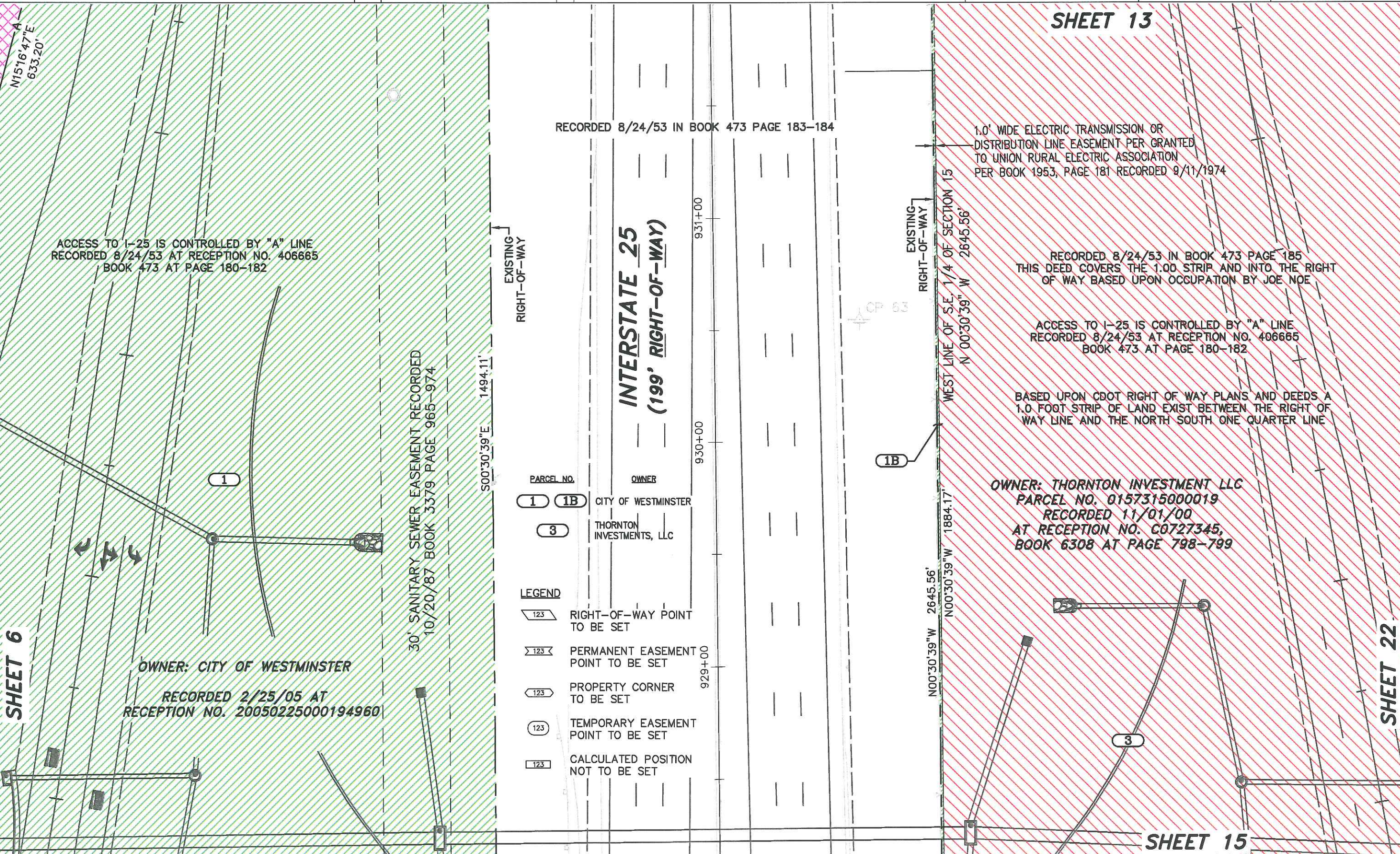
PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 14

SHEET 13



FLING CERTIFICATION: DEPOSITED THIS _____ DAY OF _____, AT _____, FOR INFORMATION ONLY IN BOOK _____ OF THE COUNTY LAND SURVEYS/RIGHT OF WAY SURVEYS AT PAGE _____, RECEPTION NUMBER _____
SIGNED _____
DEPT. _____

OWNER: CITY OF WESTMINSTER
RECORDED 2/25/05 AT
RECEPTION NO. 20050225000194960

30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974

RECORDED 8/24/53 IN BOOK 473 PAGE 183-184

INTERSTATE 25
(199' RIGHT-OF-WAY)

PARCEL NO.	OWNER
1 1B	CITY OF WESTMINSTER
3	THORNTON INVESTMENTS, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00
AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

COLORADO DEPARTMENT OF TRANSPORTATION

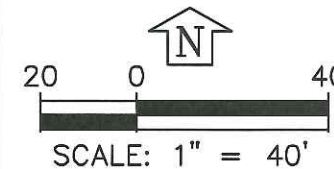


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 15

OWNER: CITY OF WESTMINSTER

RECORDED 2/25/05 AT
RECEPTION NO. 20050225000194960

RECORDED 2/16/56
AT RECEPTION NO. 471410
IN BOOK 595 PAGE 288-289

RECORDED 3/01/56
AT RECEPTION NO. 47277
IN BOOK 597 AT PAGE 367

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET
- 123 MONUMENTS TO BE REFERENCED BEFORE CONSTRUCTION (TO BE SET AFTER CONSTRUCTION)

INTERSTATE 25
(199' RIGHT-OF-WAY)

PARCEL NO.	OWNER
1 1B	CITY OF WESTMINSTER
2 2B	ALLIANCE REDWING, LLC & AZG WESTMINSTER, LLC
3	THORNTON INVESTMENTS, LLC
4	MORELAND PROPERTIES, LLC

1.0' WIDE ELECTRIC TRANSMISSION OR
DISTRIBUTION LINE EASEMENT PER GRANTED
TO UNION RURAL ELECTRIC ASSOCIATION
PER BOOK 1953, PAGE 181 RECORDED 9/11/1974

WEST LINE OF S.E. 1/4 OF SECTION 15
N 00°30'39" W 2645.56'

RECORDED 1/11/56
IN BOOK 589 AT PAGE 72

SOUTH 1/4 CORNER OF SECTION 15
CONTROL POINT 318

WEST LINE OF S.E. 1/4 OF SECTION 22
S 00°45'13" E 2643.37'

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

SHEET 16

SHEET 23

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

COLORADO DEPARTMENT OF TRANSPORTATION

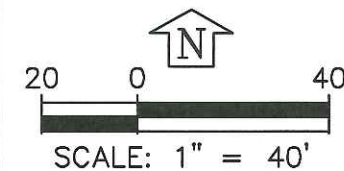


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 16

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

SHEET 8

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT
RECEPTION NO. 472778 IN BOOK 597, AT PAGE 369

OWNER: ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

PARCEL NO. 0157322000001

RECORDED 7/12/05 AT
RECEPTION NO. 20050712000739720

30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974

S00°45'13"E
1104.68'

EXISTING
RIGHT-OF-WAY

PARCEL NO.
2 **2B**
4

OWNER
ALLIANCE REDWING, LLC
& AZG WESTMINSTER, LLC
MORELAND PROPERTIES, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

INTERSTATE 25
(199' RIGHT-OF-WAY)

RECORDED 8/24/53 BOOK 473 PAGE 187

SHEET 15

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO
THE RIGHT OF WAY BASED UPON OCCUPATION
BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED
3/1/56 AT RECEPTION NO. 472778 IN BOOK
597 AT PAGE 369

BASED UPON CDOT RIGHT OF WAY PLANS AND
DEEDS A 1.0 FOOT STRIP OF LAND EXIST
BETWEEN THE RIGHT OF WAY LINE AND THE
NORTH SOUTH ONE QUARTER LINE

WEST LINE OF S.E. 1/4 OF SECTION 22
S 00°45'13" E 2643.37'

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

SHEET 17

SHEET 24

COLORADO DEPARTMENT OF TRANSPORTATION

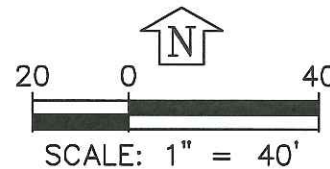


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 17

SHEET 16

SHEET 24

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED
3/1/56 AT RECEPTION NO. 472778 IN BOOK
597 AT PAGE 369

OWNER: ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

PARCEL NO. 0157322000001

RECORDED 7/12/05 AT
RECEPTION NO. 20050712000739720

RECORDED 8/24/53 BOOK 473 PAGE 187

INTERSTATE 25
(199' RIGHT-OF-WAY)

30' SANITARY SEWER EASEMENT RECORDED
10/20/87 BOOK 3379 PAGE 965-974

EXISTING
RIGHT-OF-WAY

PARCEL NO.	OWNER
2 2B 2C	ALLIANCE REDWING, LLC & AZG WESTMINSTER, LLC
4 PE 4 TE 4	MORELAND PROPERTIES, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

WEST LINE OF S.E. 1/4 OF SECTION 22
S 00°45'13" E 2643.37'

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO
THE RIGHT OF WAY BASED UPON OCCUPATION
BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED
3/1/56 AT RECEPTION NO. 472778 IN BOOK
597 AT PAGE 369

BASED UPON CDOT RIGHT OF WAY PLANS AND
DEEDS A 1.0 FOOT STRIP OF LAND EXIST
BETWEEN THE RIGHT OF WAY LINE AND THE
NORTH SOUTH ONE QUARTER LINE

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

SHEET 18

FILING CERTIFICATION: DAY OF 20 AT 11:00 AM, FOR INFORMATION
ONLY IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE RECEPTION NUMBER
SIGNED DEPT.

COLORADO DEPARTMENT OF TRANSPORTATION

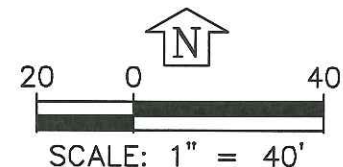


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 18

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

OWNER: ALLIANCE REDWING, LLC &
AZG WESTMINSTER, LLC

PARCEL NO. 0157322000001

RECORDED 7/12/05 AT
RECEPTION NO. 20050712000739720

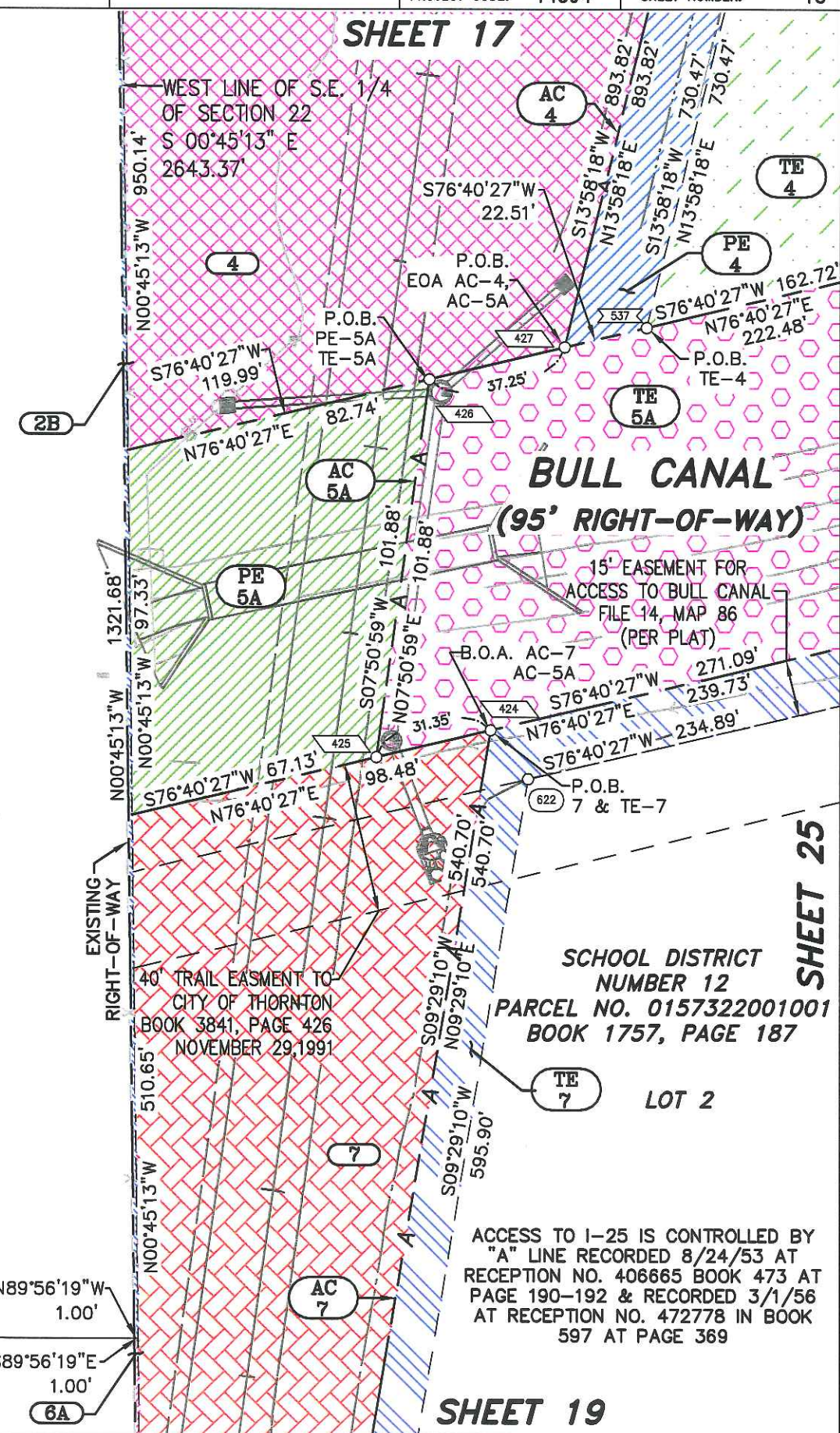
ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT
RECEPTION NO. 472778 IN BOOK 597 AT PAGE 369

PARCEL NO.	OWNER
2 2B 2C	ALLIANCE REDWING, LLC & AZG WESTMINSTER, LLC
4 PE 4 TE 4	MORELAND PROPERTIES, LLC
PE 5 PE 5A TE 5 TE 5A	FARMERS RESERVOIR AND IRRIGATION CO.
6 6A	MILTON W. FONAY TRUST 1/2 INTEREST, & VIRGINIA M. FONAY TRUST 1/2 INTEREST
7 TE 7	SCHOOL DISTRICT NO. 12

INTERSTATE 25
(199' RIGHT-OF-WAY)

RECORDED 8/24/53 BOOK 473 PAGE 187

SHEET 17



ACCESS TO I-25 IS CONTROLLED BY
"A" LINE RECORDED 8/24/53 AT
RECEPTION NO. 406665 BOOK 473 AT
PAGE 190-192 & RECORDED 3/1/56
AT RECEPTION NO. 472778 IN BOOK
597 AT PAGE 369

SHEET 19

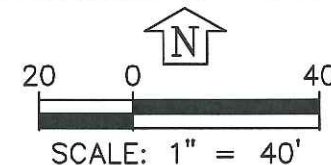
FILING CERTIFICATION: DEPOSITED THIS DAY OF 20 AT 11:00 AM, FOR INFORMATION
ONLY IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE RECEPTION NUMBER
SIGNED DEPT.



Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

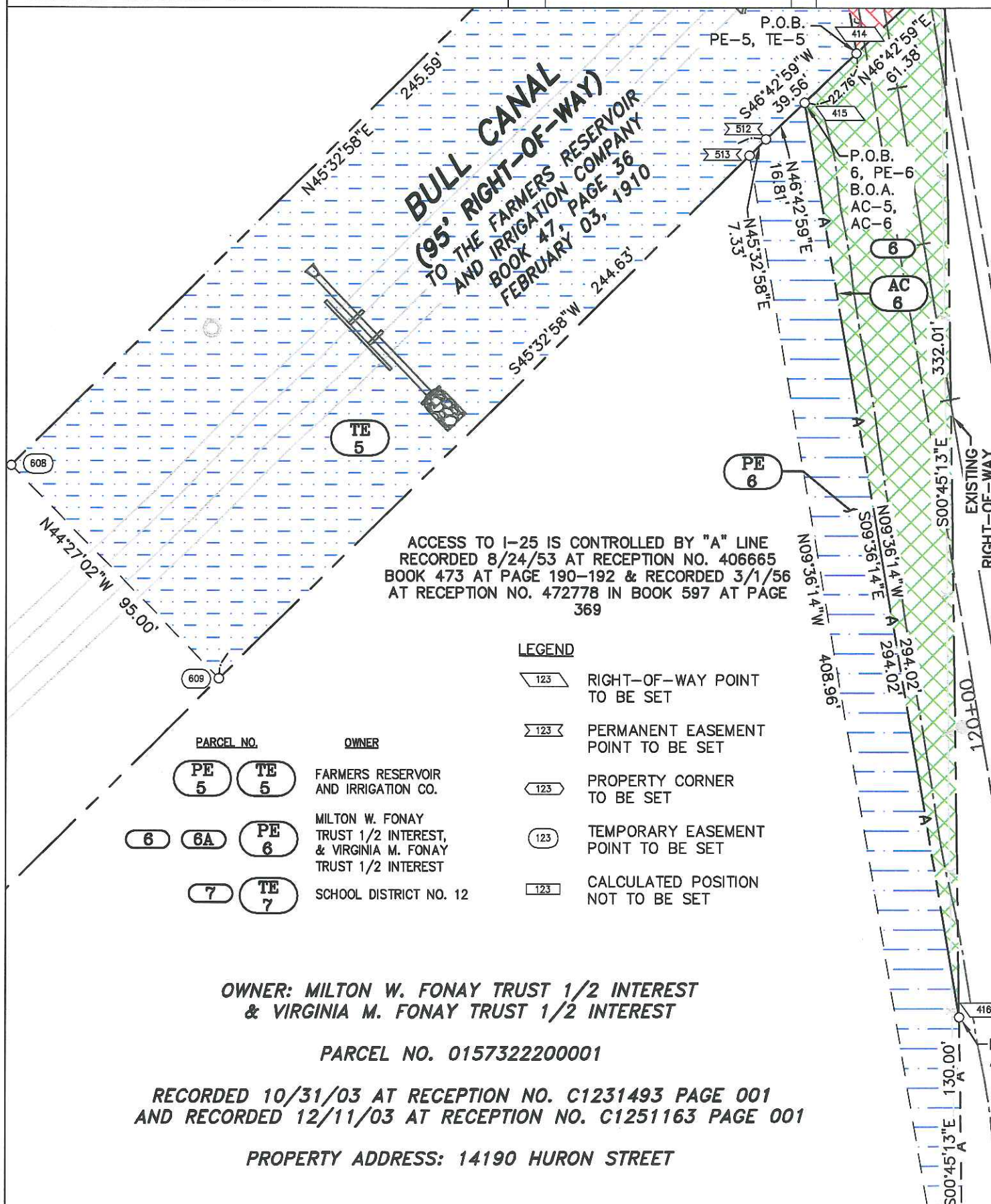
Sheet Revisions



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 19

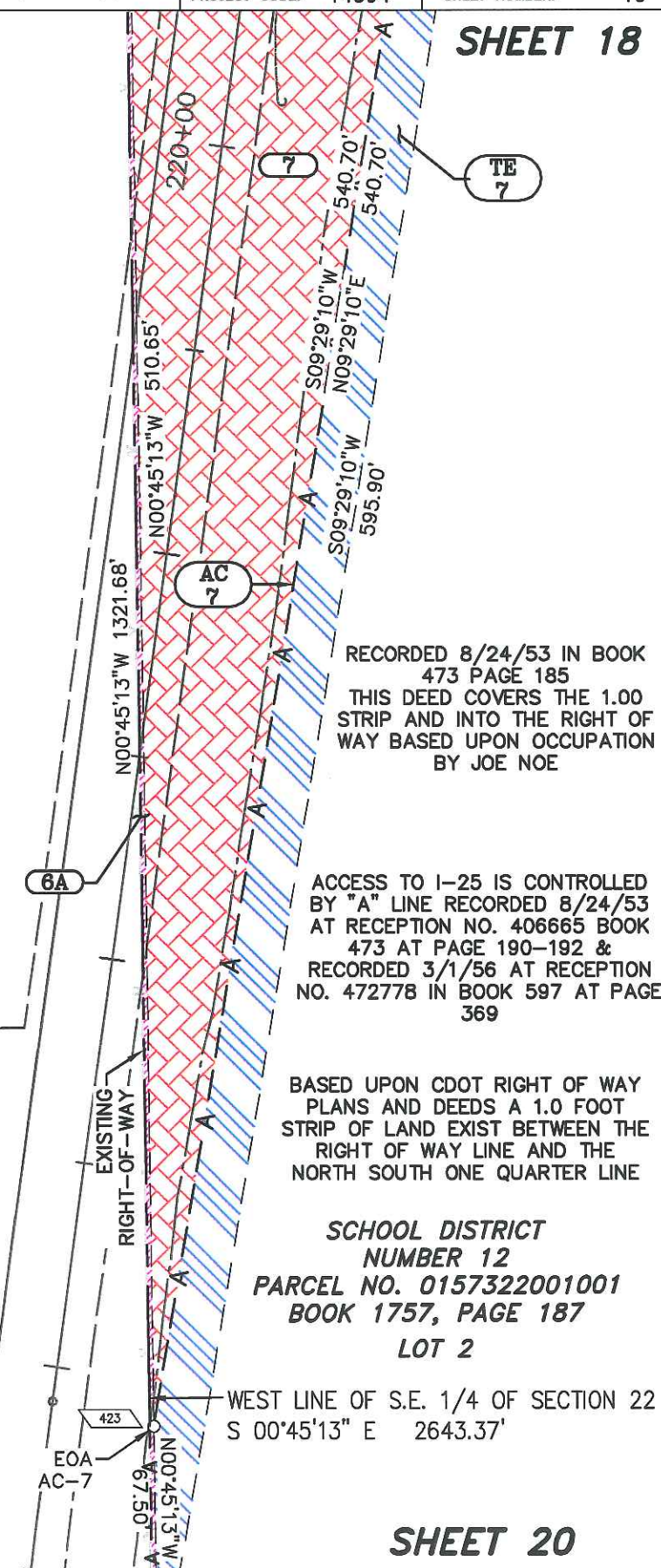
SHEET 18

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



RECORDED 8/24/53 BOOK 473 PAGE 187

**INTERSTATE 25
(199' RIGHT-OF-WAY)**



SHEET 20

COLORADO DEPARTMENT OF TRANSPORTATION

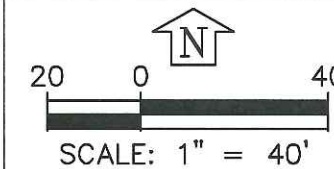


Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 20

SHEET 19

LEGEND

- RIGHT-OF-WAY POINT TO BE SET
- PERMANENT EASEMENT POINT TO BE SET
- PROPERTY CORNER TO BE SET
- TEMPORARY EASEMENT POINT TO BE SET
- CALCULATED POSITION NOT TO BE SET

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT
RECEPTION NO. 472778 IN BOOK 597 AT PAGE 369

PARCEL NO.

OWNER

- MILTON W. FONAY
TRUST 1/2 INTEREST,
& VIRGINIA M. FONAY
TRUST 1/2 INTEREST
- SCHOOL DISTRICT NO. 12

OWNER: MILTON W. FONAY TRUST 1/2 INTEREST
& VIRGINIA M. FONAY TRUST 1/2 INTEREST

PARCEL NO. 0157322200001

RECORDED 10/31/03 AT RECEPTION NO. C1231493 PAGE 001
AND RECORDED 12/11/03 AT RECEPTION NO. C1251163 PAGE 001

PROPERTY ADDRESS: 14190 HURON STREET

RECORDED 8/24/53 BOOK 473 PAGE 187

EXISTING RIGHT-OF-WAY

**INTERSTATE 25
(199' RIGHT-OF-WAY)**

EOA
AC-7

6A

EXISTING RIGHT-OF-WAY

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00 STRIP AND INTO THE RIGHT
OF WAY BASED UPON OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE RECORDED
8/24/53 AT RECEPTION NO. 406665 BOOK 473 AT PAGE
190-192 & RECORDED 3/1/56 AT RECEPTION NO. 472778
IN BOOK 597 AT PAGE 369

BASED UPON CDOT RIGHT OF WAY PLANS AND DEEDS A
1.0 FOOT STRIP OF LAND EXIST BETWEEN THE RIGHT OF
WAY LINE AND THE NORTH SOUTH ONE QUARTER LINE

SCHOOL DISTRICT
NUMBER 12
PARCEL NO. 01573222001001
BOOK 1757, PAGE 187

LOT 2

WEST LINE OF S.E. 1/4 OF SECTION 22
S 00°45'13" E 2643.37'

SHEET 21

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

COLORADO DEPARTMENT OF TRANSPORTATION

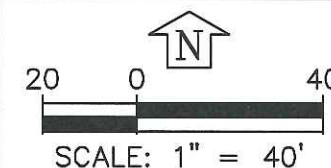


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions		



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 21

SHEET 20

RECORDED 8/24/53 IN BOOK 473 PAGE 185
THIS DEED COVERS THE 1.00
STRIP AND INTO THE RIGHT OF WAY BASED UPON
OCCUPATION BY JOE NOE

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT
RECEPTION NO. 472778 IN BOOK 597 AT PAGE 369

BASED UPON CDOT RIGHT OF WAY PLANS
AND DEEDS A 1.0 FOOT STRIP OF LAND EXIST BETWEEN
THE RIGHT OF WAY LINE AND THE NORTH SOUTH ONE
QUARTER LINE

SCHOOL DISTRICT
NUMBER 12
PARCEL NO. 0157322001001
BOOK 1757, PAGE 187

LOT 2

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT
RECEPTION NO. 472778 IN BOOK 597 AT PAGE 369

OWNER: FONAY MILTON W. FONAY TRUST 1/2 INTEREST
& VIRGINIA M. FONAY 1/2 INTEREST

PARCEL NO. 0157322200001

RECORDED 10/31/03 AT RECEPTION NO. C1231493 PAGE 001
AND RECORDED 12/11/03 AT RECEPTION NO. C1251163 PAGE 001

PROPERTY ADDRESS: 14190 HURON STREET

PARCEL NO.

OWNER

6A

MILTON W. FONAY
TRUST 1/2 INTEREST,
& VIRGINIA M. FONAY
TRUST 1/2 INTEREST

EXISTING RIGHT-OF-WAY

RECORDED 8/24/53 BOOK 473 PAGE 187

INTERSTATE 25
(199' RIGHT-OF-WAY)

EXISTING RIGHT-OF-WAY

6A

N00°45'13"W 1321.68'
S00°45'13"E 1321.68'

WEST LINE OF S.E. 1/4 OF SECTION 22
S 00°45'13" E 2643.37'

N89°57'19"W
1.00'

CENTER 1/4 CORNER OF SECTION 22
(CONTROL POINT 310)

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

COLORADO DEPARTMENT OF TRANSPORTATION

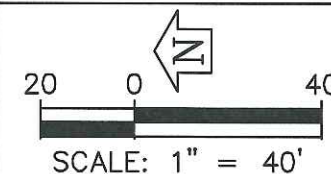


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions		



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 22

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

LEGEND

- RIGHT-OF-WAY POINT TO BE SET
- PERMANENT EASEMENT POINT TO BE SET
- PROPERTY CORNER TO BE SET
- TEMPORARY EASEMENT POINT TO BE SET
- CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

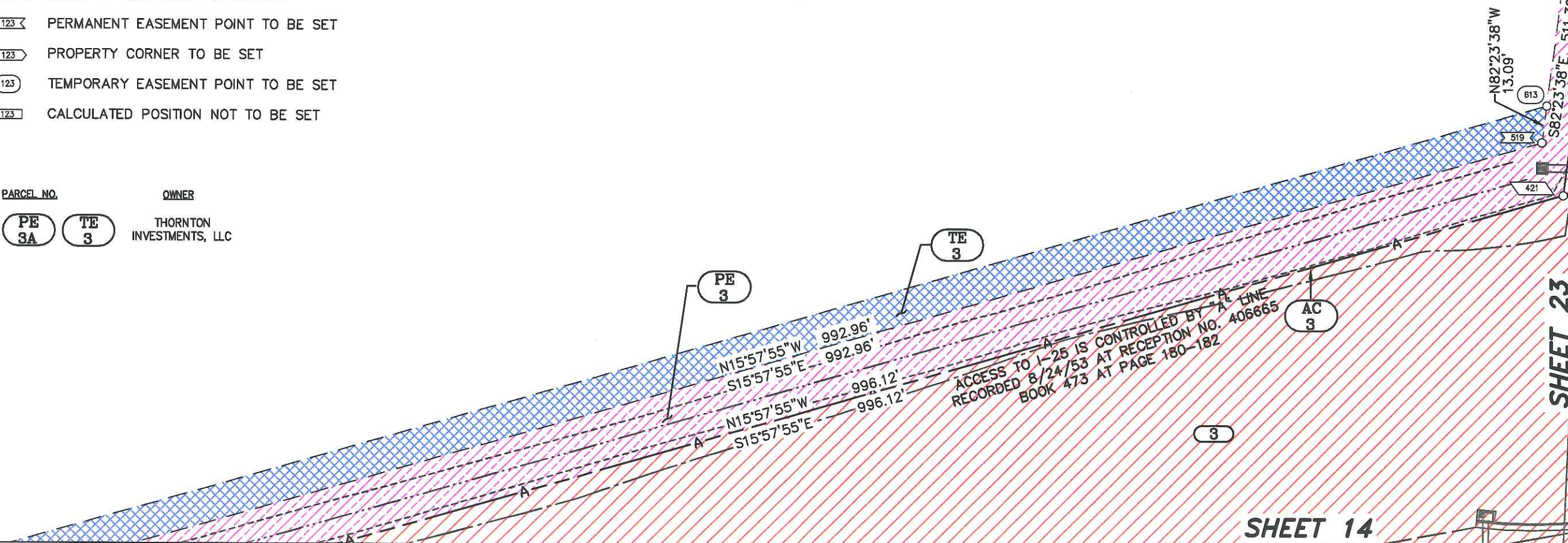
3 PE 3 PE 3A TE 3 THORNTON INVESTMENTS, LLC

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

SHEET 13

SHEET 14

SHEET 23



COLORADO DEPARTMENT OF TRANSPORTATION

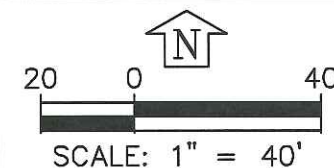


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

NO.	DESCRIPTION



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 23

SHEET 22

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 3/01/56 AT RECEPTION NO. 472778
BOOK 597 AT PAGE 369

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

RECORDED 1/11/56
IN BOOK 589 AT PAGE 72

EXISTING
RIGHT-OF-WAY

343+00 344+00 345+00 346+00 347+00 348+00
SOUTH LINE OF S.E. 1/4 OF SECTION 15
S 89°55'13" E 2620.57'

144TH AVENUE

RECORDED 7/13/93 IN BOOK 4109 AT PAGE 722

EXISTING
RIGHT-OF-WAY

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

ACCESS TO I-25 IS CONTROLLED BY "A" LINE
RECORDED 8/24/53 AT RECEPTION NO. 406665
BOOK 473 AT PAGE 190-192 & RECORDED 3/1/56 AT RECEPTION NO.
472778 IN BOOK 597 AT PAGE 369

SHEET 15

SHEET 26

SHEET 27

SHEET 24

- LEGEND
- 123 RIGHT-OF-WAY POINT TO BE SET
 - 123 PERMANENT EASEMENT POINT TO BE SET
 - 123 PROPERTY CORNER TO BE SET
 - 123 TEMPORARY EASEMENT POINT TO BE SET
 - 123 CALCULATED POSITION NOT TO BE SET

PARCEL NO.	OWNER
3	THORNTON INVESTMENTS, LLC
4	MORELAND PROPERTIES, LLC

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

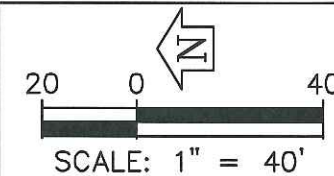
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 24

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

PARCEL NO.

OWNER

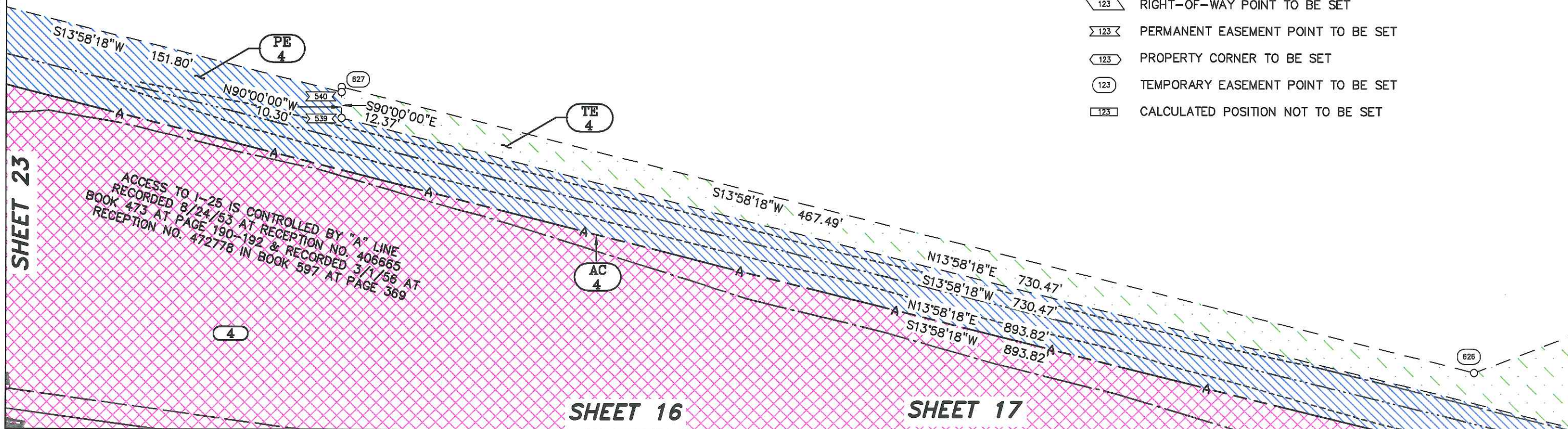
4 PE 4 TE 4

MORELAND PROPERTIES, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

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



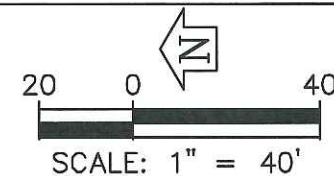
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 25

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

MORELAND PROPERTIES, LLC
PARCEL NO. 0157322000014
RECORDED OCTOBER 19, 1999
RECEPTION NO. C0603643

BULL CANAL
(95' RIGHT-OF-WAY)
PER PLAT OF SCHOOL DISTRICT
NUMBER 12, SERVICE 86
BOOK 114, PAGE 17, 1973
DECEMBER

PARCEL NO.	OWNER
TE 4	MORELAND PROPERTIES, LLC
TE 5A	FARMERS RESERVOIR AND IRRIGATION CO.
TE 7	SCHOOL DISTRICT NO. 12

SCHOOL DISTRICT
NUMBER 12
PARCEL NO. 0157322001001
BOOK 1757, PAGE 187

LOT 2

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

40' TRAIL EASEMENT TO
CITY OF THORNTON
BOOK 3841, PAGE 426
NOVEMBER 29, 1991

15' EASEMENT FOR
ACCESS TO BULL CANAL
FILE 14, MAP 86
(PER PLAT)

SHEET 18

COLORADO DEPARTMENT OF TRANSPORTATION

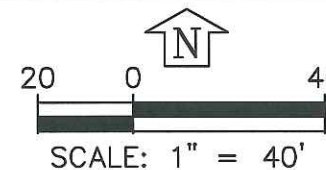


Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions

5/17/05	Correction to text	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 26

PARCEL NO.	OWNER
3 3A PE 3A SE 3 SE 3A TE 3A TE 3B	THORNTON INVESTMENTS, LLC
PE 5C TE 5C	THE FARMERS RESERVOIR AND IRRIGATION CO.

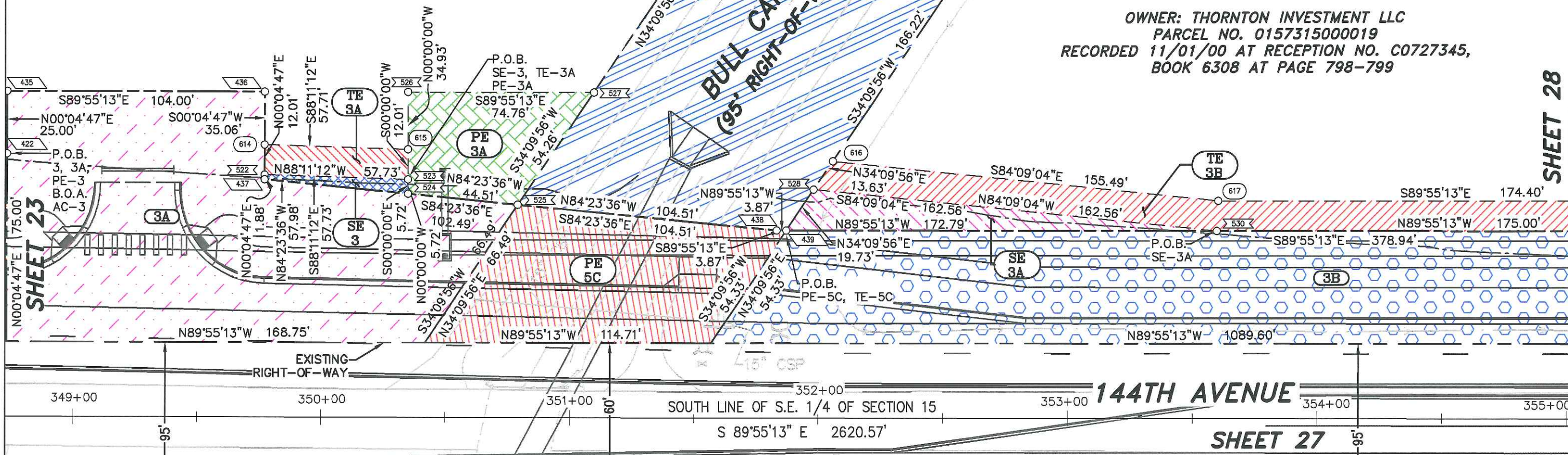
LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

BULL CANAL
OWNER: THE FARMERS RESERVOIR
& IRRIGATION COMPANY.

RECORDED 12/11/14 IN BOOK 73 AT PAGE 86

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799



SHEET 28

144TH AVENUE

SHEET 27

COLORADO DEPARTMENT OF TRANSPORTATION

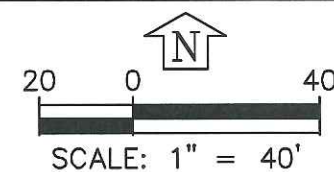


Region 6
2000 S. Holly
Denver, CO 80222
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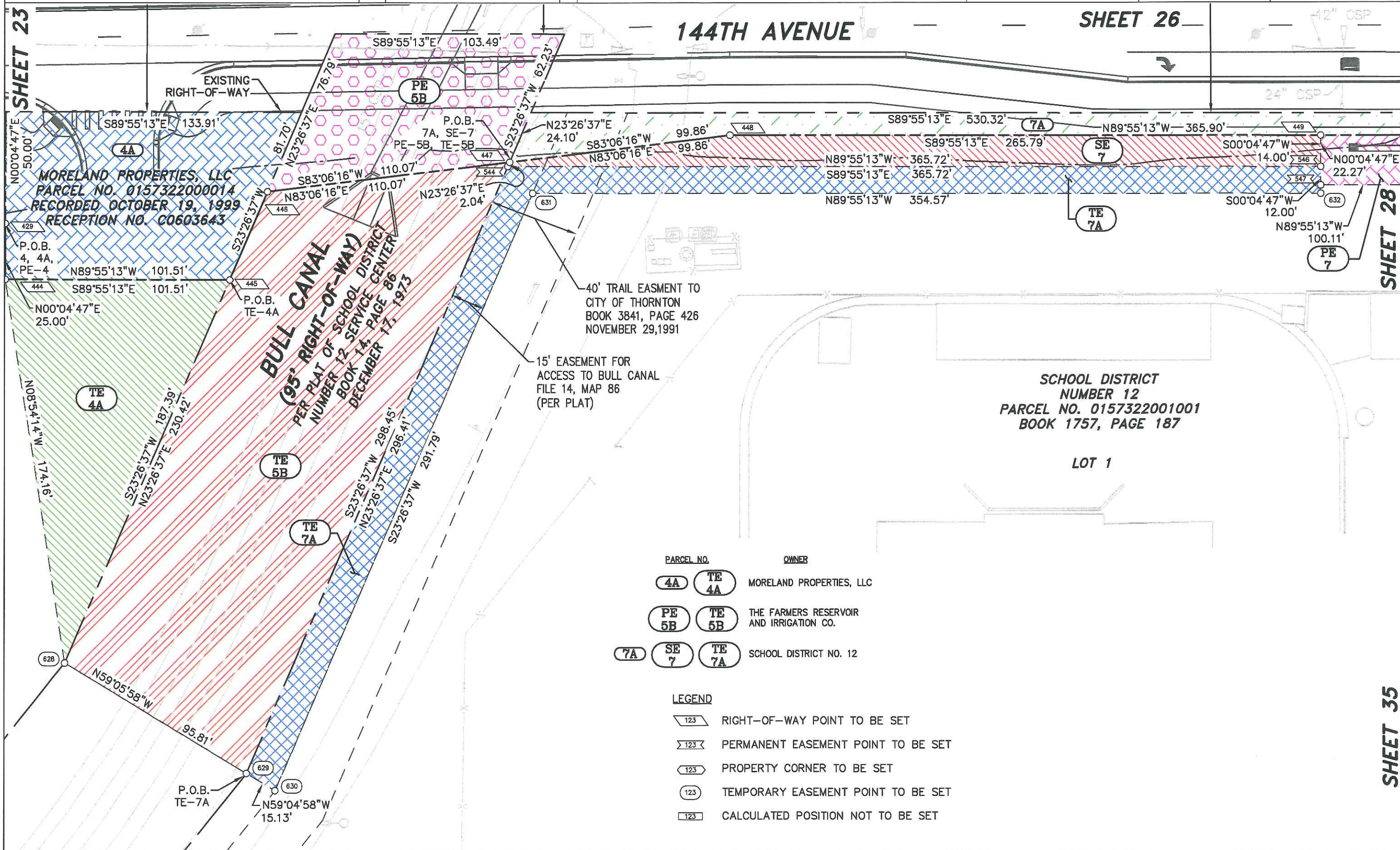
RIGHT OF WAY PLANS UNIT:

Sheet Revisions

NO.	DESCRIPTION



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 27



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

<u>PARCEL NO.</u>	<u>OWNER</u>
4A	TE 4A
	MORELAND PROPERTIES, LLC
PE 5B	TE 5B
	THE FARMERS RESERVOIR AND IRRIGATION CO.
7A	SE 7
	TE 7A
	SCHOOL DISTRICT NO. 12

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

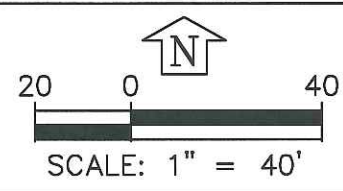
SHEET 35

COLORADO DEPARTMENT OF TRANSPORTATION

 Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

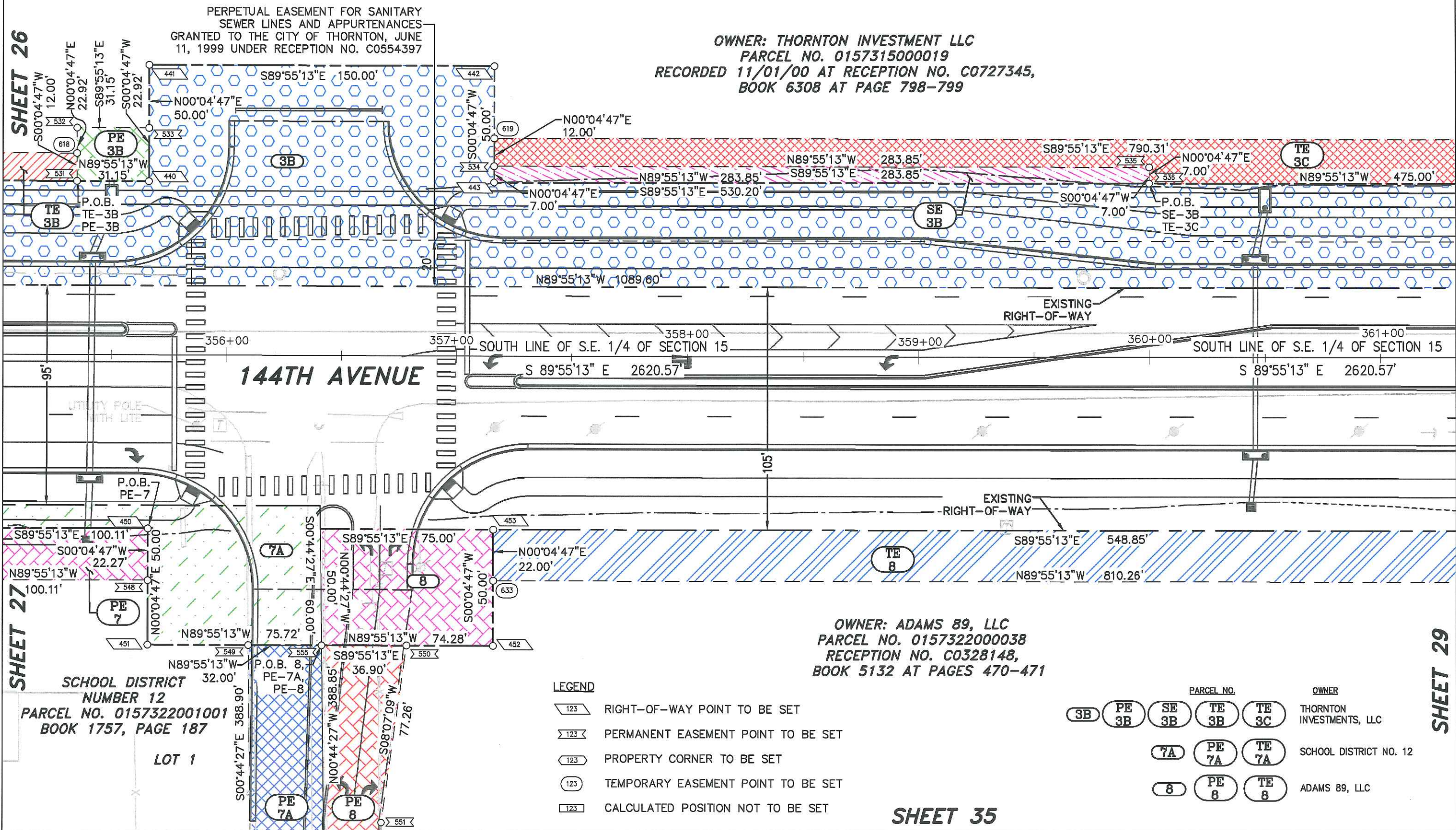
Sheet Revisions		
5/17/05	Correction to text	TAM



RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 28

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

SIGNED _____ DEPT. _____



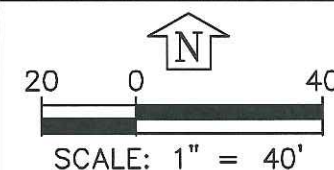
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

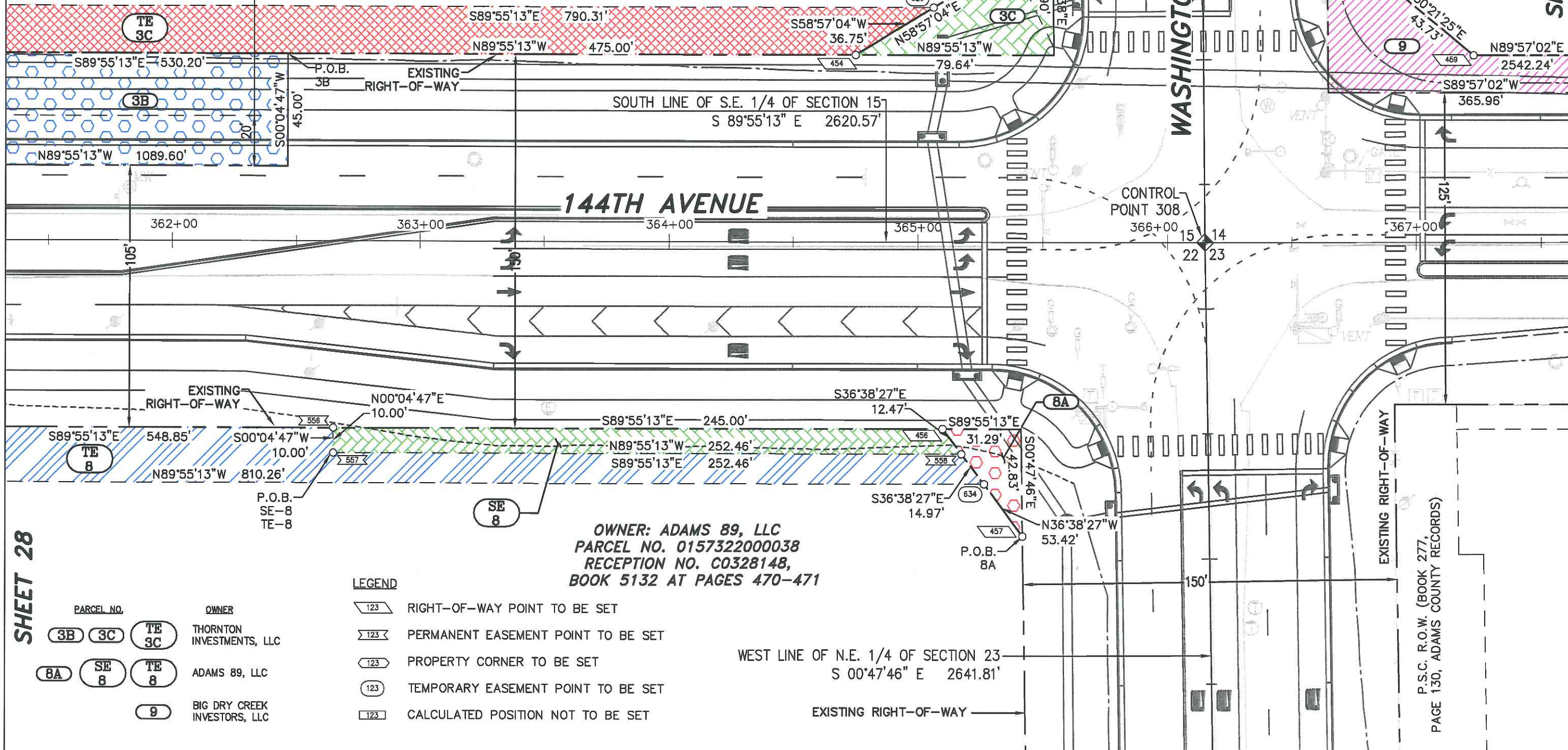


RIGHT OF WAY	
PLAN SHEET	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 29

SHEET 30

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

PERPETUAL EASEMENT FOR SANITARY
SEWER LINES AND APPURTENANCES
GRANTED TO THE CITY OF THORNTON,
JUNE 11, 1999 UNDER RECEPTION NO.
C0554397



SHEET 31

SHEET 28

PARCEL NO.	OWNER
3B 3C TE 3C	THORNTON INVESTMENTS, LLC
8A SE 8 TE 8	ADAMS 89, LLC
9	BIG DRY CREEK INVESTORS, LLC

LEGEND

123	RIGHT-OF-WAY POINT TO BE SET
123	PERMANENT EASEMENT POINT TO BE SET
123	PROPERTY CORNER TO BE SET
123	TEMPORARY EASEMENT POINT TO BE SET
123	CALCULATED POSITION NOT TO BE SET

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

P.S.C. R.O.W. (BOOK 277,
PAGE 130, ADAMS COUNTY RECORDS)

COLORADO DEPARTMENT OF TRANSPORTATION

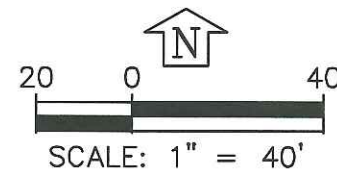


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

5/17/05	Correction to text	TAM



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594 SHEET NUMBER: 30

OWNER: THORNTON INVESTMENT LLC
PARCEL NO. 0157315000019
RECORDED 11/01/00 AT RECEPTION NO. C0727345,
BOOK 6308 AT PAGE 798-799

WEST LINE OF S.W. 1/4 OF SECTION 14
N 00°18'38" W 2643.50'

TRANSMISSION LINE EASEMENT GRANTED TO
PUBLIC SERVICE COMPANY OF COLORADO
AUGUST 31, 1992 IN BOOK 3947, PAGE 713

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

PARCEL NO.	OWNER
PE 3C	THORNTON INVESTMENTS, LLC
9	BIG DRY CREEK INVESTORS, LLC

SHEET 29

WASHINGTON STREET

EXISTING RIGHT-OF-WAY

EXISTING RIGHT-OF-WAY

OWNER: BIG DRY CREEK INVESTORS, LLC
PARCEL NO. 0157314000010
RECORDED AT RECEPTION NO. C0248064
BOOK 4924 AT PAGE 812-813

PROPERTY ADDRESS: 14520 WASHINGTON STREET

SHEET 31

FILED CERTIFICATION: DEPOSITED THIS DAY OF 20 AT M., FOR INFORMATION
ONLY IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE RECEPTION NUMBER
SIGNED DEPT.

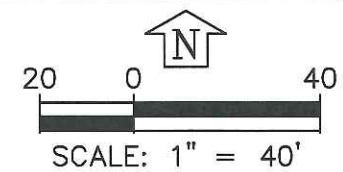
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
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Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

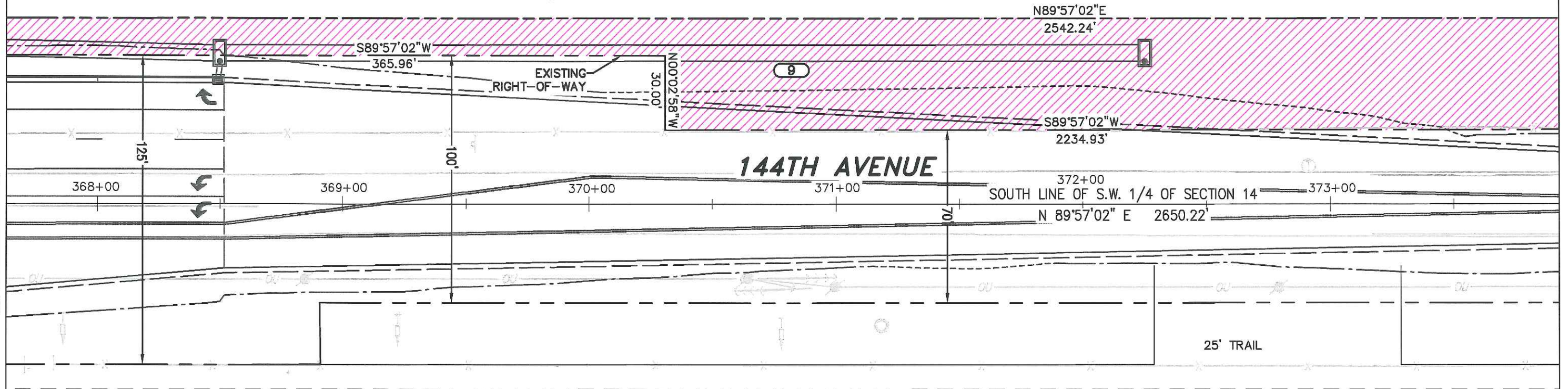
PROJECT CODE: 14594

SHEET NUMBER: 31

SHEET 30

SHEET 29

OWNER: BIG DRY CREEK INVESTORS, LLC
PARCEL NO. 0157314000010
RECORDED AT RECPTION NO. C0248064 BOOK 4924 AT PAGE 812-813
PROPERTY ADDRESS: 14520 WASHINGTON STREET



LEGEND

- RIGHT-OF-WAY POINT TO BE SET
- PERMANENT EASEMENT POINT TO BE SET
- PROPERTY CORNER TO BE SET
- TEMPORARY EASEMENT POINT TO BE SET
- CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

9

BIG DRY CREEK INVESTORS, LLC

WADLEY FARMS SUBDIVISION - SECOND FILING
REC. NO. B076245
FILE 14, MAP 334

OWNER: TRI DEVELOPMENT LLC/ESCALANTE JOSEFINA
ESCALANTE MARCELINO ET AL

PARCEL NO. 157323005001

TRACT A

SHEET 32

FILED CERTIFICATION: DEPOSITED THIS ____ DAY OF ____ AT ____ M., FOR INFORMATION
ONLY IN BOOK ____ OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE ____ RECEPTION NUMBER ____
SIGNED ____ DEPT. ____

COLORADO DEPARTMENT OF TRANSPORTATION

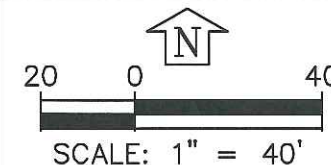


Region 6
2000 S. Holly
Denver, CO 80222
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RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions		



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 32

OWNER: BIG DRY CREEK INVESTORS, LLC
PARCEL NO. 0157314000010
RECORDED AT RECEPTION NO. C0248064 BOOK 4924 AT PAGE 812-813
PROPERTY ADDRESS: 14520 WASHINGTON STREET

PARCEL NO.

OWNER

9

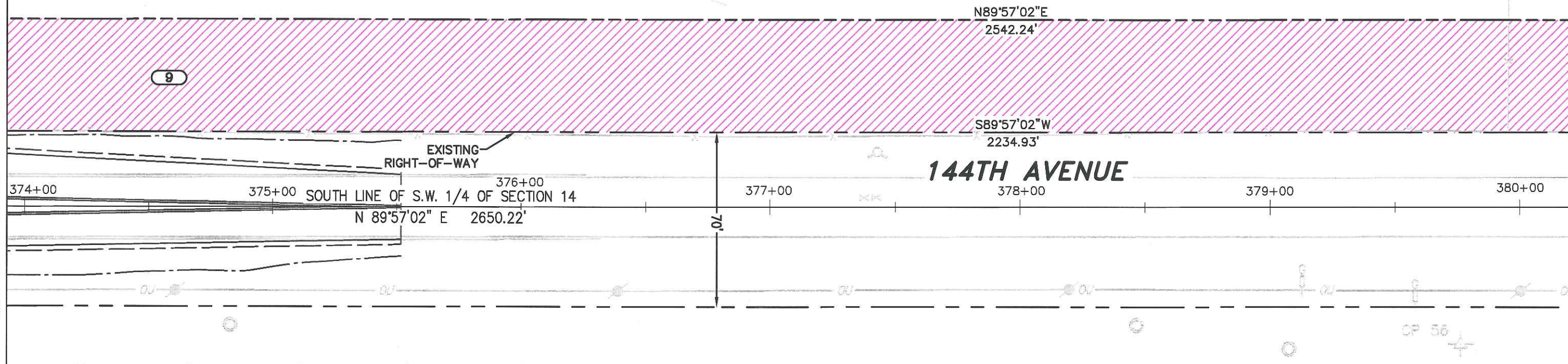
BIG DRY CREEK INVESTORS, LLC

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

SHEET 33

FILING CERTIFICATION: DEPOSITED THIS DAY OF AT M., FOR INFORMATION OF THE COUNTY LAND SURVEYS/RIGHT OF WAY SURVEYS AT PAGE RECEPTION NUMBER SIGNED DEPT.



SHEET 31

WADLEY FARMS SUBDIVISION - SECOND FILING
REC. NO. B076245
FILE 14, MAP 334

OWNER: TRI DEVELOPMENT LLC/ESCALANTE JOSEFINA
ESCALANTE MARCELINO ET AL

PARCEL NO. 157323005001

TRACT A

OWNER: CALERICH, ANDREW P. AND
CALERICH, JANELLE K.

PARCEL NO. 157323005008

LOT 5

COLORADO DEPARTMENT OF TRANSPORTATION

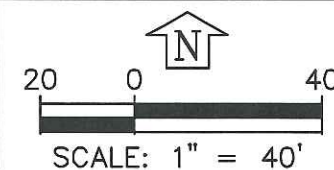


Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 33

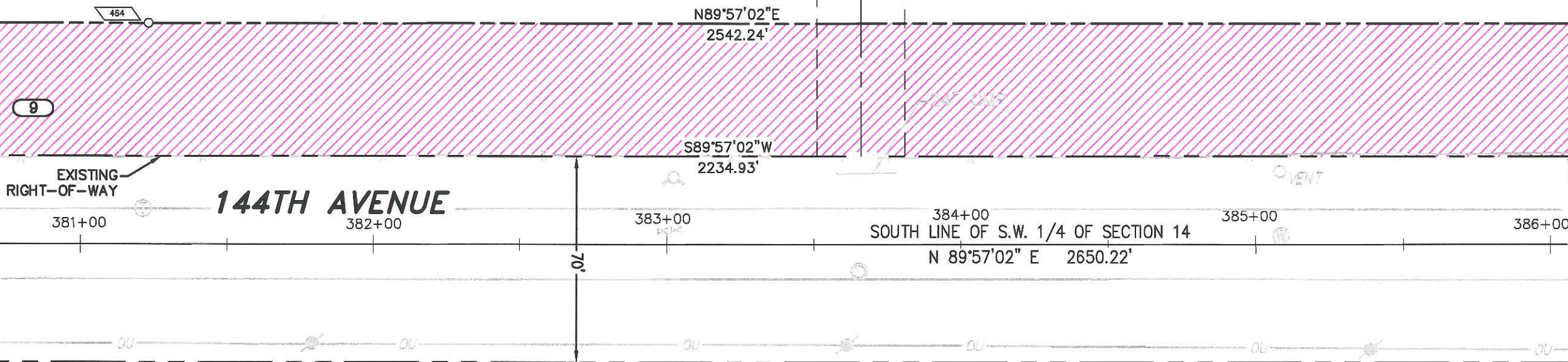
SHEET 32

SHEET 34

OWNER: BIG DRY CREEK INVESTORS, LLC
PARCEL NO. 0157314000010
RECORDED AT RECPTION NO. C0248064 BOOK 4924 AT PAGE 812-813
PROPERTY ADDRESS: 14520 WASHINGTON STREET

SANITARY SEWER EASEMENT
GRANTED TO THE CITY OF THORNTON
MAY 07, 1999 IN BOOK 5746, PAGE 550

BIG DRY CREEK



WADLEY FARMS SUBDIVISION - SECOND FILING
REC. NO. B076245
FILE 14, MAP 334

OWNER: KENNEDY, ROY N. AND
KENNEDY, DOROTHY A.

PARCEL NO. 157323005009

OWNER: CALERICH, ANDREW P. AND
CALERICH, JANELLE K.

PARCEL NO. 157323005008

LOT 5

LOT 4

LEGEND

- 123 RIGHT-OF-WAY POINT TO BE SET
- 123 PERMANENT EASEMENT POINT TO BE SET
- 123 PROPERTY CORNER TO BE SET
- 123 TEMPORARY EASEMENT POINT TO BE SET
- 123 CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

9 BIG DRY CREEK INVESTORS, LLC

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

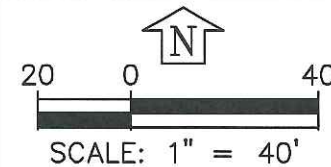
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
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Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 34

LEGEND

- RIGHT-OF-WAY POINT TO BE SET
- PERMANENT EASEMENT POINT TO BE SET
- PROPERTY CORNER TO BE SET
- TEMPORARY EASEMENT POINT TO BE SET
- CALCULATED POSITION NOT TO BE SET

PARCEL NO.

OWNER

9

BIG DRY CREEK INVESTORS, LLC

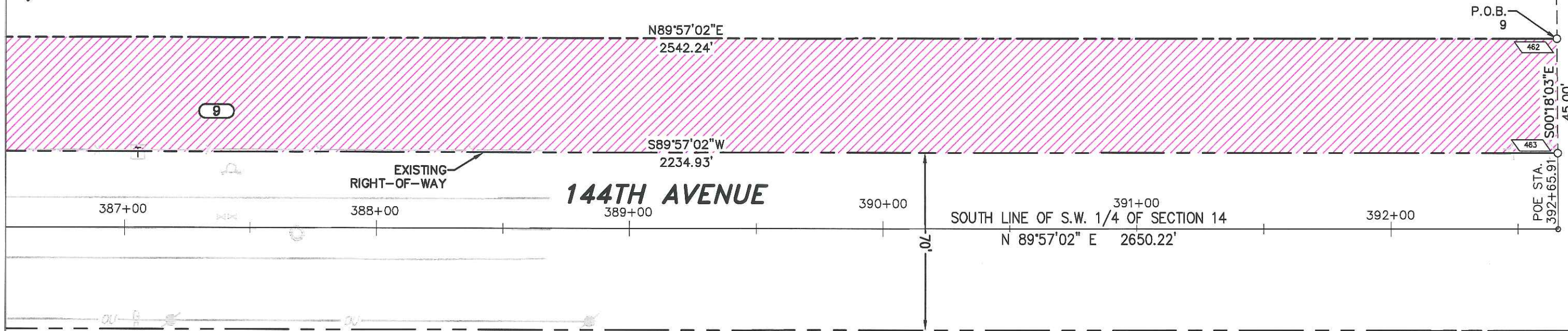
OWNER: BIG DRY CREEK INVESTORS, LLC

PARCEL NO. 0157314000010

RECORDED AT RECPTION NO. C0248064 BOOK 4924 AT PAGE 812-813

PROPERTY ADDRESS: 14520 WASHINGTON STREET

SHEET 33



WADLEY FARMS SUBDIVISION - SECOND FILING
REC. NO. B076245
FILE 14, MAP 334

OWNER: PEDRIANES, AUDY O. AND
PEDRIANES, LISA A.

PARCEL NO. 157323005010

LOT 3

WADLEY FARMS SUBDIVISION - SECOND FILING
REC. NO. B076245
FILE 14, MAP 334

OWNER: HENDERSON, MICHAEL R.

PARCEL NO. 157323005011

LOT 2

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

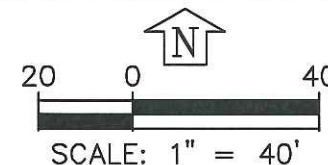
COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions



RIGHT OF WAY

PLAN SHEET

PROJECT NO. S04-01/CDOT STU M286-011

144TH AVENUE AT I-25 INTERCHANGE

PROJECT CODE: 14594

SHEET NUMBER: 35

SHEET 28

LEGEND

123 PERMANENT EASEMENT POINT TO BE SET

PARCEL NO.

OWNER

PE
7A

SCHOOL DISTRICT NO. 12

PE
8

ADAMS 89, LLC

OWNER: ADAMS 89, LLC
PARCEL NO. 0157322000038
RECEPTION NO. C0328148,
BOOK 5132 AT PAGES 470-471

WASHINGTON ELECTRIC
SUBSTATION FILING NO. 1
REC. NO. C0354847
FILE 17, MAP 787

OWNER: PUBLIC SERVICE COMPANY OF COLORADO
PARCEL NO. 0157322002001

SHEET 27

SCHOOL DISTRICT
NUMBER 12
PARCEL NO. 0157322001001
BOOK 1757, PAGE 187

LOT 1

554
N90°00'00"E
32.00'

553

552
S90°00'00"W
25.00'

S00°44'27"E 388.90'

PE
7A

N00°44'27"W 388.85'

PE
8

S00°44'27"E
312.31'

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

COLORADO DEPARTMENT OF TRANSPORTATION



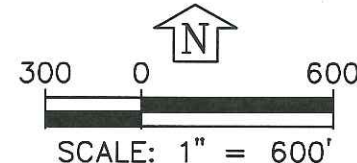
Region 6
2000 S. Holly
Denver, CO 80222
Phone: (303) 757-9212 FAX: (303) 757-9053

RIGHT OF WAY PLANS UNIT:

Sheet Revisions		
8/1/05	PE-2 changed to 2C, Name change for all Parcel 2	TAM

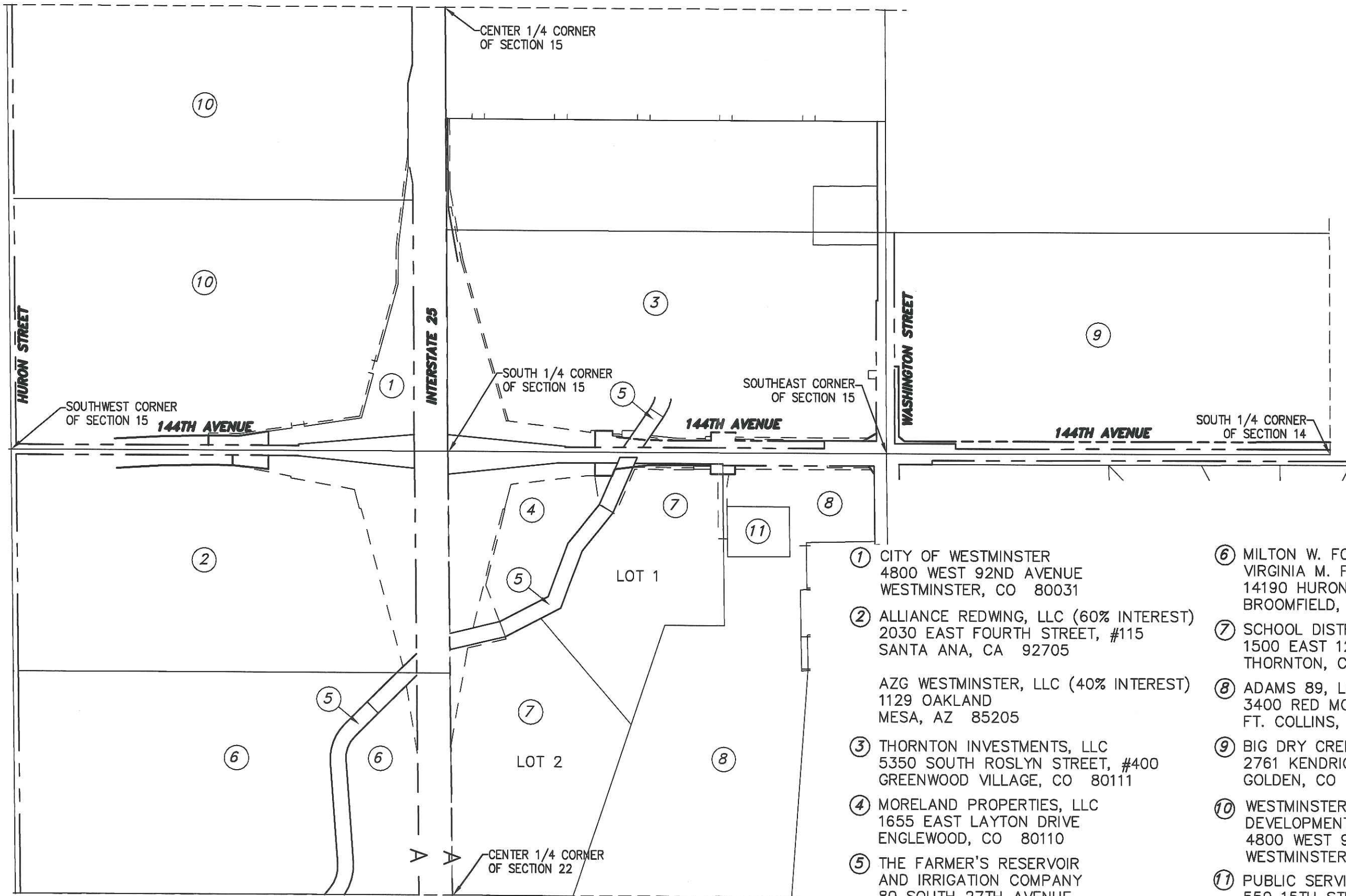


Farnsworth
GROUP
8055 EAST TUFTS AVENUE, SUITE 850
DENVER, COLORADO 80237
(303) 692-8838 / (303) 692-0470 Fax



RIGHT OF WAY	
OWNERSHIP MAP	
PROJECT NO. S04-01/CDOT STU M286-011	
144TH AVENUE AT I-25 INTERCHANGE	
PROJECT CODE: 14594	SHEET NUMBER: 36

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



- ① CITY OF WESTMINSTER
4800 WEST 92ND AVENUE
WESTMINSTER, CO 80031
- ② ALLIANCE REDWING, LLC (60% INTEREST)
2030 EAST FOURTH STREET, #115
SANTA ANA, CA 92705

AZG WESTMINSTER, LLC (40% INTEREST)
1129 OAKLAND
MESA, AZ 85205
- ③ THORNTON INVESTMENTS, LLC
5350 SOUTH ROSLYN STREET, #400
GREENWOOD VILLAGE, CO 80111
- ④ MORELAND PROPERTIES, LLC
1655 EAST LAYTON DRIVE
ENGLEWOOD, CO 80110
- ⑤ THE FARMER'S RESERVOIR
AND IRRIGATION COMPANY
80 SOUTH 27TH AVENUE
BRIGHTON, CO 80601
- ⑥ MILTON W. FONAY TRUST, 1/2 INT.
VIRGINIA M. FONAY TRUST, 1/2 INT.
14190 HURON STREET
BROOMFIELD, CO 80020
- ⑦ SCHOOL DISTRICT #12
1500 EAST 128TH AVENUE
THORNTON, CO 80241
- ⑧ ADAMS 89, LLC
3400 RED MOUNTAIN DRIVE
FT. COLLINS, CO 80525
- ⑨ BIG DRY CREEK INVESTORS, LLC
2761 KENDRICK STREET
GOLDEN, CO 80401
- ⑩ WESTMINSTER ECONOMIC
DEVELOPMENT AUTHORITY
4800 WEST 92ND AVENUE
WESTMINSTER, CO 80031
- ⑪ PUBLIC SERVICE CO. OF COLORADO
550 15TH STREET, #700
DENVER, CO 80202