

COLORADO DEPARTMENT OF TRANSPORTATION



Region 4
Address: 1420 2nd Street
Greeley, CO 80631
Phone: (970) 350-2153 FAX: (970) 350-2178

Right of Way Plans Units: PTS

Sheet Revisions

| Date | Description | Initials |
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Sheet Revisions

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200 WEST OAK
FORT COLLINS, CO 80522
Phone: (970)498-5700
Fax: (970)498-7986
PROJECT ENGINEER: JST

Right of Way Plans

Title Sheet

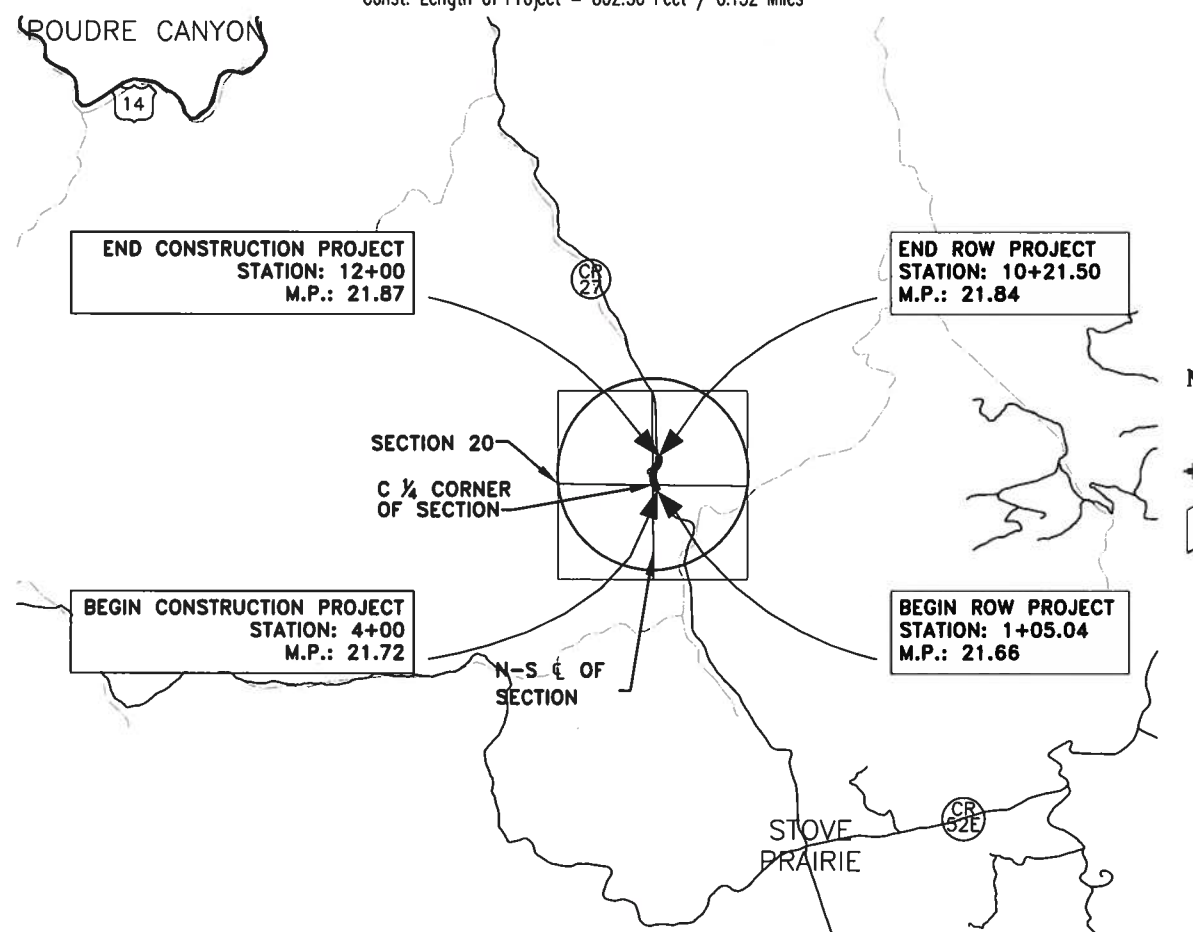
Project Number: SHO C060-053
Project Location: LCR-27

| Project Code | Last Mod. Date | Sheet No. |
|--------------|----------------|-----------|
| 17569 | 11/23/10 | 1.01 |

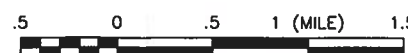
LARIMER COUNTY STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED PROJECT NO. SHO C060-053 REALIGNMENT OF STOVE PRAIRIE ROAD (CR 27) AT MP 21.8 ACROSS A PORTION OF SEC. 20, T8N, R71W OF THE SIXTH PM LARIMER COUNTY RIGHT OF WAY

R.O.W. Length of Project = 918.72 Feet / 0.174 Miles
Const. Length of Project = 802.56 Feet / 0.152 Miles



PROJECT MAP LOCATION



SHEET NO. INDEX OF SHEETS

| | |
|-----------------|---|
| 1.01 | (1) Title Sheet |
| 2.01 | (1) Tabulation of Properties |
| 3.01 | (1) Project Control Diagram |
| 4.01 | (NA) Land Survey Control Diagram |
| 5.01 | (1) Monumentation Sheet |
| 6.01 | (NA) Tabulation of Road Approach Sheets |
| 7.01 | (1) Plan Sheet |
| 8.01 | (1) Ownership Map |

(6) Total Sheets

Scales of Original 11x17 Drawings

Plan Sheets 1"=80'

Ownership Map 1"=800'

Basis of Bearings: SEE "CONTROL DIAGRAM" SHEET 3.01

1. This Right-of-Way Plan is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only.

2. For title information, The Colorado Department of Transportation relied on (Title Policy), (Title Commitments), (Memorandums of Ownership) prepared by (Title Co. or individual) for (Title Insurance Co. or consultant)

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

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

DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

AUTHORIZED:

[Signature]

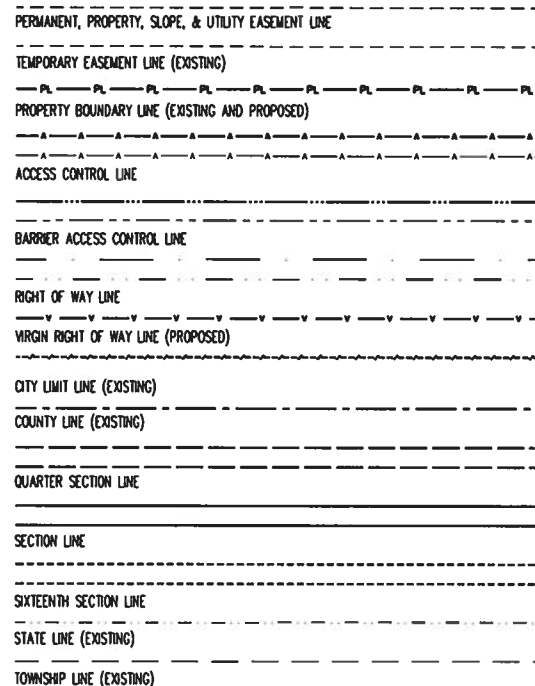
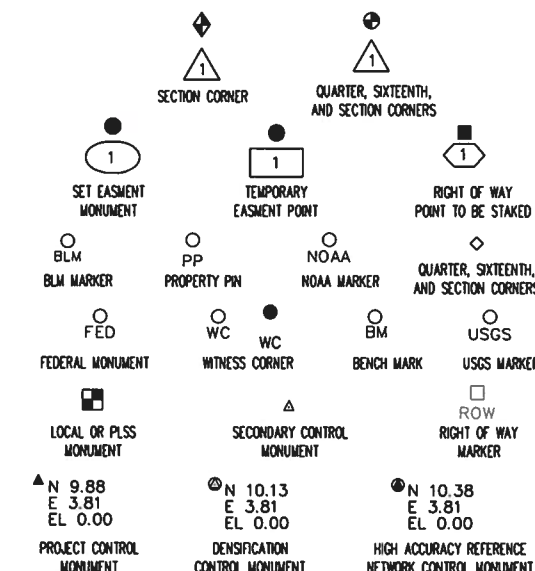
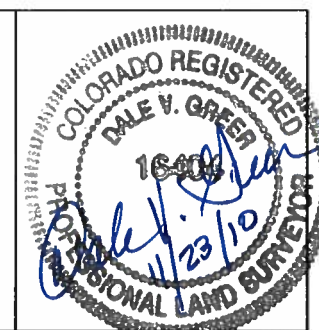
RIGHT OF WAY MANAGER

12/7/10
DATE

SURVEYOR STATEMENT (ROW PLAN)

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

PLS No. 16404



SURVEY/ROW




TERRAIN

Note: For a complete listing of symbolology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication dated July 2006. Existing features are shown as screened weight (gray scale), except as noted with the word (existing). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).

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

November 23: 10:16\299\Right of Way\PN299_ROW_TitleSh_State_LPA.dwg



Region 4
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R.O.W. TABULATION OF PROPERTIES IN LARIMER COUNTY LCR-27

[illegible]

| | | | |
|------------------------------|----------------|--------------|-----------|
| Right of Way Plans | | | |
| Tabulation of Properties | | | |
| Project Number: SHO C060-053 | | | |
| Project Location: LCR-27 | | | |
| | | | |
| Project Code: | Last Mod. Date | Subset | Sheet No. |
| 17569 | 11/23/10 | 2.01 to 2.01 | 2.01 |

[illegible]

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Right of Way Plans

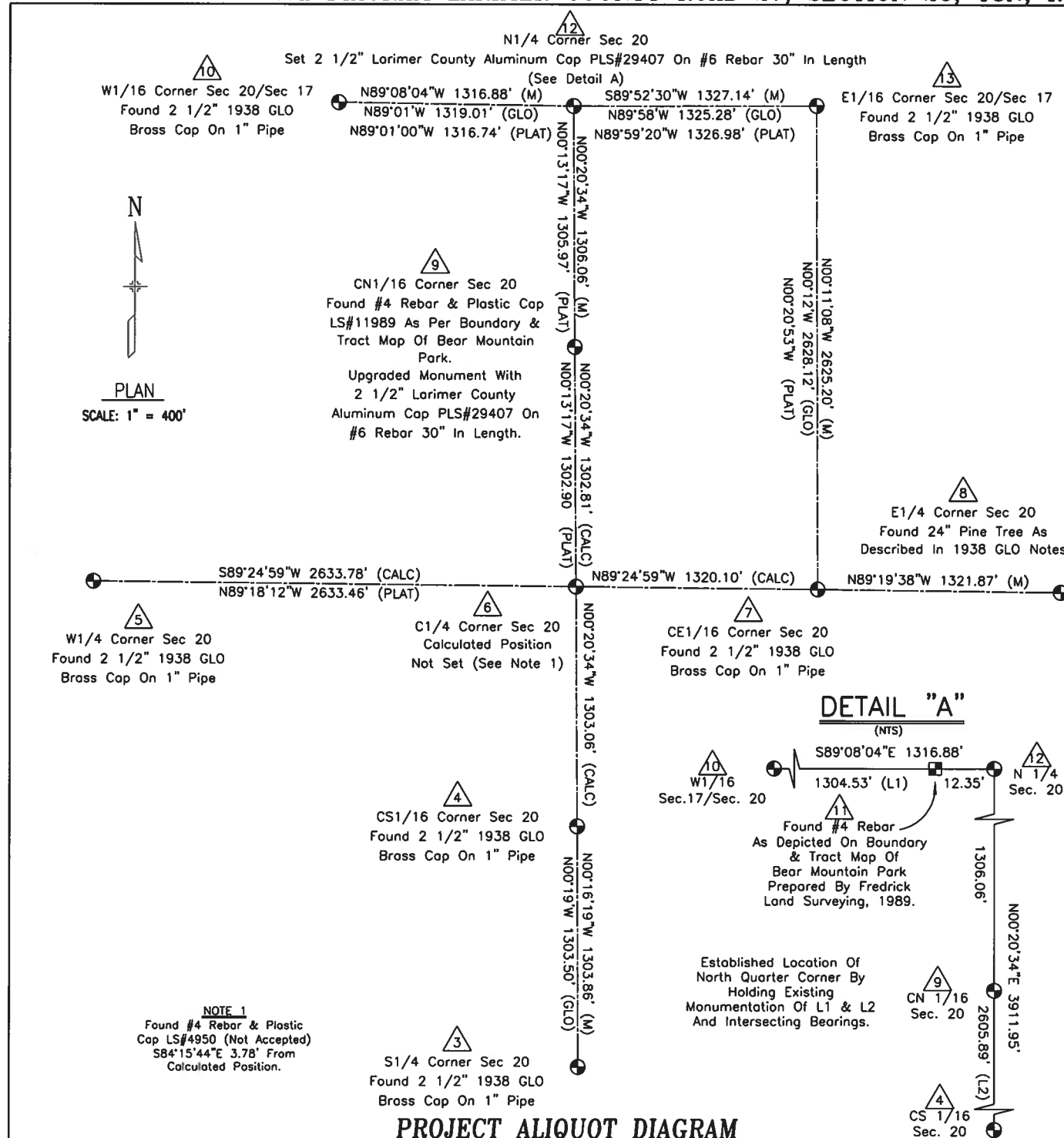
Control Diagram

Project Number: SHO C060-053

Project Location: LCR-27

| Project Code | Last Mod. Date | Subset | Sheet No. |
|--------------|----------------|--------------|-----------|
| 17569 | 11/23/10 | 3.01 to 3.01 | 3.01 |

PROJECT CONTROL DIAGRAM LARIMER COUNTY ROAD 27, SECTION 20, T8N, R71W OF THE 6TH PM, MP 21.66 TO MP 21.87



PROJECT ALIQUOT DIAGRAM

GPS COORDINATE SUMMARY TABLE (ADJUSTED FIELD DATA)

| POINT | GEODETIC COORDINATES NAD-83(92) | | (NAVD 88) | NAD 83(92) | ZONE 0501 |
|---------|---------------------------------|------------------|-----------|-------------|-------------|
| | LATITUDE (N) | LONGITUDE (W) | ELLIPSOID | NORTHING | EASTING |
| L135 | 40°41'01.80006" | 105°22'48.48350" | 5972.264 | 1491993.908 | 3033262.184 |
| CP-BASE | 40°38'52.03366" | 105°22'20.58382" | 7131.511 | 1478856.676 | 3035412.344 |

A GPS Observation Was Conducted At CP-BASE To Connect To HARN Station L135. A HARN Value Was Derived For CP-BASE. All Other Horizontal Values On The Project Are Ground Length Coordinates. The Base Point For These Coordinates Is CP-BASE State Plane Coordinate Truncated To Show A Value Five Places Left Of The Decimal Point To Avoid Confusion With True State Plane Coordinates.

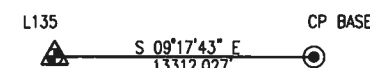
PROJECT CONTROL POINT DIAGRAM

LEGEND

| SYMBOL | DESCRIPTION |
|--------|--|
| — | Section Line |
| • | Section Corner |
| • | Section Quarter Corner, 1/16 Corner |
| ▲ | Vertical and Horizontal Control Point |
| ▲ | High Accuracy Reference Network Point (HARN) |
| ■ | #4 Rebar |
| (M) | Measured |
| (GLO) | 1938 GLO PLAT |
| (PLAT) | Boundary & Tract Map Bear Mountain Park |

BASIS OF BEARINGS

Bearings used in the calculation of coordinates are based on a geodetic bearing of S09°17'43"E from Colorado HARN Control Point "L135" to Larimer County Project Control Point "CP-BASE" as obtained from a Global Positioning System (GPS) Survey.



PROJECT CONTROL POINT TABULATION

| POINT | NORTHING | EASTING | ELEVATION | DESCRIPTION OF MONUMENTS |
|---------|-----------|-----------|-----------|---|
| CP-BASE | 78856.676 | 35412.344 | 1029.41 | SET 1.5" ALUMINUM CAP ON #5 REBAR, CAP STAMPED "LARIMER COUNTY CP-BASE" |
| CP-1 | 78644.763 | 35374.137 | 1000.00 | SET 1.5" ALUMINUM CAP ON #5 REBAR, CAP STAMPED "LARIMER COUNTY CP 1" |
| CP-2 | 78728.323 | 35214.595 | 1015.46 | SET 1.5" ALUMINUM CAP ON #5 REBAR, CAP STAMPED "LARIMER COUNTY CP 2" |

SURVEYOR NOTES

NOTE: THIS CONTROL SURVEY IS FOR THE USE OF THE COLORADO DEPARTMENT OF TRANSPORTATION AND LARIMER COUNTY PERSONNEL. THE SURVEY IS NOT A COMPLETE BOUNDARY SURVEY. TITLE POLICY, TITLE COMMITMENT, AND TITLE RESEARCH WERE NOT PART OF THIS CONTROL SURVEY, THEREFORE, EASEMENTS, RIGHTS, AND RESTRICTIONS OF RECORD ARE NOT SHOWN. THE VERIFICATION OF THE PHYSICAL EVIDENCE WITH RELATION TO EASEMENTS, RIGHTS OF WAY, PROPERTY BOUNDARIES, AND RESTRICTION, AS DESCRIBED IN THE INSTRUMENTS OF RECORD, WERE NOT INCLUDED IN THIS CONTROL SURVEY.

NOTE: NO GUARANTEE AS TO THE ACCURACY OF THE INFORMATION CONTAINED ON THE ATTACHED DRAWING IS EITHER STATED OR IMPLIED UNLESS THIS COPY BEARS AN ORIGINAL SIGNATURE OF THE PROFESSIONAL LAND SURVEYOR HEREON NAMED.

SURVEYORS STATEMENT: I, BRIAN J. BARNES, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, HEREBY STATE THAT THIS SURVEY CONTROL DIAGRAM WAS PREPARED UNDER MY DIRECT SUPERVISION THIS DAY OF FROM A FIELD SURVEY PERFORMED UNDER MY SUPERVISION AND CHECKING FOR AND ON BEHALF OF THE LARIMER COUNTY, STATE OF COLORADO, AND IS NOT A LAND SURVEY PLAT OR RIGHT-OF-WAY SURVEY PLAT AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS CONTROL SURVEY, AS SHOWN, MEETS THE MINIMUM HORIZONTAL CONTROL TOLERANCES OF A TYPE B SURVEY AS LISTED IN THE COLORADO DEPARTMENT OF TRANSPORTATION SURVEY MANUAL CHAPTER THREE (REVISED 4/29/92).

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

SURVEYOR CERTIFICATE (FIELD)

Control Survey and Monumentation was done under my supervision and checking.

NAME BRIAN J. BARNES P.L.S. NO. 29407

DATE 11/23/10

BASIS OF PROJECT CONTROL

Project Control coordinates are based on geodetic bearing from Point 9 "CN 1/16 Corner of Section 20, Township 8 North, Range 71 West" having coordinate: Northing 79657.932, Easting 35406.486. And bearing N00°20'34"W to Point 12 "North Quarter Corner Section 20, Township 8 North, Range 71 West.

BASIS OF ELEVATIONS

Elevations are based on CP-BASE. Elevation 1029.41' Assumed Datum. All other Project Control Points were then tied in by a differential level loop.



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Right of Way Plans

Monumentation Sheet

Project Number: SHO C060-053

Project Location: LCR-27

| Project Code: | Last Mod. Date | Subset | Sheet No. |
|---------------|----------------|--------------|-----------|
| 17569 | 11/23/10 | 5.01 to 5.01 | 5.01 |

TABULATION OF PERMANENT EASEMENT
POINTS TO BE STAKED

| Point No. | Northing(ft) | Easting(ft) |
|-----------|--------------|-------------|
| 14 | 78071.863 | 35575.388 |
| 15 | 78219.509 | 35474.122 |
| 6 | 78355.127 | 35414.282 |
| 16 | 78937.930 | 35520.519 |
| 17 | 78819.020 | 35411.510 |
| 18 | 78879.147 | 35411.123 |
| 19 | 78895.862 | 35498.460 |
| 20 | 78937.930 | 35520.519 |
| 21 | 78922.809 | 35578.582 |
| 22 | 78846.217 | 35558.635 |
| 23 | 78751.893 | 35498.931 |
| 24 | 78642.866 | 35459.193 |
| 25 | 78521.947 | 35446.404 |
| 26 | 78404.040 | 35483.940 |
| 27 | 78290.370 | 35531.170 |
| 28 | 78214.880 | 35556.230 |
| 29 | 78131.710 | 35607.500 |
| 30 | 78117.892 | 35621.287 |

TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED

| Point No. | Northing(ft) | Easting(ft) | Description |
|-----------|--------------|-------------|---------------------------------|
| 32 | 78812.996 | 35311.540 | Temporary Construction Easement |
| 33 | 78860.400 | 35311.257 | Temporary Construction Easement |
| 18 | 78879.147 | 35411.123 | Temporary Construction Easement |
| 31 | 78849.718 | 35411.322 | Temporary Construction Easement |

TABULATION OF FOUND ALIQUOT CORNER CONTROL

| Point No. | Northing(ft) | Easting(ft) | Description |
|-----------|--------------|-------------|--|
| 3 | 75748.251 | 35428.268 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |
| 4 | 77052.086 | 35422.079 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |
| 5 | 78381.958 | 32780.642 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |
| 7 | 78341.679 | 36734.312 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |
| 8 | 78326.160 | 38056.090 | FOUND 24" PINE TREE AS DESCRIBED IN 1938 GLO NOTES |
| 9 | 79657.932 | 35406.486 | FOUND #4 REBAR & PLASTIC CAP L S 11989 |
| 10 | 80983.862 | 34081.940 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |
| 13 | 80966.864 | 36725.811 | FOUND 2 1/2" 1938 GLO BRASS CAP ON 1" PIPE |

TABULATION OF SET ALIQUOT CORNER CONTROL

| Point No. | Northing(ft) | Easting(ft) | Description |
|-----------|--------------|-------------|---|
| 9 | 79657.932 | 35406.486 | SET 2 1/2" LARIMER COUNTY ALUMINUM CAP PLS#29407 ON #6 REBAR 30" IN LENGTH CN 1/16 COR SEC 20 |
| 12 | 80963.967 | 35398.671 | SET 2 1/2" LARIMER COUNTY ALUMINUM CAP PLS#29407 ON #6 REBAR 30" IN LENGTH N 1/4 COR SEC 20 |

NOTE: POINTS TO BE STAKED ARE NOT
PERMANENT MONUMENTS.

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Right of Way Plans

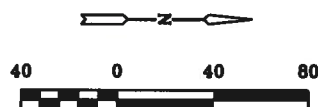
Plan Sheet

Project Number: SHO C060-053

Project Location: LCR-27

| Project Code | Last Mod. Date | Subset | Sheet No. |
|--------------|----------------|--------------|-----------|
| 17569 | 11/23/10 | 7.01 to 7.01 | 7.01 |

LARIMER COUNTY ROAD 27, SECTION 20, T8N, R71W OF THE 6TH PM



SCALE: 1" = 80'

SW 1/4

NW 1/4

SE 1/4

NE 1/4

PE 1 COLLINS, SHAUN D. &
CARRIE
TE 1 (SAME AS ABOVE)

PE 2 ARMSTRONG, HOWARD EDWARD &
ELEANOR LEE

LEGEND

- ROAD EASEMENT TO BE ACQUIRED
- AREA OF EXISTING ROW INCLUDED IN DESCRIPTION
- TEMP CONST EASEMENT TO BE ACQUIRED
- TOP OF CUT
- TOE OF FILL
- TEMP EASEMENT POINT TO BE STAKED
- PERMANENT EASEMENT POINT TO BE STAKED

BASIS OF BEARING W.
LINE, N 1/2, NE 1/4 SEC 20
S00°20'34"E
1306.06'

POINT OF BEGINNING
(PE2 & TE1)

PROPERTY LINE

C N 1/2 COR.
SEC 20

C N 1/2 COR.
SEC 20

RADIAL BEARING
S75°24'08"E

PROPOSED EDGE
OF ASPHALT

NOTE: PE-1 & PE-2 PARCELS CONTAIN BOTH
EXISTING ROW AND ROW TO BE ACQUIRED.

CURVE TABLE

| CURVE # | DELTA | RADIUS | LENGTH | CHORD | CHORD BEARING |
|---------|-----------|---------|---------|---------|---------------|
| C1 | 21°16'21" | 485.00' | 180.07' | 179.04' | S34°26'43"E |
| C2 | 26°54'30" | 210.00' | 98.62' | 97.72' | N31°37'37"W |
| C3 | 26°18'15" | 255.00' | 117.07' | 116.04' | N20°01'32"E |
| C4 | 26°25'21" | 105.00' | 48.42' | 47.99' | S27°48'32"W |
| C5 | 53°15'36" | 365.00' | 339.29' | 327.21' | N07°51'24"E |

LINE TABLE

| LINE # | BEARING | DISTANCE |
|--------|-------------|----------|
| L1 | S00°20'34"E | 778.79' |
| L2 | S00°20'34"E | 524.03' |
| L3 | S23°48'32"E | 148.23' |
| L4 | N44°55'08"E | 65.00' |
| L5 | N45°04'52"W | 19.51' |
| L6 | N18°10'21"W | 89.53' |
| L7 | N23°04'54"W | 117.75' |
| L8 | N17°27'07"W | 119.17' |
| L9 | N06°02'14"E | 121.59' |
| L10 | N32°19'57"E | 111.63' |

LINE TABLE

| LINE # | BEARING | DISTANCE |
|--------|-------------|----------|
| L11 | N14°35'52"E | 79.15' |
| L12 | N75°24'08"W | 60.00' |
| L13 | S79°22'05"W | 88.50' |
| L14 | S00°20'34"E | 838.93' |
| L15 | S00°20'34"E | 463.90' |
| L16 | N18°46'23"W | 147.61' |
| L17 | S00°20'34"E | 29.43' |
| L18 | S69°47'47"W | 106.32' |
| L19 | N00°20'34"W | 47.40' |
| L20 | N79°22'05"E | 101.63' |

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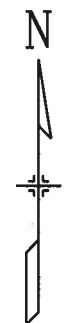
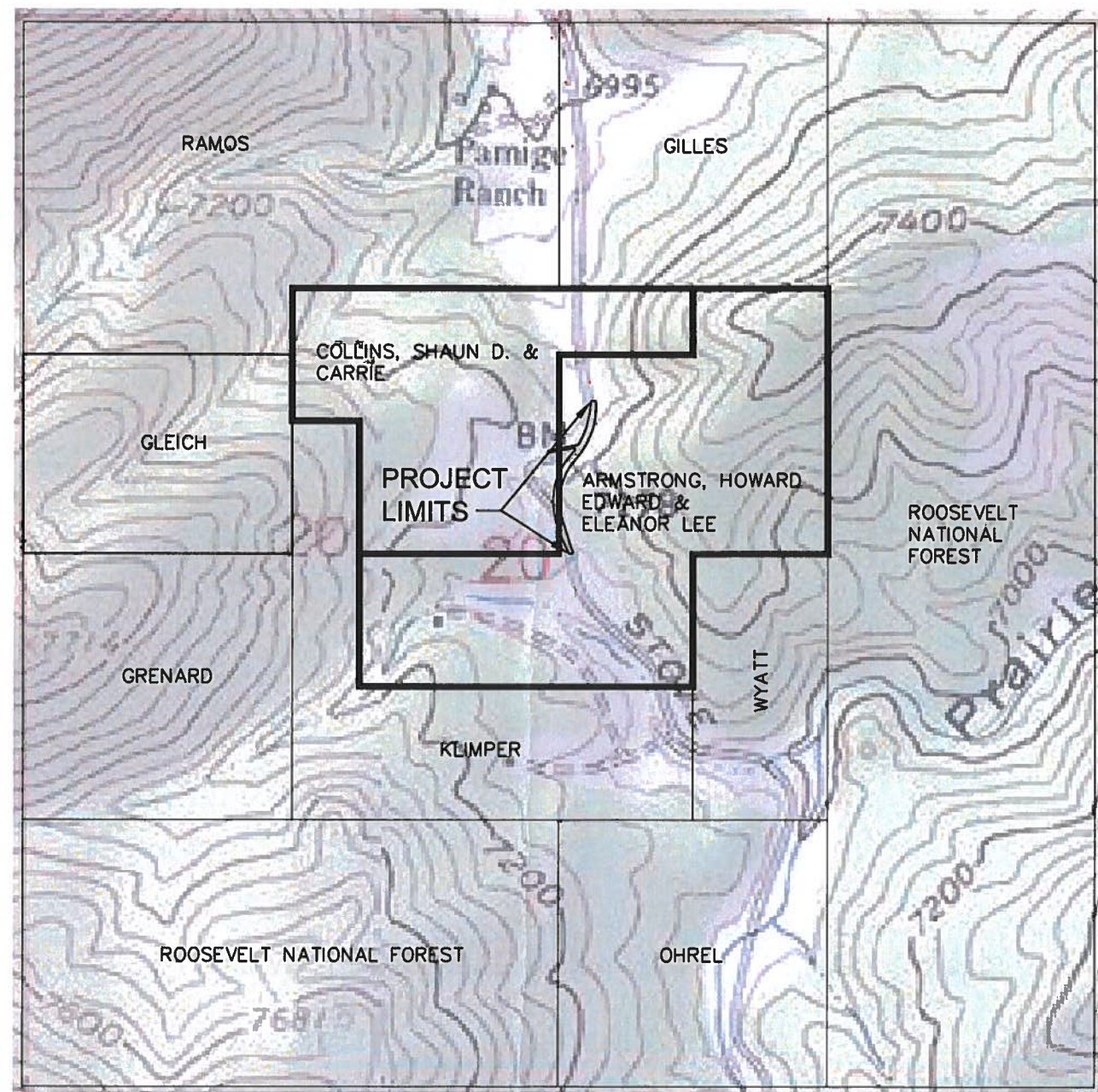
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SCALE: 1" = 800'

PLAN

SCALE: 1" = 800'

SEC. 20, T7N, R71W