

AURORA MALL SUBDIVISION FILING NO. 6

A RESUBDIVISION OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3

A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

SHEET 1 OF 5

LEGAL DESCRIPTION

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT THAT THEY ARE THE OWNERS OF A PARCEL OF LAND KNOWN AS LOT 1, BLOCK 1 AURORA MALL SUBDIVISION FILING NO. 3 AS RECORDED AT RECEPTION NO. B6073513 IN BOOK 320, PAGES 16-21 AT THE ARAPAHOE COUNTY CLERK AND RECORDERS OFFICE BEING SITUATED IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 18, THENCE ALONG THE NORTHERLY LINE OF SAID NORTHWEST QUARTER OF SECTION 18 S89°47'16"W, A DISTANCE OF 665.77 FEET; THENCE DEPARTING SAID SECTION LINE S00°12'44"E, A DISTANCE OF 55.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF ALAMEDA AVENUE AS RECORDED AT RECEPTION NO. 1409840 IN THE CLERK AND RECORDERS OFFICE OF ARAPAHOE COUNTY, TO THE NORTHEASTERLY CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING; THENCE ALONG THE PERIMETER OF SAID LOT 1 AND LOT 2, BLOCK 1 AURORA MALL SUBDIVISION FILING NO. 3 THE FOLLOWING 82 COURSES:

- 1) S00°13'04"E, 56.66 FEET;
- 2) S44°15'27"W, 610.76 FEET;
- 3) S45°44'33"E, 602.00 FEET;
- 4) N44°15'27"E, 20.00 FEET;
- 5) S45°44'33"E, 387.23 FEET;
- 6) N89°15'27"E, 16.49 FEET;
- 7) S20°29'42"W, 51.32 FEET;
- 8) N69°30'18"W, 43.18 FEET TO A NON-TANGENT POINT ON A CURVE;
- 9) THENCE 156.63 FEET ALONG SAID NON-TANGENT CURVE, HAVING A RADIUS OF 150.00 FEET, THROUGH A CENTRAL ANGLE OF 59°37'51", HAVING A CHORD BEARING AND DISTANCE OF N34°58'56"W, 149.66 FEET TO THE BEGINNING OF A COMPOUND CURVE;
- 10) THENCE 142.59 FEET ALONG SAID COMPOUND CURVE, HAVING A RADIUS OF 285.50 FEET, THROUGH A CENTRAL ANGLE OF 28°36'56", HAVING A CHORD BEARING AND DISTANCE OF N79°06'20"W, 141.11 FEET;
- 11) S86°35'12"W, 157.77 FEET;
- 12) N45°44'33"W, 39.72 FEET;
- 13) S44°15'27"W, 158.95 FEET;
- 14) N45°44'33"W, 55.75 FEET;
- 15) S44°15'27"W, 15.00 FEET;
- 16) N45°44'33"W, 68.83 FEET;
- 17) S44°15'27"W, 234.00 FEET;
- 18) S45°44'33"E, 109.08 FEET;
- 19) S44°15'27"W, 20.00 FEET;
- 20) S45°44'33"E, 57.50 FEET;
- 21) S44°15'27"W, 107.11 FEET;
- 22) S45°44'33"E, 544.28 FEET;
- 23) S61°15'27"W, 12.32 FEET;
- 24) S72°33'41"W, 253.30 FEET;
- 25) S27°33'41"W, 21.22 FEET;
- 26) S17°26'19"W, 45.65 FEET;
- 27) S00°19'18"E, 557.85 FEET;
- 28) S45°19'18"E, 35.36 FEET TO A POINT ON THE NORTHERLY LINE OF EAST EXPOSITION AVENUE AS RECORDED AT RECEPTION NO. 1409840 IN THE CLERK AND RECORDERS OFFICE OF ARAPAHOE COUNTY;
- 29) THENCE ALONG SAID NORTHERLY LINE S89°40'42"W, 134.00 FEET;
- 30) THENCE LEAVING SAID NORTHERLY LINE N44°40'42"E, 35.36 FEET;
- 31) N00°19'18"W, 545.21 FEET;
- 32) N17°26'19"W, 33.01 FEET;
- 33) N62°26'19"W, 35.36 FEET;
- 34) N77°10'19"E, 62.20 FEET;
- 35) N17°26'19"W, 50.00 FEET;
- 36) S72°33'41"W, 101.56 FEET;
- 37) N45°44'33"W, 324.18 FEET;
- 38) N44°15'27"E, 187.00 FEET;
- 39) N45°44'33"W, 406.00 FEET;
- 40) S44°15'27"W, 260.09 FEET;
- 41) N45°44'33"W, 102.50 FEET;
- 42) S44°15'27"W, 134.55 FEET;
- 43) S74°20'29"W, 233.43 FEET TO A POINT ON THE EASTERLY LINE OF SOUTH ABILENE STREET AS RECORDED AT RECEPTION NO. 1409840 IN THE CLERK AND RECORDERS OFFICE OF ARAPAHOE COUNTY;
- 44) THENCE ALONG SAID EASTERLY LINE N20°04'02"E, 596.21 FEET;
- 45) THENCE LEAVING SAID EASTERLY LINE S45°44'33"E, 382.06 FEET;
- 46) N44°15'27"E, 399.61 FEET;
- 47) S45°44'33"E, 30.00 FEET;
- 48) N44°15'27"E, 30.00 FEET;
- 49) S45°44'33"E, 106.75 FEET;
- 50) N44°15'27"E, 64.00 FEET;
- 51) S45°44'33"E, 64.00 FEET;
- 52) N44°15'27"E, 98.00 FEET;
- 53) N45°44'33"W, 64.00 FEET;
- 54) N44°15'27"E, 64.00 FEET;
- 55) N45°44'33"W, 104.83 FEET;
- 56) N44°15'27"E, 17.00 FEET;
- 57) N45°44'33"W, 10.20 FEET;
- 58) N44°15'27"E, 43.00 FEET;
- 59) N45°44'33"W, 17.30 FEET;
- 60) N44°15'27"E, 172.58 FEET;
- 61) N45°45'24"W, 478.94 FEET TO POINT ON THE SOUTHERLY LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 1 AND A NON-TANGENT CURVE;
- 62) THENCE 284.36 FEET ALONG SAID NON-TANGENT CURVE HAVING A RADIUS OF 411.50 FEET, THROUGH A CENTRAL ANGLE OF 39°35'35", HAVING A CHORD BEARING AND DISTANCE OF N23°49'10"E, 278.73 FEET;
- 63) THENCE CONTINUING ALONG SAID SOUTHERLY LINE THE FOLLOWING TWO COURSES;
- 64) S45°13'04"E, 26.93 FEET;
- 65) N00°13'04"W, 29.74 FEET;
- 66) THENCE LEAVING SAID SOUTHERLY LINE N89°47'16"E, 24.71 FEET TO THE NORTHWEST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3 AS RECORDED AT RECEPTION NO. B6073513 IN THE CLERK AND RECORDERS OFFICE OF ARAPAHOE COUNTY;
- 67) THENCE ALONG THE WEST, SOUTHERLY, EASTERLY AND NORTHERLY LINES OF SAID LOT 2 THE FOLLOWING 11 COURSES:

LEGAL DESCRIPTION (continued)

- 70) S00°13'04"E, 171.90 FEET;
- 71) N89°15'27"E, 110.04 FEET;
- 72) N00°13'04"W, 11.40 FEET;
- 73) N89°47'16"E, 359.24 FEET;
- 74) N00°13'04"W, 7.30 FEET;
- 75) N89°47'16"E, 9.00 FEET;
- 76) N00°13'04"W, 113.23 FEET;
- 77) S89°47'16"W, 297.88 FEET;
- 78) N00°13'04"W, 17.42 FEET;
- 79) S89°47'16"W, 39.50 FEET;
- 80) N00°13'04"W, 21.53 FEET TO THE MOST NORTHEASTERLY CORNER OF SAID LOT 2;
- 81) THENCE CONTINUING N00°13'04"W, 8.00 FEET TO THE SOUTHERLY LINE OF ALAMEDA AVENUE;
- 82) THENCE ALONG SAID SOUTHERLY LINE N89°47'16"E, 445.08 FEET TO THE POINT OF BEGINNING;

CONTAINS 932,384 SQUARE FEET OR 21.405 ACRES, MORE OR LESS.

HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO LOTS, AND A BLOCK AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF **AURORA MALL SUBDIVISION FILING NO. 6**, 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(S), 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.

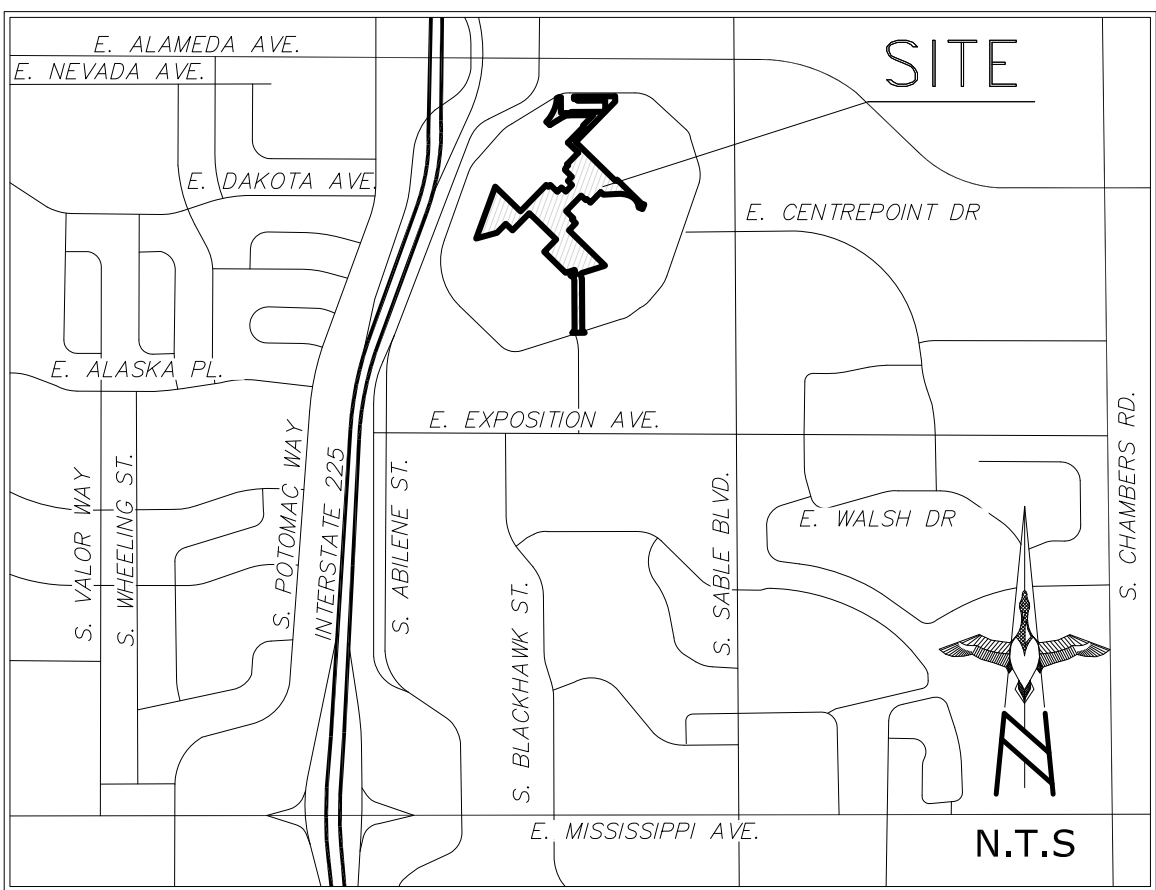
ALL ELECTRICAL, AND COMMUNITY UTILITY LINES AND SERVICES, AND STREET LIGHTING CIRCUITS, EXCEPT AS PROVIDED IN SECTION 126-505 OF THE CITY CODE AS THE SAME MAY BE AMENDED FROM TIME TO TIME, SHALL BE INSTALLED UNDERGROUND;

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, PRIVATE DETENTION POND AND DRAINAGE FEATURES, OR PRIVATE UTILITIES UPON REQUEST FROM THE CITY OF AURORA AND AT NO EXPENSE TO THE CITY OF AURORA.

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) BEARINGS SHOWN HEREON ARE BASED UPON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, WHICH BEARS SOUTH 89°47'16" WEST, PER PLAT OF AURORA MALL SUBDIVISION FILING NO. 3, BETWEEN THE FOUND MONUMENTS SHOWN HEREON.
- 3) THE EASEMENT AREA WITHIN EACH LOT IS TO BE CONTINUOUSLY MAINTAINED BY THE OWNER OF THE LOT OR TRACT EXCEPTING THE CITY OF AURORA FROM SUCH RESPONSIBILITY. ANY STRUCTURES INCONSISTENT WITH THE USE GRANTED IN THE EASEMENT ARE PROHIBITED.
- 4) THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY ALTURA LAND CONSULTANTS, LLC TO DETERMINE RECORD TITLE, EASEMENTS OR RIGHTS-OF-WAY. TITLE COMMITMENT NO. 3020-1063933, WITH AN EFFECTIVE DATE OF _____, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY WAS RELIED UPON FOR ALL INFORMATION REGARDING TITLE OF RECORD, EASEMENTS OF RECORD AND RIGHTS-OF-WAY.
- 5) THE LINEAL UNITS OF MEASURE SHOWN ON THIS PLAT ARE BASED UPON THE U.S. SURVEY FOOT.
- 6) ALL LOTS WITHIN THIS PLAT ARE SUBJECT TO DEVELOPMENT STANDARDS AS ADOPTED BY THE AURORA CITY COUNCIL IN ORDINANCES 96-74 AND 96-75.
- 7) 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 FORGOING 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.

VICINITY MAP (N.T.S.)



SHEET INDEX:

SHEET 1	COVER SHEET
SHEET 2	EXISTING BOUNDARY DETAIL
SHEET 3	LOT, TRACT & EASEMENT DETAIL
SHEET 4	LOT, TRACT & EASEMENT DETAIL
SHEET 5	LINE AND CURVE TABLES

SIGNATURE BLOCKS

TOWN CENTER AT AURORA, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: _____

ITS:

STATE OF _____)
)SS
COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2023, A.D. BY _____ AS _____ OF TOWN CENTER AT AURORA, LLC, A DELAWARE LIMITED LIABILITY COMPANY.

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 DECEMBER 9, 2019.

I FURTHER CERTIFY THAT THE INFORMATION CONTAINED HEREIN IS TRUE AND IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE TO MY KNOWLEDGE, INFORMATION AND BELIEF. THIS CERTIFICATION IS NOT A GUARANTY OR WARRANTY OF ANY KIND, EXPRESS OR IMPLIED.

JESUS A. LUGO, PLS 38081
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF ALTURA LAND CONSULTANTS, LLC

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.

CITY OF AURORA APPROVALS

THE FOREGOING INSTRUMENT IS APPROVED FOR FILING AND CONVEYANCE OF THE STREETS AND EASEMENTS AS SHOWN HEREON AND IS ACCEPTED BY THE CITY OF AURORA, COLORADO, THIS _____ DAY OF _____, 2023 AD, SUBJECT TO THE CONDITION THAT THE CITY SHALL UNDERTAKE MAINTENANCE OF ANY SUCH STREETS ONLY AFTER CONSTRUCTION HAS BEEN COMPLETED BY THE SUBDIVIDER TO CITY OF AURORA SPECIFICATIONS.

CITY ENGINEER _____ DATE _____

PLANNING DIRECTOR _____ DATE _____

PREPARED BY:

ALTURA
LAND CONSULTANTS, LLC

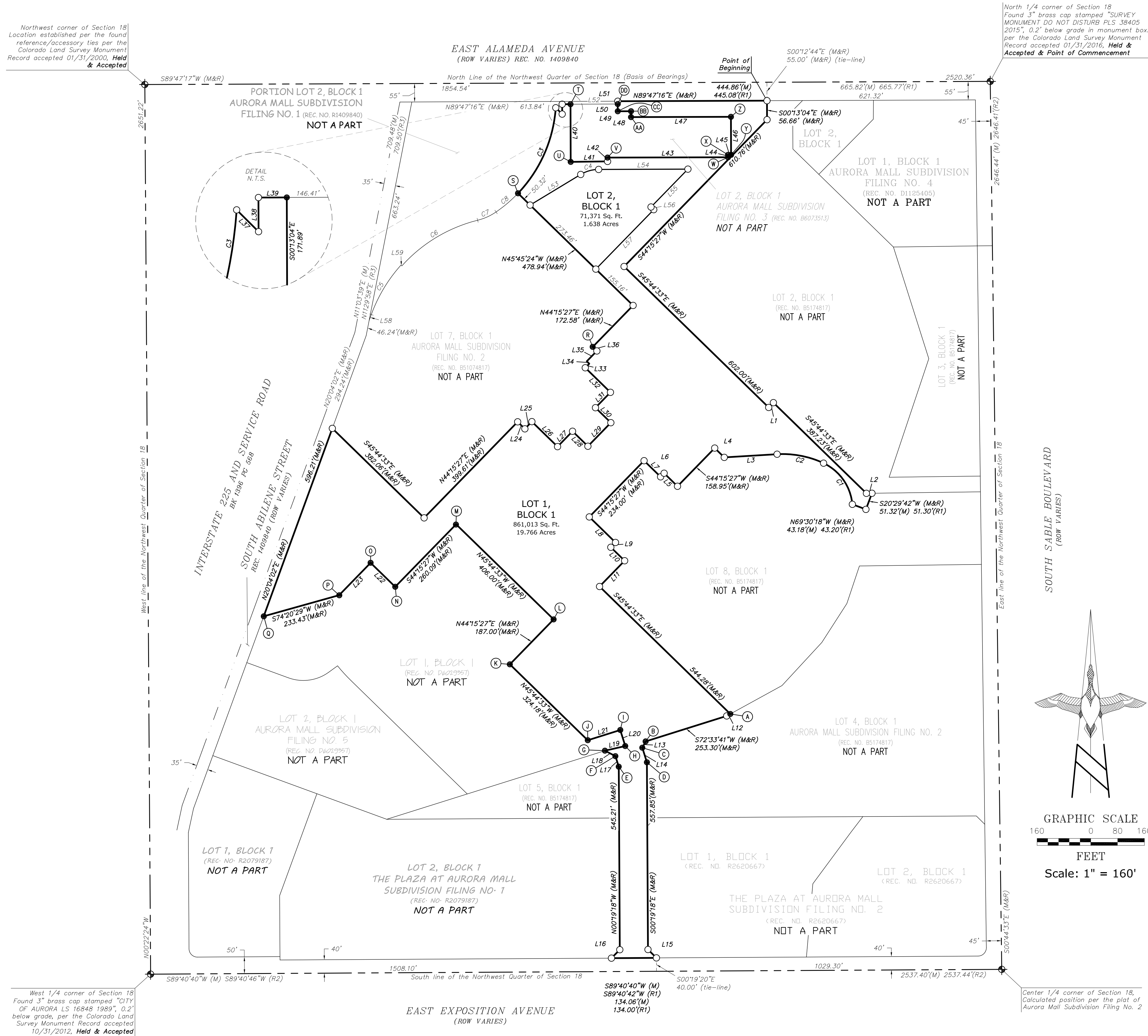
6950 S. Tucson Way, Unit C Phone: (720)488-1303
Centennial, Colorado 80112
JOB NO. 19192 SEPTEMBER 15, 2021

AURORA MALL SUBDIVISION FILING NO. 6

A RESUBDIVISION OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3

A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

SHEET 2 OF 5



FOUND MONUMENT DESCRIPTIONS

- (A) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "L.S. NO. 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR THE EAST CORNER OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/SOUTH CORNER OF LOT 8, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (B) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "L.S. NO. 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 4, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (C) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "L.S. NO. 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTHWEST LINE OF LOT 4, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (D) FOUND #5 REBAR WITH NO CAP, 0.3' BELOW GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE EAST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/WEST LINE OF LOT 4, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (E) FOUND #5 REBAR WITH NO CAP, 0.1' BELOW GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 5, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (F) FOUND #5 REBAR WITH AN 1.25" YELLOW PLASTIC CAP, ILLEGIBLE, 0.5' BELOW GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 5, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (G) FOUND #5 REBAR WITH NO CAP, BENT, 1.0' BELOW GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE NORTH CORNER OF LOT 5, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2/AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (H) FOUND MAG NAIL & ALUMINUM WASHER STAMPED "R. NOBBE PLS 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE EAST CORNER OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (I) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "ESO LS 33202" 0.2' BELOW GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (J) FOUND 1" BRASS SURVEY MARKER STAMPED "PLS 32430", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (K) FOUND #5 REBAR WITH A 2" ALUMINUM CAP, STAMPED "L.S. NO. 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (L) FOUND MAG NAIL & ALUMINUM WASHER STAMPED "R. NOBBE PLS 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (M) FOUND 1" BRASS SURVEY MARKER STAMPED "PLS 32430", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (N) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "ESO LS 33202" FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (O) FOUND #5 REBAR WITH A 2" ALUMINUM CAP STAMPED "ESO LS 33202" FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (P) FOUND 1" BRASS SURVEY MARKER STAMPED "PLS 32430", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (Q) FOUND #5 REBAR WITH NO CAP, 0.2' BELOW GRADE, **HELD & ACCEPTED** FOR THE WEST CORNER OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTHWEST CORNER OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 5.
- (R) FOUND #5 REBAR WITH A 2" ALUMINUM CAP, STAMPED "L.S. NO. 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 7, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 2.
- (S) FOUND MAG NAIL & ALUMINUM WASHER STAMPED "R. NOBBE PLS 23899", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR THE POINT OF CURVATURE OF AN ARC IN THE WEST LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 1.
- (T) FOUND MAG NAIL & STAINLESS STEEL WASHER STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE NORTHWEST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (U) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE SOUTHWEST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (V) FOUND MAG NAIL & STAINLESS STEEL WASHER STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/SOUTH LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (W) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE SOUTH, SOUTHEAST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (X) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE SOUTHEAST INSIDE CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.

FOUND MONUMENT DESCRIPTIONS (continued)

- (Y) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE NORTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE NORTH, SOUTHEAST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (Z) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/THE NORTHEAST CORNER OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (AA) FOUND MAG NAIL & STAINLESS STEEL WASHER STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (BB) FOUND #5 REBAR WITH AN 1.25" ORANGE PLASTIC CAP, ILLEGIBLE, FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (CC) FOUND #5 REBAR WITH NO CAP, FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/NORTH LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.
- (DD) FOUND MAG NAIL & STAINLESS STEEL WASHER STAMPED "PLS 38069", FLUSH WITH GRADE, **HELD & ACCEPTED** FOR AN ANGLE POINT IN THE SOUTH LINE OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3/EAST LINE OF LOT 2, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3.

MISCELLANEOUS NOTES

- (R1) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 3, RECORDED MAY 15, 2006 AT RECEPTION NO. B6073513, BOOK 320, PAGES 16-21 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (R2) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 2, RECORDED NOVEMBER 14, 2005 AT RECEPTION NO. B5174817, BOOK 305, PAGES 46-55 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (R3) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 1, RECORDED MARCH 4, 1974 AT RECEPTION NO. R1409840, BOOK 26, PAGES 3-6 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (M) INDICATES MEASURED DATA
- (M&R) INDICATES MEASURED AND RECORD BEARINGS AND DISTANCES

- 1) ALL EASEMENTS, AS SHOWN ON THIS PLAT, THAT HAVE A RECEPTION NUMBER OR BOOK & PAGE REFERENCE, ARE CURRENTLY EXISTING EASEMENTS. ALL OTHER EASEMENTS, WITH NO RECORDING INFORMATION REFERENCES, ARE BEING CREATED BY THIS PLAT
- 2) ALL DIMENSIONS SHOWN HEREON ARE EXPRESSED IN US FEET AND DECIMALS THEREOF.
- 3) SEE SHEET 52 OF 5 FOR LINE AND CURVE TABLES.

MONUMENT NOTES

- INDICATES FOUND MONUMENT AS NOTED
- INDICATES SET MONUMENT BEING A #5 REBAR, 18" LONG, WITH AN 1.25" GREEN PLASTIC CAP STAMPED "ALTURA LAND PLS 38081" OR A SPIKE & 1.5" BRASS WASHER STAMPED "ALTURA LAND PLS 38081"
- ✦ INDICATES FOUND SECTION MONUMENT AS NOTED

LINE LEGEND

- = SUBJECT PARCEL BOUNDARY LINES
- = LOTS CREATED BY THIS PLAT BOUNDARY LINES
- = SECTION LINES
- = ADJOINING PARCEL BOUNDARY LINES
- = EXISTING EASEMENT LINES
- = ROW LINE

ABBREVIATION LEGEND

REC. NO.	RECEPTION NUMBER	R.O.W.	RIGHT OF WAY
BK.	BOOK	CHB	CHORD BEARING
PG.	PAGE	CH	CHORD
LS	LAND SURVEYOR		

PREPARED BY:

ALTURA
LAND CONSULTANTS, LLC

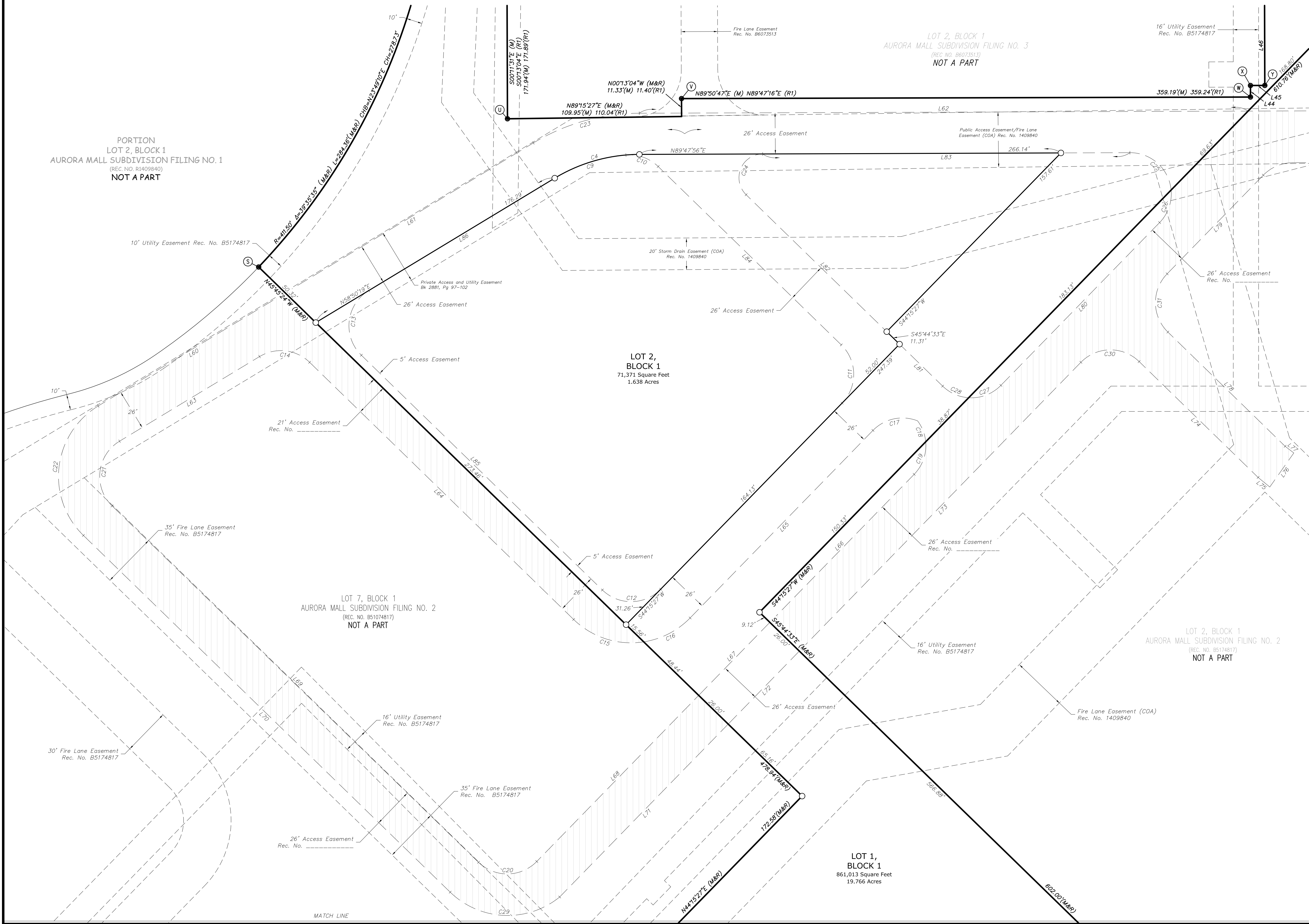
6950 S. Tucson Way, Unit C Phone: (720)488-1303
Centennial, Colorado 80112
JOB NO. 19192 SEPTEMBER 15, 2021

AURORA MALL SUBDIVISION FILING NO. 6

A RESUBDIVISION OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3

A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

SHEET 3 OF 5



MISCELLANEOUS NOTES

- (R1) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 3, RECORDED MAY 15, 2006 AT RECEPTION NO. B6073513, BOOK 320, PAGES 16-21 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (R2) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 2, RECORDED NOVEMBER 14, 2005 AT RECEPTION NO. B5174817, BOOK 305, PAGES 46-55 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (R3) INDICATES RECORD BEARINGS AND DISTANCES PER THE PLAT OF AURORA MALL SUBDIVISION FILING NO. 1, RECORDED MARCH 4, 1974 AT RECEPTION NO. R1409840, BOOK 26, PAGES 3-6 IN THE ARAPAHOE COUNTY CLERK & RECORDER'S OFFICIAL RECORDS.
- (M) INDICATES MEASURED DATA
- (M&R) INDICATES MEASURED AND RECORD BEARINGS AND DISTANCES

- 1) ALL EASEMENTS, AS SHOWN ON THIS PLAT, THAT HAVE A RECEPTION NUMBER OR BOOK & PAGE REFERENCE ARE CURRENTLY EXISTING EASEMENTS. ALL OTHER EASEMENTS, WITH NO RECORDING INFORMATION REFERENCES, ARE BEING CREATED BY THIS PLAT.
- 2) ALL DIMENSIONS SHOWN HEREON ARE EXPRESSED IN US FEET AND DECIMALS THEREOF.
- 3) SEE SHEET 5 OF 5 FOR LINE AND CURVE TABLES.
- 4) SEE SHEET 2 OF 5 FOR FOUND MONUMENT DESCRIPTIONS.

MONUMENT NOTES

- INDICATES FOUND MONUMENT AS NOTED
- INDICATES SET MONUMENT BEING A #5 REBAR, 18" LONG, WITH AN 1.25" GREEN PLASTIC CAP STAMPED "ALTURA LAND PLS 38081" OR A SPIKE & 1.5" BRASS WASHER STAMPED "ALTURA LAND PLS 38081"
- ✦ INDICATES FOUND SECTION MONUMENT AS NOTED

LINE LEGEND

- = SUBJECT PARCEL BOUNDARY LINES
- = LOTS CREATED BY THIS PLAT BOUNDARY LINES
- - - = SECTION LINES
- = ADJOINING PARCEL BOUNDARY LINES
- - - = EXISTING EASEMENT LINES
- - - = ROW LINE
- ▨ = OFF SITE ACCESS EASEMENT, TO BE DEDICATED BY SEPARATE DOCUMENT

ABBREVIATION LEGEND

REC. NO.	RECEPTION NUMBER	R.O.W.	RIGHT OF WAY
BK.	BOOK	CHB	CHORD BEARING
PG.	PAGE	CH	CHORD
LS	LAND SURVEYOR		

PREPARED BY:

ALTURA

LAND CONSULTANTS, LLC

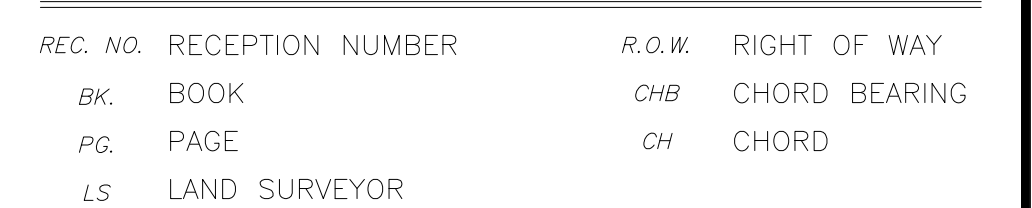
6950 S. Tucson Way, Unit C Phone: (720)488-1303

Centennial, Colorado 80112

JOB NO. 19192

SEPTEMBER 15, 2021

A RESUBDIVISION OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3
A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

[illegible]

6950 S. Tucson Way, Unit C Phone: (720)488-1303
Centennial, Colorado 80112

JOB NO. 19192 **SEPTEMBER 15, 2021**

AURORA MALL SUBDIVISION FILING NO. 6

A RESUBDIVISION OF LOT 1, BLOCK 1, AURORA MALL SUBDIVISION FILING NO. 3

A PORTION OF THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

SHEET 5 OF 5

LINE TABLE				
LINE	BEARING		LENGTH	
	MEASURED	RECORD	MEASURED	RECORD
L1	N44°15'27"E (M&R)		20.00'(M&R)	
L2	N89°15'27"E (M&R)		16.49'(M&R)	
L3	S86°35'12"W (M&R)		157.77'(M&R)	
L4	N45°44'33"W (M&R)		39.72'(M&R)	
L5	N45°44'33"W (M&R)		55.75'(M&R)	
L6	S44°15'27"W (M&R)		15.00'(M&R)	
L7	N45°44'33"W (M&R)		68.83'(M&R)	
L8	S45°44'33"E (M&R)		109.08'(M&R)	
L9	S44°15'27"W (M&R)		20.00'(M&R)	
L10	S45°44'33"E (M&R)		57.50'(M&R)	
L11	S44°15'27"W (M&R)		107.11'(M&R)	
L12	S61°15'27"W (M&R)		12.32'(M&R)	
L13	S27°33'41"W (M&R)		21.22'(M&R)	
L14	S17°26'19"E (M&R)		45.65'(M&R)	
L15	S45°19'18"E (M&R)		35.40'(M)	35.36'(R1)
L16	N44°40'42"E (M&R)		35.40'(M)	35.36'(R1)
L17	N17°26'19"W (M&R)		33.01'(M&R)	
L18	N62°26'19"W (M&R)		35.36'(M&R)	
L19	N77°10'19"E (M&R)		62.20'(M&R)	
L20	N17°26'19"W (M&R)		50.00'(M&R)	
L21	S72°33'41"W (M&R)		101.56'(M&R)	
L22	N45°44'33"W (M&R)		102.50'(M&R)	
L23	S44°15'27"W (M&R)		134.55'(M&R)	
L24	S45°44'33"E (M&R)		30.00'(M&R)	
L25	N44°15'27"E (M&R)		30.00'(M&R)	
L26	S45°44'33"E (M&R)		106.75'(M&R)	
L27	N44°15'27"E (M&R)		64.00'(M&R)	
L28	S45°44'33"E (M&R)		64.00'(M&R)	
L29	N44°15'27"E (M&R)		98.00'(M&R)	
L30	N45°44'33"W (M&R)		64.00'(M&R)	
L31	N44°15'27"E (M&R)		64.00'(M&R)	
L32	N45°44'33"W (M&R)		104.83'(M&R)	
L33	N44°15'27"E (M&R)		17.00'(M&R)	
L34	N45°44'33"W (M&R)		10.20'(M&R)	
L35	N44°15'27"E (M&R)		43.00'(M&R)	
L36	N45°44'33"W (M&R)		17.30'(M&R)	
L37	S45°13'04"E (M&R)		26.93'(M&R)	
L38	N00°13'04"W (M&R)		29.45'(M)	29.74'(R1)
L39	N89°47'16"E (M&R)		24.92'(M)	24.72'(R1)
L40	S00°11'31"E (M)	S00°13'04"E (R1)	171.94'(M)	171.89'(R1)
L41	N89°15'27"E (M&R)		109.95'(M)	110.04'(R1)
L42	N00°13'04"W (M&R)		11.33'(M)	11.40'(R1)
L43	N89°50'47"E (M)	N89°47'16"E (R1)	359.19'(M)	359.24'(R1)

LINE TABLE				
LINE	BEARING		LENGTH	
	MEASURED	RECORD	MEASURED	RECORD
L44	N00°01'53"W (M)	N00°13'04"W (R1)	7.29'(M)	7.30'(R1)
L45	N89°44'03"E (M)	N89°47'16"E (R1)	9.05'(M)	9.00'(R1)
L46	N00°10'48"W (M)	N00°13'04"W (R1)	113.24'(M)	113.23'(R1)
L47	S89°50'22"W (M)	S89°47'16"W (R1)	297.87'(M)	297.88'(R1)
L48	N00°01'46"W (M)	N00°13'04"W (R1)	17.52'(M)	17.42'(R1)
L49	S89°47'08"W (M)	S89°47'16"W (R1)	39.57'(M)	39.50'(R1)
L50	N00°03'59"W (M)	N00°13'04"W (R1)	21.56'(M)	21.53'(R1)
L51	N00°03'59"W (M)	N00°13'04"W (R1)	8.35'(M)	8.00'(R1)
L52	N89°48'52"E (M)	N89°47'16"E (R1)	140.88'(M)	140.89'(R1)
L53	N58°50'19"E		176.29'	
L54	N89°47'56"E		266.14'	
L55	S44°15'27"W		157.61'	
L56	S45°44'33"E		11.31'	
L57	S44°15'27"W		247.39'	
L58	N20°03'23"E (M&R)		18.79'(M&R)	
L59	S65°56'12"E (M&R)		3.67'(M)	3.68'(R2)
L60	N58°50'19"E		137.99'	
L61	N58°50'19"E		183.06'	
L62	N89°47'56"E		384.38'	
L63	N58°50'19"E		103.30'	
L64	S45°44'33"E		232.74'	
L65	N44°15'27"E		165.40'	
L66	S44°15'35"W		130.55'	
L67	S44°15'35"W		64.39'	
L68	S44°15'35"W		146.50'	
L69	N45°46'55"W		322.73'	
L70	S45°46'56"E		323.08'	
L71	N44°15'27"E		152.45'	
L72	N44°15'27"E		64.39'	
L73	N44°15'27"E		254.67'	
L74	S45°44'33"E		104.87'	
L75	S50°35'55"E		9.54'	
L76	N35°13'01"E		26.33'	
L77	S52°25'21"E		6.93'	
L78	N45°44'33"W		103.36'	
L79	N44°15'27"E		87.03'	
L80	S44°15'27"W		143.57'	
L81	N45°44'33"W		38.00'	
L82	N45°44'33"W		135.22'	
L83	N89°47'56"E		231.90'	
L84	S45°44'33"E		161.42'	
L85	N45°44'33"W		212.45'	
L86	N58°50'19"E		137.16'	

CURVE TABLE						
CURVE	RADIUS	DELTA		LENGTH		CH BEARING
		MEASURED	RECORD	MEASURED	RECORD	
C1	150.50'	59°37'51" (M&R)		156.63'(M&R)		N34°58'56"W 149.66'
C2	285.50'	28°36'56" (M&R)		142.59'(M&R)		N79°06'20"W 141.11'
C3	411.50'	39°35'35" (M&R)		284.36'(M&R)		N23°49'10"E 278.73'
C4	104.00'	30°57'37"		56.20'		N74°19'07"E 55.52'
C5	453.00'	21°43'52" (M&R)		171.81'(M&R)		N30°55'14"E 170.79'
C6	449.50'	34°05'09" (M)	34°05'11" (R2)	267.41'(M)	267.42'(R2)	N58°58'14"E 263.49'
C7	170.00'	20°25'44" (M&R)		60.61'(M&R)		N65°48'36"E 60.29'
C8	411.50'	11°58'25" (M&R)		85.99'(M&R)		N49°36'31"E 85.84'
C9	104.00'	26°16'35"		47.70'		N71°58'36"E 47.28'
C10	26.00'	49°08'34"		22.30'		S70°18'50"E 21.62'
C11	26.00'	90°00'00"		40.84'		S00°44'33"E 36.77'
C12	26.00'	90°00'00"		40.84'		S89°15'27"W 36.77'
C13	26.00'	104°34'52"		47.46'		N06°32'53"E 41.14'
C14	26.00'	75°25'08"		34.22'		S83°27'07"E 31.18'
C15	52.00'	53°03'11"		48.15'		S72°16'08"E 46.45'
C16	52.00'	36°56'49"		33.53'		N62°43'52"E 32.95'
C17	26.00'	67°19'37"		30.55'		N77°55'15"E 28.82'
C18	26.00'	49°32'27"		14.37'		S21°06'46"E 14.18'
C19	26.00'	49°32'27"		22.48'		S19°29'13"W 21.79'
C20	26.00'	89°57'30"		40.82'		S89°14'20"W 36.76'
C21	26.00'	104°37'15"		47.48'		N06°31'41"E 41.15'
C22	52.00'	104°37'15"		94.95'		N74°19'07"E 69.40'
C23	130.00'	30°57'37"		70.25'		N65°44'54"W 17.79'
C24	15.00'	135°32'29"		35.48'		N22°01'41"E 27.77'
C25	26.00'	84°55'04"		38.53'		S47°44'32"E 35.10'
C26	26.00'	49°32'27"		22.48'		S19°29'13"W 21.79'
C27	26.00'	49°32'27"		22.48'		S69°01'41"W 21.79'
C28	26.00'	40°27'33"		18.36'		N65°58'19"W 17.98'
C29	52.00'	83°23'44"		75.69'		S87°28'49"E 69.18'
C30	26.00'	90°00'00"		40.84'		N89°15'27"E 36.77'
C31	26.00'	90°00'00"		40.84'		N04°44'33"W 36.77'

PREPARED BY:

ALTURA
LAND CONSULTANTS, LLC

6950 S. Tucson Way, Unit C Phone: (720)488-1303
Centennial, Colorado 80112
JOB NO. 19192 SEPTEMBER 15, 2021