THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT THEY ARE THE OWNERS OF A PARCEL OF LAND SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING A POTION OF TRACT E THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1 SUBDIVISION RECORDED AT RECEPTION NO. 2019000089309 IN THE OFFICIAL RECORDS OF THE CLERK AND RECORDER OF ADAMS COUNTY, COLORADO, CITY OF AURORA, SAID COUNTY AND STATE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SEE SHEET 2 FOR LEGAL DESCRIPTION.

HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS, AND TRACTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF **THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7**, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE CITY OF AURORA, COLORADO, FOR THE PERPETUAL USE OF THE PUBLIC, THE STREETS, AND EASEMENTS AS SHOWN HEREON AND NOT PREVIOUSLY DEDICATED TO THE PUBLIC.

COVENANTS

THE UNDERSIGNED OWNER, FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT AND AGREE WITH THE CITY OF AURORA;

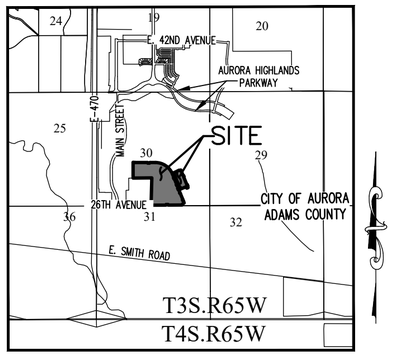
NO STRUCTURE CONSTRUCTED ON ANY PORTION OF THE PLATTED LAND SHOWN HEREIN SHALL BE OCCUPIED OR USED UNLESS AND UNTIL ALL PUBLIC IMPROVEMENTS, AS DEFINED BY CHAPTER 146 OF THE CITY CODE OF AURORA, COLORADO, ARE IN PLACE AND ACCEPTED BY THE CITY OR CASH FUNDS OR OTHER SECURITY FOR THE SAME ARE ESCROWED WITH THE CITY OF AURORA AND A CERTIFICATE OF OCCUPANCY HAS BEEN ISSUED BY THE CITY;

ALL ELECTRICAL, COMMUNITY UTILITY LINES AND SERVICES, AND STREET LIGHTING CIRCUITS, EXCEPT AS PROVIDED IN SECTION 126-505 OF THE CITY CODE AS THE SAME MAY BE AMENDED FROM TIME TO TIME, SHALL BE INSTALLED UNDERGROUND;

ALL CROSSINGS OR ENCROACHMENTS, INCLUDING BUT NOT LIMITED, TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES INTO EASEMENTS OWNED BY THE CITY OF AURORA ARE ACKNOWLEDGED BY THE UNDERSIGNED AS BEING SUBJECT TO THE CITY OF AURORA'S USE AND OCCUPANCY OF SAID EASEMENTS AND RIGHTS-OF-WAY. THE UNDERSIGNED, THEIR SUCCESSORS AND ASSIGNS, HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS THE CITY OF AURORA FOR ANY LOSS, DAMAGE, OR REPAIR TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES THAT MAY RESULT FROM THE CITY OF AURORA'S USE AND OCCUPANCY OR EXERCISE OF ITS RIGHTS IN SAID EASEMENTS AND RIGHTS OF WAY. THE UNDERSIGNED, ITS SUCCESSORS AND ASSIGNS, FURTHER AGREES TO REMOVE, REPAIR, REPLACE, RELOCATE, MODIFY, OR OTHERWISE ADJUST SAID PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES UPON REQUEST FROM THE CITY OF AURORA AND AT NO EXPENSE TO THE CITY OF AURORA.

SHEET INDEX

SHEET 1	COVER SHEET
SHEET 2	LEGAL DESCRIPTION
SHEET 3	OVERALL MAP SHEET
SHEET 4-14	DETAIL MAP SHEETS



VICINITY MAP
SCALE 1" = 5000'

GENERAL NOTES:

1. RIGHT-OF-WAY FOR INGRESS AND EGRESS FOR SERVICE AND EMERGENCY VEHICLES IS GRANTED OVER, ACROSS, ON, AND THROUGH ANY AND ALL PRIVATE ROADS, WAYS, AND FIRE LANES NOW OR HEREAFTER ESTABLISHED ON THE DESCRIBED PROPERTY. THE SAME ARE HEREBY DESIGNATED AS FIRE LANES AND EMERGENCY AND SERVICE VEHICLE ROADS, AND SHALL BE POSTED "NO PARKING - FIRE LANE".
2. BASIS OF BEARINGS: BEARINGS SHOWN HEREON ARE GRID BEARINGS DERIVED FROM GPS OBSERVATIONS BASED UPON THE COLORADO COORDINATE SYSTEM OF 1983 CENTRAL ZONE (NAD 83, 2011) REFERENCED TO THE SOUTH LINE OF SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST SIXTH PRINCIPAL MERIDIAN, TAKEN TO BEAR SOUTH 89°37'56" WEST, A DISTANCE OF 2653.23 FEET.
3. THE EASEMENT AREA WITHIN EACH LOT IS TO BE CONTINUOUSLY MAINTAINED BY THE OWNER OF THE LOT EXCEPTING THE CITY OF AURORA FROM SUCH RESPONSIBILITY. ANY STRUCTURES INCONSISTENT WITH THE USE GRANTED IN THE EASEMENT ARE PROHIBITED.
4. TRACTS A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, AND W ARE TO BE PRIVATELY OWNED AND MAINTAINED.
5. DISTANCES ON THIS PLAT ARE GROUND DISTANCES EXPRESSED IN U.S. SURVEY FEET AND DECIMALS THEREOF. A U.S. SURVEY FOOT IS DEFINED AS EXACTLY 1200/3937 METERS.
6. FIRST AMERICAN TITLE INSURANCE COMPANY FILE NO. NCS-1012484-CO DATED MAY 06, 2020 AT 5:00 P.M. WAS RELIED UPON FOR RECORD INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENT(S) AND ENCUMBRANCE(S). THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH BY AZTEC CONSULTANTS, INC. TO DETERMINE OWNERSHIP, RIGHT(S)-OF-WAY, EASEMENT(S), OR OTHER MATTERS OF PUBLIC RECORD.
7. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT(S) OR LAND BOUNDARY MONUMENT(S), OR ACCESSORY COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO 18-4-508 CRS.
8. ALL OWNERS OF LOTS ADJACENT TO EAST 26TH AVENUE SHALL BE REQUIRED TO COMPLY WITH REQUIREMENTS OF THE AURORA CITY CODE RESTRICTING THE ABILITY TO BUILD A FENCE ALONG THOSE STREETS OR THE TYPES AND SIZES OF FENCES THAT CAN BE BUILT ALONG THOSE STREETS.
9. AN AVIGATION EASEMENT RECORDED DECEMBER 12, 2018 AT RECEPTION NO. 2018000099141 COVERS THE ENTIRE SUBJECT PROPERTY.
10. THE OWNERS OR OCCUPANTS OF THE LANDS HEREIN DESCRIBED SHALL HAVE NO RIGHT OR CAUSE OF ACTION, EITHER IN LAW OR IN EQUITY, FOR DAMAGES OR INJURY TO ANY PERSON OR PROPERTY ARISING OUT OF OR RESULTING DIRECTLY OR INDIRECTLY, FROM THE OVERFLIGHT OF AIRCRAFT, OR FOR DAMAGES OR INJURY TO ANY PERSON OR PROPERTY RESULTING FROM ANY NOISE, NUISANCE, VIBRATIONS OF ANY KIND OR DESCRIPTION RESULTING, DIRECTLY OR INDIRECTLY, FROM AIRCRAFT OVERFLIGHTS PROVIDED, THAT NOTHING CONTAINED IN THE FOREGOING EASEMENT SHALL DIVEST THE OWNERS OR OCCUPANTS, THEIR HEIRS, SUCCESSORS ADMINISTRATORS OR ASSIGNS, OF ANY RIGHT OR CAUSE OF ACTION FOR DAMAGES TO ANY PERSON OR PROPERTY RESULTING FROM THE NEGLIGENT OPERATION OF AIRCRAFT OVERFLIGHTS OVER THE DESCRIBED PREMISES AT ANY ALTITUDE ABOVE GROUND LEVEL.
11. THE EASEMENTS HEREON SHOWN AND LABELED 6' GAS EASEMENT ARE FOR THE EXCLUSIVE USE AS GAS EASEMENTS; EXCEPT OTHER UTILITIES, SERVICE WALKS, AND DRIVEWAYS MAY CROSS SAID EASEMENTS AT SUBSTANTIALLY RIGHT ANGLES.
12. PERMANENT STRUCTURES, IMPROVEMENTS, OBJECTS, BUILDINGS, WELLS, WATER METERS AND OTHER OBJECTS THAT MAY INTERFERE WITH THE UTILITY FACILITIES OR USE THEREOF (INTERFERING OBJECTS) SHALL NOT BE PERMITTED WITHIN SAID UTILITY EASEMENTS AND THE UTILITY PROVIDERS, AS GRANTEES, MAY REMOVE ANY INTERFERING OBJECTS AT NO COST TO SUCH GRANTEES, INCLUDING, WITHOUT LIMITATION, VEGETATION. PUBLIC SERVICE COMPANY OF COLORADO (PSCO) AND ITS SUCCESSORS RESERVE THE RIGHT TO REQUIRE ADDITIONAL EASEMENTS AND TO REQUIRE THE PROPERTY OWNER TO GRANT PSCO AN EASEMENT ON ITS STANDARD FORM.

OWNER:

AURORA HIGHLANDS HOLDINGS, LLC, A COLORADO LIMITED LIABILITY COMPANY

BY: _____

NAME: _____

IT'S: SENIOR VICE PRESIDENT

STATE OF _____)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 20_____ AD. BY _____, AS _____,

OF _____,

WITNESS MY HAND AND OFFICIAL SEAL

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY I WAS IN RESPONSIBLE CHARGE OF THE SURVEY WORK USED IN THE PREPARATION OF THIS PLAT; THE POSITIONS OF THE PLATTED POINTS SHOWN HEREON HAVE AN ACCURACY OF NOT LESS THAN ONE (1) FOOT IN TEN THOUSAND (10,000) FEET PRIOR TO ADJUSTMENTS; AND ALL BOUNDARY MONUMENTS AND CONTROL CORNERS SHOWN HEREON WERE IN PLACE AS DESCRIBED ON _____, 20_____.

FOR REVIEW

BRADY J. MOORHEAD, LICENSED PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 38668
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

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.

NOTICE: PER THE STATE OF COLORADO BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS, AND PROFESSIONAL LAND SURVEYORS RULE 1.6.B.2 THE WORD "CERTIFY" AS USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED. THE SURVEY REPRESENTED HEREON HAS BEEN PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF.

CITY OF AURORA APPROVALS

THE FOREGOING INSTRUMENT IS APPROVED FOR FILING AND CONVEYANCE OF STREETS AND EASEMENTS AS SHOWN HEREON AND IS ACCEPTED BY THE CITY OF AURORA, COLORADO, THIS _____ DAY OF _____, 20_____ A.D., SUBJECT TO THE CONDITION THAT THE CITY SHALL UNDERTAKE THE MAINTENANCE OF ANY SUCH STREETS ONLY AFTER CONSTRUCTION HAS BEEN COMPLETED BY THE SUBDIVIDER TO CITY OF AURORA SPECIFICATIONS.

_____ _____
CITY ENGINEER DATE

_____ _____
DIRECTOR OF PLANNING DATE

CLERK AND RECORDER'S CERTIFICATE

ACCEPTED FOR FILING IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF ADAMS COUNTY, COLORADO ON THIS _____ DAY OF _____, 20_____ A.D. AT _____ O'CLOCK ___M.

_____ _____
COUNTY CLERK AND RECORDER DEPUTY

INSTRUMENT NO.: _____

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 133120-04 Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	NA
SHEET 1 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT THEY ARE THE OWNERS OF TWO PARCELS OF LAND BEING ALL THOSE CERTAIN PORTIONS OF TRACT E AS DEPICTED ON THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1 RECORDED AT RECEPTION NO. 2019000089309 IN THE OFFICIAL RECORDS OF THE CLERK AND RECORDER, COUNTY OF ADAMS, STATE OF COLORADO, SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, SAID COUNTY AND STATE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 30, WHENCE THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 30 BEARS NORTH 89°37'56" EAST, A DISTANCE OF 2,653.23 FEET, WITH ALL BEARINGS REFERENCED HEREIN RELATIVE THERETO;

THENCE ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER, NORTH 00°12'06" WEST, A DISTANCE OF 57.00 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 89°37'52" WEST, A DISTANCE OF 139.34 FEET TO THE WESTERLY BOUNDARY OF SAID TRACT E;

THENCE ALONG THE WESTERLY AND SOUTHERLY BOUNDARY OF SAID TRACT E THE FOLLOWING TWO (2) COURSES;

1. NORTH 01°37'32" EAST, A DISTANCE OF 1,272.32 FEET;
2. SOUTH 89°31'40" WEST, A DISTANCE OF 873.19 FEET;

THENCE DEPARTING SAID SOUTHERLY BOUNDARY, NORTH 00°00'03" WEST, A DISTANCE OF 729.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 635.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 07°17'30" EAST;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°17'33", AN ARC LENGTH OF 80.82 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 89°59'57" EAST, A DISTANCE OF 581.40 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 00°00'03" EAST, A DISTANCE OF 6.50 FEET;

THENCE NORTH 89°59'57" EAST, A DISTANCE OF 85.00 FEET;

THENCE NORTH 00°00'03" WEST, A DISTANCE OF 6.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 89°59'57" EAST, A DISTANCE OF 247.79 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 862.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 67°48'54", AN ARC LENGTH OF 1,020.26 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 160.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 84°20'21", AN ARC LENGTH OF 29.44 FEET;

THENCE NON-TANGENT TO SAID CURVE, SOUTH 20°34'20" EAST, A DISTANCE OF 50.06 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 20°34'20" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 88°23'11", AN ARC LENGTH OF 30.85 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 253.44 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 88°23'11", AN ARC LENGTH OF 30.85 FEET;

THENCE NON-TANGENT TO SAID CURVE, SOUTH 23°47'58" EAST, A DISTANCE OF 50.06 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 16°31'30" EAST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 84°20'21", AN ARC LENGTH OF 29.44 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 90.58 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 67°48'51" WEST, A DISTANCE OF 6.50 FEET;

THENCE SOUTH 22°11'09" EAST, A DISTANCE OF 85.00 FEET;

THENCE NORTH 67°48'51" EAST, A DISTANCE OF 6.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 90.03 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 88°31'32", AN ARC LENGTH OF 30.90 FEET;

DEDICATION (CONT.)

THENCE NON-TANGENT TO SAID CURVE, SOUTH 21°44'26" EAST, A DISTANCE OF 46.23 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 21°44'26" EAST;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 89°33'17", AN ARC LENGTH OF 31.26 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 283.73 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE NON-TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 46.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 22°11'09" EAST;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

THENCE SOUTH 22°11'09" EAST, A DISTANCE OF 5.44 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 480.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°42'27", AN ARC LENGTH OF 89.70 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 89°59'45" WEST, A DISTANCE OF 21.79 FEET;

THENCE SOUTH 00°25'11" EAST, A DISTANCE OF 16.07 FEET;

THENCE SOUTH 44°27'27" WEST, A DISTANCE OF 67.58 FEET;

THENCE SOUTH 89°34'54" WEST, A DISTANCE OF 16.42 FEET;

THENCE SOUTH 00°39'10" EAST, A DISTANCE OF 32.66 FEET TO A LINE PARALLEL WITH, DISTANT 57.00 FEET NORTHERLY FROM SAID SOUTH LINE OF THE SOUTHEAST QUARTER;

THENCE ALONG SAID PARALLEL LINE, SOUTH 89°37'56" WEST, A DISTANCE OF 642.22 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 25.00 FEET;

THENCE DEPARTING SAID PARALLEL LINE, NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 39.27 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 00°22'04" WEST, A DISTANCE OF 3.58 FEET;

THENCE SOUTH 89°59'57" WEST, A DISTANCE OF 82.00 FEET;

THENCE SOUTH 00°22'04" EAST, A DISTANCE OF 4.11 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 25.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 39.27 FEET TO SAID PARALLEL LINE;

THENCE TANGENT TO SAID CURVE, ALONG SAID PARALLEL LINE, SOUTH 89°37'56" WEST, A DISTANCE OF 537.12 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 65.296 ACRES, (2,844,292 SQUARE FEET), MORE OR LESS.

TOGETHER WITH,

PARCEL B

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 30, WHENCE THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 30 BEARS SOUTH 89°37'56" WEST, A DISTANCE OF 2,653.23 FEET, WITH ALL BEARINGS REFERENCED HEREIN RELATIVE THERETO;

THENCE NORTH 51°15'30" WEST, A DISTANCE OF 1,370.51 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 67°48'51" WEST, A DISTANCE OF 64.00 FEET;

THENCE NORTH 22°11'09" WEST, A DISTANCE OF 57.14 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 15.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 23.56 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 67°48'51" WEST, A DISTANCE OF 257.70 FEET;

THENCE NORTH 22°11'09" WEST, A DISTANCE OF 85.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 20.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 22°11'09" WEST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET TO THE WESTERLY BOUNDARY OF COLORADO INTERSTATE GAS COMPANY RIGHT OF WAY AGREEMENT RECORDED IN BOOK 2853, AT PAGE 286, IN SAID OFFICIAL RECORDS;

THENCE TANGENT TO SAID CURVE, ALONG SAID WESTERLY BOUNDARY, NORTH 22°11'09" WEST, A DISTANCE OF 684.39 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 940.00 FEET;

THENCE DEPARTING SAID WESTERLY BOUNDARY, NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 00°34'47", AN ARC LENGTH OF 9.51 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE EASTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 86°42'56", AN ARC LENGTH OF 30.27 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 63°57'00" EAST, A DISTANCE OF 250.38 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 20.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 31.42 FEET;

DEDICATION (CONT.)

THENCE TANGENT TO SAID CURVE, SOUTH 26°03'00" EAST, A DISTANCE OF 5.50 FEET;

THENCE NORTH 63°57'00" EAST, A DISTANCE OF 64.00 FEET;

THENCE SOUTH 26°03'00" EAST, A DISTANCE OF 22.97 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 532.00 FEET;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 03°51'51", AN ARC LENGTH OF 35.88 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 216.86 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 15.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 23.56 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 67°48'51" EAST, A DISTANCE OF 5.50 FEET;

THENCE SOUTH 22°11'09" EAST, A DISTANCE OF 64.00 FEET;

THENCE SOUTH 67°48'51" WEST, A DISTANCE OF 5.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 15.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 23.56 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 357.02 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 15.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 23.56 FEET;

THENCE NORTH 67°48'51" EAST, A DISTANCE OF 5.50 FEET;

THENCE SOUTH 22°11'09" EAST, A DISTANCE OF 64.00 FEET;

THENCE SOUTH 67°48'51" WEST, A DISTANCE OF 5.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 15.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC LENGTH OF 23.56 FEET;

THENCE TANGENT TO SAID CURVE, SOUTH 22°11'09" EAST, A DISTANCE OF 67.64 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 6.882 ACRES, (299,760 SQUARE FEET), MORE OR LESS.

CONTAINING A COMBINED AREA OF 72.178 ACRES, (3,144,052 SQUARE FEET), MORE OR LESS.

HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS, AND TRACTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF **THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7**, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE CITY OF AURORA, COLORADO, FOR THE PERPETUAL USE OF THE PUBLIC, THE STREETS, AND EASEMENTS AS SHOWN HEREON AND NOT PREVIOUSLY DEDICATED TO THE PUBLIC.

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=100'
SHEET 2 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30,
TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

C 1/4 CORNER SECTION 30
T.3S., R65W.,6TH P.M.
FOUND 30" LONG NO. 6 REBAR WITH A 2" ALUMINUM CAP STAMPED "WESTERN STATES SURVEYING INC. PLS 28649" 1.0'± BELOW THE SURFACE PER MONUMENT RECORD ACCEPTED ON SEPTEMBER 30, 2018 BY PLS 38318

N01°17'30"E (RADIAL)

TRACT L · TRACT M · TRACT N · TRACT J · TRACT K · TRACT I · TRACT O · TRACT P · TRACT H · TRACT Q · TRACT T · TRACT G · TRACT S · TRACT E · TRACT R · TRACT D · TRACT V · TRACT F · TRACT U · TRACT C · TRACT W · TRACT B · TRACT A

STREET I · STREET H · STREET G · STREET E · STREET B · STREET D · STREET A · STREET F · STREET J · STREET C

L1 L2 L3 L4 L5 L6 L7 L8 L9 L10 L11 L12 L13 L14 L15 L16 L17 L18 L19 L20 L21 L22 L23 L24 L25 L26 L27 L28 L29 L30 L31 L32 L33 L34 L35 L36 L37 L38 L39 L40 L41 L42 L43 L44 L45 L46 L47 L48 L49 L50

C1 C2 C3 C4 C5 C6 C7 C8 C9 C10 C11 C12 C13 C14 C15 C16 C17 C18 C19 C20 C21 C22 C23 C24 C25 C26 C27

50' RIGHT-OF-WAY AGREEMENT
BOOK 1541, PAGE 322

35' C.I.G. RIGHT-OF-WAY AGREEMENT
REC NO 2004001069590 & C0790962

50' C.I.G. RIGHT-OF-WAY AGREEMENT
BOOK 2853, PAGE 286

H-STREET
(78' WIDE PUBLIC ROW)
REC. NO. _____

SE 1/4 SEC. 30,
T.3S., R.65W., SIXTH P.M.

E LINE OF THE SW 1/4 OF SEC. 30

NE 1/4, SW 1/4 SEC. 30,
T.3S., R.65W., SIXTH P.M.

TRACT E
THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1
REC. NO. 2019000089309

S LINE OF THE NE 1/4, SW 1/4 OF SEC. 30

QUIT CLAIM DEED
REC NO 2013000029989

C-S 1/16 CORNER SECTION 30 T.3S., R65W.,6TH P.M.
FOUND 30" LONG NO. 6 REBAR WITH A 2 1/2" ALUMINUM CAP STAMPED "LS 33202" 1.0'± BELOW THE SURFACE PER MONUMENT RECORD ACCEPTED ON AUGUST 2, 2002 BY PLS 33202

SE 1/4, SW 1/4 SEC. 30,
T.3S., R.65W., SIXTH P.M.

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC

NOT A PART OF THE CITY OF AURORA

UNPLATTED
REC. NO. 2007000020198

E LINE OF THE SE 1/4, SW 1/4 OF SEC. 30

S20°34'20"E (RADIAL)
S16°31'30"E (RADIAL)
N22°11'09"W (RADIAL)
S21°44'26"E (RADIAL)
S22°11'09"E (RADIAL)

MONUMENT SYMBOL LEGEND

1 ○ SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
1 ● FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
2 ● FOUND 1-1/4" YELLOW PLASTIC CAP STAMPED "GSS LS 27936"
(R) RADIAL
(##) INDICATES BLOCK NUMBER

NOTE: TRACTS O, J, AND Q ARE AN ACCESS AND UTILITY EASEMENT IN THEIR ENTIRETY

NOTE: TRACT W IS TEMPORARILY AN ACCESS & UTILITY EASEMENT IN ITS ENTIRETY. THIS TRACT WILL BE DEDICATED AS

0' 75' 150' 300'
SCALE: 1" = 150'

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

POINT OF BEGINNING
PARCEL A

POINT OF BEGINNING
PARCEL B

POINT OF COMMENCEMENT
PARCEL A
S 1/4 CORNER SECTION 30 T.3S., R65W.,6TH P.M.
FOUND 3" BRASS CAP IN RANGE BOX STAMPED "CITY OF AURORA LS 16848 (1989)" 1.7'± BELOW THE SURFACE IN A RANGE BOX PER MONUMENT RECORD ACCEPTED ON SEPTEMBER 30, 2018 BY PLS 38318

N00°12'06"W 57.00' (TIE)

60' ROAD PETITION #622, BK. 5 OF B.O.A.C.C. TO ADAMS COUNTY

S LINE OF THE SW 1/4 OF SEC. 30

S LINE OF THE SE 1/4 OF SEC. 30
S89°37'56"W 2653.23'
(BASIS OF BEARINGS)

E 26TH AVE

N51°15'30"W 1,370.51' (TIE)

VILLAGE AVENUE
(78' WIDE PUBLIC ROW)
REC. NO. _____

50' RIGHT-OF-WAY AGREEMENT
BOOK 1541, PAGE 322

50' RIGHT-OF-WAY AGREEMENT AMENDMENT
BOOK 2853, PAGE 290

POINT OF COMMENCEMENT
PARCEL B
SE CORNER SECTION 30, T.3S., R65W.,6TH P.M.
FOUND 3" GALVANIZED PIPE WITH A 3" BRASS CAP STAMPED "CITY OF AURORA LS 16848 (1984)" 2.5'± BELOW THE SURFACE IN A RANGE BOX PER MONUMENT RECORD FILED BY PLS 38318 AND ACCEPTED ON SEPTEMBER 30, 2018

AZTEC CONSULTANTS, INC.
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AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=150'
SHEET 3 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

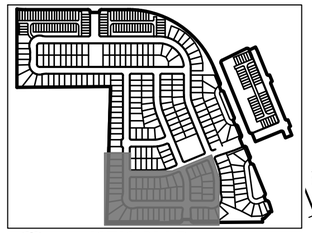
MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"

U.E. UTILITY EASEMENT
G.E. GAS EASEMENT
(NR) NON-RADIAL
(R) RADIAL
(##) INDICATES BLOCK NUMBER

MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACT I IS AN ACCESS AND DRAINAGE EASEMENT IN ITS ENTIRFTY



KEY MAP
SCALE 1" = 1000'

SEE SHEET 7

SEE SHEET 5

UNPLATTED
REC. NO. 2007000020198

N01°37'32"E 1272.32'

STREET B
(64' WIDE PUBLIC ROW)

STREET C
(64' WIDE PUBLIC ROW)

STREET E
(64' WIDE PUBLIC ROW)

STREET F
(64' WIDE PUBLIC ROW)

STREET A
(64' WIDE PUBLIC ROW)

SE 1/4 SEC. 30,
T.3S., R.65W., SIXTH P.M.

TRACT A 14,389 SF 0.330 AC

TRACT B 49,092 SF 1.127 AC

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1
REC. NO. 2019000089309

POINT OF BEGINNING
PARCEL A

POINT OF COMMENCEMENT
PARCEL A
S 1/4 CORNER SECTION 30 T.3S., R65W.,6TH P.M.
FOUND 3" BRASS CAP IN RANGE BOX STAMPED "CITY OF AURORA LS 16848 (1989)" 1.7'±
BELOW THE SURFACE IN A RANGE BOX PER MONUMENT RECORD
ACCEPTED ON SEPTEMBER 30, 2018 BY PLS 38318

E 26TH AVE
(60' PUBLIC ROW)

S LINE OF THE SE 1/4 OF SEC. 30
S89°37'56"W 2653.23'
(BASIS OF BEARINGS)

E LINE OF THE SE 1/4, SW 1/4 OF SEC. 30

SCALE: 1" = 50'

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

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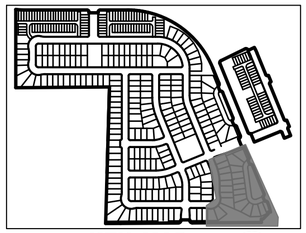
AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=50'
SHEET 4 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SHEET 5 OF 14



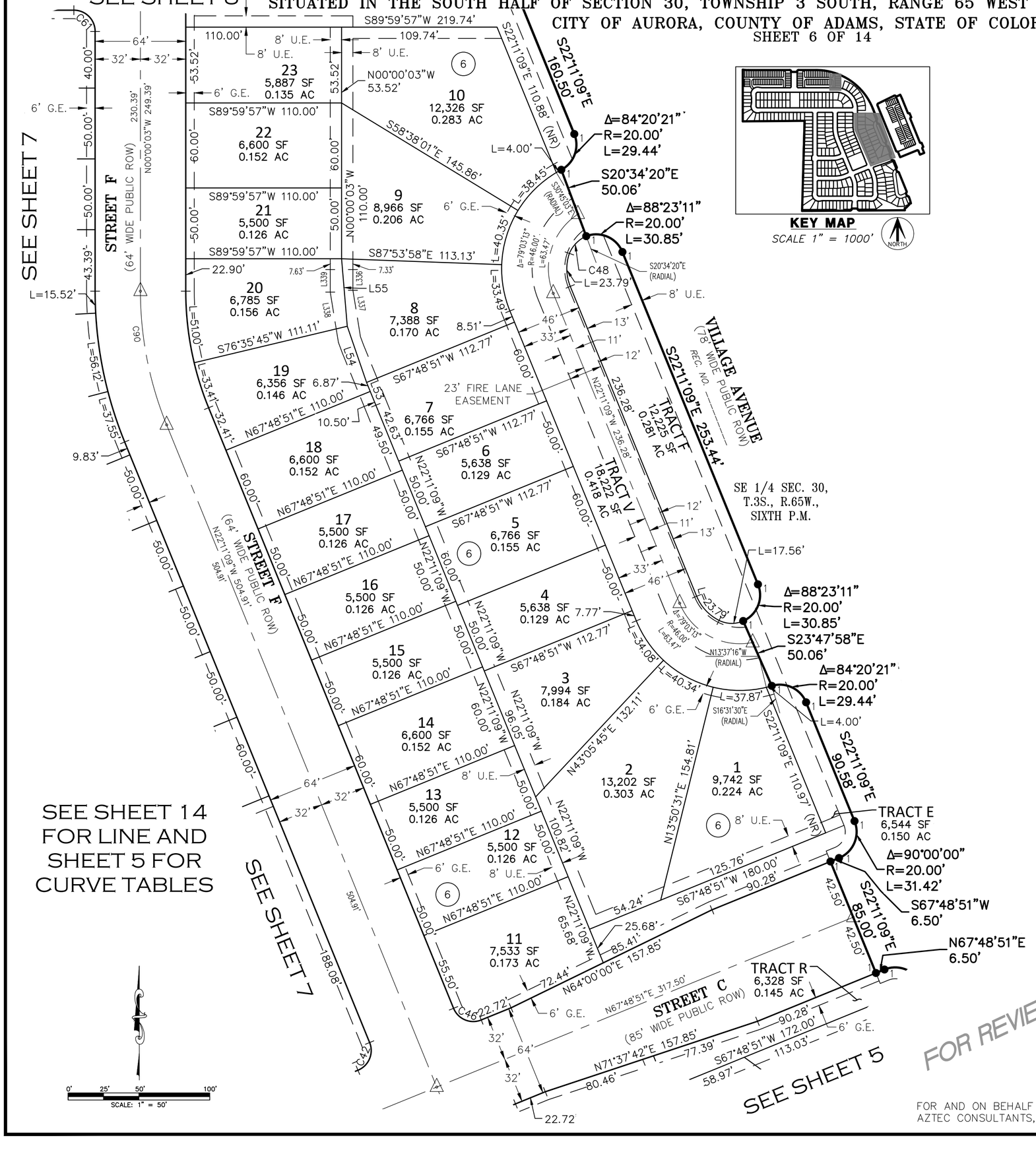
KEY MAP
SCALE 1" = 1000'

SEE SHEET 6
SEE SHEET 4
SEE SHEET 4
STREET C
(85' WIDE PUBLIC ROW)
STREET F
(64' WIDE PUBLIC ROW)
VILLAGE AVENUE
(78' WIDE PUBLIC ROW)
REC. NO. ____
TRACT R
6,328 SF
0.145 AC
TRACT U
23,222 SF
0.533 AC
TRACT B
49,092 SF
1.127 AC
TRACT C
26,852 SF
0.616 AC
23' FIRE LANE EASEMENT
TRACT E
THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1
REC. NO. 2019000089309
SE 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.
N67°48'51"E 317.50'
S22°11'09"E 85.00'
42.50'
N67°48'51"E 6.50'
Δ=90°00'00" R=20.00' L=31.42'
S22°11'09"E 90.03'
Δ=88°31'32" R=20.00' L=30.90'
S21°44'26"E 46.23'
Δ=89°33'17" R=20.00' L=31.26'
L=4.10'
S21°44'26"E (RADIAL)
L=36.93'
S22°11'09"E 283.73'
8' U.E.
Δ=90°00'00" R=20.00' L=31.42'
S22°11'09"E 46.00'
Δ=90°00'00" R=20.00' L=31.42'
S22°11'09"E (RADIAL)
S22°11'09"E 5.44'
Δ=10°42'27" R=480.00' L=89.70'
N89°59'45"W 21.79'
S00°25'11"E 16.07'
S44°27'27"W 67.58'
S89°34'54"W 16.42'
S00°39'10"E 32.66'
N89°37'56"E 642.22'
S89°37'56"W 262.46'
10' U.E.
6' G.E.
8' U.E.
23' FIRE LANE EASEMENT
SCALE: 1" = 50'
0' 25' 50' 100'
N71°37'42"E 157.85'
N67°48'51"E 317.50'
S67°48'51"W 172.00'
N22°11'09"W 110.13'
N54°04'21"W 143.59'
S68°11'09"W 117.58'
S73°53'42"W 117.54'
S79°36'15"W 117.55'
S86°27'23"W 118.35'
S89°59'57"W 121.64'
N89°59'57"E 125.92'
S82°14'27"W 117.37'
S82°23'27"W 120.37'
S71°23'27"W 128.44'
N89°59'57"E 122.01'
S82°23'27"W 112.00'
S82°23'27"W 114.33'
N66°41'46"W 213.45'
S42°08'13"W 120.00'
N62°29'25"W 100.51'
S88°15'21"W 100.51'
N64°01'51"E 60.26'
N16°22'16"W 120.00'
N22°11'09"W 115.00'
N47°29'00"W 115.00'
N19°08'13"W 121.64'
S53°09'55"W 104.66'
N00°00'03"W 113.98'
N00°00'03"W 137.39'
N22°11'09"W 99.37'
S07°36'33"E 266.56'
N07°36'33"W 71.71'
N04°09'23"W 105.30'
N04°09'23"W 50.40'
N04°09'23"W 50.22'
N04°09'23"W 50.13'
N19°57'41"W 49.14'
N14°08'49"W 51.59'
Δ=72°34'13" R=46.00' L=58.26'
Δ=104°34'37" R=46.00' L=83.96'
Δ=118°46'47" R=95.00' L=196.94'
Δ=90°00'00" R=55.00' L=86.39'
Δ=22°11'06" R=450.00' L=174.24'
L=82.38'
L=58.42'
L=52.37'
L=3.13'
L=48.03'
L=48.03'
L=61.70'
L=19.69'
L=40.34'
L=40.34'
L=40.34'
L=40.34'
L=39.97'
L=8.02'
L=24.57'
L=2.52'
L=39.42'
L=60.23'
L=29.80'
L=21.05'
L=4.95'
L=15.43'
L=15.17'
L=47.07'
L=31.86'
L=47.00'
L=55.59'
L=37.21'
L=2.98'
L=57.64'
L=35.23'
L=52.37'
L=58.42'
L=82.38'
L=174.24'
L=86.39'
L=55.00'
L=89.70'
L=83.96'
L=60.23'
L=46.00'
L=58.26'
L=46

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

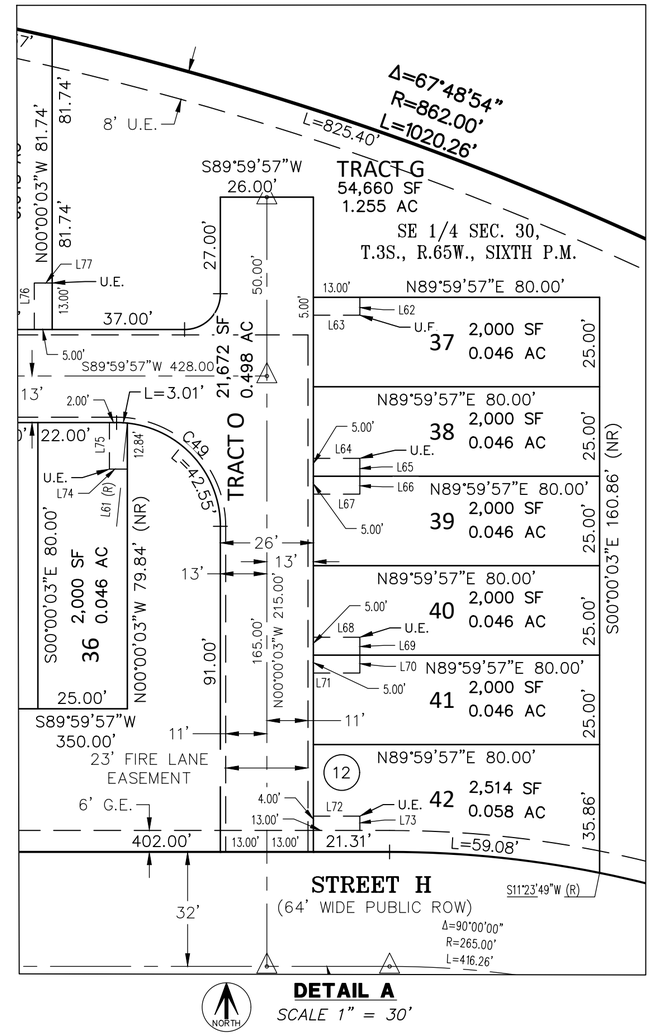
A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SHEET 6 OF 14



MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- (NR) NON-RADIAL
- (R) RADIAL
- ## INDICATES BLOCK NUMBER
- MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.



DETAIL A
SCALE 1" = 30'

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

0' 25' 50' 100'
SCALE: 1" = 50'

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
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www.aztecconsultants.com

AzTec Proj. No.: 133120-04 Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=50'
SHEET 6 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SEE SHEET 8

SHEET 7 OF 14

SEE SHEET 8

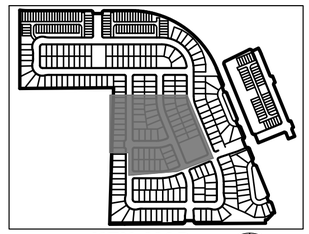
MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"

U.E. UTILITY EASEMENT
G.E. GAS EASEMENT
(NR) NON-RADIAL
(R) RADIAL
(##) INDICATES BLOCK NUMBER

MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACT W IS AN ACCESS & UTILITY EASEMENT IN ITS ENTIRETY. THIS USE MAY BE CONSIDERED TEMPORARY IF THE CITY REQUIRES A STREET CONNECTION IN THIS LOCATION WITH FUTURE USES TO THE WEST; AT SUCH TIME TRACT W WILL BE DEDICATED AS RIGHT-OF-WAY AT A FUTURE DATE.



KEY MAP
SCALE 1" = 1000'

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

SEE SHEET 6

SEE SHEET 4

SEE SHEET 4

STREET B (64' WIDE PUBLIC ROW)
STREET D (64' WIDE PUBLIC ROW)
STREET E (64' WIDE PUBLIC ROW)
STREET F (64' WIDE PUBLIC ROW)
STREET C (64' WIDE PUBLIC ROW)

TRACT W 7,304 SF 0.168 AC
TRACT D 44,582 SF 1.023 AC

UNPLATTED REC. NO. 2007000020198

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

0' 25' 50' 100'
SCALE: 1" = 50'

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www.aztecconsultants.com

AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=50'
SHEET 7 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

MONUMENT SYMBOL LEGEND

1 ● FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"

2 ● FOUND 1-1/4" YELLOW PLASTIC CAP STAMPED "GSS LS 27936"

U.E. UTILITY EASEMENT
G.E. GAS EASEMENT
(NR) NON-RADIAL
(R) RADIAL
(##) INDICATES BLOCK NUMBER
△ MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

KEY MAP
SCALE 1" = 1000'

SEE SHEET 11
SEE DETAIL A SHEET 6
SEE DETAIL A SHEET 6

VILLAGE AVENUE
(78' WIDE PUBLIC ROW)
REC. NO. _____

Δ=67°48'54"
R=862.00'
L=1020.26'

STREET H
(64' WIDE PUBLIC ROW)

428.00' L367 S89°59'57"W 1112.14'
E LINE OF THE SE 1/4, SW 1/4 OF SEC. 30
S89°59'57"W 34.31'

SE 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.

NE 1/4, SW 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.
809.14' N89°59'57"E 1377.14' 284.00' 19.00' 284.00'

C-S 1/16 CORNER SECTION 30 T.3S., R65W.,6TH P.M.

STREET G
(64' WIDE PUBLIC ROW)

STREET B
(64' WIDE PUBLIC ROW)

STREET E
(64' WIDE PUBLIC ROW)

STREET F
(64' WIDE PUBLIC ROW)

TRACT G
54,660 SF
1.255 AC

S22°11'09"E 160.50'

S89°31'40"W 873.19'
UNPLATTED
REC. NO. 2007000020198
NOT A PART OF THE CITY OF AURORA
N01°37'32"E 1272.32'

SEE SHEET 9
SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES
SEE SHEET 7
SEE SHEET 6

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

SCALE: 1" = 50'

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AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=50'
SHEET 8 OF 14	

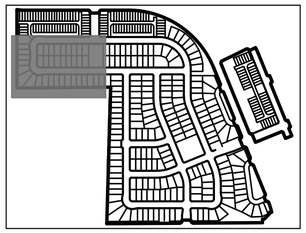
THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

MONUMENT SYMBOL LEGEND

- ⊙ SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- ● FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- (NR) NON-RADIAL
- (R) RADIAL
- (##) INDICATES BLOCK NUMBER
- △ MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACT I IS AN ACCESS AND DRAINAGE EASEMENT IN ITS ENTIRETY



KEY MAP
SCALE 1" = 1000'

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

SEE SHEET 10

SEE SHEET 10

SEE SHEET 8

SEE SHEET 8

TRACT I
12,239 SF
0.281 AC

STREET H
(64' WIDE PUBLIC ROW)

NE 1/4, SW 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.

STREET G
(64' WIDE PUBLIC ROW)

TRACT H
29,731 SF
0.683 AC

TRACT E
THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1
REC. NO. 2019000089309

UTILITY EASEMENT

S LINE OF THE NE 1/4, SW 1/4 OF SEC. 30

SE 1/4, SW 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.

QUIT CLAIM DEED
REC NO 2013000029989

UNPLATTED
REC. NO. 2007000020198

NOT A PART OF THE CITY OF AURORA

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC

SCALE: 1" = 50'

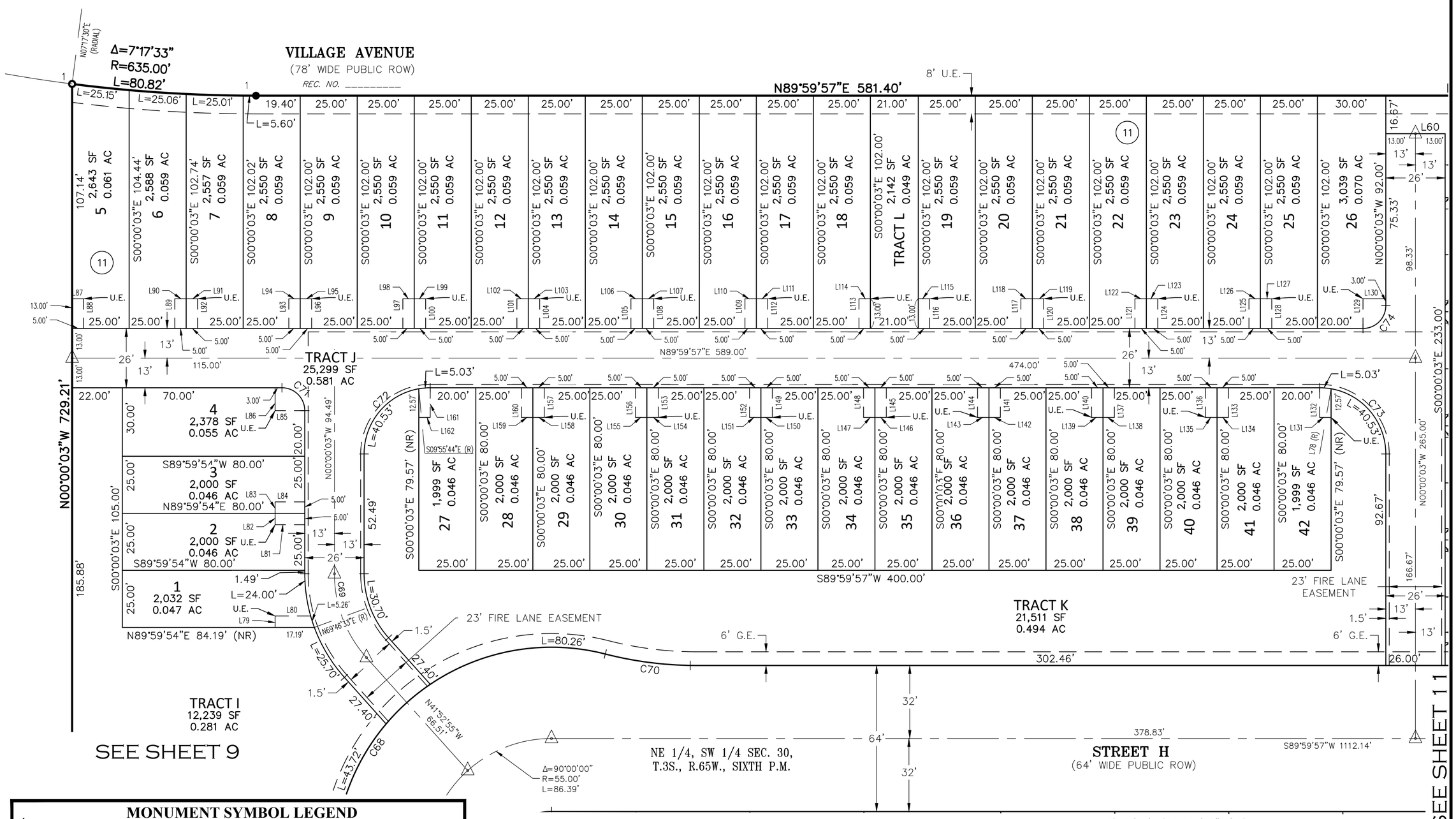
AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=50'
SHEET 9 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

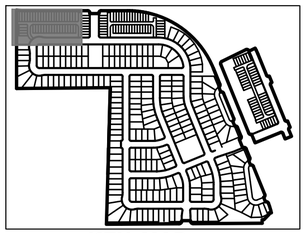


MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- (NR) NON-RADIAL
- (R) RADIAL
- (##) INDICATES BLOCK NUMBER
- MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACTS J AND O ARE ACCESS AND UTILITY EASEMENTS IN THEIR ENTIRETY

NOTE: TRACTS I, K, AND P ARE ACCESS AND DRAINAGE EASEMENTS IN THEIR ENTIRETY



KEY MAP
SCALE 1" = 1000'

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC

0' 15' 30' 60'
SCALE: 1" = 30'

SEE SHEET 14
FOR LINE AND
SHEET 5 FOR
CURVE TABLES

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
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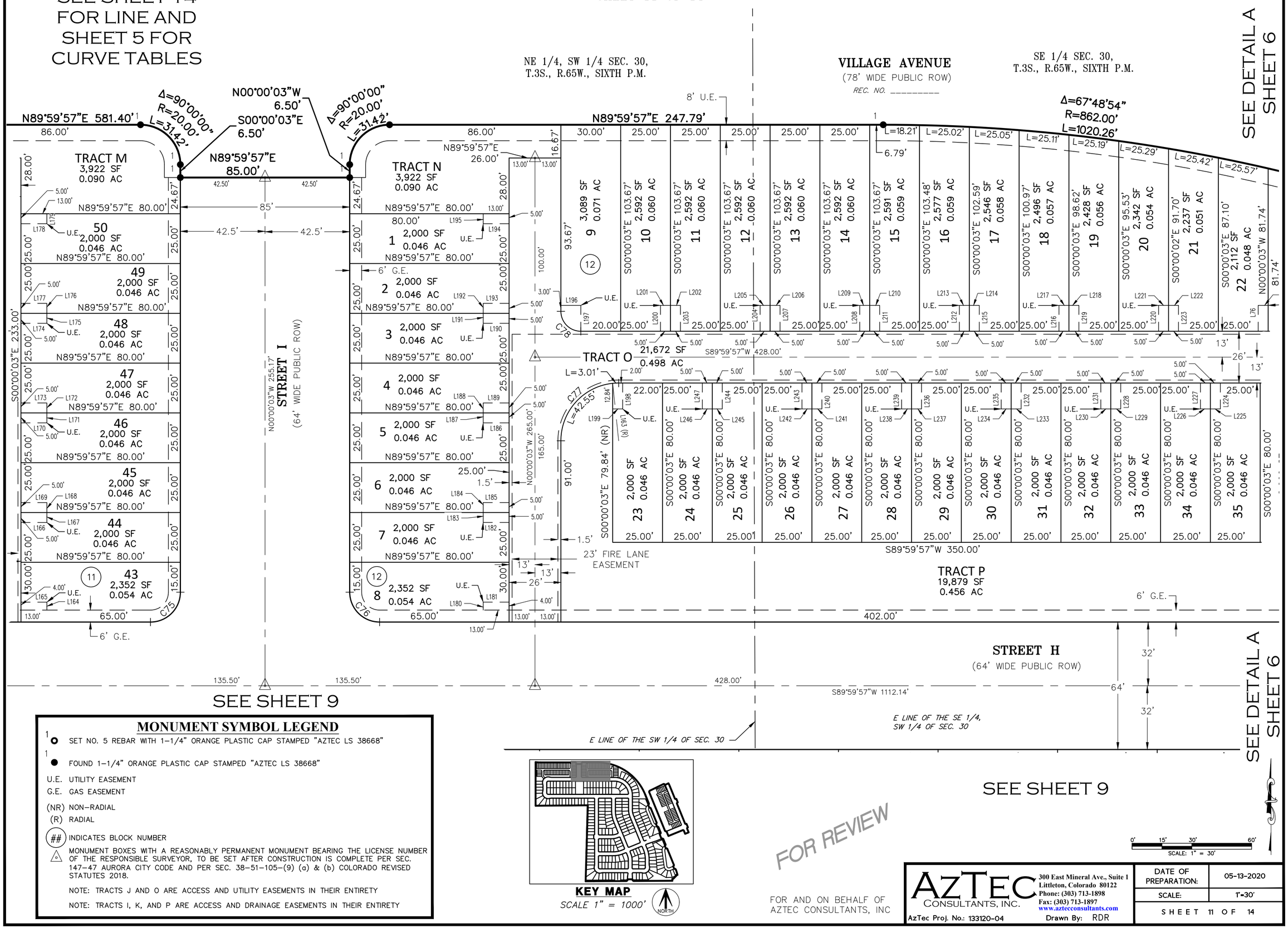
AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=30'
SHEET 10 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES



MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"

U.E. UTILITY EASEMENT
G.E. GAS EASEMENT
(NR) NON-RADIAL
(R) RADIAL
(##) INDICATES BLOCK NUMBER

MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACTS J AND O ARE ACCESS AND UTILITY EASEMENTS IN THEIR ENTIRETY

NOTE: TRACTS I, K, AND P ARE ACCESS AND DRAINAGE EASEMENTS IN THEIR ENTIRETY

KEY MAP
SCALE 1" = 1000'

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

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Littleton, Colorado 80122
Phone: (303) 713-1898
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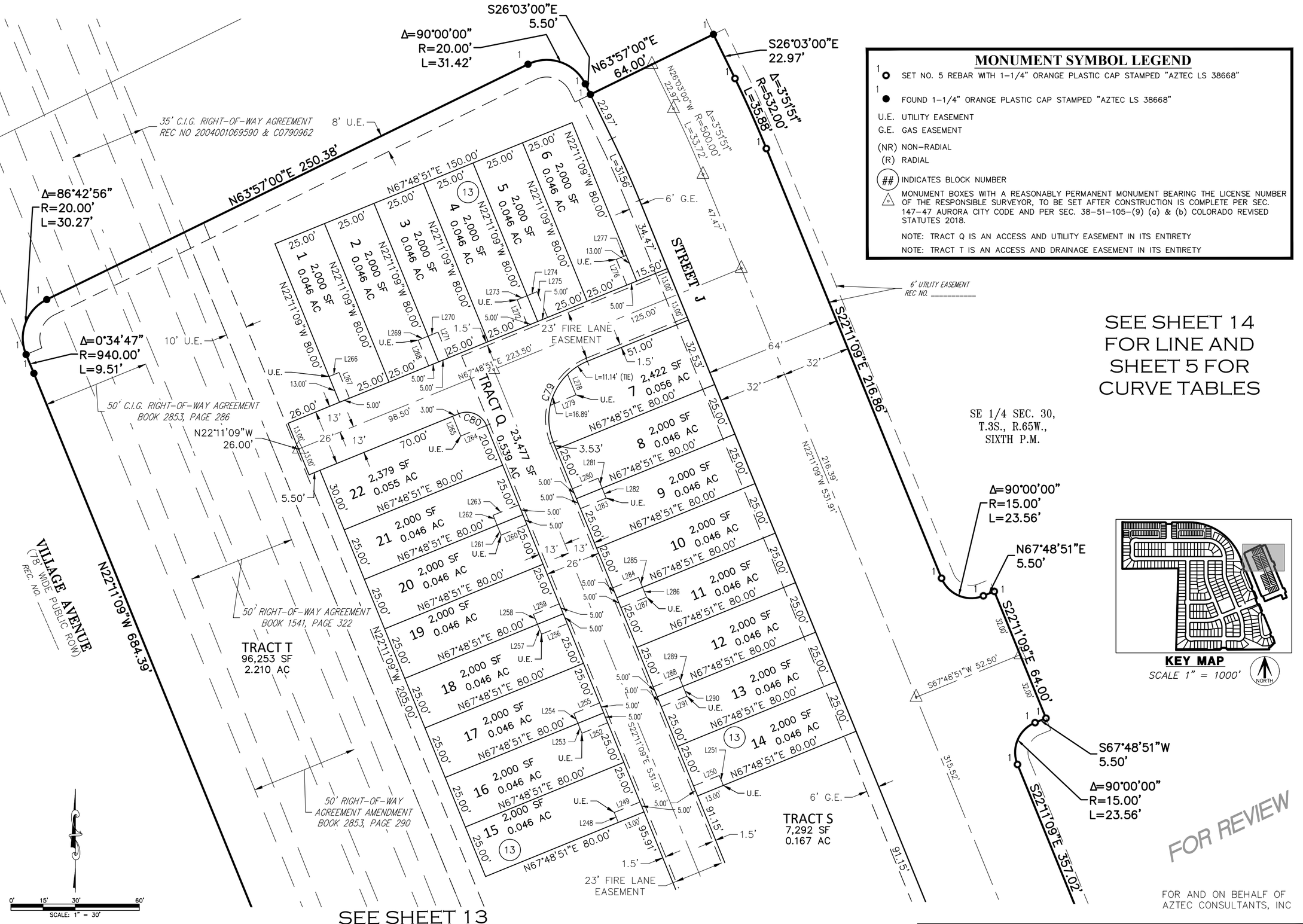
AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=30'
SHEET 11 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SHEET 12 OF 14



MONUMENT SYMBOL LEGEND

- 1 ○ SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- 1 ● FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- (NR) NON-RADIAL
- (R) RADIAL
- (##) INDICATES BLOCK NUMBER
- MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACT Q IS AN ACCESS AND UTILITY EASEMENT IN ITS ENTIRETY

NOTE: TRACT T IS AN ACCESS AND DRAINAGE EASEMENT IN ITS ENTIRETY

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

SE 1/4 SEC. 30, T.3S., R.65W., SIXTH P.M.

KEY MAP

SCALE 1" = 1000'

SEE SHEET 13

FOR REVIEW

FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 133120-04 Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=30'
SHEET 12 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SEE SHEET 12

MONUMENT SYMBOL LEGEND

- SET NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- FOUND 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38668"
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- (NR) NON-RADIAL
- (R) RADIAL
- (##) INDICATES BLOCK NUMBER
- MONUMENT BOXES WITH A REASONABLY PERMANENT MONUMENT BEARING THE LICENSE NUMBER OF THE RESPONSIBLE SURVEYOR, TO BE SET AFTER CONSTRUCTION IS COMPLETE PER SEC. 147-47 AURORA CITY CODE AND PER SEC. 38-51-105-(9) (a) & (b) COLORADO REVISED STATUTES 2018.

NOTE: TRACT Q IS AN ACCESS AND UTILITY EASEMENT IN ITS ENTIRETY

NOTE: TRACT T IS AN ACCESS AND DRAINAGE EASEMENT IN ITS ENTIRETY

SEE SHEET 14 FOR LINE AND SHEET 5 FOR CURVE TABLES

TRACT S
7,292 SF
0.167 AC

TRACT T
96,253 SF
2.210 AC

TRACT Q
23,477 SF
0.539 AC

TRACT E
THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1
REC. NO. 2019000089309

35' C.I.G. RIGHT-OF-WAY AGREEMENT
REC NO 2004001069590 & C0790962

50' C.I.G. RIGHT-OF-WAY AGREEMENT
BOOK 2853, PAGE 286

50' RIGHT-OF-WAY AGREEMENT AMENDMENT
BOOK 2853, PAGE 290

50' RIGHT-OF-WAY AGREEMENT
BOOK 1541, PAGE 322

6' UTILITY EASEMENT
REC NO. _____

VILLAGE AVENUE
(78' WIDE PUBLIC ROW)
REC. NO. _____

STREET J

STREET C

SE 1/4 SEC. 30,
T.3S., R.65W., SIXTH P.M.

N22°11'09"W 684.39'

N22°11'09"W 205.00'

S22°11'09"E 357.02'

N22°11'09"W 451.02'

N67°48'51"E 304.70'

S67°48'51"W 257.70'

N67°48'51"E 80.00'

N67°48'51"E 222.00'

N67°48'51"E 52.50'

S67°48'51"W 5.50'

N67°48'51"E 5.50'

Δ=90°00'00"
R=15.00'
L=23.56'

Δ=90°00'00"
R=20.00'
L=31.42'

S22°11'09"E 64.00'

S22°11'09"E 67.64'

N22°11'09"W 57.14'

S67°48'51"W 64.00'

N51°15'30"W 1,370.51' (TIE)

POINT OF COMMENCEMENT
PARCEL B
SE CORNER SECTION 30, T.3S., R65W, 6TH P.M.

POINT OF BEGINNING
PARCEL B

KEY MAP
SCALE 1" = 1000'

SCALE: 1" = 30'

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC

AZTEC CONSULTANTS, INC.
300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 133120-04
Drawn By: RDR

DATE OF PREPARATION:	05-13-2020
SCALE:	1"=30'
SHEET 13 OF 14	

THE AURORA HIGHLANDS SUBDIVISION FILING NO. 7

A RESUBDIVISION OF A PORTION OF TRACT E, THE AURORA HIGHLANDS SUBDIVISION FILING NO. 1,
SITUATED IN THE SOUTH HALF OF SECTION 30, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

LINE TABLE		
LINE	BEARING	LENGTH
L1	S89°37'52"W	139.34'
L2	N01°37'32"E	1272.32'
L3	S89°31'40"W	873.19'
L4	N00°00'03"W	729.21'
L5	N89°59'57"E	581.40'
L6	S00°00'03"E	6.50'
L7	N89°59'57"E	85.00'
L8	N00°00'03"W	6.50'
L9	N89°59'57"E	247.79'
L10	S22°11'09"E	160.50'
L11	S20°34'20"E	50.06'
L12	S22°11'09"E	253.44'
L13	S23°47'58"E	50.06'
L14	S22°11'09"E	90.58'
L15	S67°48'51"W	6.50'
L16	S22°11'09"E	85.00'
L17	N67°48'51"E	6.50'
L18	S22°11'09"E	90.03'
L19	S21°44'26"E	46.23'
L20	S22°11'09"E	283.73'
L21	S22°11'09"E	46.00'
L22	S22°11'09"E	5.44'
L23	S89°59'45"E	21.79'
L24	N00°25'11"W	16.07'
L25	N44°27'27"E	67.58'
L26	N89°34'54"E	16.42'
L27	N00°39'10"W	32.66'
L28	S89°37'56"W	642.22'
L29	N00°22'04"W	3.58'
L30	S89°59'57"W	82.00'
L31	S00°22'04"E	4.11'
L32	S89°37'56"W	537.12'
L33	S67°48'51"W	64.00'
L34	N22°11'09"W	57.14'
L35	S67°48'51"W	257.70'
L36	N22°11'09"W	85.00'
L37	N22°11'09"W	684.39'
L38	N63°57'00"E	250.38'
L39	N26°03'00"W	5.50'
L40	N63°57'00"E	64.00'
L41	S26°03'00"E	22.97'
L42	S22°11'09"E	216.86'
L43	N67°48'51"E	5.50'
L44	S22°11'09"E	64.00'
L45	S67°48'51"W	5.50'
L46	S22°11'09"E	357.02'

LINE TABLE		
LINE	BEARING	LENGTH
L47	N67°48'51"E	5.50'
L48	S22°11'09"E	64.00'
L49	S67°48'51"W	5.50'
L50	S22°11'09"E	67.64'
L51	N22°11'09"W	11.48'
L52	S06°54'00"E	20.00'
L53	N22°11'09"W	17.37'
L54	N18°57'32"W	41.93'
L55	N04°49'10"W	47.84'
L56	N07°42'44"W	49.25'
L57	S22°11'09"E	19.12'
L58	S19°08'48"E	41.30'
L59	S02°04'39"E	25.19'
L60	N89°59'57"E	26.00'
L61	S05°56'13"W	29.00'
L62	S00°00'03"E	5.00'
L63	S89°59'57"W	13.00'
L64	S89°59'57"W	13.00'
L65	N00°00'03"W	5.00'
L66	S00°00'03"E	5.00'
L67	S89°59'57"W	13.00'
L68	S89°59'57"W	13.00'
L69	N00°00'03"W	5.00'
L70	S00°00'03"E	5.00'
L71	S89°59'57"W	13.00'
L72	S89°59'57"W	13.00'
L73	N00°00'03"W	4.00'
L74	S89°59'57"W	5.00'
L75	N00°00'03"W	13.00'
L76	S00°00'03"E	13.00'
L77	S89°59'57"W	5.00'
L78	S09°55'39"W	29.00'
L79	N00°00'03"W	5.00'
L80	N89°59'57"E	15.57'
L81	N89°59'57"E	13.00'
L82	S00°00'03"E	5.00'
L83	N00°00'03"W	5.00'
L84	N89°59'57"E	13.00'
L85	N89°59'57"E	13.00'
L86	S00°00'03"E	10.00'
L87	N89°59'57"E	5.00'
L88	S00°00'03"E	13.00'
L89	S00°00'03"E	13.00'
L90	S89°59'57"W	5.00'
L91	N89°59'57"E	5.00'
L92	S00°00'03"E	13.00'

LINE TABLE		
LINE	BEARING	LENGTH
L93	S00°00'03"E	13.00'
L94	S89°59'57"W	5.00'
L95	N89°59'57"E	5.00'
L96	S00°00'03"E	13.00'
L97	S00°00'03"E	13.00'
L98	S89°59'57"W	5.00'
L99	N89°59'57"E	5.00'
L100	S00°00'03"E	13.00'
L101	S00°00'03"E	13.00'
L102	S89°59'57"W	5.00'
L103	N89°59'57"E	5.00'
L104	S00°00'03"E	13.00'
L105	S00°00'03"E	13.00'
L106	S89°59'57"W	5.00'
L107	N89°59'57"E	5.00'
L108	S00°00'03"E	13.00'
L109	S00°00'03"E	13.00'
L110	S89°59'57"W	5.00'
L111	N89°59'57"E	5.00'
L112	S00°00'03"E	13.00'
L113	S00°00'03"E	13.00'
L114	S89°59'57"W	5.00'
L115	N89°59'57"E	5.00'
L116	S00°00'03"E	13.00'
L117	S00°00'03"E	13.00'
L118	S89°59'57"W	5.00'
L119	N89°59'57"E	5.00'
L120	S00°00'03"E	13.00'
L121	S00°00'03"E	13.00'
L122	S89°59'57"W	5.00'
L123	N89°59'57"E	5.00'
L124	S00°00'03"E	13.00'
L125	S00°00'03"E	13.00'
L126	S89°59'57"W	5.00'
L127	N89°59'57"E	5.00'
L128	S00°00'03"E	13.00'
L129	S00°00'03"E	13.00'
L130	S89°59'57"W	10.00'
L131	S89°59'57"W	5.00'
L132	N00°00'03"W	13.00'
L133	N00°00'03"W	13.00'
L134	N89°59'57"E	5.00'
L135	S89°59'57"W	5.00'
L136	N00°00'03"W	13.00'
L137	N00°00'03"W	13.00'
L138	N89°59'57"E	5.00'

LINE TABLE		
LINE	BEARING	LENGTH
L139	S89°59'57"W	5.00'
L140	N00°00'03"W	13.00'
L141	N00°00'03"W	13.00'
L142	N89°59'57"E	5.00'
L143	S89°59'57"W	5.00'
L144	N00°00'03"W	13.00'
L145	N00°00'03"W	13.00'
L146	N89°59'57"E	5.00'
L147	S89°59'57"W	5.00'
L148	N00°00'03"W	13.00'
L149	N00°00'03"W	13.00'
L150	N89°59'57"E	5.00'
L151	S89°59'57"W	5.00'
L152	N00°00'03"W	13.00'
L153	N00°00'03"W	13.00'
L154	N89°59'57"E	5.00'
L155	S89°59'57"W	5.00'
L156	N00°00'03"W	13.00'
L157	N00°00'03"W	13.00'
L158	N89°59'57"E	5.00'
L159	S89°59'57"W	5.00'
L160	N00°00'03"W	13.00'
L161	N00°00'03"W	13.00'
L162	N89°59'57"E	5.00'
L163	S05°56'19"E	29.00'
L164	N00°00'03"W	4.00'
L165	S89°59'57"W	13.00'
L166	S89°59'57"W	13.00'
L167	S00°00'03"E	5.00'
L168	N00°00'03"W	5.00'
L169	S89°59'57"W	13.00'
L170	S89°59'57"W	13.00'
L171	S00°00'03"E	5.00'
L172	N00°00'03"W	5.00'
L173	S89°59'57"W	13.00'
L174	S89°59'57"W	13.00'
L175	S00°00'03"E	5.00'
L176	N00°00'03"W	5.00'
L177	S89°59'57"W	13.00'
L178	S89°59'57"W	13.00'
L179	S00°00'03"E	5.00'
L180	N00°00'03"W	4.00'
L181	N89°59'57"E	13.00'
L182	N89°59'57"E	13.00'
L183	S00°00'03"E	5.00'
L184	N00°00'03"W	5.00'

LINE TABLE		
LINE	BEARING	LENGTH
L185	N89°59'57"E	13.00'
L186	N89°59'57"E	13.00'
L187	S00°00'03"E	5.00'
L188	N00°00'03"W	5.00'
L189	N89°59'57"E	13.00'
L190	N89°59'57"E	13.00'
L191	S00°00'03"E	5.00'
L192	N00°00'03"W	5.00'
L193	N89°59'57"E	13.00'
L194	N89°59'57"E	13.00'
L195	S00°00'03"E	5.00'
L196	N89°59'57"E	10.00'
L197	S00°00'03"E	13.00'
L198	N00°00'03"W	13.00'
L199	N89°59'57"E	5.00'
L200	S00°00'03"E	13.00'
L201	S89°59'57"W	5.00'
L202	N89°59'57"E	5.00'
L203	S00°00'03"E	13.00'
L204	S00°00'03"E	13.00'
L205	S89°59'57"W	5.00'
L206	N89°59'57"E	5.00'
L207	S00°00'03"E	13.00'
L208	S00°00'03"E	13.00'
L209	S89°59'57"W	5.00'
L210	N89°59'57"E	5.00'
L211	S00°00'03"E	13.00'
L212	S00°00'03"E	13.00'
L213	S89°59'57"W	5.00'
L214	N89°59'57"E	5.00'
L215	S00°00'03"E	13.00'
L216	S00°00'03"E	13.00'
L217	S89°59'57"W	5.00'
L218	N89°59'57"E	5.00'
L219	S00°00'03"E	13.00'
L220	S00°00'03"E	13.00'
L221	S89°59'57"W	5.00'
L222	N89°59'57"E	5.00'
L223	S00°00'03"E	13.00'
L224	N00°00'03"W	13.00'
L225	N89°59'57"E	5.00'
L226	S89°59'57"W	5.00'
L227	N00°00'03"W	13.00'
L228	N00°00'03"W	13.00'
L229	N89°59'57"E	5.00'
L230	S89°59'57"W	5.00'

LINE TABLE		
LINE	BEARING	LENGTH
L231	N00°00'03"W	13.00'
L232	N00°00'03"W	13.00'
L233	N89°59'57"E	5.00'
L234	S89°59'57"W	5.00'
L235	N00°00'03"W	13.00'
L236	N00°00'03"W	13.00'
L237	N89°59'57"E	5.00'
L238	S89°59'57"W	5.00'
L239	N00°00'03"W	13.00'
L240	N00°00'03"W	13.00'
L241	N89°59'57"E	5.00'
L242	S89°59'57"W	5.00'
L243	N00°00'03"W	13.00'
L244	N00°00'03"W	13.00'
L245	N89°59'57"E	5.00'
L246	S89°59'57"W	5.00'
L247	N00°00'03"W	13.00'
L248	N22°11'09"W	5.00'
L249	N67°48'51"E	13.00'
L250	S67°48'51"W	13.00'
L251	N22°11'09"W	5.00'
L252	N67°48'51"E	13.00'
L253	S22°11'09"E	5.00'
L254	N22°11'09"W	5.00'
L255	N67°48'51"E	13.00'
L256	N67°48'51"E	13.00'
L257	S22°11'09"E	5.00'
L258	N22°11'09"W	5.00'
L259	N67°48'51"E	13.00'
L260	N67°48'51"E	13.00'
L261	S22°11'09"E	5.00'
L262	N22°11'09"W	5.00'
L263	N67°48'51"E	13.00'
L264	N67°48'51"E	13.00'
L265	S22°11'09"E	10.00'
L266	N67°48'51"E	5.00'
L267	S22°11'09"E	13.00'
L268	S22°11'09"E	13.00'
L269	S67°48'51"W	5.00'
L270	N67°48'51"E	5.00'
L271	S22°11'09"E	13.00'
L272	S22°11'09"E	13.00'
L273	S67°48'51"W	5.00'
L274	N67°48'51"E	5.00'
L275	S22°11'09"E	13.00'
L276	S22°11'09"E	13.00'

LINE TABLE		
LINE	BEARING	LENGTH
L277	S67°48'51"W	5.00'
L278	S22°11'09"E	10.41'
L279	S67°48'51"W	13.00'
L280	S67°48'51"W	13.00'
L281	N22°11'09"W	5.00'
L282	S22°11'09"E	5.00'
L283	S67°48'51"W	13.00'
L284	S67°48'51"W	13.00'
L285	N22°11'09"W	5.00'
L286	S22°11'09"E	5.00'
L287	S67°48'51"W	13.00'
L288	S67°48'51"W	13.00'
L289	N22°11'09"W	5.00'
L290	S22°11'09"E	5.00'
L291	S67°48'51"W	13.00'
L292	S67°48'51"W	4.00'
L293	N22°11'09"W	13.00'
L294	N22°11'09"W	13.00'
L295	N67°48'51"E	5.00'
L296	S67°48'51"W	5.00'
L297	N22°11'09"W	13.00'
L298	N22°11'09"W	13.00'
L299	N67°48'51"E	5.00'
L300	S67°48'51"W	5.00'
L301	N22°11'09"W	13.00'
L302	N67°48'51"E	5.00'
L303	N22°11'09"W	13.00'
L304	N22°11'09"W	10.00'
L305	N67°48'51"E	13.00'
L306	N67°48'51"E	13.00'
L307	S22°11'09"E	5.00'
L308	N22°11'09"W	5.00'
L309	N67°48'51"E	13.00'
L310	N67°48'51"E	13.00'
L311	S22°11'09"E	5.00'
L312	N22°11'09"W	5.00'
L313	N67°48'51"E	13.00'
L314	N67°48'51"E	13.00'
L315	S22°11'09"E	5.00'
L316	N22°11'09"W	5.00'
L317	N67°48'51"E	13.00'
L318	N67°48'51"E	13.00'
L319	S22°11'09"E	5.00'
L320	S22°11'09"E	5.00'
L321	S67°48'51"W	13.00'
L322	S67°48'51"W	13.00'

LINE TABLE		
LINE	BEARING	LENGTH
L323	N22°11'09"W	5.00'
L324	S22°11'09"E	5.00'
L325	S67°48'51"W	13.00'
L326	S67°48'51"W	13.00'
L327	N22°11'09"W	5.00'
L328	S22°11'09"E	5.00'
L329	S67°48'51"W	13.00'
L330	S67°48'51"W	13.00'
L331	N22°11'09"W	5.00'
L332	S22°11'09"E	5.00'
L333	S67°48'51"W	13.00'
L334	S67°48'51"W	13.00'
L335	N22°11'09"W	10.21'
L336	S00°00'03"E	14.62'
L337	S09°12'50"E	33.16'
L338	N09°12'50"W	36.00'
L339	N00°00'03"W	15.91'
L340	N01°11'03"W	18.91'

FOR REVIEW

FOR AND ON BEHALF OF
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DATE OF PREPARATION:	05-13-2020
SCALE:	1"=30'
SHEET 14 OF 14	