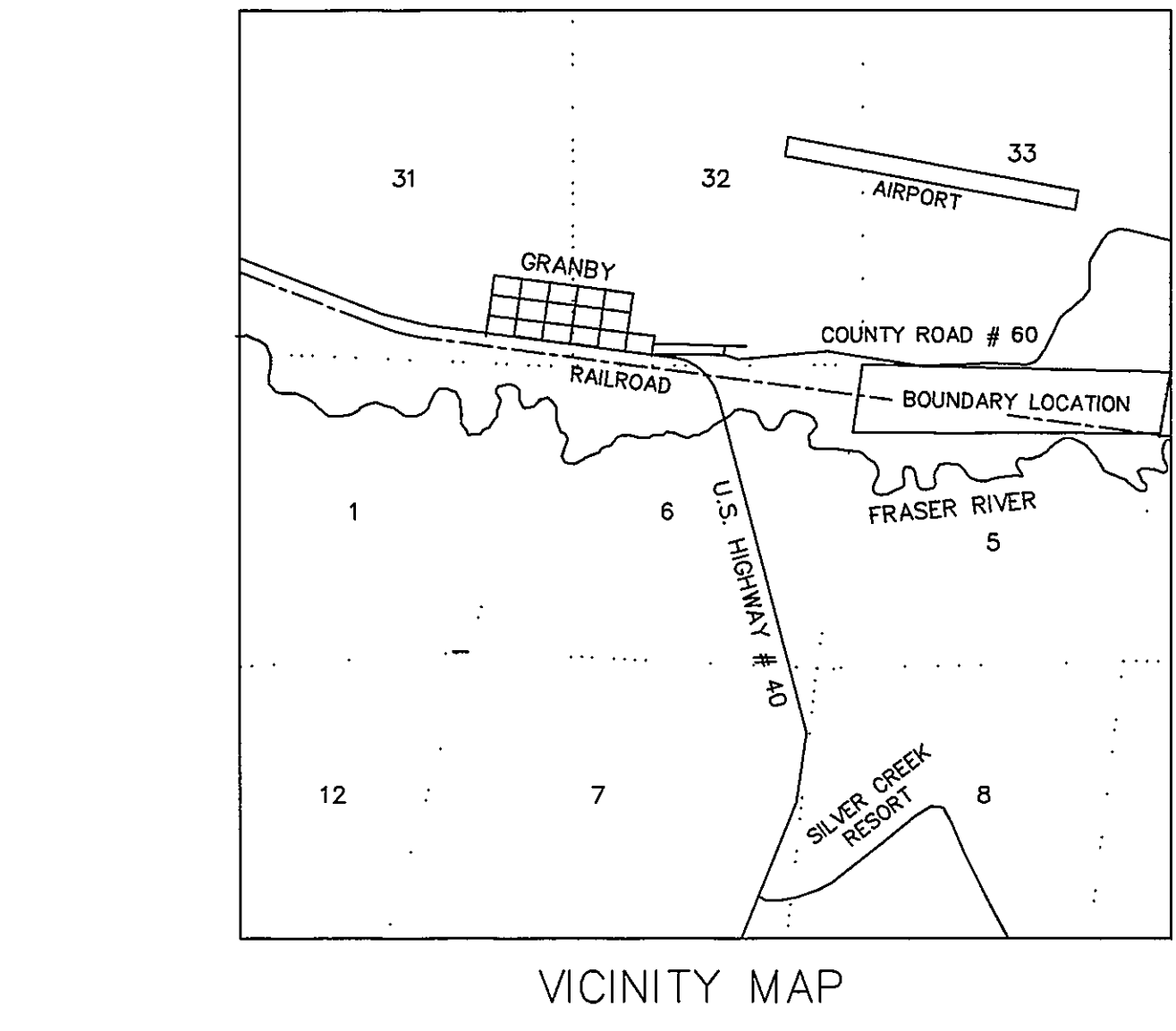
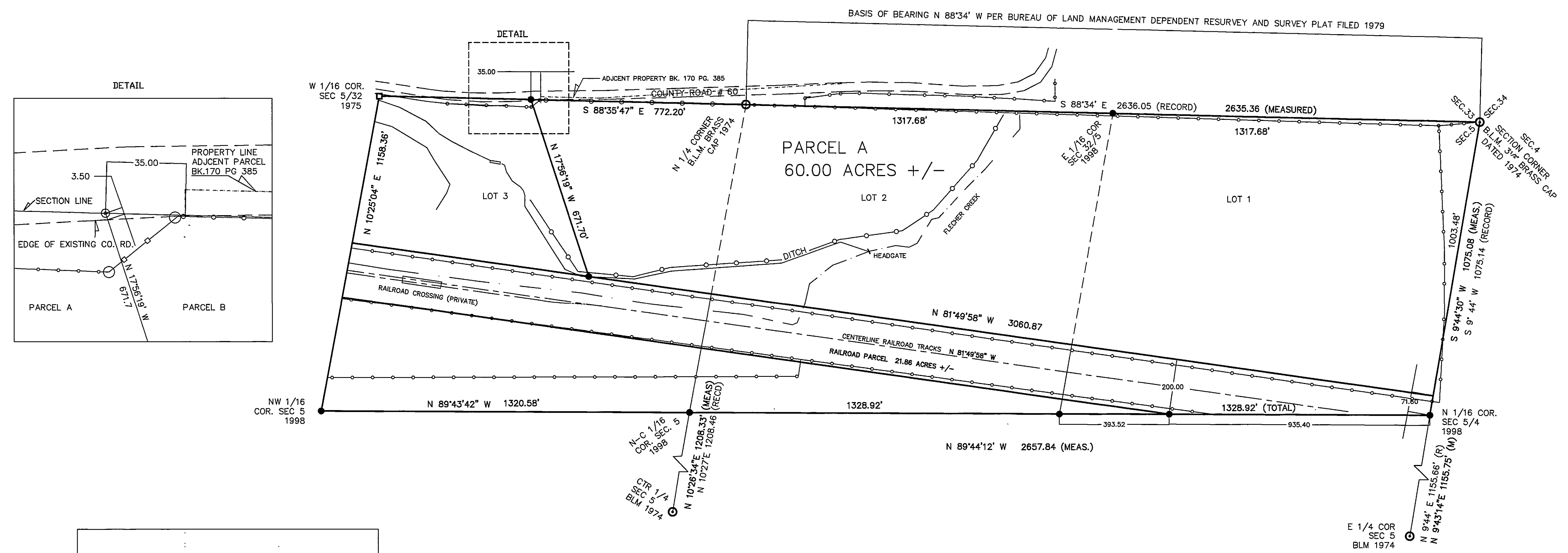


IMPROVEMENT SURVEY PLAT

A PART OF LOTS 1,2,& 3 SECTION 5, TOWNSHIP 1 NORTH,
RANGE 76 WEST OF THE 6TH P.M.
GRAND COUNTY, COLORADO

- = SET PIN & CAP L.S. # 26950
- = FOUND PIN & ALUMINUM CAP L.S. # 11415
- = FOUND ALIQUOT CORNER



DEDICATION PARCEL B

A PART OF LOTS 1, 2, & 3 SECTION 5, TOWNSHIP 1 NORTH, RANGE 76 WEST OF THE 6TH P.M. MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHEAST CORNER OF THE ABOVE MENTIONED SECTION 5; THENCE S 9°44'30" W FOR 1003.48 FEET ALONG THE EAST LINE OF SAID SECTION 5 TO THE INTERSECTION OF THE NORTH LINE OF THE UNION PACIFIC RAILROAD PARCEL; THENCE N 81°49'58" W FOR 3060.87 FEET ALONG THE NORTH LINE OF THE UNION PACIFIC RAILROAD PARCEL; THENCE N 17°56'19" W FOR 671.70 FEET TO A POINT ON THE NORTH LINE OF SECTION 5; THENCE S 88°35'47" E FOR 772.20 FEET ALONG THE NORTH LINE OF SECTION 5 TO THE NORTH 1/4 CORNER OF SECTION 5; THENCE S 88°34' E FOR 2635.36 FEET ALONG THE NORTH LINE OF SECTION 5 TO THE NORTHEAST CORNER OF SECTION 5 BEING THE POINT OF BEGINNING, CONTAINING 60.00 +/- ACRES.

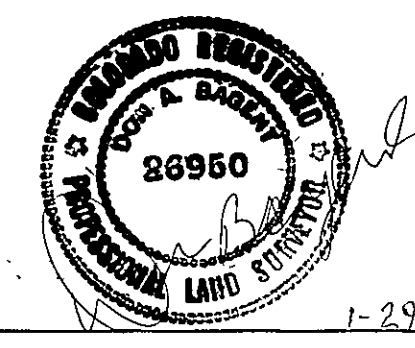
NOTE: THE RAILROAD PARCEL LINES, BOOK 7 PAGE 190, DO NOT CORRESPOND TO THE RAILROAD R.O.W. FENCES PERHAPS BECAUSE THE ALIGNMENT OF THE MAIN LINE SHIFTED TO THE NORTH CIRRI 1984.

THE BASE OF BEARING IS N 88°34' E BETWEEN THE NORTH 1/4 CORNER AND THE NORTHEAST CORNER OF SECTION 5, TOWNSHIP 1 NORTH, RANGE 76 WEST OF THE 6TH P.M. PER A BUREAU OF LAND MANAGEMENT DEPENDENT RESURVEY FILED 1979.

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

SURVEYOR'S CERTIFICATE

I, DON A. BAGENT, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT OF A PART OF LOTS 1, 2, & 3, TOWNSHIP 1 NORTH, RANGE 76 WEST OF THE 6TH P.M. TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECTION, AND THAT PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 38, ARTICLE 51, COLORADO REVISED STATUTES, 1973, AND THAT MONUMENTS REQUIRED BY SAID STATUTES HAVE BEEN PLACED ON THE GROUND.



DEPOSIT NO. LS 894
 FILED THIS 7 day of Feb 99
 Pursuant to 38-50-101, CRS.
 WARREN D. WARD, COUNTY SURVEYOR

DON A. BAGENT COLORADO P.L.S. # 26950

LS 894

IMPROVEMENT SURVEY PLAT A PART OF LOTS 1,2,& 3 SEC. 5 T1N, R76W OF THE 6TH P.M. GRAND COUNTY, COLORADO		
GRAND LAND SURVEYING P.O. BOX 1813 GRANBY, CO. 80446 970-887-2741 FAX 970-887-0230		
SURVEY DATE AUG. 1998	JOB # 98-213	DRAWN BY J.A.D.
PLAT DRAWN AUG. 1998	SCALE: 1"= 200'	CHECKED BY D.A.B.

SEC 5 T1N R76W