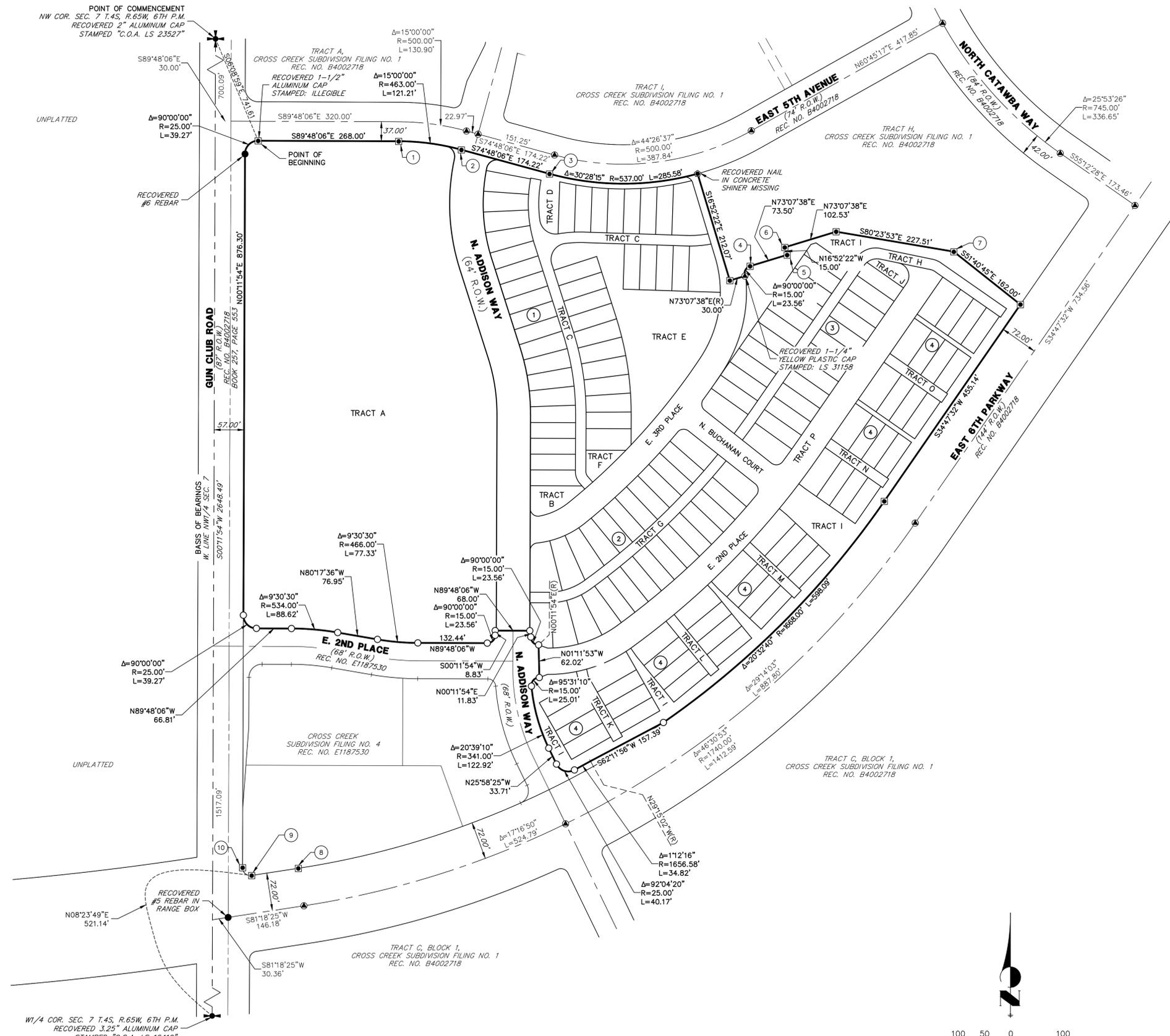


CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



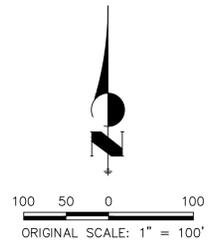
MONUMENT LEGEND

①	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.36' SOUTH BY 0.07' EAST OF CALCULATED POSITION
②	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.37' SOUTH OF CALCULATED POSITION
③	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.37' SOUTH BY 0.15' WEST OF CALCULATED POSITION
④	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.27' SOUTH BY 0.03' EAST OF CALCULATED POSITION
⑤	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.38' SOUTH BY 0.22' EAST OF CALCULATED POSITION
⑥	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.30' SOUTH BY 0.12' EAST OF CALCULATED POSITION
⑦	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.42' SOUTH BY 0.10' EAST OF CALCULATED POSITION
⑧	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.28' SOUTH BY 0.15' EAST OF CALCULATED POSITION
⑨	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.36' SOUTH BY 0.21' EAST OF CALCULATED POSITION
⑩	RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583 0.26' SOUTH BY 0.18' EAST OF CALCULATED POSITION

LEGEND

- RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
- RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
- (R) RADIAL
- PROPOSED PROPERTY LINE
- - - PROPOSED RIGHT-OF-WAY
- - - PROPOSED EASEMENT
- EXISTING PROPERTY LINE
- - - EXISTING RIGHT-OF-WAY
- - - EXISTING CENTERLINE

NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.



PROJ. NO. 15879.32
APRIL 5, 2022
SHEET 2 OF 11



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CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
 CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

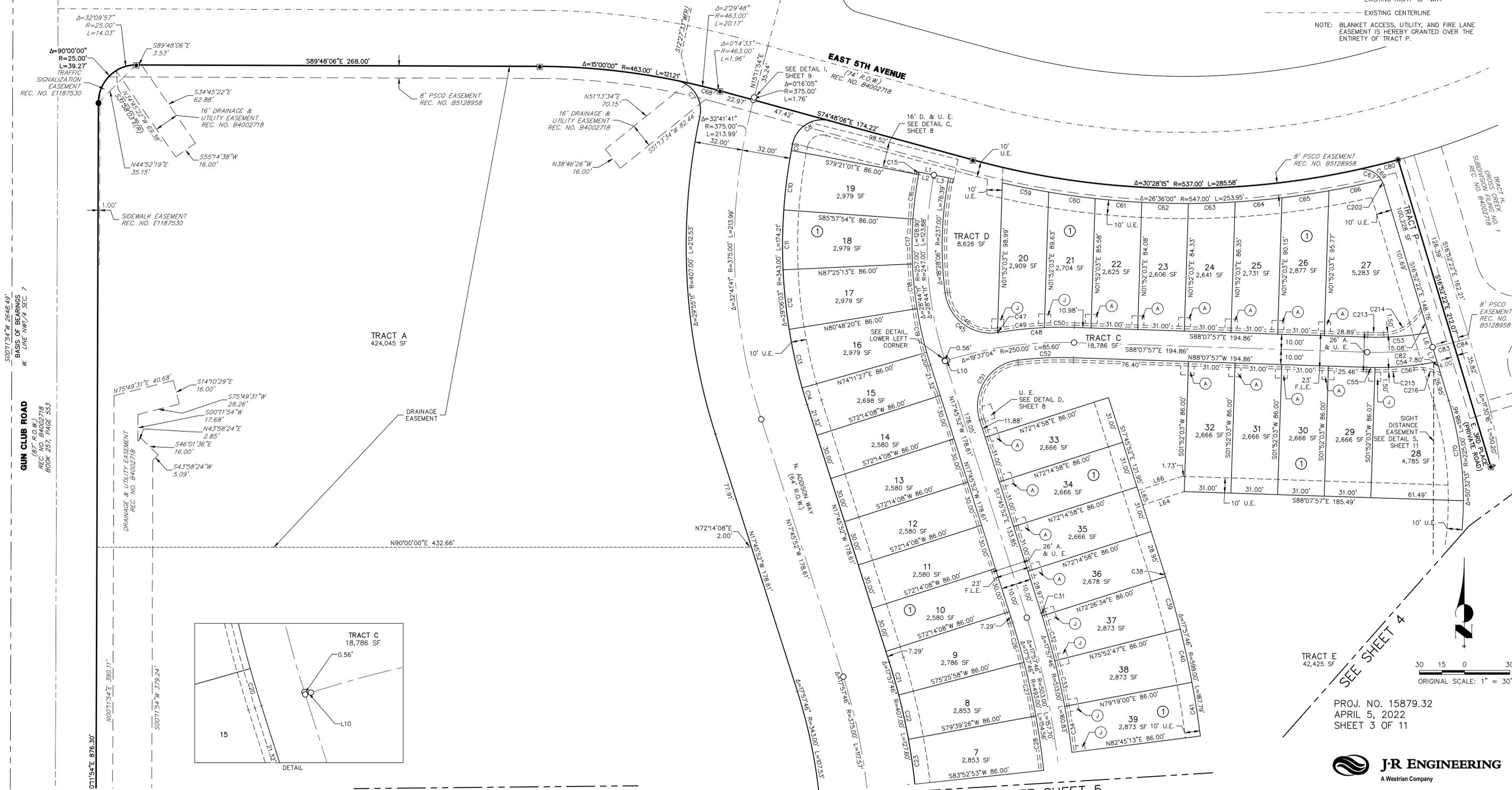
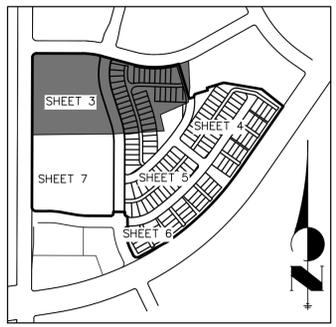
LEGEND

- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
- RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
- RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
- (R) RADIAL
- A. & U.E. ACCESS AND UTILITY EASEMENT
- S.E. SIDEWALK EASEMENT
- U.E. UTILITY EASEMENT

(A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8

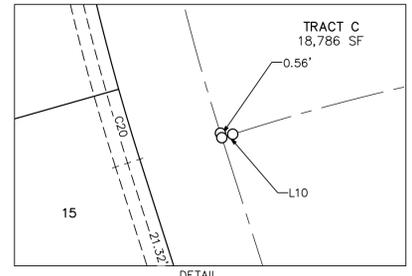
- PROPOSED PROPERTY LINE
- PROPOSED RIGHT-OF-WAY
- - - PROPOSED EASEMENT
- EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY
- - - EXISTING CENTERLINE

NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.



GUN CLUB ROAD
 (87' R.O.W.)
 REC. NO. B4002718
 BOOK 257, PAGE 553

011°54'E 876.30'
 N00°11'54"E 390.11'
 S00°11'54"W 379.24'



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

PROJ. NO. 15879.32
 APRIL 5, 2022
 SHEET 3 OF 11

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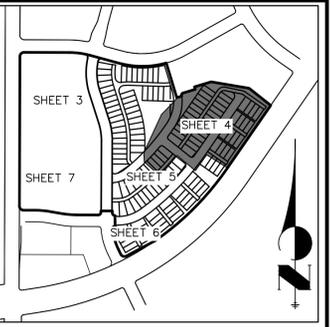
SEE SHEET 7

SEE SHEET 5

SEE SHEET 4

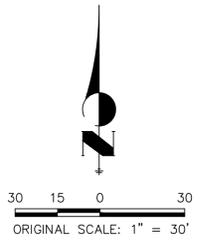
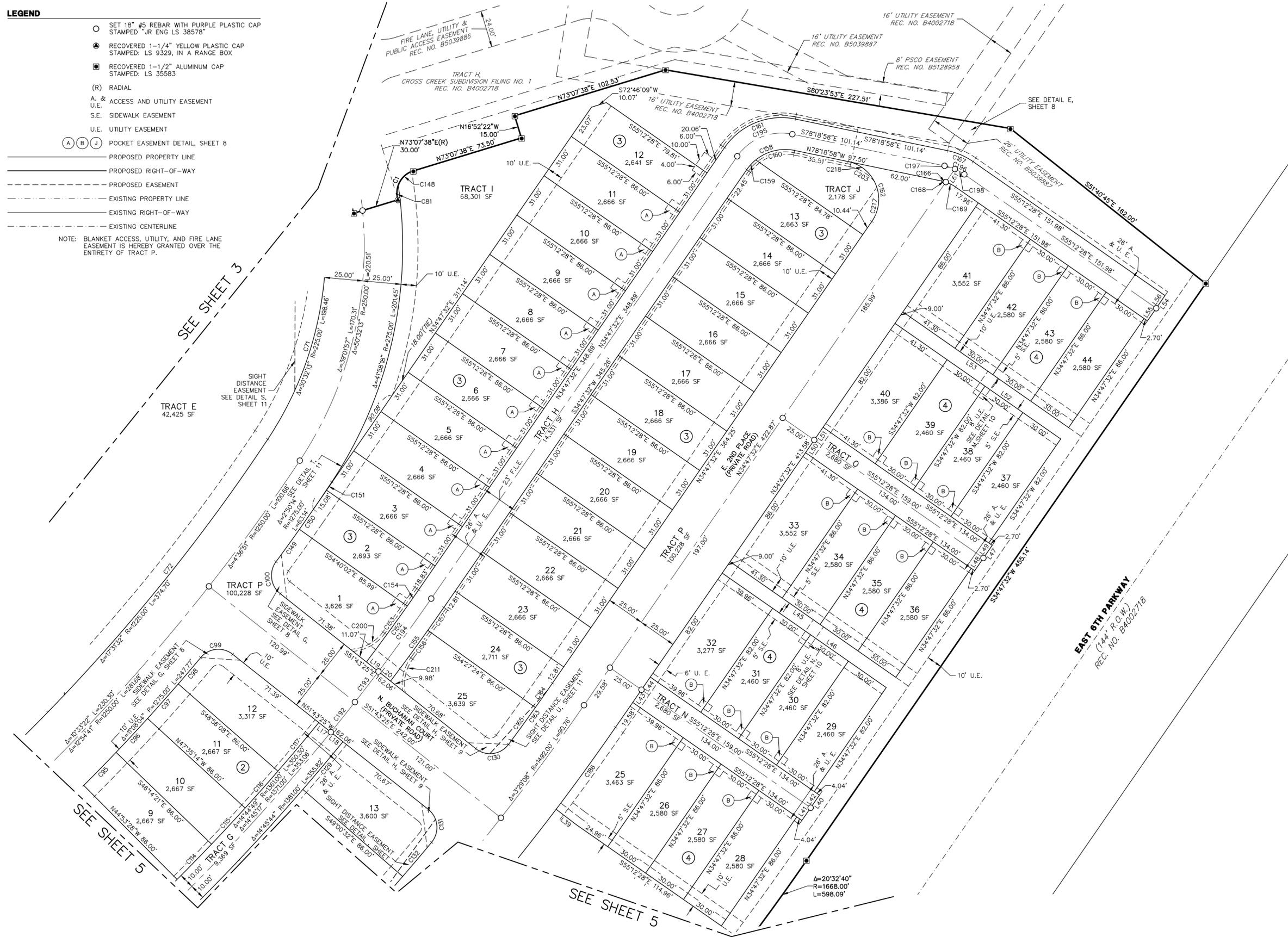
CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
 CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



- LEGEND**
- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
 - RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
 - RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
 - (R) RADIAL
 - A. & U.E. ACCESS AND UTILITY EASEMENT
 - S.E. SIDEWALK EASEMENT
 - U.E. UTILITY EASEMENT
 - (A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8
 - PROPOSED PROPERTY LINE
 - PROPOSED RIGHT-OF-WAY
 - - - PROPOSED EASEMENT
 - - - EXISTING PROPERTY LINE
 - - - EXISTING RIGHT-OF-WAY
 - - - EXISTING CENTERLINE

NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.



PROJ. NO. 15879.32
 APRIL 5, 2022
 SHEET 4 OF 11



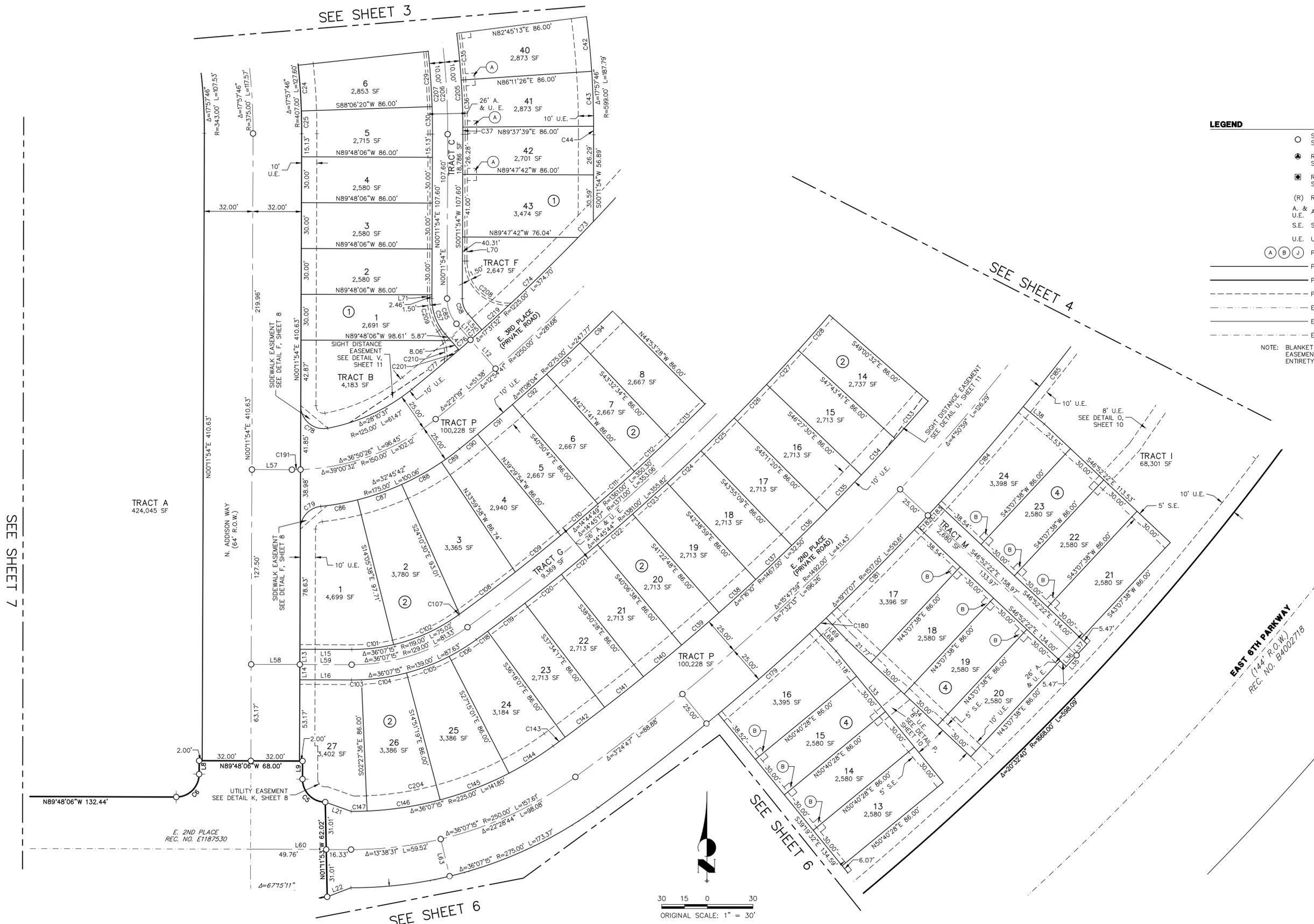
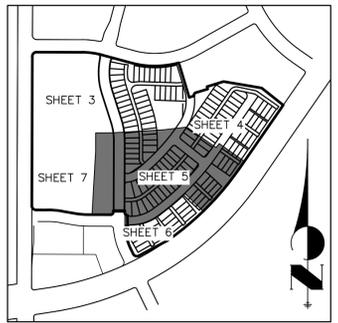
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CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



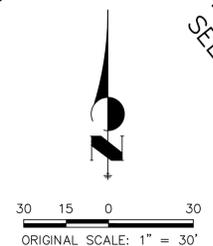
- LEGEND**
- SET 16" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
 - RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
 - RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
 - (R) RADIAL
 - A, & U.E. ACCESS AND UTILITY EASEMENT
 - S.E. SIDEWALK EASEMENT
 - U.E. UTILITY EASEMENT
 - (A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8
 - PROPOSED PROPERTY LINE
 - - - PROPOSED RIGHT-OF-WAY
 - - - PROPOSED EASEMENT
 - EXISTING PROPERTY LINE
 - - - EXISTING RIGHT-OF-WAY
 - - - EXISTING CENTERLINE
- NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.

SEE SHEET 7

SEE SHEET 3

SEE SHEET 4

SEE SHEET 6



PROJ. NO. 15879.32
APRIL 5, 2022
SHEET 5 OF 11



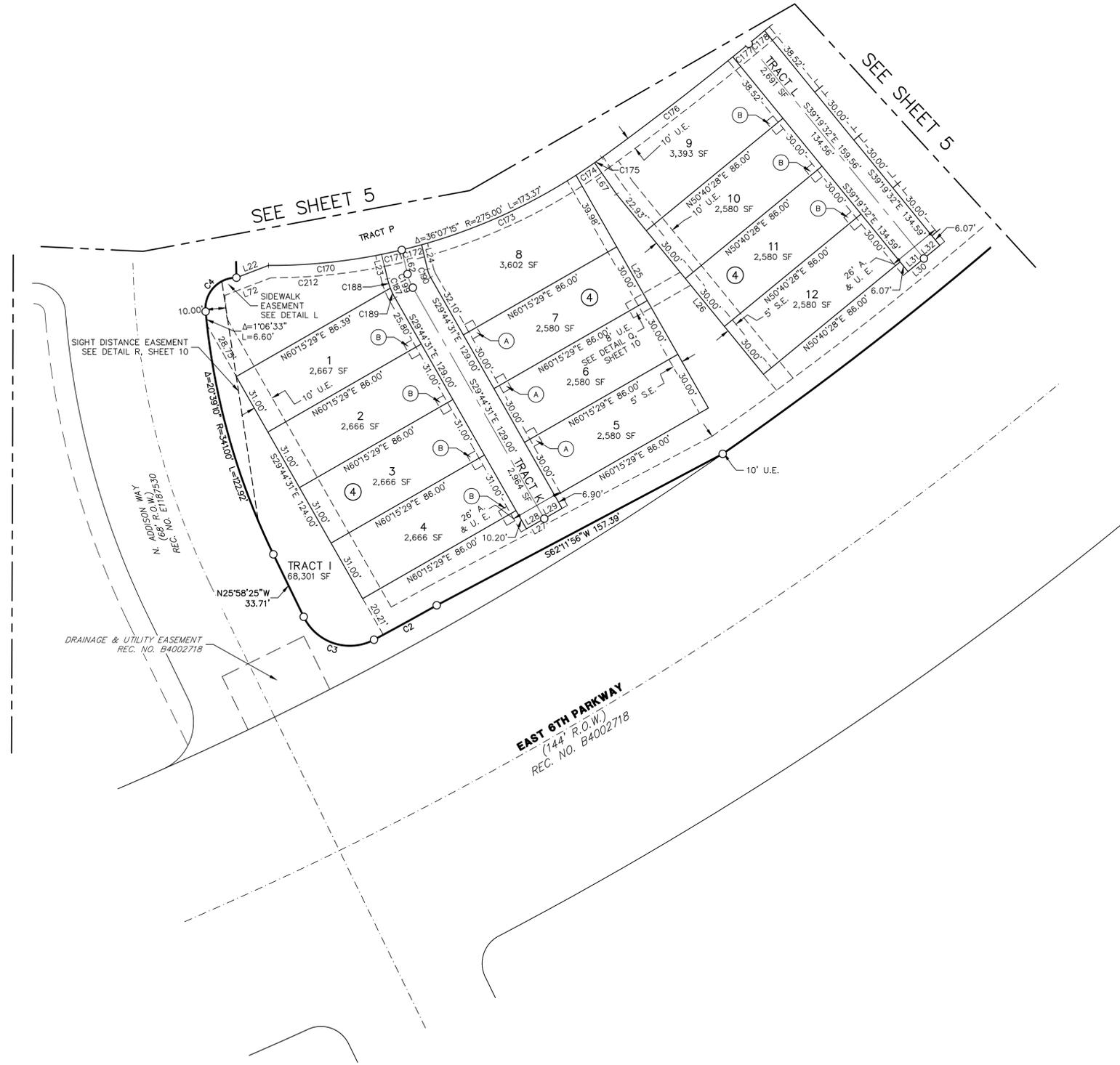
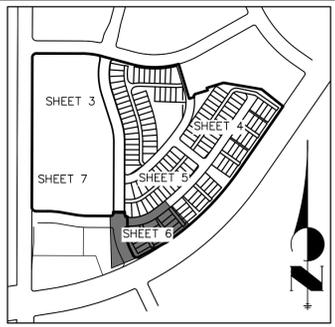
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CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

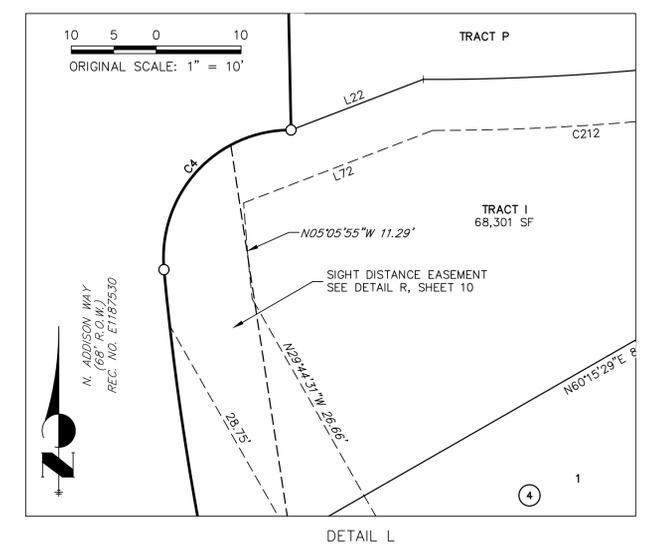
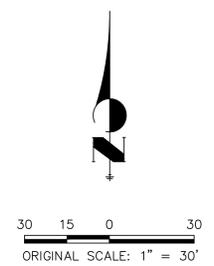


- LEGEND**
- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
 - RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
 - RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
 - (R) RADIAL
 - A. & U.E. ACCESS AND UTILITY EASEMENT
 - S.E. SIDEWALK EASEMENT
 - U.E. UTILITY EASEMENT
 - (A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8
 - PROPOSED PROPERTY LINE
 - PROPOSED RIGHT-OF-WAY
 - - - PROPOSED EASEMENT
 - - - EXISTING PROPERTY LINE
 - EXISTING RIGHT-OF-WAY
 - - - EXISTING CENTERLINE
- NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.

SEE SHEET 7

SEE SHEET 5

SEE SHEET 5



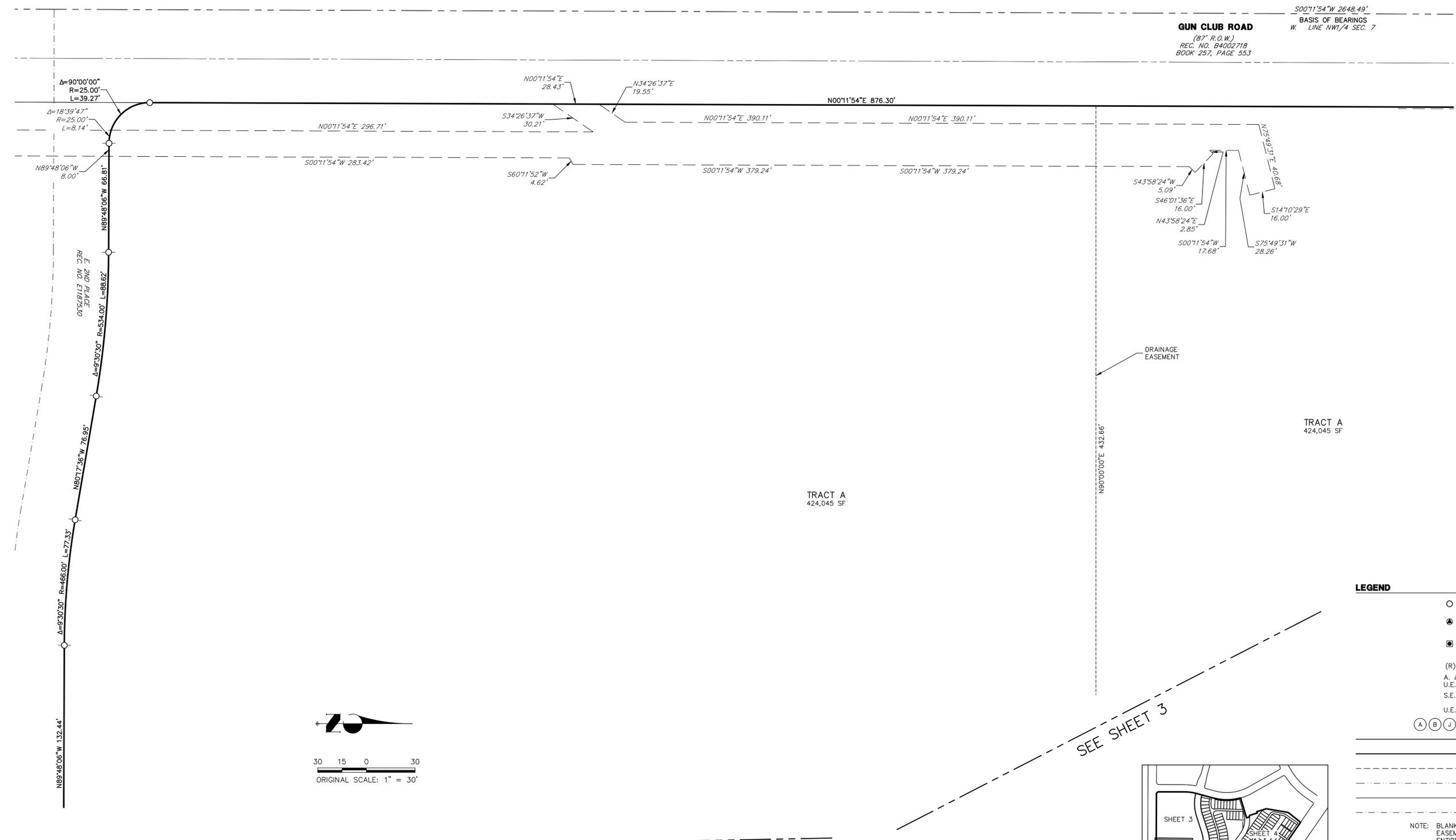
PROJ. NO. 15879.32
APRIL 5, 2022
SHEET 6 OF 11



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CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
 CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

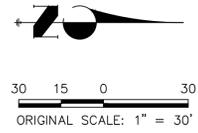


GUN CLUB ROAD
 (87' R.O.W.)
 REC. NO. B4002718
 BOOK 257, PAGE 553

BASIS OF BEARINGS
 W. LINE NW1/4 SEC. 7

SEE SHEET 3

SEE SHEET 3

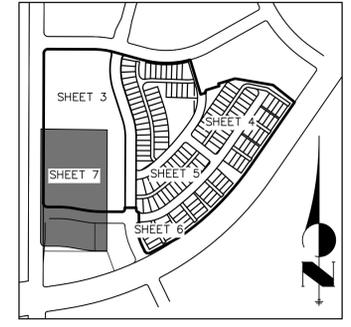


SEE SHEET 5

- LEGEND**
- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
 - RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
 - RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
 - (R) RADIAL
 - A. & U.E. ACCESS AND UTILITY EASEMENT
 - S.E. SIDEWALK EASEMENT
 - U.E. UTILITY EASEMENT
 - (A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8
 - PROPOSED PROPERTY LINE
 - PROPOSED RIGHT-OF-WAY
 - - - PROPOSED EASEMENT
 - EXISTING PROPERTY LINE
 - EXISTING RIGHT-OF-WAY
 - - - EXISTING CENTERLINE

NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.

PROJ. NO. 15879.32
 APRIL 5, 2022
 SHEET 7 OF 11



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CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C1	90°00'00"	15.00'	23.56'	S28°07'38"W 21.21'
C2	1°12'16"	1656.58'	34.82'	N61°21'06"E 34.82'
C3	92°04'20"	25.00'	40.17'	S72°00'35"E 35.99'
C4	95°31'10"	15.00'	25.01'	S42°26'19"W 22.21'
C5	90°00'00"	15.00'	23.56'	S44°48'06"E 21.21'
C6	90°00'00"	15.00'	23.56'	N45°11'54"E 21.21'
C7	90°38'10"	20.00'	31.64'	N33°09'46"W 28.44'
C8	93°51'43"	20.00'	32.76'	S58°16'02"W 29.22'
C9	0°42'53"	343.00'	4.28'	S10°58'44"W 4.28'
C10	6°36'59"	343.00'	39.61'	S07°18'48"W 39.59'
C11	6°36'57"	343.00'	39.61'	S00°41'50"W 39.58'
C12	6°36'56"	343.00'	39.60'	S05°55'06"E 39.58'
C13	6°36'54"	343.00'	39.60'	S12°32'01"E 39.58'
C14	1°55'24"	343.00'	11.51'	S16°48'10"E 11.51'
C15	0°21'35"	257.00'	1.61'	S10°47'31"W 1.61'
C16	6°37'01"	257.00'	29.68'	S07°18'13"W 29.66'
C17	6°36'59"	257.00'	29.68'	S10°41'13"W 29.66'
C18	6°36'57"	257.00'	29.67'	S05°55'44"E 29.66'
C19	6°36'55"	257.00'	29.67'	S12°32'40"E 29.66'
C20	1°54'45"	257.00'	8.58'	S16°48'30"E 8.58'
C21	3°11'51"	407.00'	22.71'	N16°09'57"W 22.71'
C22	4°13'27"	407.00'	30.01'	N12°27'18"W 30.00'
C23	4°13'27"	407.00'	30.01'	N08°13'51"W 30.00'
C24	4°13'27"	407.00'	30.01'	N04°00'24"W 30.00'
C25	2°05'34"	407.00'	14.87'	N00°50'53"W 14.87'
C26	3°11'51"	493.00'	27.51'	N16°09'57"W 27.51'
C27	4°13'27"	493.00'	36.35'	N12°27'18"W 36.34'
C28	4°13'27"	493.00'	36.35'	N08°13'51"W 36.34'
C29	4°13'27"	493.00'	36.35'	N04°00'24"W 36.34'
C30	2°05'34"	493.00'	18.01'	N00°50'53"W 18.01'
C31	0°13'33"	513.00'	2.02'	N17°39'06"W 2.02'
C32	3°26'35"	513.00'	30.83'	N15°49'02"W 30.82'
C33	3°26'34"	513.00'	30.83'	N12°22'28"W 30.82'
C34	3°26'34"	513.00'	30.83'	N08°55'54"W 30.82'
C35	3°26'34"	513.00'	30.82'	N05°29'20"W 30.82'
C36	3°26'33"	513.00'	30.82'	N02°02'46"W 30.82'
C37	0°31'24"	513.00'	4.69'	N00°03'48"W 4.69'
C38	0°13'23"	599.00'	2.33'	N17°39'11"W 2.33'
C39	3°26'32"	599.00'	35.99'	N15°49'13"W 35.98'
C40	3°26'31"	599.00'	35.99'	N12°22'42"W 35.98'
C41	3°26'31"	599.00'	35.98'	N08°56'11"W 35.98'
C42	3°26'31"	599.00'	35.98'	N05°29'40"W 35.98'
C43	3°26'30"	599.00'	35.98'	N02°03'09"W 35.98'
C44	0°31'48"	599.00'	5.54'	N00°04'00"W 5.54'
C45	91°51'00"	30.50'	48.89'	S53°25'18"E 43.82'
C46	90°58'32"	30.50'	48.43'	S52°59'03"E 43.50'
C47	0°52'29"	30.50'	0.47'	N81°05'27"E 0.47'
C48	111°2'50"	260.00'	50.89'	S86°15'37"W 50.81'
C49	6°47'52"	260.00'	30.85'	S84°03'08"W 30.83'
C50	4°24'59"	260.00'	20.04'	S89°39'33"W 20.04'
C51	100°47'24"	30.50'	53.65'	S32°37'49"W 47.00'
C52	8°50'32"	240.00'	37.04'	S87°26'47"W 37.00'
C53	12°10'34"	190.00'	40.38'	N85°46'46"E 40.30'
C54	12°48'13"	210.00'	46.93'	N85°27'56"E 46.83'
C55	1°30'40"	210.00'	5.54'	S88°53'17"E 5.54'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C56	11°17'33"	210.00'	41.39'	N84°42'36"E 41.32'
C57	41°21'50"	35.00'	25.27'	S20°29'01"E 24.72'
C58	41°21'50"	15.00'	10.83'	S20°29'01"E 10.60'
C59	3°17'27"	547.00'	31.42'	S78°49'17"E 31.41'
C60	3°15'56"	547.00'	31.18'	S82°05'58"E 31.17'
C61	3°15'05"	547.00'	31.04'	S85°21'29"E 31.04'
C62	3°14'52"	547.00'	31.01'	S88°36'27"E 31.00'
C63	3°15'16"	547.00'	31.27'	N88°08'29"E 31.07'
C64	3°16'19"	547.00'	31.20'	N84°52'42"E 31.23'
C65	3°18'02"	547.00'	31.51'	N81°35'31"E 31.51'
C66	3°43'04"	547.00'	35.49'	N78°04'59"E 35.49'
C67	69°47'35"	15.00'	18.27'	N67°24'17"W 17.16'
C68	3°40'45"	463.00'	29.73'	N76°38'29"W 29.73'
C69	85°25'42"	15.00'	22.37'	N59°35'13"W 20.35'
C70	17°03'48"	225.00'	67.01'	N08°20'28"W 66.76'
C71	33°28'25"	225.00'	131.45'	N16°55'38"E 129.59'
C72	9°56'02"	1225.00'	212.39'	N38°37'52"E 212.12'
C73	0°40'25"	1225.00'	14.40'	N43°56'05"E 14.40'
C74	4°05'42"	1225.00'	87.55'	N46°19'09"E 87.53'
C75	0°28'04"	1225.00'	10.00'	N48°36'02"E 10.00'
C76	0°28'04"	1225.00'	10.00'	N49°04'06"E 10.00'
C77	1°53'15"	1225.00'	40.35'	N50°14'45"E 40.35'
C78	100°50'01"	15.00'	26.40'	S50°13'06"E 23.12'
C79	83°45'10"	15.00'	21.93'	S42°04'29"W 20.03'
C80	2°58'17"	537.00'	27.85'	N76°12'47"E 27.84'
C81	3°6'24'31"	15.00'	9.53'	S01°19'54"W 9.37'
C82	12°30'20"	200.00'	43.65'	N85°36'52"E 43.57'
C83	4°01'21"	200.00'	14.04'	N72°21'02"E 14.04'
C84	2°35'22"	243.44'	11.00'	N73°54'12"E 11.00'
C85	41°21'50"	25.00'	18.05'	S20°29'01"E 17.66'
C86	8°02'42"	175.00'	24.57'	N79°55'43"E 24.55'
C87	10°04'53"	175.00'	30.79'	N70°51'56"E 30.75'
C88	9°49'28"	175.00'	30.01'	N60°54'46"E 29.97'
C89	4°48'40"	175.00'	14.69'	N53°35'42"E 14.69'
C90	0°41'16"	1275.00'	15.31'	N50°50'44"E 15.31'
C91	1°20'53"	1275.00'	30.00'	N49°49'39"E 30.00'
C92	1°20'53"	1275.00'	30.00'	N48°28'46"E 30.00'
C93	1°20'53"	1275.00'	30.00'	N47°07'52"E 30.00'
C94	1°20'53"	1275.00'	30.00'	N45°46'59"E 30.00'
C95	1°20'53"	1275.00'	30.00'	N44°26'06"E 30.00'
C96	1°20'53"	1275.00'	30.00'	N43°05'12"E 30.00'
C97	1°20'53"	1275.00'	30.00'	N41°44'19"E 30.00'
C98	1°00'34"	1275.00'	22.46'	N40°33'35"E 22.46'
C99	88°13'17"	15.00'	23.10'	S84°09'57"W 20.88'
C100	88°13'29"	15.00'	23.10'	S07°36'40"E 20.88'
C101	13°23'37"	119.00'	27.82'	N83°30'06"E 27.75'
C102	22°43'39"	119.00'	47.20'	N65°26'28"E 46.89'
C103	2°39'30"	139.00'	6.45'	N88°52'09"E 6.45'
C104	12°23'43"	139.00'	30.07'	N81°20'33"E 30.01'
C105	12°23'43"	139.00'	30.07'	N68°56'50"E 30.01'
C106	8°40'20"	139.00'	21.04'	N58°24'49"E 21.02'
C107	0°02'10"	1361.00'	0.86'	N54°03'33"E 0.86'
C108	1°55'40"	1361.00'	45.79'	N53°04'38"E 45.79'
C109	1°36'43"	1361.00'	38.29'	N51°18'27"E 38.29'
C110	1°20'53"	1361.00'	32.02'	N49°49'38"E 32.02'

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C111	1°20'53"	1361.00'	32.02'	N48°28'45"E 32.02'
C112	1°20'53"	1361.00'	32.02'	N47°07'51"E 32.02'
C113	1°20'53"	1361.00'	32.02'	N45°46'58"E 32.02'
C114	1°20'53"	1361.00'	32.02'	N44°26'05"E 32.02'
C115	1°20'53"	1361.00'	32.02'	N43°05'11"E 32.02'
C116	1°20'53"	1361.00'	32.02'	N41°44'18"E 32.02'
C117	1°44'02"	1361.00'	41.19'	N40°11'50"E 41.18'
C118	0°22'52"	1381.00'	9.19'	N53°53'12"E 9.19'
C119	1°16'10"	1381.00'	30.59'	N53°03'41"E 30.59'
C120	1°16'10"	1381.00'	30.59'	N51°47'32"E 30.59'
C121	1°16'10"	1381.00'	30.59'	N50°31'22"E 30.59'
C122	1°16'10"	1381.00'	30.59'	N49°15'13"E 30.59'
C123	1°16'10"	1381.00'	30.59'	N47°59'03"E 30.59'
C124	1°16'09"	1381.00'	30.59'	N46°42'54"E 30.59'
C125	1°16'09"	1381.00'	30.59'	N45°26'44"E 30.59'
C126	1°16'09"	1381.00'	30.59'	N44°10'35"E 30.59'
C127	1°16'09"	1381.00'	30.59'	N42°54'25"E 30.59'
C128	1°16'50"	1381.00'	30.86'	N41°37'56"E 30.86'
C129	1°40'37"	1381.00'	40.42'	N40°09'13"E 40.42'
C130	91°34'38"	15.00'	23.97'	N82°29'16"E 21.50'
C131	91°34'48"	15.00'	23.98'	N05°56'01"W 21.50'
C132	1°08'08"	1467.00'	29.08'	N40°25'27"E 29.08'
C133	1°16'50"	1467.00'	32.78'	N41°37'56"E 32.78'
C134	1°16'10"	1467.00'	32.50'	N42°54'25"E 32.50'
C135	1°16'10"	1467.00'	32.50'	N44°10'35"E 32.50'
C136	1°16'10"	1467.00'	32.50'	N45°26'44"E 32.50'
C137	1°16'10"	1467.00'	32.50'	N46°42'54"E 32.50'
C138	1°16'10"	1467.00'	32.50'	N47°59'04"E 32.50'
C139	1°16'10"	1467.00'	32.50'	N49°15'13"E 32.50'
C140	1°16'10"	1467.00'	32.50'	N50°31'23"E 32.50'
C141	1°16'10"	1467.00'	32.50'	N51°47'32"E 32.50'
C142	1°16'10"	1467.00'	32.50'	N53°03'42"E 32.50'
C143	0°22'52"	1466.56'	9.76'	N53°53'14"E 9.76'
C144	8°40'20"	225.00'	34.06'	N42°54'49"E 34.02'
C145	12°23'43"	225.00'	48.68'	N68°56'50"E 48.58'
C146	12°23'43"	225.00'	48.68'	N81°20'33"E 48.58'
C147	2°39'30"	225.00'	10.44'	N88°52'09"E 10.44'
C148	53°35'29"	15.00'	14.03'	S46°19'54"W 13.52'
C149	1°09'58"	1275.00'	25.95'	N35°55'06"E 25.95'
C150	0°42'41"	1275.00'	15.83'	N34°58'47"E 15.83'
C151	0°57'35"	1275.00'	21.36'	N34°08'39"E 21.36'
C152	1°53'26"	1361.00'	44.91'	N36°16'48"E 44.90'
C153	1°53'26"	1361.00'	44.91'	N36°16'48"E 44.90'
C154	0°32'33"	1361.00'	12.89'	N35°03'49"E 12.89'
C155	2°26'54"	1381.00'	59.01'	N36°00'59"E 59.01'
C156	1°41'43"	1381.00'	40.86'	N36°23'35"E 40.86'
C157	0°45'11"	1381.00'	18.15'	N35°10'08"E 18.15'
C158	66°53'30"	30.50'	35.61'	S68°14'17"W 33.62'
C159	16°16'54"	30.50'	8.67'	S42°55'59"W 8.64'
C160	50°36'36"	30.50'	26.94'	S76°22'44"W 26.07'
C161	66°53'30"	45.00'	52.54'	S68°14'17"W 49.60'
C162	113°06'30"	25.00'	49.35'	N21°45'43"W 41.72'
C163	1°09'14"	1467.00'	29.54'	N36°07'20"E 29.54'
C164	0°45'11"	1467.00'	19.28'	N35°10'07"E 19.28'
C165	1°09'14"	1467.00'	29.54'	N36°07'20"E 29.54'

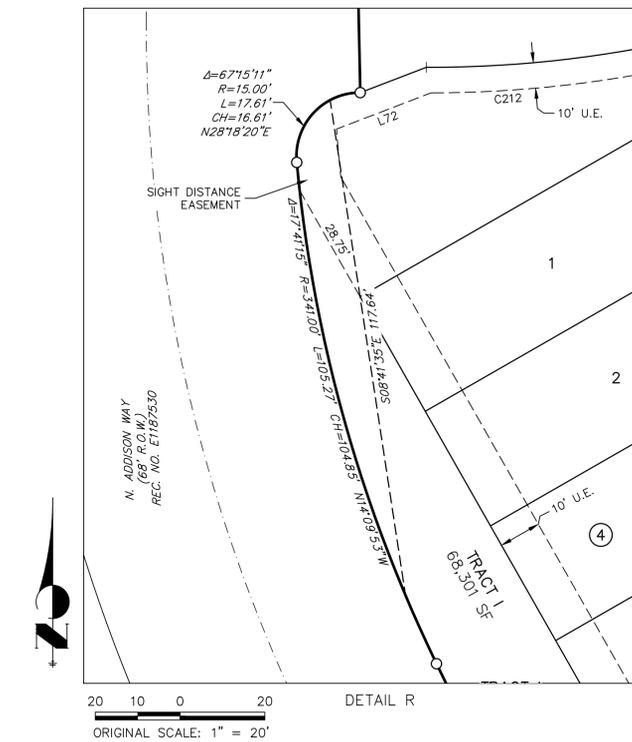
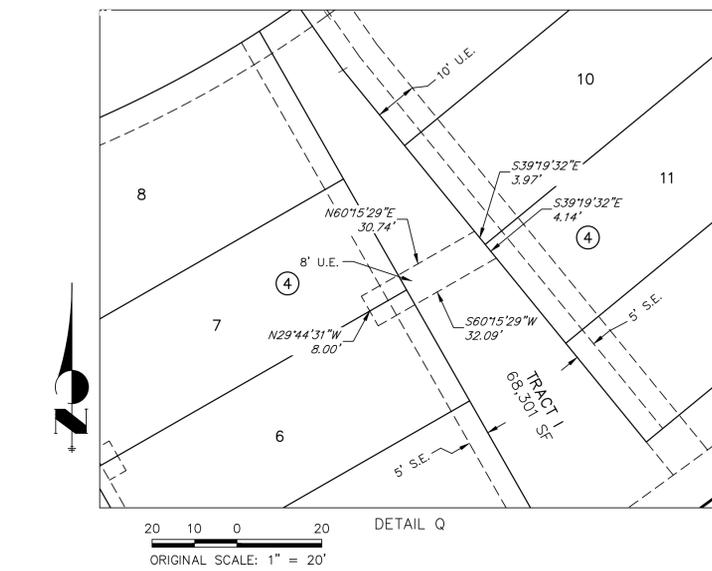
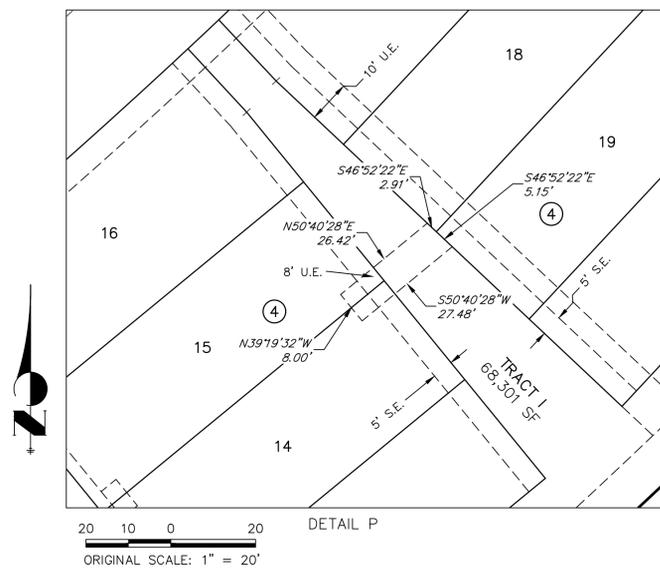
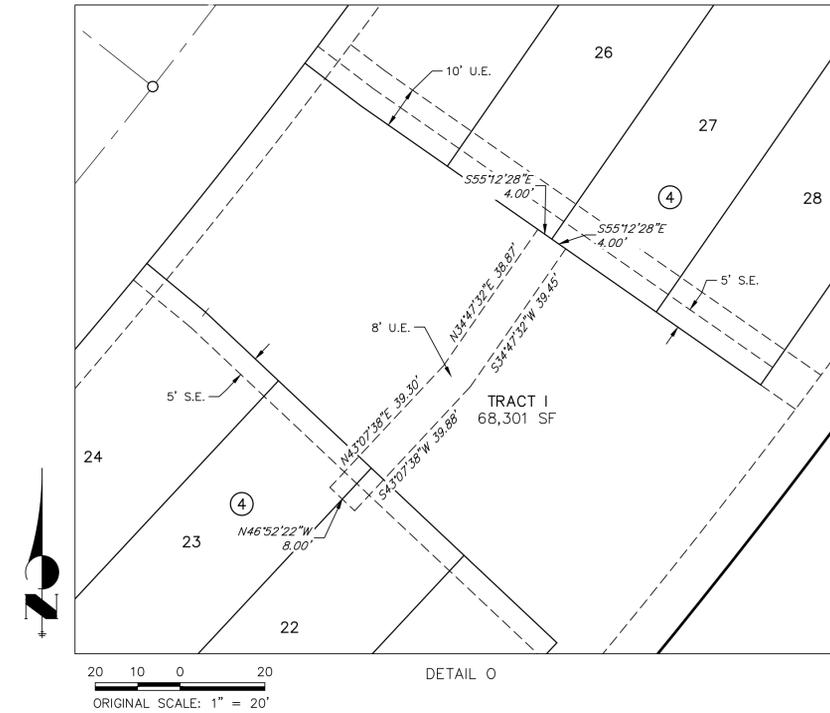
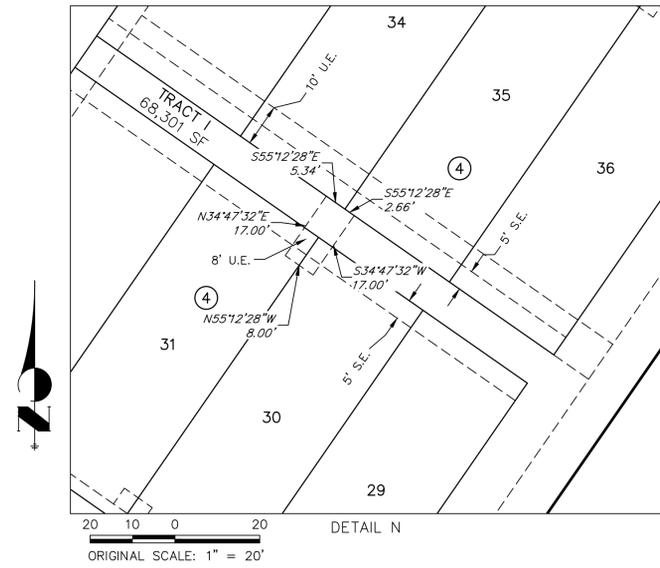
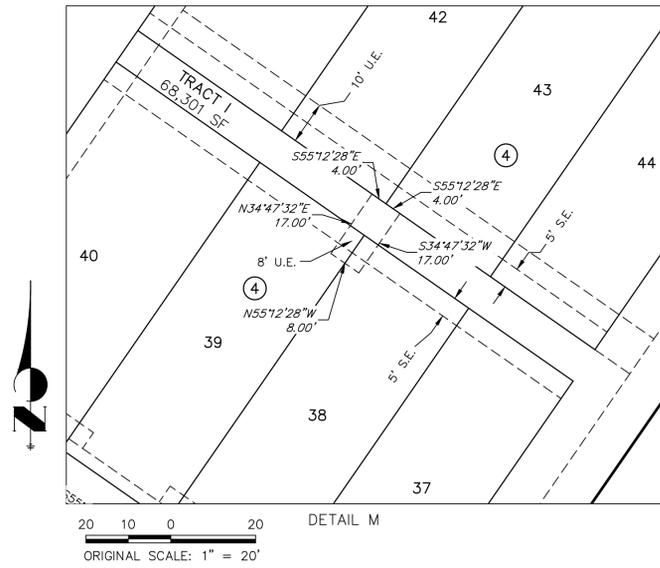
CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD
C166	23°06'30"	25.00'	10.08'	N66°45'43"W 10.01'
C167	23°06'30"	45.00'	18.15'	N66°45'43"W 18.03'
C168	6°47'39"	25.00'	2.96'	N74°55'08"W 2.96'
C169	16°18'51"	25.00'	7.12'	N63°21'53"W 7.09'
C170	11°33'29"	275.00'	55.47'	N84°25'10"E 55.38'
C171	2°05'02"	275.00'	10.00'	N77°35'54"E 10.00'
C172	2°05'02"	275.00'	10.00'	N75°30'52"E 10.00'
C173	17°13'32"	275.00'	82.68'	N65°51'35"E 82.37'
C174	2°16'20"	275.00'	10.91'	N65°06'40"E 10.90'
C175	0°53'51"	275.00'	4.31'	N54°31'34"E 4.31'
C176	3°02'07"	1517.00'	80.36'	N52°33'35"E 80.35'
C177	0°22'40"	1517.00'	10.00'	N50°51'12"E 10.00'
C178	0°22'40"	1517.00'	10.00'	N50°28'32"E 10.00

CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



LEGEND

- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
- ⊙ RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
- ⊠ RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
- (R) RADIAL
- A. & U.E. ACCESS AND UTILITY EASEMENT
- S.E. SIDEWALK EASEMENT
- U.E. UTILITY EASEMENT

- (A) (B) (C) POCKET EASEMENT DETAIL, SHEET 8
- PROPOSED PROPERTY LINE
- PROPOSED RIGHT-OF-WAY
- - - PROPOSED EASEMENT
- EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY
- - - EXISTING CENTERLINE

NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.

PROJ. NO. 15879.32
APRIL 5, 2022
SHEET 10 OF 11

J-R ENGINEERING
A Westrian Company

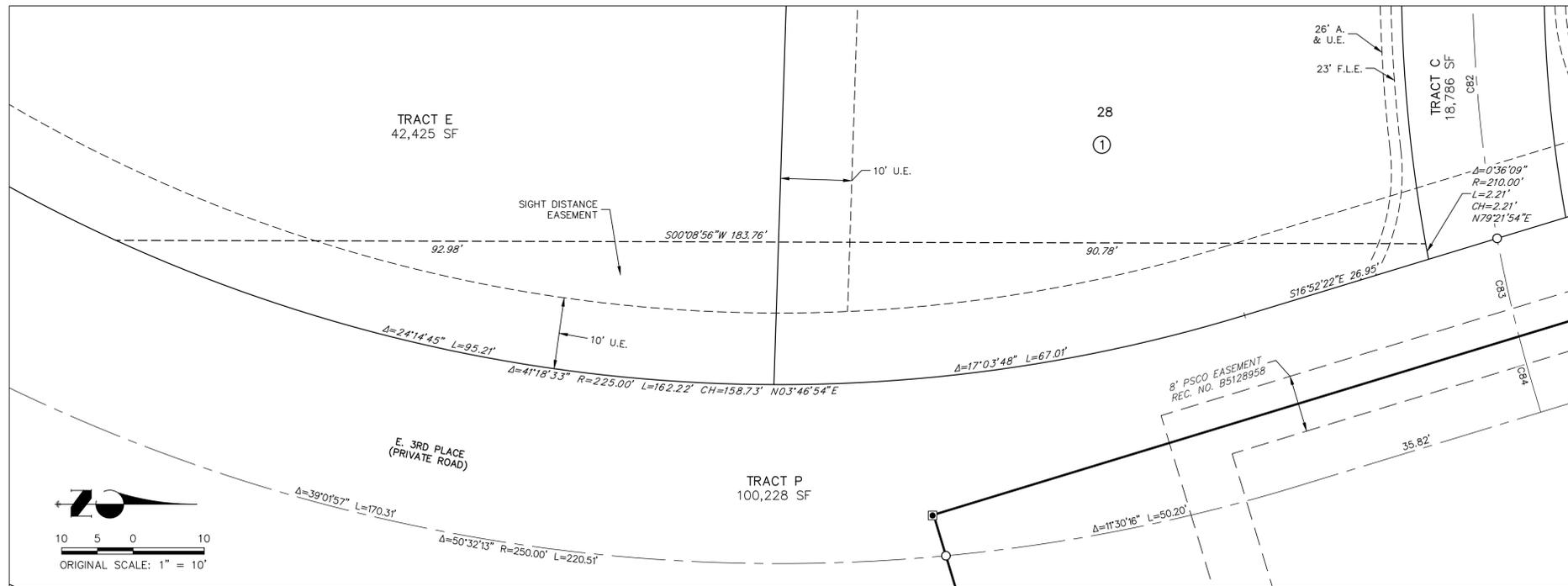
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Fort Collins 970-491-9888 • www.jrengineering.com

CROSS CREEK SUBDIVISION FILING NO. 5

A RESUBDIVISION OF TRACT B, CROSS CREEK SUBDIVISION FILING NO. 4

LOCATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

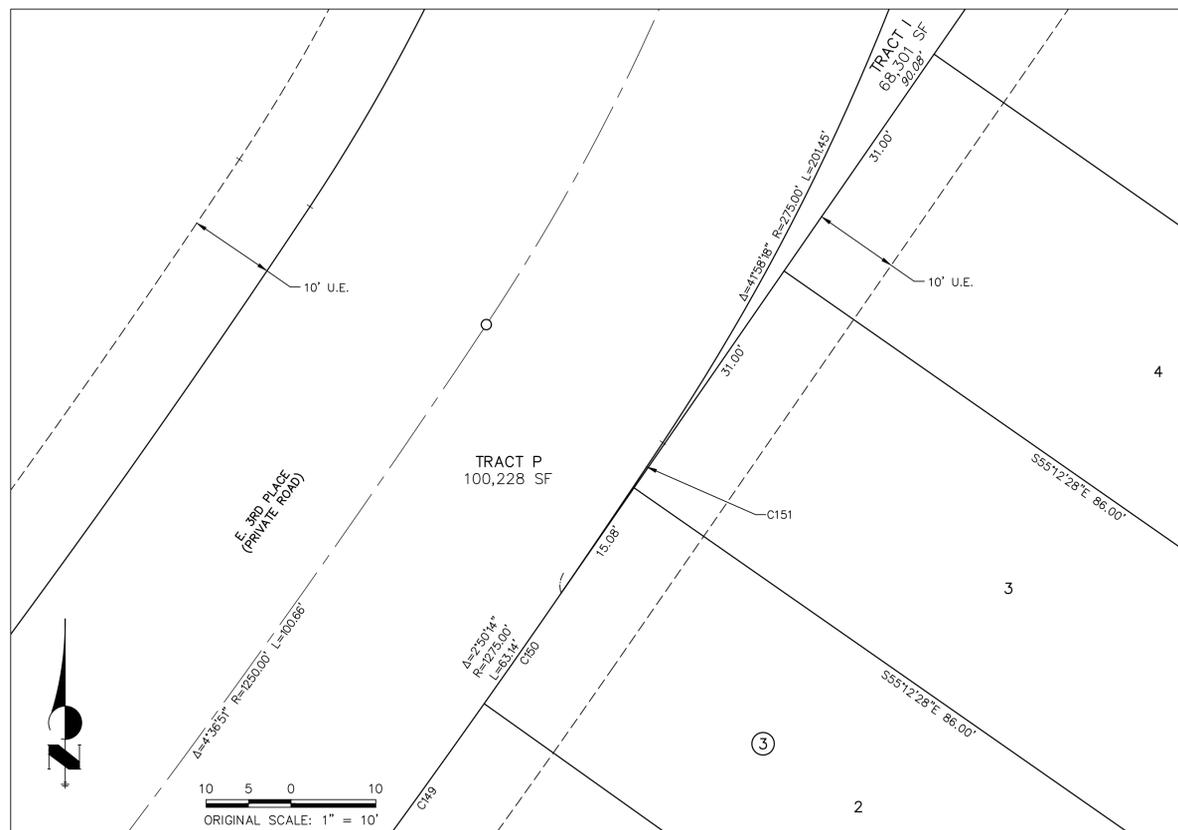


DETAIL S

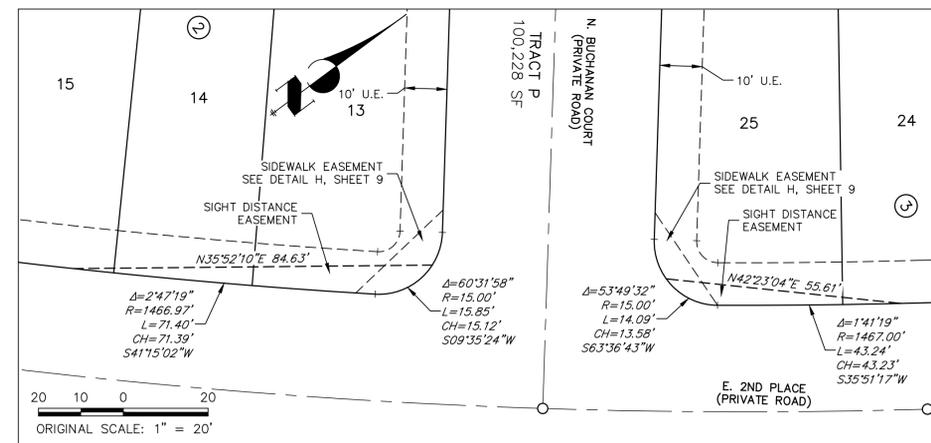
LEGEND

- SET 18" #5 REBAR WITH PURPLE PLASTIC CAP STAMPED "JR ENG LS 38578"
- RECOVERED 1-1/4" YELLOW PLASTIC CAP STAMPED: LS 9329, IN A RANGE BOX
- RECOVERED 1-1/2" ALUMINUM CAP STAMPED: LS 35583
- (R) RADIAL
- A. & U.E. ACCESS AND UTILITY EASEMENT
- S.E. SIDEWALK EASEMENT
- U.E. UTILITY EASEMENT
- (A) (B) (J) POCKET EASEMENT DETAIL, SHEET 8
- PROPOSED PROPERTY LINE
- PROPOSED RIGHT-OF-WAY
- - - PROPOSED EASEMENT
- - - EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY
- - - EXISTING CENTERLINE

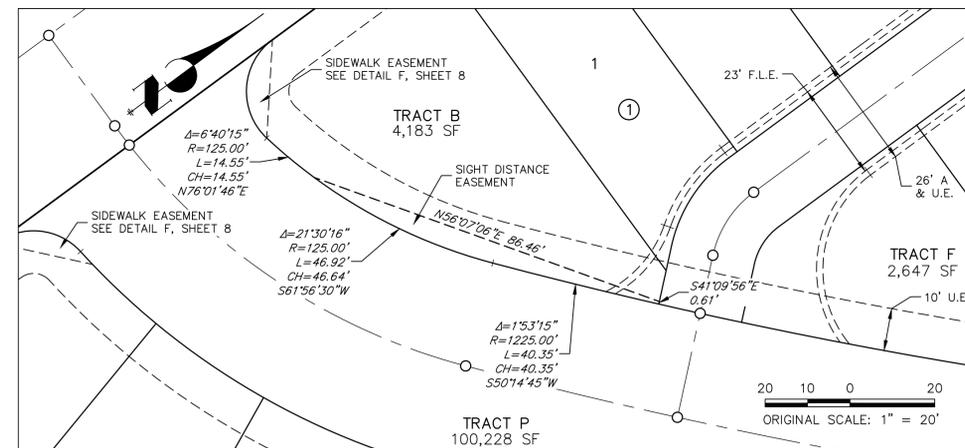
NOTE: BLANKET ACCESS, UTILITY, AND FIRE LANE EASEMENT IS HEREBY GRANTED OVER THE ENTIRETY OF TRACT P.



DETAIL T



DETAIL U



DETAIL V

PROJ. NO. 15879.32
APRIL 5, 2022
SHEET 11 OF 11



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