

TELLURIDE STREET FILING NO. 1
A PART OF TRACT A, FIRST CREEK VILLAGE FILING NO. 3
AND PARTS OF THE WEST HALF AND NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY AND COUNTY OF DENVER, STATE OF COLORADO

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT B & R PROPERTIES, LLC, A COLORADO LIMITED LIABILITY COMPANY, DIA COLORADO JV LLC, A NEVADA LIMITED LIABILITY COMPANY, SPUR 10 HOLDINGS, LP, A TEXAS LIMITED PARTNERSHIP, CLAYTON PROPERTIES GROUP II, INC., A COLORADO CORPORATION AND FIRST CREEK VILLAGE METROPOLITAN DISTRICT, A QUASI-MUNICIPAL CORPORATION AND POLITICAL SUBDIVISION OF THE STATE OF COLORADO AS OWNERS, HAVE LAID OUT, PLATTED AND SUBDIVIDED INTO ROADS THE LAND DESCRIBED AS FOLLOWS:

A PARCEL OF LAND BEING PORTIONS OF THE WEST HALF AND THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE BEARINGS FOR THIS DESCRIPTION ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH P.M., BEING ASSUMED TO BEAR S 00°04'06" E, FROM THE NORTH QUARTER CORNER OF SAID SECTION 16, BEING MONUMENTED BY A REBAR WITH A 3-1/4 INCH ALUMINUM CAP STAMPED "PLS 27278", TO THE CENTER QUARTER CORNER OF SAID SECTION 16, BEING MONUMENTED BY A REBAR WITH A 3-1/4 INCH ALUMINUM CAP, STAMPED "PLS 20699", WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 16, THENCE S 00°04'06" E, ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 16, A DISTANCE OF 70.00 FEET TO A POINT ON THE SOUTH LINE OF THE 56TH AVE. RIGHT-OF-WAY, AS DEDICATED BY RESOLUTION 64, SERIES 2009, RECORDED AT RECEPTION NO. 2009068395, IN THE RECORDS OF THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, AND THE POINT OF BEGINNING;

THENCE S 00°04'06" E, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 16, AND ALONG THE WEST LINE OF A PARCEL OF LAND DESCRIBED IN THAT DEED RECORDED AT RECEPTION NO. 2015076691, SAID CITY AND COUNTY OF DENVER RECORDS, A DISTANCE OF 620.00 FEET TO THE SOUTHWEST CORNER OF SAID DEED; THENCE N 89°47'39" E, ALONG THE SOUTH LINE OF SAID DEED, A DISTANCE OF 71.30 FEET TO A POINT ON THE NORTH LINE OF FIRST CREEK VILLAGE FILING NO. 3, A SUBDIVISION PLAT RECORDED AT RECEPTION NO. 2017111922, SAID CITY AND COUNTY OF DENVER RECORDS AND A POINT OF NON-TANGENT CURVATURE;

- THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 906.50 FEET, A CENTRAL ANGLE OF 06°52'40" AND AN ARC LENGTH OF 108.82 FEET, THE CHORD OF WHICH BEARS S 06°19'12" W, A DISTANCE OF 108.75 FEET;
- THENCE S 09°45'33" W, A DISTANCE OF 144.16 FEET TO A POINT ON THE WEST LINE OF SAID FIRST CREEK VILLAGE FILING NO. 3 PLAT;
- THENCE S 09°45'33" W, ALONG THE WEST LINE OF SAID FIRST CREEK VILLAGE FILING NO. 3 PLAT, A DISTANCE OF 74.09 FEET TO A POINT ON THE WEST LINE OF SAID FIRST CREEK VILLAGE FILING NO. 1, A SUBDIVISION PLAT RECORDED AT RECEPTION NO. 2015076691, SAID CITY AND COUNTY OF DENVER RECORDS;
- THENCE S 09°45'33" W, ALONG THE WEST LINE OF SAID FIRST CREEK VILLAGE FILING NO. 1 PLAT, A DISTANCE OF 128.58 FEET TO THE NORTH CORNER OF A PARCEL OF LAND DESCRIBED IN THAT SPECIAL WARRANTY DEED RECORDED AT RECEPTION NO. 2017148892, SAID CITY AND COUNTY OF DENVER RECORDS;
- THENCE ALONG THE WEST LINE OF SAID SPECIAL WARRANTY DEED, THE FOLLOWING FOUR (4) COURSES:
- S 09°45'33" W, A DISTANCE OF 236.46 FEET TO A POINT OF CURVATURE;
 - ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 950.00 FEET, A CENTRAL ANGLE OF 9°45'33" AND AN ARC LENGTH OF 161.81 FEET;
 - S 00°00'00" E, A DISTANCE OF 1068.85 FEET TO A POINT OF CURVATURE;
 - ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 950.00 FEET, A CENTRAL ANGLE OF 03°42'36" AND AN ARC LENGTH OF 61.52 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 16;

THENCE CONTINUING ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 950.00 FEET, A CENTRAL ANGLE OF 05°29'25" AND AN ARC LENGTH OF 91.03 FEET, THE CHORD OF WHICH BEARS S 06°27'19" E, A DISTANCE OF 91.00 FEET; THENCE S 08°22'51" E, A DISTANCE OF 209.79 FEET TO A POINT OF NON-TANGENT CURVATURE;

THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 1047.00 FEET, A CENTRAL ANGLE OF 09°07'26" AND AN ARC LENGTH OF 166.73 FEET, THE CHORD OF WHICH BEARS S 04°38'18" E, A DISTANCE OF 166.55 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 16, ALSO BEING A POINT ON THE WEST LINE OF TOWER 160 SUBDIVISION FILING NO. 2, A SUBDIVISION PLAT RECORDED AT RECEPTION NO. 2015080690, SAID CITY AND COUNTY OF DENVER RECORDS;

THENCE S 00°04'35" E, ALONG THE WEST LINE OF SAID PLAT AND ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 16, A DISTANCE OF 585.67 FEET, TO A POINT ON THE EAST LINE OF THE TELLURIDE ST. RIGHT-OF-WAY, AS DEDICATED BY TOWER 160 SUBDIVISION, A SUBDIVISION PLAT RECORDED AT RECEPTION NO. 2008079854, SAID CITY AND COUNTY OF DENVER RECORDS, ALSO BEING A POINT ON THE NORTH LINE OF SAID TOWER 160 SUBDIVISION PLAT;

THENCE S 89°55'24" W, ALONG THE NORTH LINE OF SAID TOWER 160 SUBDIVISION PLAT, A DISTANCE OF 94.00 FEET TO A POINT ON THE WEST LINE OF SAID TELLURIDE ST. RIGHT-OF-WAY, ALSO BEING THE NORTHWEST CORNER OF SAID TOWER 160 SUBDIVISION PLAT;

THENCE N 00°04'35" W, A DISTANCE OF 585.67 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 953.00 FEET, A CENTRAL ANGLE OF 09°07'26" AND AN ARC LENGTH OF 151.76 FEET;

THENCE N 10°01'11" W, A DISTANCE OF 209.79 FEET TO A POINT OF NON-TANGENT CURVATURE;

THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 1050.00 FEET, A CENTRAL ANGLE OF 09°12'01" AND AN ARC LENGTH OF 168.60 FEET, THE CHORD OF WHICH BEARS N 04°36'01" W, A DISTANCE OF 168.42 FEET;

THENCE N 00°00'00" E, A DISTANCE OF 1068.85 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1050.00 FEET, A CENTRAL ANGLE OF 09°45'33" AND AN ARC LENGTH OF 178.84 FEET;

THENCE N 09°45'33" E, A DISTANCE OF 495.97 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 800.00 FEET, A CENTRAL ANGLE OF 09°49'39" AND AN ARC LENGTH OF 137.22 FEET TO A POINT BEING 42.5 FEET WEST OF THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 16;

THENCE N 00°04'06" W, ALONG A LINE BEING 42.5 FEET WEST OF AND PARALLEL TO THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 16, A DISTANCE OF 624.15 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 36.90 FEET, A CENTRAL ANGLE OF 90°08'03" AND AN ARC LENGTH OF 56.63 FEET TO A POINT ON THE SOUTH LINE OF SAID 56TH AVE. RIGHT-OF-WAY;

THENCE N 89°47'51" E, ALONG THE SOUTH LINE OF SAID 56TH AVE., A DISTANCE OF 78.58 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 326,322 SQUARE FEET OR 7.491 ACRES, MORE OR LESS.

UNDER THE NAME AND STYLE OF TELLURIDE STREET FILING NO. 1, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE CITY AND COUNTY OF DENVER THE STREETS, AVENUES, AND OTHER PUBLIC PLACES HEREON SHOWN AND NOT ALREADY OTHERWISE DEDICATED FOR PUBLIC USE.

OWNERS
 B & R PROPERTIES, LLC, A COLORADO LIMITED LIABILITY COMPANY
 BY: Gregory W Berger DATE: 1-28-19
 NAME: Gregory W Berger TITLE: Manager

STATE OF COLORADO)
 COUNTY OF Denver)SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
 THIS 28 DAY OF January, 2019, BY Gregory W. Berger
 OF B&R PROPERTIES, LLC, A COLORADO LIMITED LIABILITY COMPANY

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES 10-4-2022

Kim M. Brown
 NOTARY PUBLIC
 STATE OF COLORADO
 NOTARY ID: 20064031534
 MY COMMISSION EXPIRES OCTOBER 4, 2022

Kim M. Brown
 410 17th St. #2200
 DENVER, CO 80202

OWNERS
 DIA COLORADO JV LLC, A NEVADA LIMITED LIABILITY COMPANY
 BY: Zareh Sarrafian DATE: 1-15-19
 NAME: Zareh Sarrafian TITLE: Director

STATE OF California)
 COUNTY OF Riverside)SS

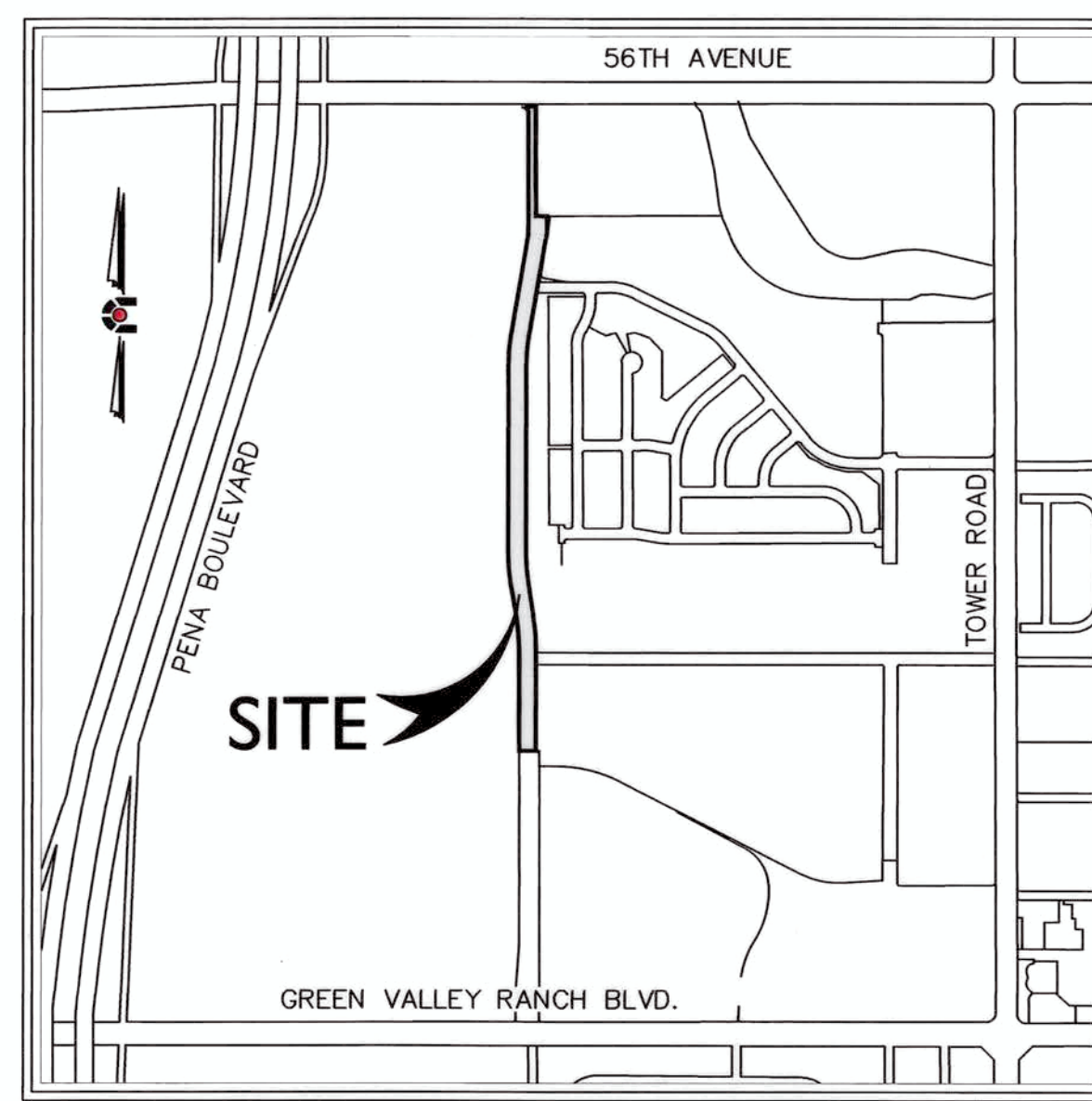
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
 THIS 15 DAY OF January, 2019, BY Zareh Sarrafian
 OF DIA COLORADO JV LLC, A NEVADA LIMITED LIABILITY COMPANY

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES February 08, 2020

Virginia A. Jefferson
 NOTARY PUBLIC
 Commission # 2144441
 Riverside County
 My Comm. Expires Feb 28, 2020

Virginia A. Jefferson
 26500 Cactus Ave
 Moreno Valley, CA 92555

VICINITY MAP
 NOT TO SCALE



OWNERS
 CLAYTON PROPERTIES GROUP II, INC., A COLORADO CORPORATION
 BY: David Bracht DATE: 1-22-19
 NAME: David Bracht TITLE: Asst. Secretary

STATE OF Colorado)
 COUNTY OF Denver)SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
 THIS 22 DAY OF January, 2019, BY David Bracht
 OF CLAYTON PROPERTIES GROUP II, INC., A COLORADO CORPORATION

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES January 17, 2021

Joclyn Alexandria King
 NOTARY PUBLIC
 4908 Tower Rd.
 Aurora, CO ADDRESS 800149

JOCYLYN ALEXANDRIA KING
 NOTARY PUBLIC
 STATE OF COLORADO
 NOTARY ID 20174002154
 MY COMMISSION EXPIRES JANUARY 17, 2021

Joclyn Alexandria King
 NOTARY PUBLIC

OWNERS
 FIRST CREEK VILLAGE METROPOLITAN DISTRICT, A QUASI-MUNICIPAL CORPORATION
 BY: Brandon S. Wyszynski DATE: 1-22-19
 NAME: Brandon S. Wyszynski TITLE: PRESIDENT

STATE OF Colorado)
 COUNTY OF Denver)SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
 THIS 22 DAY OF January, 2019, BY Brandon S. Wyszynski
 OF FIRST CREEK VILLAGE METROPOLITAN DISTRICT, A QUASI-MUNICIPAL CORPORATION

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES January 17, 2021

Joclyn Alexandria King
 NOTARY PUBLIC
 4908 Tower Rd.
 Aurora, CO ADDRESS 800149

JOCYLYN ALEXANDRIA KING
 NOTARY PUBLIC
 STATE OF COLORADO
 NOTARY ID 20174002154
 MY COMMISSION EXPIRES JANUARY 17, 2021

Joclyn Alexandria King
 NOTARY PUBLIC

Spur 10 Holdings, LP
 NOTARY PUBLIC
 5100 FH 2018 Richmond
 TX 77409

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES May 13, 2021

Lisa Suzanne Lang
 NOTARY PUBLIC
 5100 FH 2018 Richmond
 TX 77409

LISA SUZANNE LANG
 My Notary ID # 12688152
 Expires May 13, 2021

Lisa Suzanne Lang
 NOTARY PUBLIC

APPROVALS

I HEREBY CERTIFY THAT THIS MAP AND THE SURVEY REPRESENTED THEREBY ARE ACCURATE AND IN CONFORMITY WITH THE REQUIREMENTS OF CHAPTER 49, ARTICLE III OF THE REVISED MUNICIPAL CODE OF THE CITY AND COUNTY OF DENVER, AND THAT THE REQUIRED IMPROVEMENTS HAVE BEEN PROVIDED FOR.

Rebecca B. Brannan 3-6-19
 CITY ENGINEER DATE

APPROVED BY THE EXECUTIVE DIRECTOR OF PUBLIC WORKS:
[Signature] 2/7/19
 EXECUTIVE DIRECTOR OF PUBLIC WORKS DATE

APPROVED BY THE EXECUTIVE DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT:
[Signature] 2.28.19
 EXECUTIVE DIRECTOR OF COMMUNITY PLANNING AND DEVELOPMENT DATE

APPROVED BY THE EXECUTIVE DIRECTOR OF PARKS AND RECREATION:
[Signature] 3-5-19
 EXECUTIVE DIRECTOR OF PARKS AND RECREATION DATE

CITY ATTORNEY'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THE EVIDENCE OF TITLE TO THE LAND DESCRIBED HEREON, AND FIND THE TITLE TO THE STREETS, AVENUES, TRACTS AND OTHER PUBLIC PLACES TO BE IN THE ABOVE-NAMED DEDICATOR THIS 14 DAY OF March A.D. 2019 AT 2:20 O'CLOCK P.M. FREE AND CLEAR OF ENCUMBRANCES EXCEPT AS SHOWN.

Kristin M. Bronson BY: [Signature]
 ATTORNEY FOR THE CITY AND COUNTY OF DENVER Mark A. Plak
 Assistant City Attorney

CITY COUNCIL'S CERTIFICATE

APPROVED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER, COLORADO BY RESOLUTION NO. _____ OF THE SERIES OF _____.

WITNESS MY HAND AND CORPORATE SEAL OF THE CITY AND COUNTY OF DENVER THIS _____ DAY OF _____ A.D., 20____.

CLERK AND RECORDER, EX-OFFICIO CLERK OF THE CITY AND COUNTY OF DENVER

BY: _____
 DEPUTY CLERK AND RECORDER

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE SURVEY FOR THIS PLAT HAS BEEN MADE IN AGREEMENT WITH RECORDS ON FILE IN THE OFFICE OF THE CITY ENGINEER OF THE CITY AND COUNTY OF DENVER, AND THAT THIS PLAT IS IN CONFORMITY WITH SUCH RECORDS AND ALL MONUMENTS SHOWN HEREON EXIST AS DESCRIBED AND THAT ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.

THOMAS M. GIRARD
 COLORADO LICENSED PROFESSIONAL LAND SURVEYOR, P.L.S. 38151
 FOR AND ON BEHALF OF CORE 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.

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
 CITY AND COUNTY OF DENVER)SS

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE AT _____ O'CLOCK __M., _____, 20____ AND DULY RECORDED IN

RECEPTION NO. _____

CLERK AND RECORDER

BY: _____
 DEPUTY CLERK AND RECORDER

FEES: _____

CIVIL ENGINEERING
 DEVELOPMENT CONSULTING
 LAND SURVEYING
 NATURAL RESOURCES
 303.703.4444
 1950 W. Littleton Blvd., Ste. 109
 Littleton, CO 80120



NO.	DATE	BY	DESCRIPTION
1.	09/06/18	JCA	CITY AND COUNTY OF DENVER COMMENTS
2.	11/02/18	JCA	CITY AND COUNTY OF DENVER COMMENTS

TELLURIDE STREET FILING NO. 1
 SEC. 16, T3S, R66W, 6TH P.M.
 CITY & COUNTY OF DENVER, COLORADO

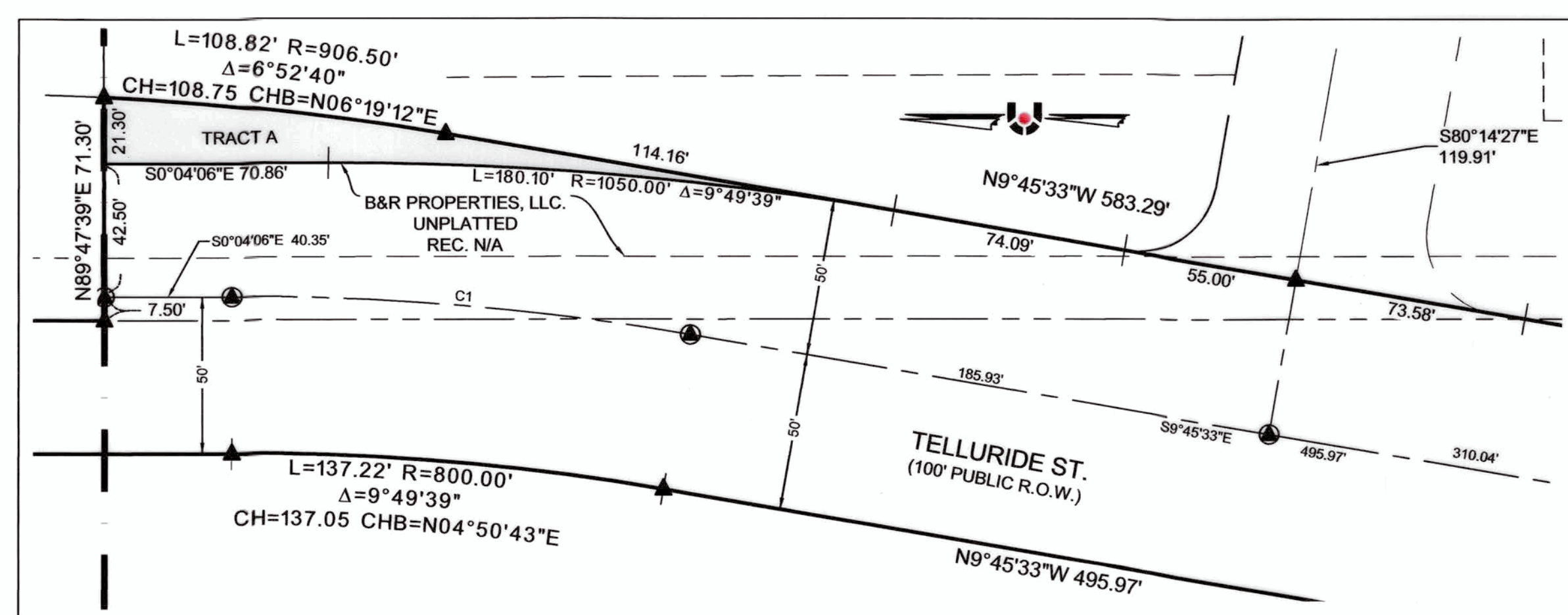
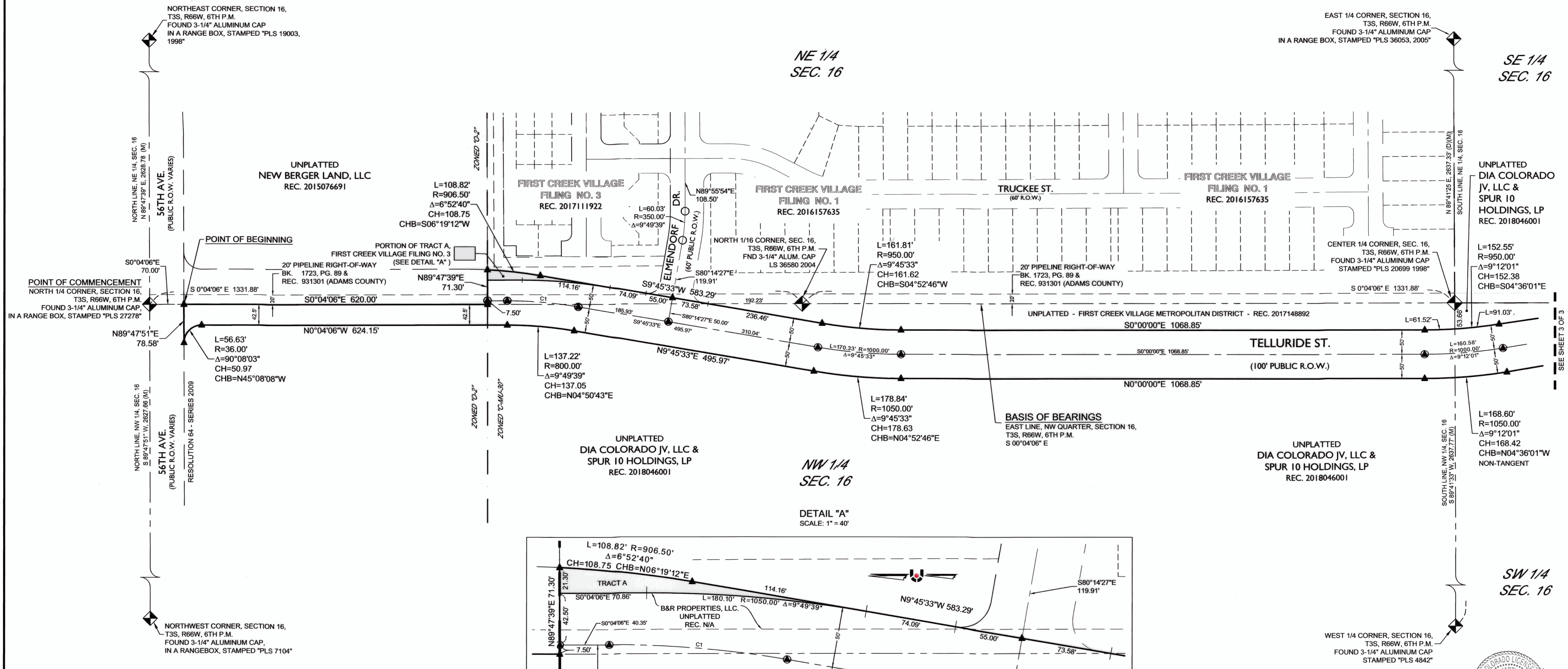
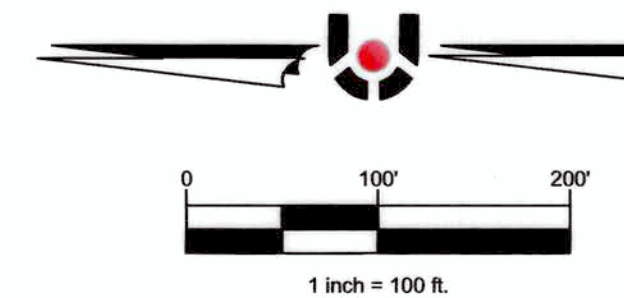
RELEASE: 01/03/19

DESIGNED: _____
 CAD: JCA
 QA/QC: TMG

JOB NO. 13008

SHEET 1 of 3

TELLURIDE STREET FILING NO. 1
A PART OF TRACT A, FIRST CREEK VILLAGE FILING NO. 3
AND PARTS OF THE WEST HALF AND NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY AND COUNTY OF DENVER, STATE OF COLORADO



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	145.79'	850.00'	9°49'39"	N4°50'43"E	145.61'

- GENERAL NOTES**
- THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH BY CORE CONSULTANTS, INC. FOR RECORD DOCUMENTS AND DETERMINATION OF OWNERSHIP, EASEMENTS OF RECORD, RIGHTS-OF-WAY AND ENCUMBRANCES. CORE CONSULTANTS, INC. RELIED UPON TITLE COMMITMENT FILE NO. 18000310562-AMENDMENT NO. 5, PREPARED BY STEWART TITLE GUARANTY COMPANY, WITH AN EFFECTIVE DATE OF FEBRUARY 06, 2019 AT 5:30 P.M.
 - BEARINGS FOR THIS DESCRIPTION ARE BASED ON THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING ASSUMED TO BEAR S 00°04'06" E FROM THE NORTH QUARTER CORNER OF SAID SECTION 16, BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP STAMPED "PLS 27278" IN A RANGEBOX, TO THE CENTER QUARTER CORNER OF SAID SECTION 16, BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP STAMPED "PLS 20699, 1998" WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.
 - THERE ARE 7.491 ACRES OF DEDICATED RIGHT-OF-WAY IN THIS PLAT.
 - RANGE POINTS SET BY THIS PLAT ARE #6 REBAR WITH 2" ALUMINUM CAP STAMPED "PLS 38151" IN A RANGE BOX, UNLESS OTHERWISE NOTED.

- LEGEND**
- ◆ FOUND SECTION CORNER MONUMENT, AS NOTED
 - ▲ SET #5 REBAR WITH YELLOW PLASTIC CAP, STAMPED "PLS 38151"
 - RANGE POINT TO BE SET AFTER CONSTRUCTION
 - FOUND REBAR WITH 2" ALUMINUM CAP, STAMPED "PLS 38151", IN RANGEBOX
 - FOUND REBAR WITH YELLOW PLASTIC CAP, STAMPED "PLS 36567"



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 Littleton, CO 80120

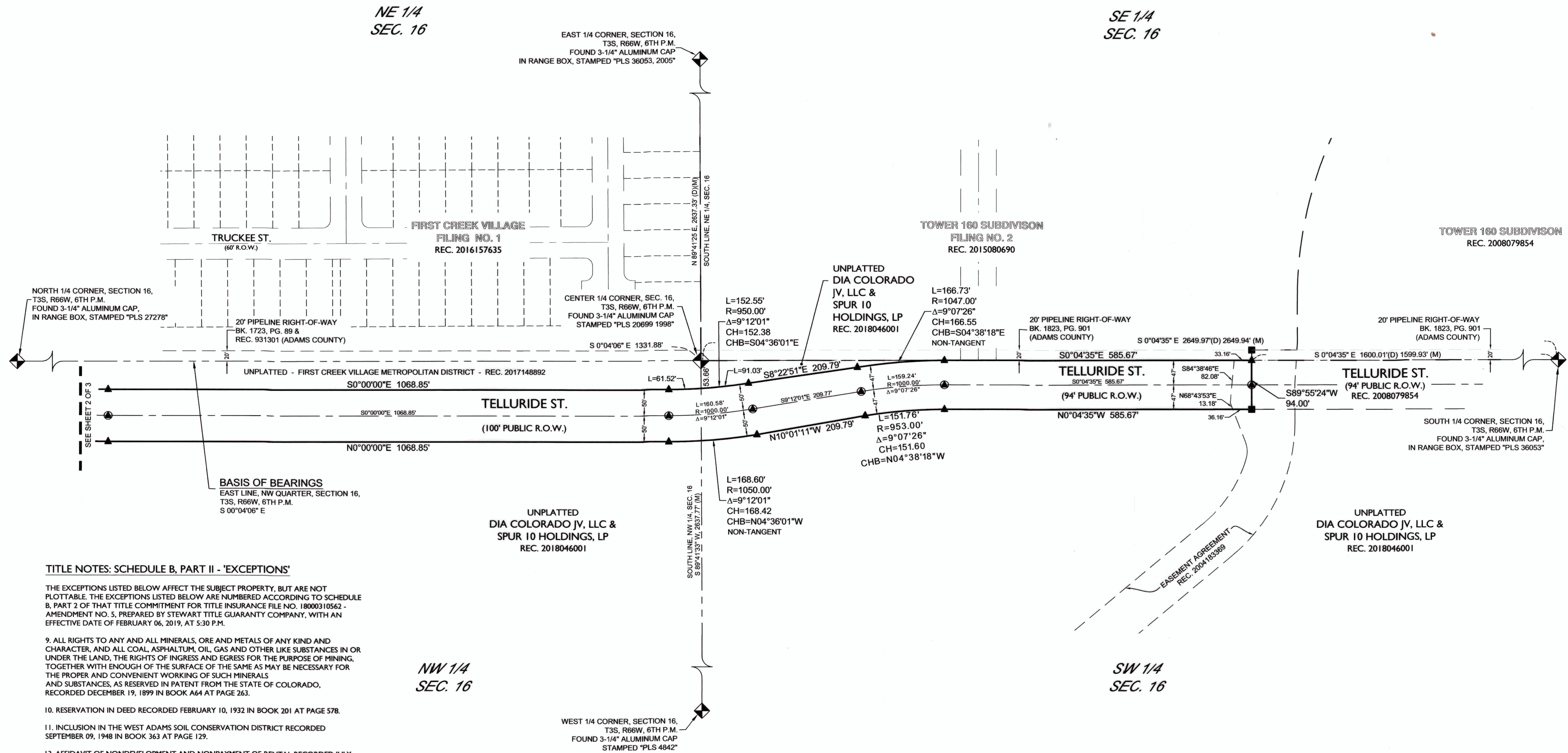


NO.	DESCRIPTION	DATE	BY
1	CITY AND COUNTY OF DENVER COMMENTS	09/06/18	JCA
2	CITY AND COUNTY OF DENVER COMMENTS	11/02/18	JCA

TELLURIDE STREET FILING NO. 1
 SEC. 16, T3S, R66W, 6TH P.M.
 CITY & COUNTY OF DENVER, COLORADO

RELEASE: 02/14/19
 DESIGNED: JCA
 CAD: JCA
 QA/QC: TMG
 JOB NO. 13008
 SHEET 2 OF 3

TELLURIDE STREET FILING NO. 1
A PART OF TRACT A, FIRST CREEK VILLAGE FILING NO. 3
AND PARTS OF THE WEST HALF AND NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY AND COUNTY OF DENVER, STATE OF COLORADO



TITLE NOTES: SCHEDULE B, PART II - 'EXCEPTIONS'

THE EXCEPTIONS LISTED BELOW AFFECT THE SUBJECT PROPERTY, BUT ARE NOT PLOTTABLE. THE EXCEPTIONS LISTED BELOW ARE NUMBERED ACCORDING TO SCHEDULE B, PART 2 OF THAT TITLE COMMITMENT FOR TITLE INSURANCE FILE NO. 18000310562 - AMENDMENT NO. 5, PREPARED BY STEWART TITLE GUARANTY COMPANY, WITH AN EFFECTIVE DATE OF FEBRUARY 06, 2019, AT 5:30 P.M.

9. ALL RIGHTS TO ANY AND ALL MINERALS, ORE AND METALS OF ANY KIND AND CHARACTER, AND ALL COAL, ASPHALTUM, OIL, GAS AND OTHER LIKE SUBSTANCES IN OR UNDER THE LAND, THE RIGHTS OF INGRESS AND EGRESS FOR THE PURPOSE OF MINING, TOGETHER WITH ENOUGH OF THE SURFACE OF THE SAME AS MAY BE NECESSARY FOR THE PROPER AND CONVENIENT WORKING OF SUCH MINERALS AND SUBSTANCES, AS RESERVED IN PATENT FROM THE STATE OF COLORADO, RECORDED DECEMBER 19, 1899 IN BOOK A64 AT PAGE 263.

10. RESERVATION IN DEED RECORDED FEBRUARY 10, 1932 IN BOOK 201 AT PAGE 578.

11. INCLUSION IN THE WEST ADAMS SOIL CONSERVATION DISTRICT RECORDED SEPTEMBER 09, 1948 IN BOOK 363 AT PAGE 129.

13. AFFIDAVIT OF NONDEVELOPMENT AND NONPAYMENT OF RENTAL RECORDED JULY 12, 1972 AT RECEPTION NO. 966336, 966337, 966338, 966339, 966340, 966341, 966342, 966343.

14. FORMATION OF SABLE-ALTURA FIRE PROTECTION DISTRICT RECORDED OCTOBER 03, 1972 AT RECEPTION NO. 975694.

15. ORDER RECORDED JULY 29, 1980 IN BOOK 2477 AT RECEPTION NO. 8276736.

16. STIPULATION RECORDED AUGUST 31, 1981 AT RECEPTION NO. 076404.

17. ORDER RECORDED AUGUST 13, 1981 AT RECEPTION 076405.

18. ANNEXATION PLAT I RECORDED MAY 26, 1988 AT RECEPTION NO. 8817174 AND 88-0270668.

19. ANNEXATION RECORDED MAY 26, 1988 AT RECEPTION NO. 8817175.

20. INTERGOVERNMENTAL AGREEMENT ON ANNEXATION AND BOUNDARIES RECORDED JANUARY 16, 1990 AT RECEPTION NO. 923861.

22. ORDER AND DECREE CREATING DISTRICT RECORDED MAY 12, 1998 AT RECEPTION NO. 9800071386.

NOTE: ORDER CORRECTING THE ORDER AND DECREE CREATING A DISTRICT RECORDED SEPTEMBER 09, 1998 AT RECEPTION NO. 9800154977.

25. A BILL RECORDED OCTOBER 23, 2002 AT RECEPTION NO. 2002199305.

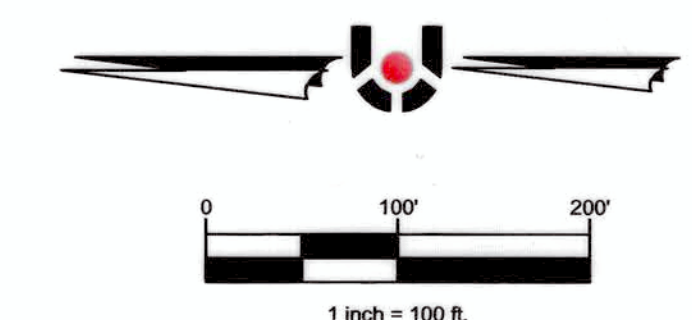
NW 1/4
SEC. 16

SW 1/4
SEC. 16



LEGEND

- ◆ FOUND SECTION CORNER MONUMENT, AS NOTED
- ▲ SET #5 REBAR WITH YELLOW PLASTIC CAP, STAMPED "PLS 38151"
- RANGE POINT TO BE SET AFTER CONSTRUCTION
- FOUND REBAR WITH 2" ALUMINUM CAP, STAMPED "PLS 38151", IN RANGEBOX
- FOUND REBAR WITH YELLOW PLASTIC CAP, STAMPED "PLS 36567"



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DEVELOPMENT CONSULTING
NATURAL RESOURCES
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1950 W. Littleton Blvd., Ste. 109
Littleton, CO 80120



NO.	REVISIONS	DESCRIPTION	DATE	BY
1.	CITY AND COUNTY OF DENVER COMMENTS		09/06/18	JCA
2.	CITY AND COUNTY OF DENVER COMMENTS		11/02/18	JCA

TELLURIDE STREET FILING NO. 1
 SEC. 16, T3S, R66W, 6TH P.M.
 CITY & COUNTY OF DENVER, COLORADO

RELEASE: 02/14/19

DESIGNED: JCA
 CAD: JCA
 QA/QC: TMG

JOB NO. 13008

SHEET 3 OF 3