

R. O. W. TABULATION OF PROPERTIES IN BOULDER & JEFFERSON COUNTY S.H. No. 128 PROJ. S 0022 (2)

FEDERAL ROAD DISTRICT NO. 2	DISTRICT COLORADO	PROJECT NO. S 0022 (2)	SHEET NO. 2
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RIGHT OF WAY JCT. S.H. 93 & 128 EAST

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN ACRES			PURCHASE DATA					REMARKS	NO.
				PARCEL	TO BE ACQUIRED	REMAINDER	LAND	IMPROV'M'TS	DAMAGE	MISC.	TOTAL		
			BOULDER COUNTY			LT. RT.							
			T.1S., R. 70 W.										
1 Rev.	SAM L. RUDD	10395 W. COLFAX DENVER, COLORADO	SE 1/4 SW 1/4 Sec. 28	0.87	0.87	756±							
2	DELETED												
3 Rev.	SAM L. RUDD & ROBERT A. PIERCE	" "	NE 1/4 NW 1/4 Sec. 33	1.58	1.58	483±							
4.	SAM L. RUDD SID H. ELIASON & ROBERT A. PIERCE	10395 W. COLFAX DENVER, COLORADO	SE 1/4 SW 1/4 Sec. 28 NE 1/4 NW 1/4 & E 1/2 Sec. 33	32.49	32.49	170± 351±							
5.	CHARLES D. WANEKA & LOIS JANE WANEKA, J.T.	LAFAYETTE, COLORADO	SW 1/4 Sec. 34	20.99	20.54	109± 29±							
6.	CHARLES A. KELSALL	2411 PINE BOULDER, COLORADO	S 1/2 SE 1/4 Sec. 34	3.81	2.72	115±							
7.	SUSAN M. LINDSAY	1931 FOREST DENVER, COLORADO	S 1/2 S 1/2 Sec. 35	19.23	19.23	388± 451±							
			JEFFERSON COUNTY										
			T. 2 S., R. 70 W.										
8.	HAROLD W. SPICER & KENNETH WILSHUSEN	SUPERIOR, COLORADO	N 1/2 N 1/2 Sec. 3	16.91	15.77	299±							
9.	SUSAN M. LINDSAY	1931 FOREST DENVER, COLORADO	NW 1/4 NW 1/4 Sec. 2	4.63	4.63	See Par. 7							
10.	SUSAN M. LINDSAY	1931 FOREST DENVER, COLORADO	N 1/2 NE 1/4 Sec. 2	17.45	17.45	See Par. 7							
11-REV													
II.	THOMAS G. BONAR & IRIS BONAR	RT. 1, BOX 359 BROOMFIELD, COLORADO	N 1/2 Sec. 1	39.74	39.58	152± 832±							
E-II	THOMAS G. BONAR & IRIS BONAR	RT. 1, BOX 359 BROOMFIELD, COLORADO	E 1/2 NE 1/4 Sec. 1	0.30	0.30	See Par. II							
E-II-A	THOMAS G. BONAR & IRIS BONAR	RT. 1, BOX 359 BROOMFIELD, COLORADO	SE 1/4 NE 1/4 Sec. 1	0.09	0.09	See Par. II							
			T. 2 S., R. 69 W.										
E-12	JOHN H. SHUTTLEWORTH, JR.	2650 FERN DRIVE WESTMINISTER, COLORADO	W 1/2 NW 1/4 Sec. 6	0.23	0.23	35±							

REVISION: DMC 9/5/2024
out sale of Parcel 11-EX
per; reception no.
2024052023, dated
9/4/2024 (CDOT to Town
of Superior)

out sale of Parcel 11-EX
per; reception no. 2024052023, dated 9/4/2024 (CDOT to Town of Superior)
deed attached

FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	S 0022(2)	3

RIGHT OF WAY JCT. S. H. 93 & 128 - EAST

REVISIONS		
5-1-66	Rev. Parcels 1 & 3	FCM

NE 1/4 Sec. 33
T. 15. R. 70W.

(2) DELETED

Point Of Beginning Parcel 4,
N. 89°-35'-30" E., 20.1' to 3 1/4
Corner Sec. 28.

S.W. 1/4 Sec. 28
T. 15. R. 70W.
SID H. ELIASON
ROBERT A. PIERCE
SAM L. RUDD
Rev. 10395 W. COLFAX
DENVER, COLO.

Point Of Beginning Parcel
S. 78°-04'-30" E., 374.6' to 5 1/4
Corner Sec. 28.

Point Of Beginning Parcel
3, Rev. N. 64°-25'-45" E., 507.3' to
N 1/4 Corner Sec. 33.

SAM L. RUDD,
SID H. ELIASON
ROBERT A. PIERCE
10395 W. COLFAX
DENVER, COLO.

NE 1/4 Sec. 33
T. 15. R. 70W.

$\Delta = 51^{\circ}51'00''$ Rt.
 $T_s = 708.6'$

$\Delta_c = 36^{\circ}51'$
 $D_c = 5^{\circ}00'$
 $T_c = 381.8'$
 $L_c = 737.0'$
 $R_c = 1146.0'$
 $S = 0.100\%$
 $M.D.S. = 60$ M.P.H.
 $H.S.D. =$

$\Delta = 31^{\circ}11'$ Rt.
 $D = 2^{\circ}00'$
 $T = 799.5'$
 $L = 1,558.2'$
 $R = 2,865'$

No. 1 - A-2-6(1)
 $P.L. = 15$
 $L.L. = 32$
 $\% 200 = 29$
 $R = 30$

No. 2 - A-7-5(12)
 $P.L. = 27$
 $L.L. = 47$
 $\% 200 = 58$
 $C.B.R. = 3.4$

5900
5890
80
70
60
5850

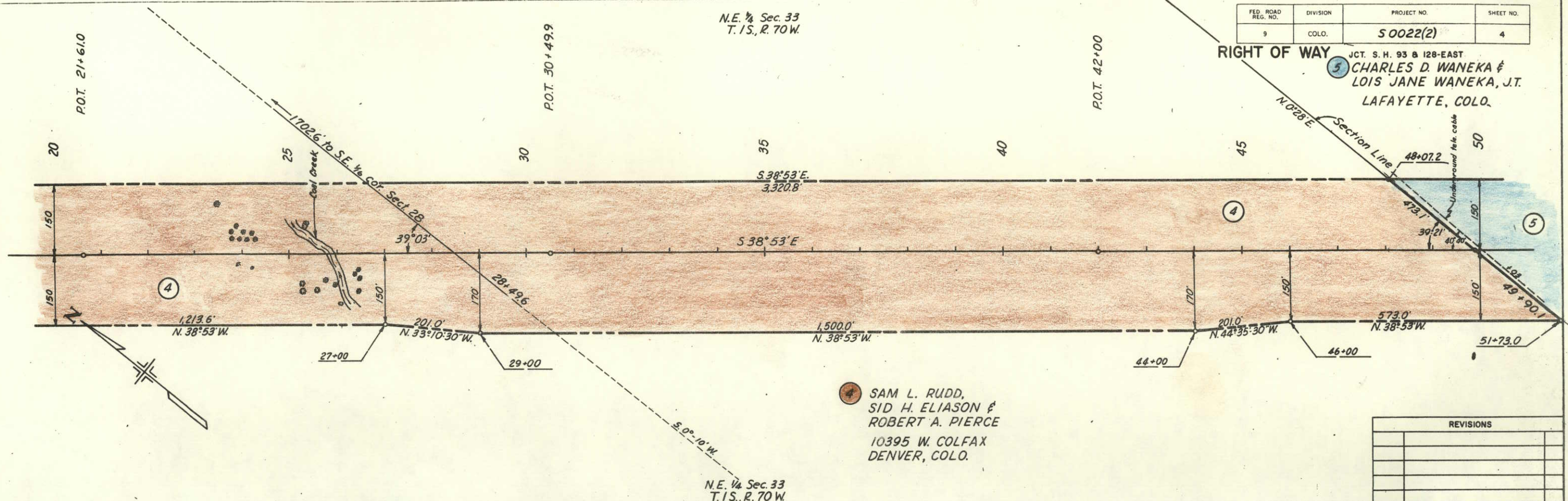
5900
5890
80
70
60
5850

P.T. 131 + 94.4 Bk.
129 + 34.5 Ahd.

FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	50022(2)	4

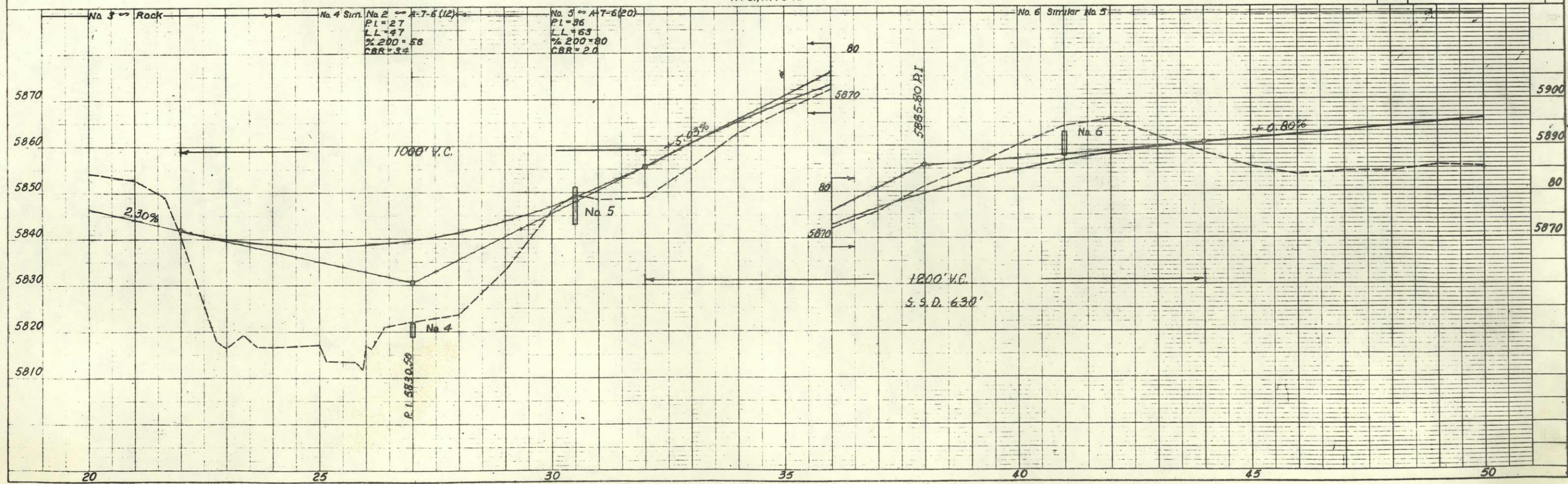
RIGHT OF WAY
JCT. S.H. 93 & 128-EAST
CHARLES D. WANEKA &
LOIS JANE WANEKA, J.T.
LAFAYETTE, COLO.

N.E. 1/4 Sec. 33
T.1S., R. 70W.



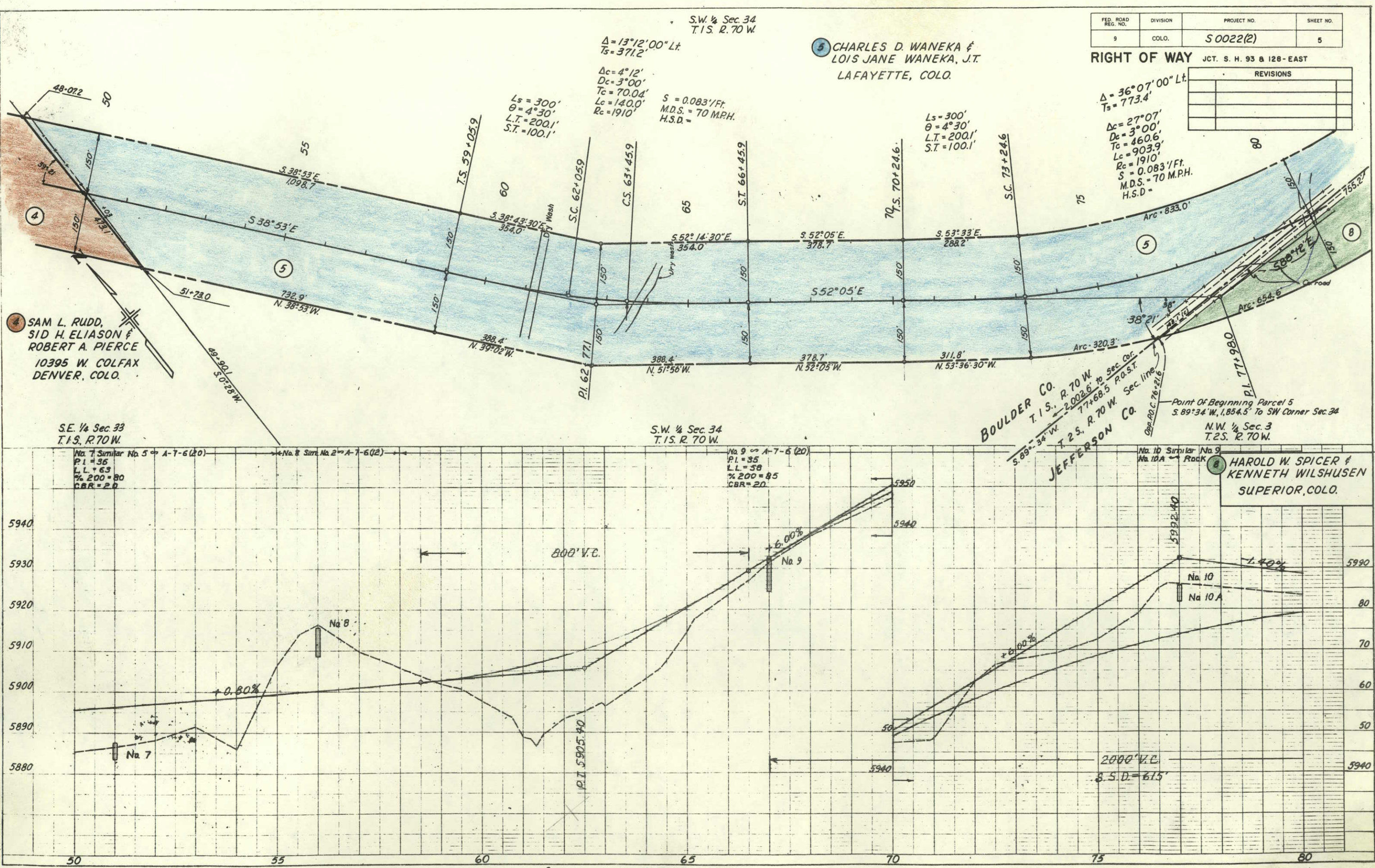
SAM L. RUDD,
SID H. ELIASON &
ROBERT A. PIERCE
10395 W. COLFAX
DENVER, COLO.

REVISIONS	



FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	S 0022(2)	5

RIGHT OF WAY	
JCT. S. H. 93 & 128 - EAST	
REVISIONS	



PLAN
26405

PROFILE
26406

5 CHARLES D. WANEKA &
LOIS JANE WANEKA, J.T.
LAFAYETTE, COLO.

S.E. 1/4 Sec. 34
T.15. R.70 W.

6 CHARLES A. KELSALL
2411 PINE,
BOULDER, COLO.

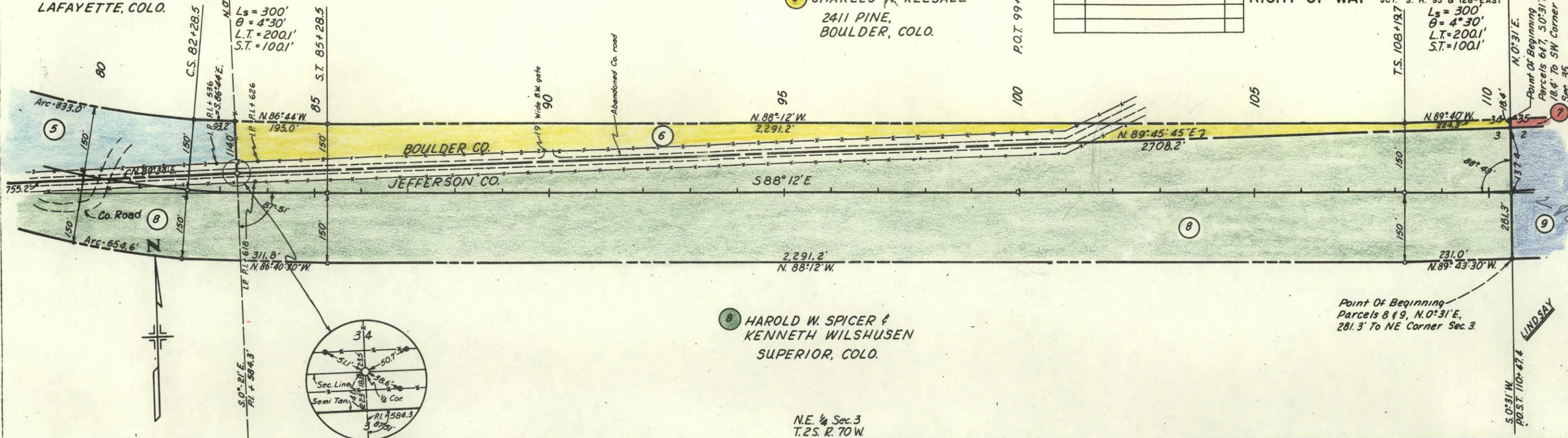
REVISIONS	

FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	50022(2)	6

RIGHT OF WAY

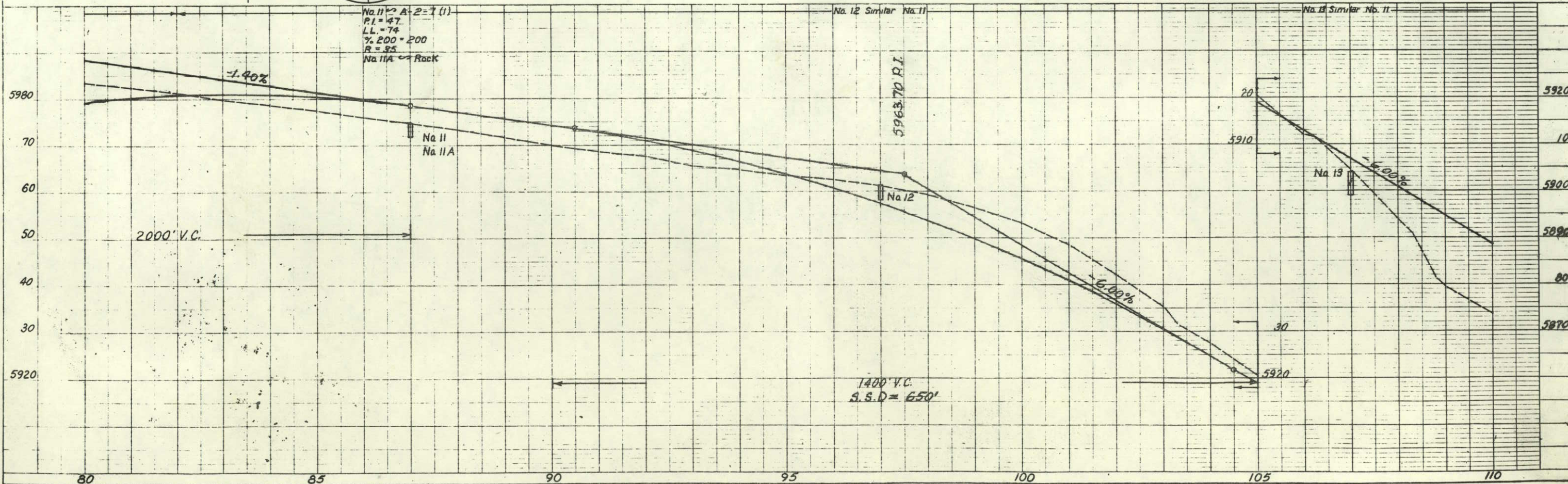
JCT. S. H. 93 & 128-EAST

$L_s = 300'$
 $\theta = 4^\circ 30'$
 $L.T. = 200.1'$
 $S.T. = 100.1'$



7 HAROLD W. SPICER &
KENNETH WILSHUSEN
SUPERIOR, COLO.

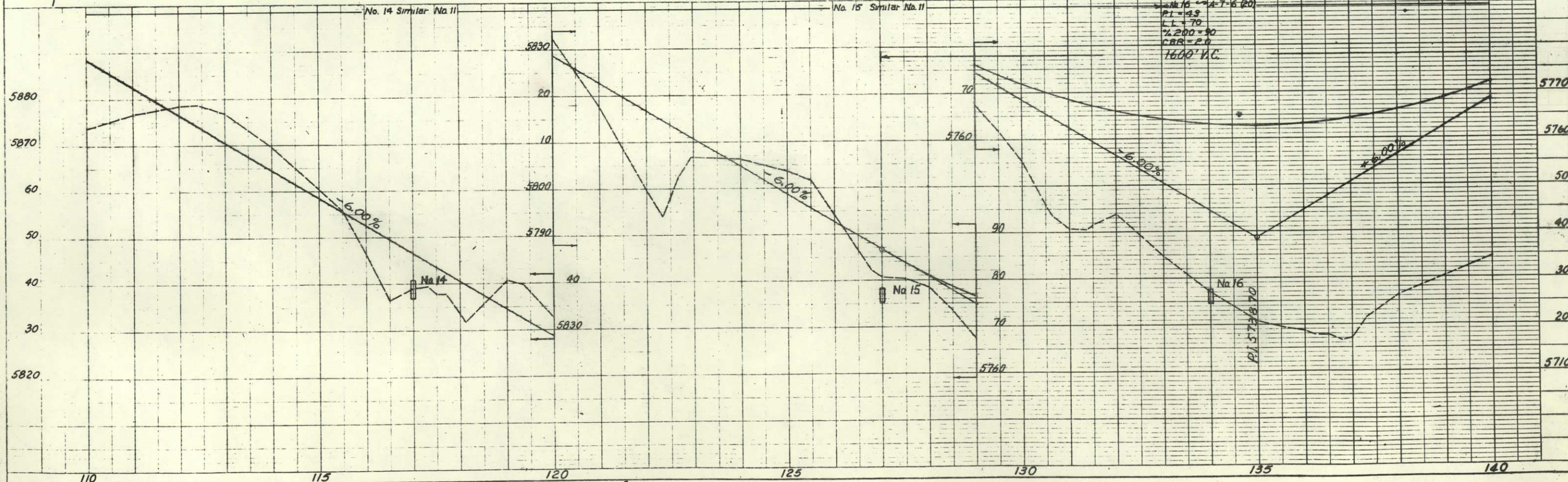
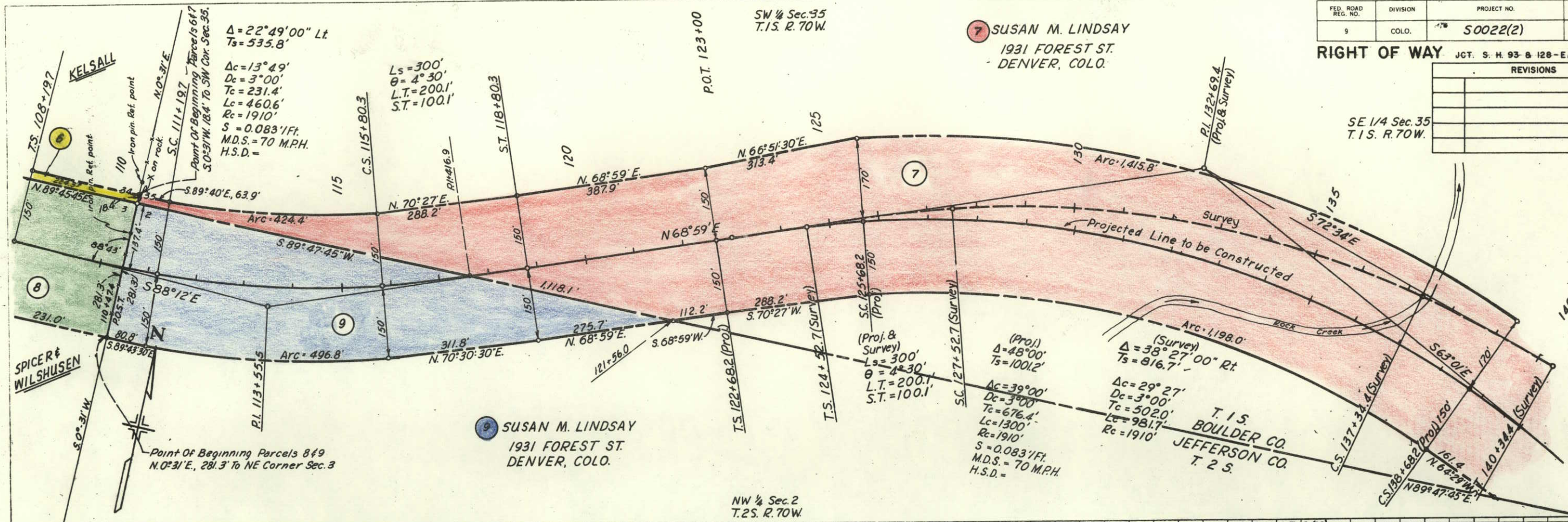
N.E. 1/4 Sec. 3
T.25. R.70 W.



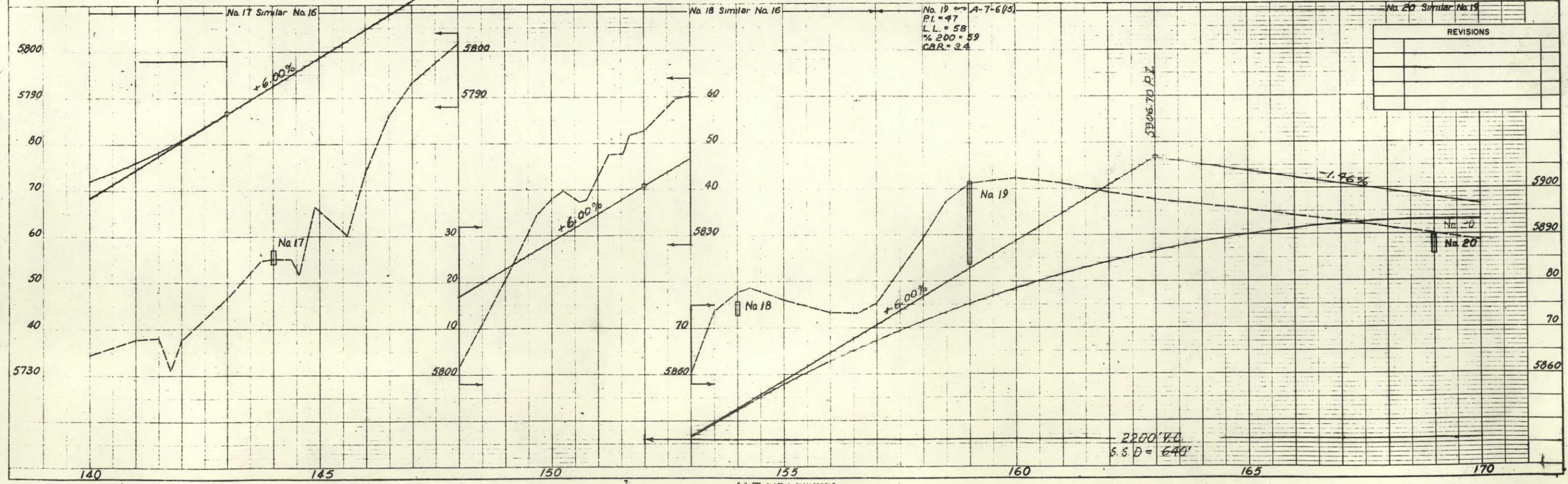
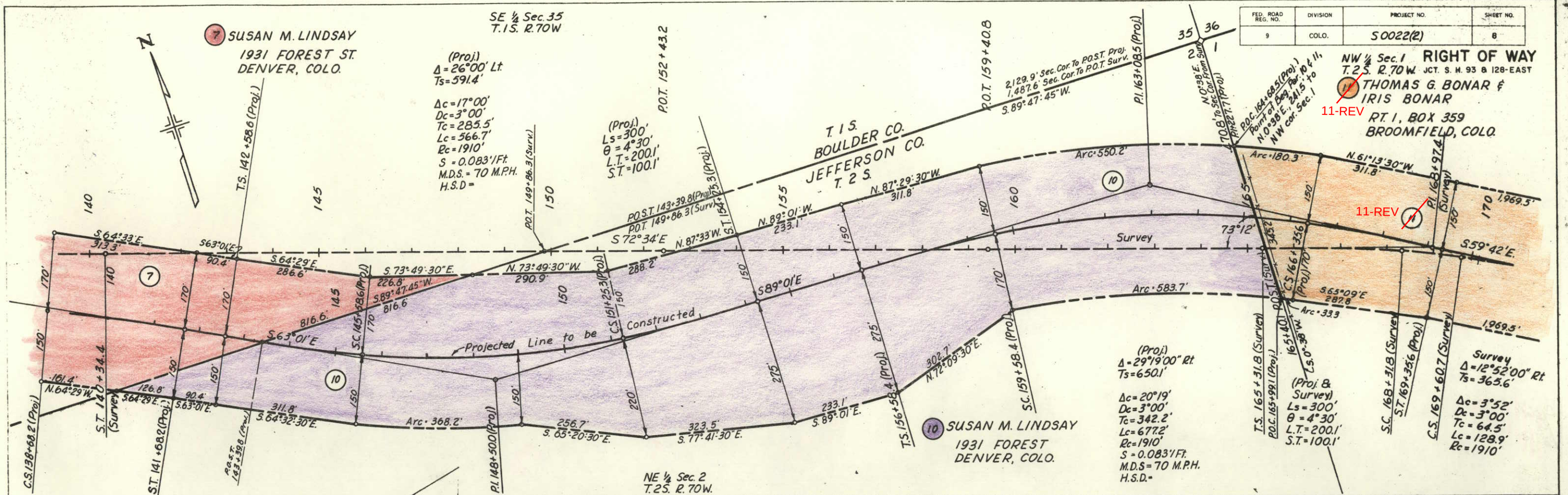
FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	50022(2)	7

RIGHT OF WAY JCT. S. H. 93 & 128-EAST

REVISIONS	



FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	50022(2)	8



NW 1/4 Sec. 1
T.2S. R.70W.

11-REV  **THOMAS G. BONAR &
IRIS BONAR**
RT. 1, BOX 359
BROOMFIELD, COLO.

PROJECTED

$L_s = 300'$
 $\theta = 4.5^\circ$
 $L.T. = 200.1'$
 $S.T. = 100.1'$

PROJECTED
LINE

$\Delta = 50^\circ 43' 00''$ Lt.
 $T_s = 1056.1'$
 $E_s = 205.8'$

FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLO.	S 0022(2)	9

RIGHT OF WAY JCT. S. H. 93 & 128-EAST

REVISIONS	

(Surv.)
 $\Delta = 52^\circ 40' 00''$ Lt.
 $T_s = 1285.2'$
 $\Delta_c = 45^\circ 10'$
 $D_c = 2^\circ 30'$
 $T_c = 953.3'$
 $L_c = 1806.7'$
 $R_c = 2292'$
 $S = 0.069'/ft.$
 $M.D.S. = 70$ M.P.H.
 $H.S.D. =$

(Surv.)
 $L_s = 300'$
 $\theta = 3^\circ 45'$
 $L.T. = 200'$
 $S.T. = 100'$

$\Delta_c = 41^\circ 43' 00''$
 $D_c = 3^\circ$
 $T_c = 727.8'$
 $L_c = 1390.6'$
 $R_c = 1910.0'$
 $E_c = 134.0'$
 $S = 0.083'/ft.$
 $M.D.S. =$
 $H.S.D. =$

$T.S. 187+95.8$ (Surv.)

$S.C. 190+95.8$ (Surv.)

$S.C. 191+93.3$ (Proj.)

(Surv.)
 $L_s = 300'$
 $\theta = 3^\circ 45'$
 $L.T. = 200'$
 $S.T. = 100'$

$T.S. 188+93.3$ (Proj.)

$N. 61^\circ 10' W.$
 $288.2'$

$311.8'$
 $S. 61^\circ 13' 30'' E.$

11-REV 

NE 1/4 Sec. 1
T.2S. R.70W.

Projected Line To Be Constructed
Public Service
High voltage transmission line
Dump area

$Arc = 1281.4'$
 $37^\circ 43'$
 $Arc = 1499.9'$

$Pl. 199+49.4$ (Proj.)

$Pl. 200+81.0$ (Surv.)

$L_s = 300'$
 $\theta = 4^\circ 30'$
 $L.T. = 200.1'$
 $S.T. = 100.1'$

$172+72.5$ Bk. (End Proj. Line)
 $S.T. 172+60.7$ Ah. (Survey)

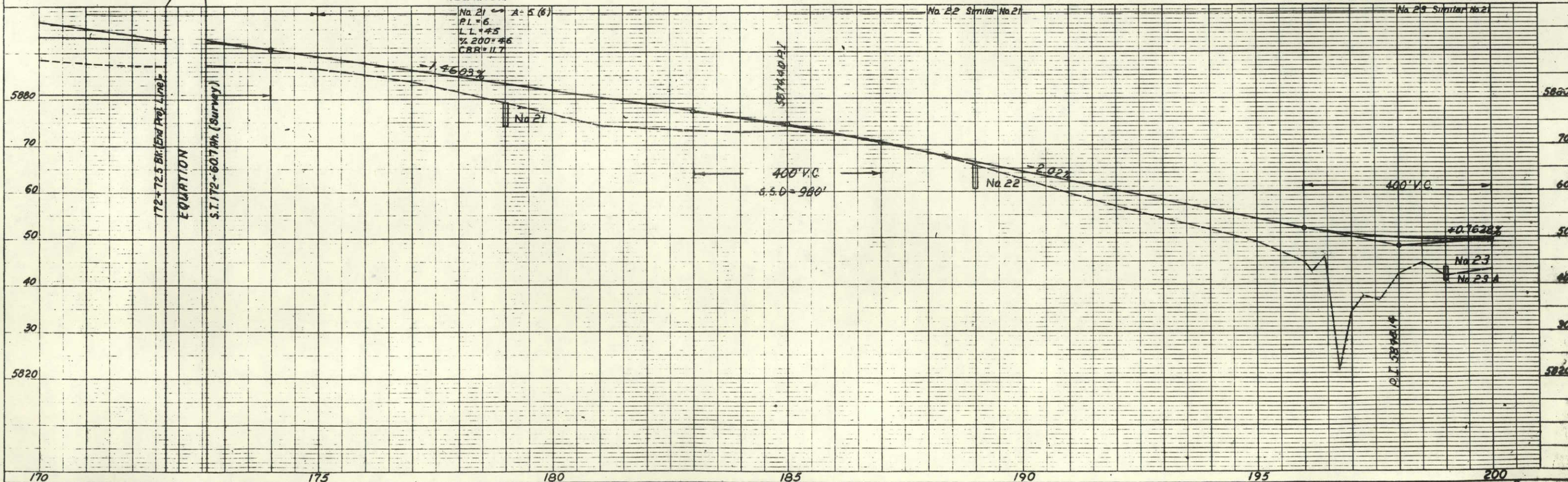
NW 1/4 Sec. 1
T.2S. R.70W.

No. 21 $A = 5 (S)$
 $PL = 6$
 $LL = 4.5$
 $\% 200 = 4.6$
 $C.B.R. = 11.7$

No. 22 Similar No. 21

NE 1/4 Sec. 1
T.2S. R.70W.

No. 23 Similar No. 21



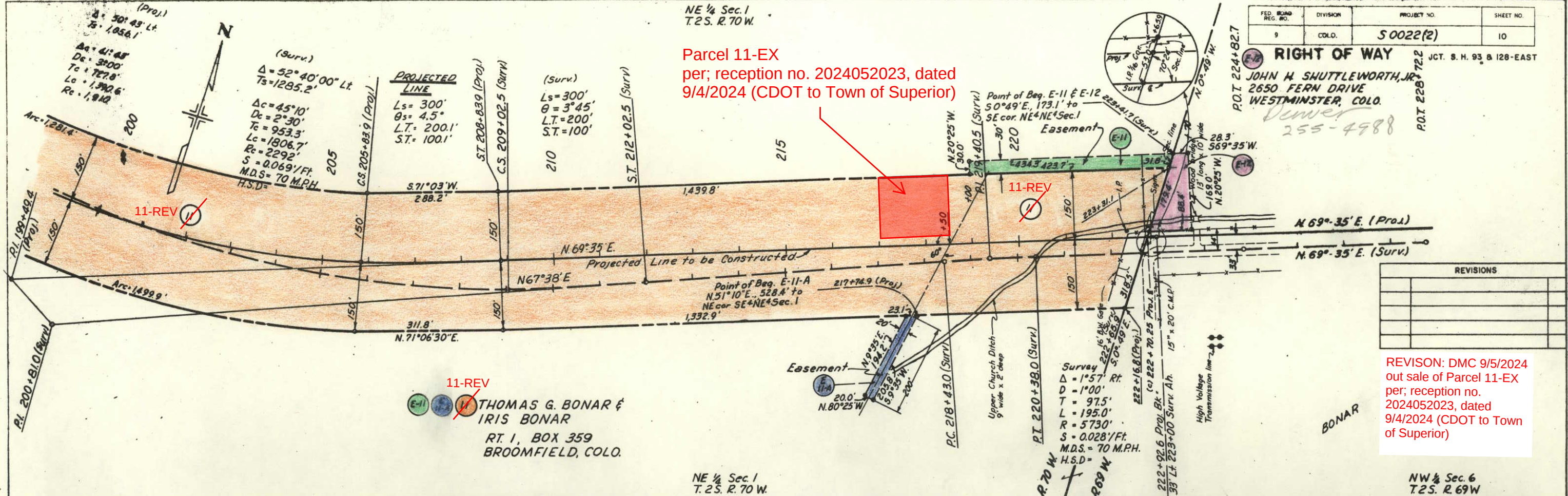
NE 1/4 Sec. 1
T.2S. R.70W.

Parcel 11-EX
per; reception no. 2024052023, dated
9/4/2024 (CDOT to Town of Superior)

FED. ROAD REG. NO.	DIVISION	PROJECT NO.	SHEET NO.
9	COLD.	S 0022(2)	10

JCT. S. H. 93 & 128-EAST

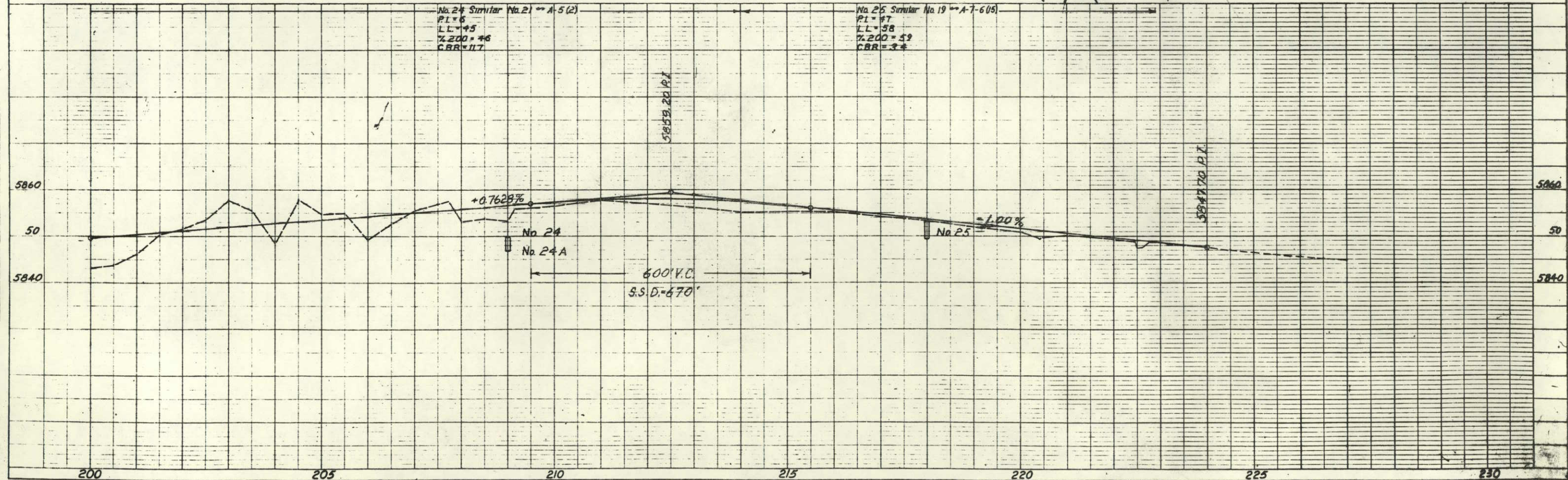
RIGHT OF WAY
JOHN H. SHUTTLEWORTH, JR.
2650 FERN DRIVE
WESTMINSTER, COLO.
255-4988



REVISION: DMC 9/5/2024
out sale of Parcel 11-EX
per; reception no.
2024052023, dated
9/4/2024 (CDOT to Town
of Superior)

NE 1/4 Sec. 1
T.2S. R.70W.

NW 1/4 Sec. 6
T.2S. R.69W.

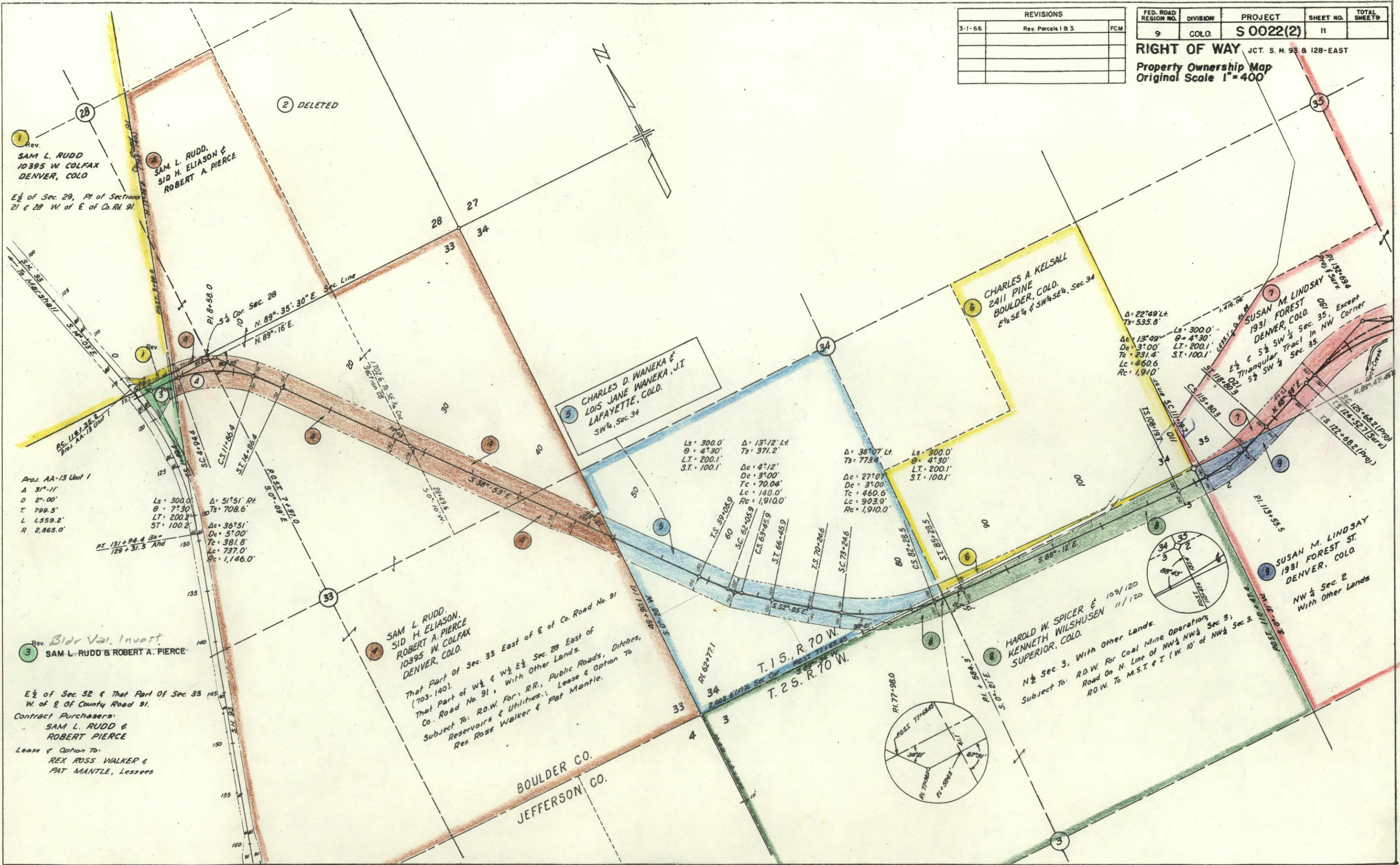


REVISIONS		
3-1-66	Rev. Parcels 1 & 3	FCM

FED. ROAD REGION NO.	DIVISION	PROJECT	SHEET NO.	TOTAL SHEETS
9	COLO.	S 0022(2)	11	

RIGHT OF WAY JCT. S. H. 93 & 128-EAST

Property Ownership Map
Original Scale 1"=400'

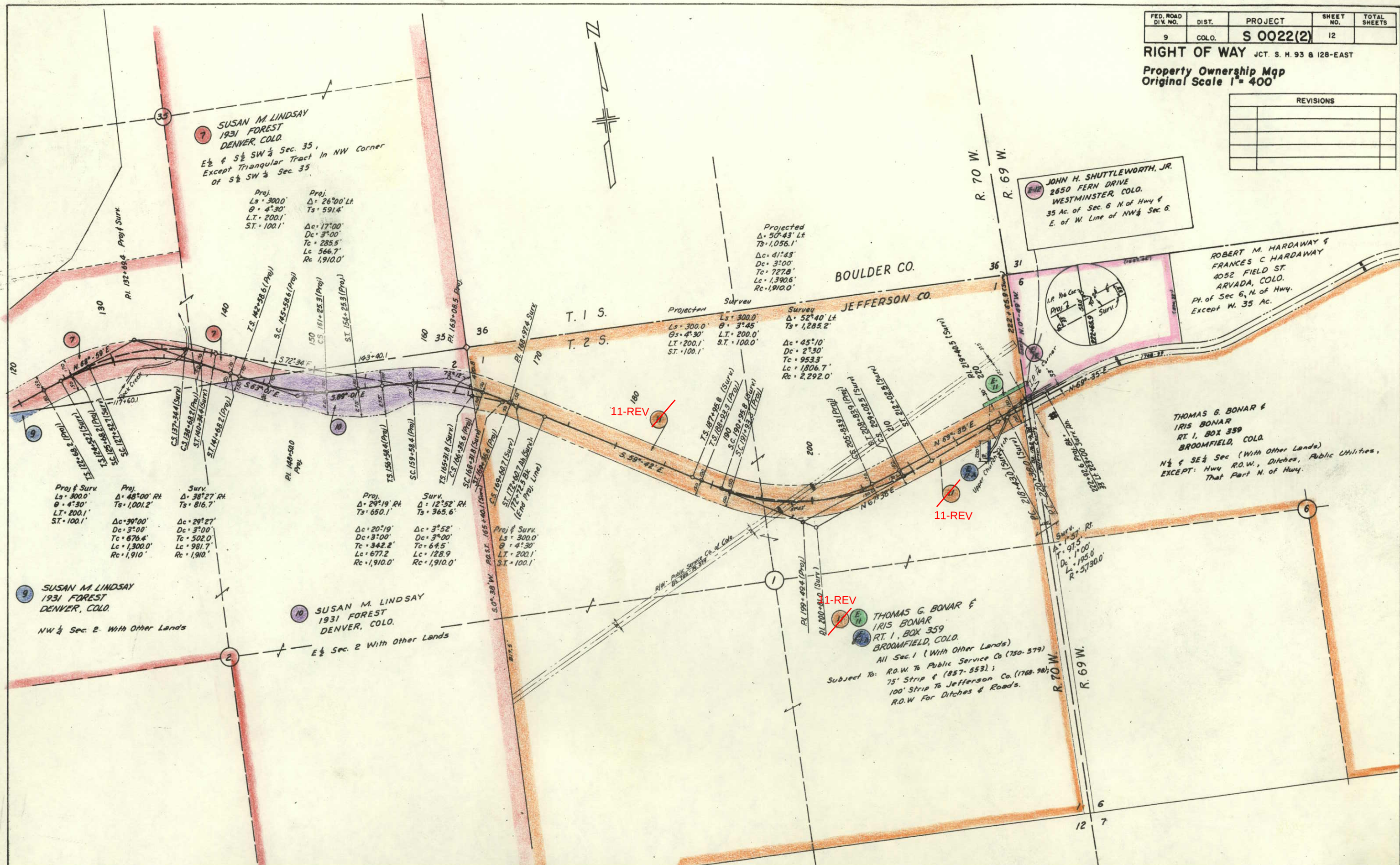


FED. ROAD DIV. NO.	DIST.	PROJECT	SHEET NO.	TOTAL SHEETS
9	COLO.	S 0022(2)	12	

RIGHT OF WAY JCT. S. H. 93 & 128-EAST

Property Ownership Map
Original Scale 1" = 400'

REVISIONS	



7 SUSAN M. LINDSAY
1931 FOREST
DENVER, COLO.
E 1/2 & S 1/2 SW 1/4 Sec. 35,
Except Triangular Tract in NW Corner
of S 1/2 SW 1/4 Sec. 35

Proj.
Ls = 300.0'
θ = 4°30'
LT = 200.1'
ST = 100.1'

Proj.
Δ = 26°00' Lt
Ts = 591.4'

Δc = 17°00'
Dc = 3°00'
Tc = 285.5'
Lc = 566.7'
Rc = 1,910.0'

11-12 JOHN H. SHUTTLEWORTH, JR.
2650 FERN DRIVE
WESTMINSTER, COLO.
35 Ac. of Sec. 6 N. of Hwy 4
E. of W. Line of NW 1/4 Sec. 6.

ROBERT M. HARDAWAY &
FRANCES C. HARDAWAY
4052 FIELD ST.
ARVADA, COLO.
Pt. of Sec. 6, N. of Hwy.
Except W. 35 Ac.

THOMAS G. BONAR &
IRIS BONAR
RT. 1, BOX 359
BROOMFIELD, COLO.
N 1/2 & SE 1/4 Sec. (With Other Lands)
EXCEPT: Hwy R.O.W., Ditches, Public Utilities,
That Part N. of Hwy.

Proj. & Surv.
Ls = 300.0'
θ = 4°30'
LT = 200.1'
ST = 100.1'

Proj.
Δ = 48°00' Rt
Ts = 1,001.2'

Surv.
Δ = 38°27' Rt
Ts = 816.7'

Δc = 39°00'
Dc = 3°00'
Tc = 676.4'
Lc = 1,300.0'
Rc = 1,910'

Δc = 29°27'
Dc = 3°00'
Tc = 502.0'
Lc = 981.7'
Rc = 1,910.'

9 SUSAN M. LINDSAY
1931 FOREST
DENVER, COLO.
NW 1/4 Sec. 2. With Other Lands

10 SUSAN M. LINDSAY
1931 FOREST
DENVER, COLO.
E 1/2 Sec. 2 With Other Lands

Proj.
Δ = 29°19' Rt
Ts = 650.1'

Surv.
Δ = 12°52' Rt
Ts = 365.6'

Δc = 20°19'
Dc = 3°00'
Tc = 342.2'
Lc = 677.2'
Rc = 1,910.0'

Δc = 3°52'
Dc = 3°00'
Tc = 64.5'
Lc = 128.9'
Rc = 1,910.0'

Proj. & Surv.
Ls = 300.0'
θ = 4°30'
LT = 200.1'
ST = 100.1'

Projected
Δ = 50°43' Lt
Ts = 1,056.1'

Survey
Δ = 52°40' Lt
Ts = 1,285.2'

Proj.
Ls = 300.0'
θ = 3°45'
LT = 200.0'
ST = 100.0'

Survey
Δ = 52°40' Lt
Ts = 1,285.2'

Δc = 45°10'
Dc = 2°30'
Tc = 953.3'
Lc = 1,806.7'
Rc = 2,292.0'

11-REV THOMAS G. BONAR &
IRIS BONAR
RT. 1, BOX 359
BROOMFIELD, COLO.
All Sec. 1 (With Other Lands)
Subject To: R.O.W. To Public Service Co. (750-379)
75' Strip & (857-553);
100' Strip To Jefferson Co. (1768-78);
R.O.W. For Ditches & Roads.

QUITCLAIM DEED

THIS DEED is dated August 8th, 2024, and is made between the DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO, the "Grantor", of the City and County of Denver and State of Colorado, and the TOWN OF SUPERIOR, the "Grantee," whose legal address is SUPERIOR TOWN HALL, 124 E. COAL CREEK DRIVE, SUPERIOR, CO 80027, of the County of BOULDER and State of Colorado.

WITNESS, that the Grantor, for and in consideration of the sum of TEN DOLLARS and 00/100th, (\$10.00), the receipt and sufficiency of which is hereby acknowledged, does hereby remise, release, sell and QUITCLAIM unto the Grantee, and the Grantee's heirs and assigns, forever, all the right, title, interest, claim and demand which the Grantor has in and to the real property, together with any improvements thereon, located in the County of JEFFERSON and State of Colorado, described as follows:

See attached Exhibit "A" dated March 18, 2024 for:
CDOT Project Number: S 0022(2)
CDOT Parcel Number: 11-EX

SUBJECT TO any and all easements of record and to any and all utilities as constructed and for their maintenance as necessary.

IN THE EVENT THE PROPERTY HEREIN CONVEYED FAILS TO BE USED FOR PUBLIC TRANSPORTATION PURPOSES OR FOR NONPROPRIETARY PUBLIC USE, THIS DEED SHALL BECOME NULL AND VOID AND THE PROPERTY SHALL REVERT TO THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO.

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, and the Grantee's heirs and assigns, forever.

IN WITNESS WHEREOF, the Grantor has executed this deed on the date set forth above.

ATTEST:

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO


HOPE WRIGHT
Chief Clerk for Property Management

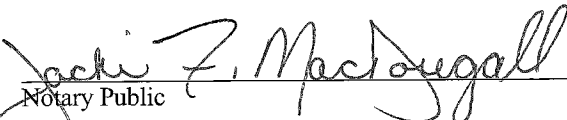

KEITH STEFANIK, P.E.
Chief Engineer

STATE OF COLORADO)
) ss.
City and County of Denver)

The foregoing instrument was acknowledged before me this 8th day of August, 2024, by Hope Wright, Chief Clerk for Property Management and Keith Stefanik, P.E. as Chief Engineer of the Department of Transportation, State of Colorado.

Witness my hand and official seal.
My commission expires: April 27, 2026




Notary Public



Colorado Department of Transportation
Name and Address of Person Creating Newly Created Legal Description (§ 38-35-106.5, C.R.S.)

EXHIBIT "A"

PROJECT NO. S 0022 (2)
PARCEL NO. 11-EX
DATE: MARCH 18, 2024

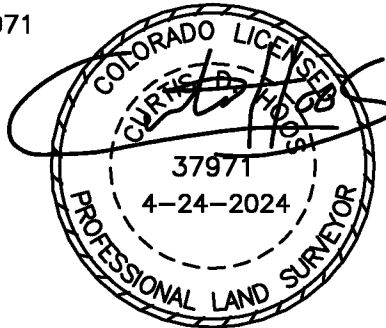
A PARCEL OF LAND NO. 11-EX, BEING A PORTION OF PARCEL NO. 11 OF THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO, PROJECT NO. S 0022 (2), LOCATED IN THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 2 SOUTH, RANGE 70 WEST OF THE 6TH P.M., COUNTY OF JEFFERSON, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

CONSIDERING THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 1 TO BEAR NORTH 00°38'00" WEST, BEING MONUMENTED ON THE NORTH END BY A 3/4" REBAR WITH 2 1/2" ALUMINUM CAP, PLS 37066 AS A WITNESS CORNER LYING 40.00 FEET EAST, AND ON THE SOUTH END BY A 3 1/4" ALUMINUM CAP, PLS 10734 IN MONUMENT BOX, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 1; THENCE NORTH 00°38'00" WEST, COINCIDENT WITH THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 1, A DISTANCE OF 1548.68 FEET TO THE NORTH RIGHT-OF-WAY LINE OF HIGHWAY 128, AS DESCRIBED IN DEED RECORDED APRIL 28, 1966 AS RECEPTION NO. 182111, IN BOOK 1869 AT PAGE 158 IN THE RECORDS OF THE CLERK AND RECORDER FOR JEFFERSON COUNTY, COLORADO; THENCE SOUTH 69°30'54" WEST, COINCIDENT WITH SAID NORTH LINE, A DISTANCE OF 473.56 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 20°29'06" EAST, A DISTANCE OF 127.60 FEET; THENCE SOUTH 68°50'11" WEST, A DISTANCE OF 146.09 FEET; THENCE NORTH 20°29'06" WEST, A DISTANCE OF 129.33 FEET TO SAID NORTH RIGHT-OF-WAY LINE; THENCE NORTH 69°30'54" EAST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 146.08 FEET TO THE TRUE POINT OF BEGINNING

SAID PARCEL CONTAINS 18,766 SQUARE FEET OR 0.43 ACRES, MORE OR LESS

PREPARED BY: CURTIS D. HOOS, PLS 37971
FOR AND ON BEHALF OF:
AMERICAN WEST LAND SURVEYING CO.
BRIGHTON, CO 80601



NOTE: THIS DRAWING IS MEANT TO DEPICT THE ATTACHED DESCRIPTION AND IS FOR INFORMATIONAL PURPOSES ONLY. IT DOES NOT REPRESENT A MONUMENTED LAND SURVEY. NOTE: THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY AMERICAN WEST LAND SURVEYING CO. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY OR EASEMENTS OF RECORD.

DEPARTMENT OF HIGHWAYS
STATE OF COLORADO

DRAWN BY: CDH
FIELD: CDH
APRIL 24, 2024
PAGE 1 OF 2



EXHIBIT "A"

PROJECT NO. S 0022 (2)
PARCEL NO. 11-EX
DATE: MARCH 18, 2024

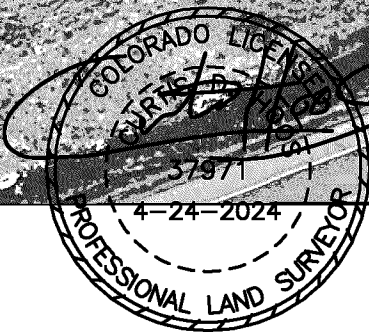
NE COR. SEC. 1, T 2 S,
R 70 W, FOUND 3/4" REBAR
WITH 2 1/2" ALUMINUM CAP,
PLS 37066 AS WITNESS COR.
40.00' EAST



SCALE: 1"=50'



TRUE POINT
OF BEGINNING



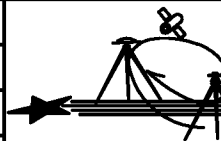
POINT OF COMMENCEMENT

EAST 1/4 COR. SEC. 1, T 2 S,
R 70 W, FOUND 3 1/4" ALUMINUM
CAP, PLS 10734 IN MONUMENT
BOX

NOTE: THIS DRAWING IS MEANT TO DEPICT THE ATTACHED DESCRIPTION AND IS FOR INFORMATIONAL PURPOSES ONLY. IT DOES NOT REPRESENT A MONUMENTED LAND SURVEY. NOTE: THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY AMERICAN WEST LAND SURVEYING CO. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY OR EASEMENTS OF RECORD.

DEPARTMENT OF HIGHWAYS
STATE OF COLORADO

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APRIL 24, 2024
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American West
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