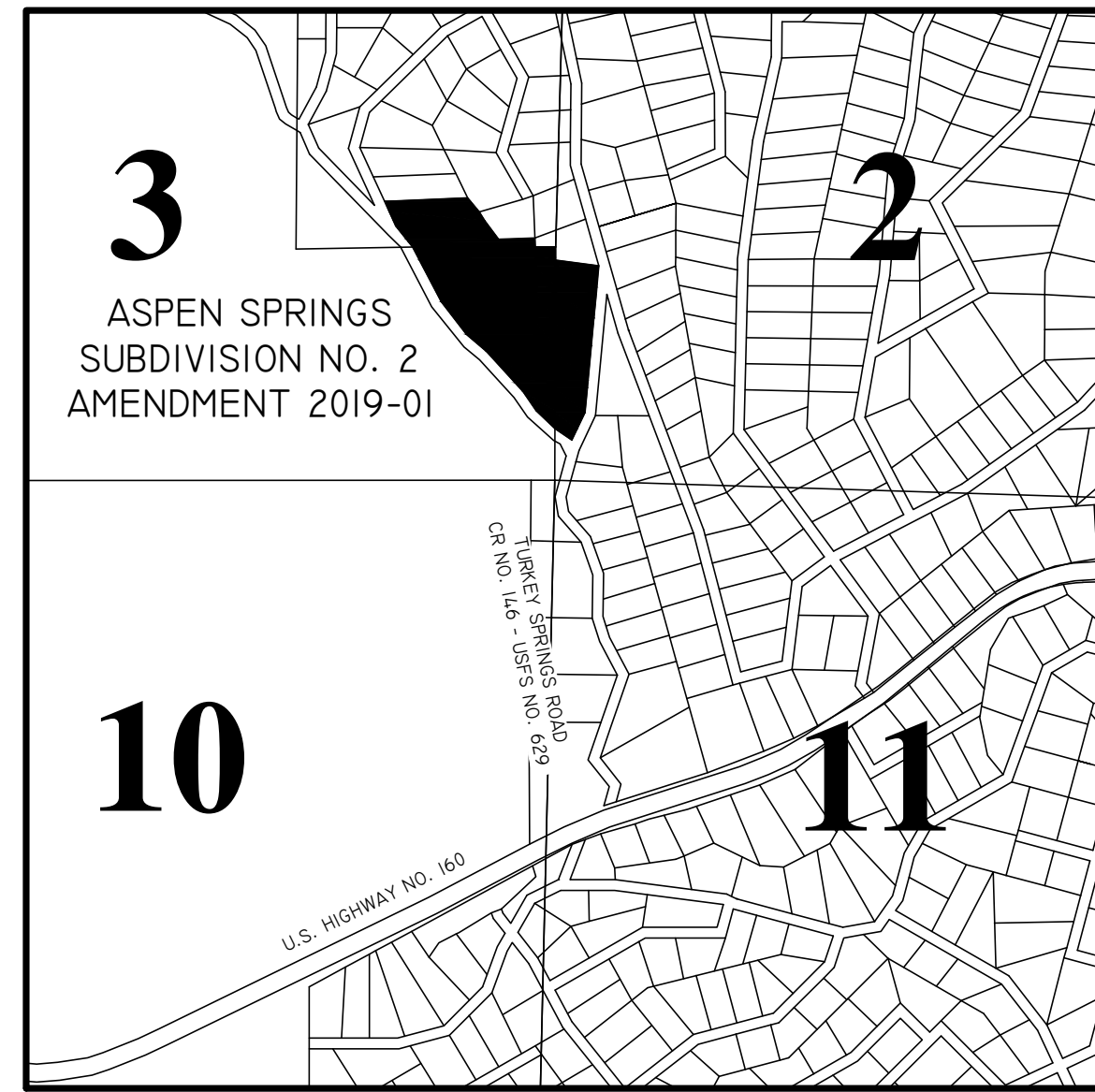


ASPEN SPRINGS SUBDIVISION NO. 2 AMENDMENT 2019-01

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 2 AND THE SOUTHEAST QUARTER OF SECTION 3, T34N (NORTH OF UTE LINE), R3W, N.M.P.M., ARCHULETA COUNTY, COLORADO.

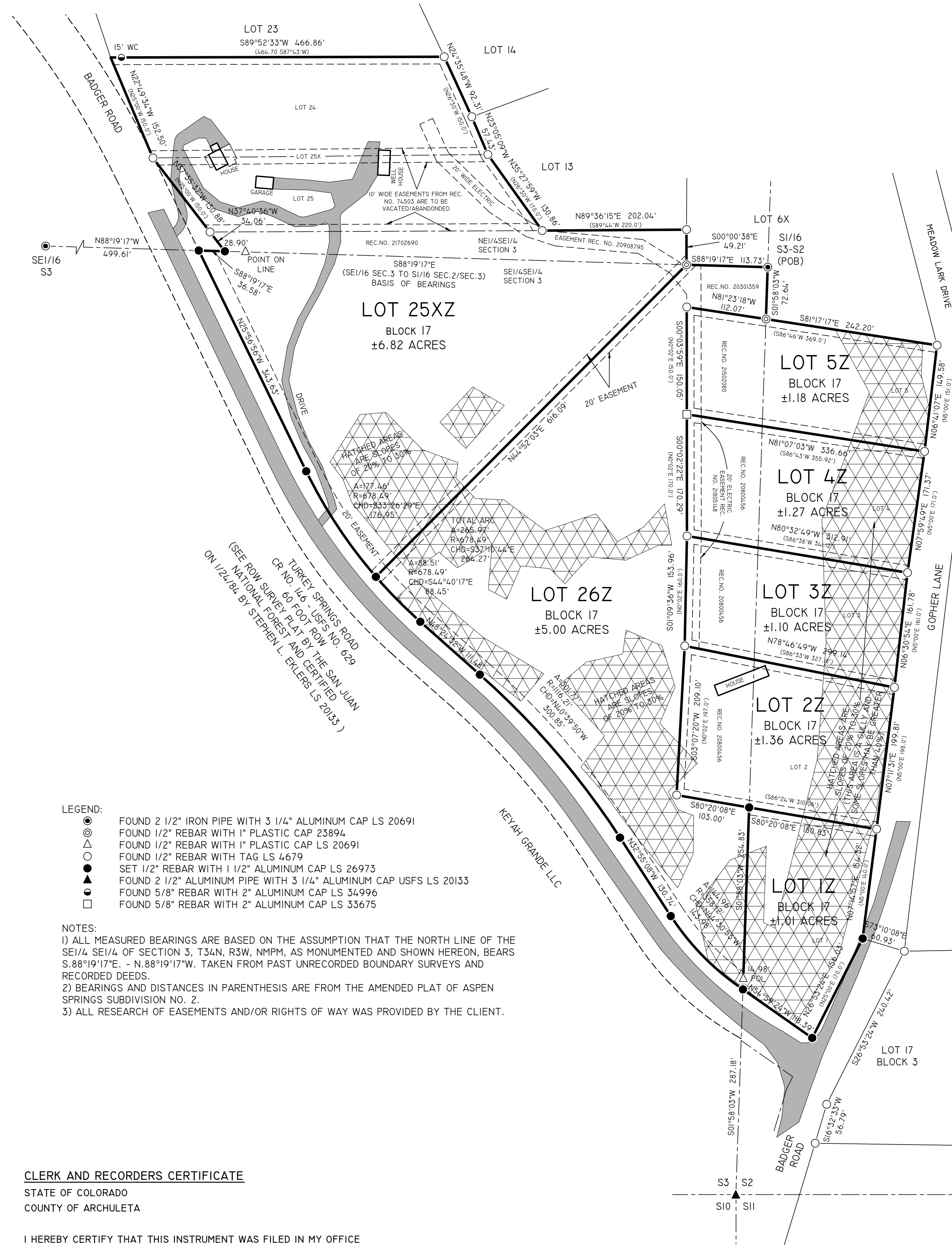


VICINITY MAP
SCALE: 1" = 1000'

PROPERTY DESCRIPTION

A TRACT OF LAND LOCATED IN THE SE1/4 (SOUTHEAST QUARTER) OF SECTION 3, TOWNSHIP 34 NORTH (NORTH OF UTE LINE), RANGE 3 WEST, NEW MEXICO PRINCIPAL MERIDIAN, ARCHULETA COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT THE NORTHEAST CORNER OF THE SE1/4 SE1/4 (SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER) OF SECTION 3;
 THENCE S.01°58'03"W., 72.64 FEET ALONG THE EAST LINE OF THE SE1/4 SE1/4 OF SECTION 3 TO THE NORTH LINE OF LOT 5 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.81°17'17"E., 242.20 FEET ALONG THE NORTH LINE OF LOT 5 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.06°41'07"W., 149.58 FEET ALONG THE EAST LINE OF LOT 5 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.07°59'49"W., 171.37 FEET ALONG THE EAST LINE OF LOT 4 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.06°30'54"W., 161.78 FEET ALONG THE EAST LINE OF LOT 3 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.07°11'31"W., 199.81 FEET ALONG THE EAST LINE OF LOT 2 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.07°14'57"W., 154.32 FEET ALONG THE EAST LINE OF LOT 1 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE S.26°53'24"W., 156.03 FEET ALONG THE EAST LINE OF LOT 1 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2;
 THENCE N.54°59'24"W., 118.39 FEET ALONG THE SOUTHERLY LINE OF LOT 1 OF BLOCK 17 OF ASPEN SPRINGS SUBDIVISION NO. 2 TO THE EAST LINE OF THE SE1/4 SE1/4 OF SECTION 3;
 THENCE 144.96 FEET ALONG NORTHERLY RIGHT OF WAY OF COUNTY ROAD 146 ALSO BEING USFS ROAD NO. 629 AS SHOWN ON THAT RIGHT OF WAY PLAT BY THE SAN JUAN NATIONAL FOREST AND CERTIFIED ON 1/24/84 BY STEPHEN L. EKLERS LS 20133 ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 358.12 FEET AND A CHORD WHICH BEARS N.44°30'53"W., 143.98 FEET DISTANT;
 THENCE N.32°55'08"W., 150.74 FEET ALONG SAID NORTHERLY RIGHT OF WAY;
 THENCE 301.77 FEET ALONG SAID NORTHERLY RIGHT OF WAY ON THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 116.21 FEET AND A CHORD WHICH BEARS N.40°39'50"W., 300.85 FEET DISTANT;
 THENCE N.48°24'32"W., 111.48 FEET ALONG SAID NORTHERLY RIGHT OF WAY;
 THENCE 265.97 FEET ALONG SAID NORTHERLY RIGHT OF WAY ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 678.49 FEET AND A CHORD WHICH BEARS N.37°10'44"W., 264.27 FEET DISTANT;
 THENCE N.25°56'56"W., 343.63 FEET ALONG SAID NORTHERLY RIGHT OF WAY TO THE NORTH LINE OF THE SE1/4 SE1/4 OF SECTION 3;
 THENCE S.88°19'17"E., 36.58 FEET ALONG THE NORTH LINE OF THE SE1/4 SE1/4 OF SECTION 3 TO THE SOUTHEAST CORNER OF THAT PARCEL OF LAND DESCRIBED UNDER RECEPTION NO. 21702690;
 THENCE N.37°40'36"W., 34.06 FEET ALONG THE WEST LINE OF THAT PARCEL OF LAND DESCRIBED UNDER RECEPTION NO. 21702690 AND TO THE SOUTHWEST CORNER OF LOT 25 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE N.37°35'37"W., 130.88 FEET ALONG THE WEST LINE OF LOT 25 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE N.22°49'34"W., 152.50 FEET ALONG THE WEST LINE OF LOT 24 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE N.89°52'33"E., 466.86 FEET ALONG THE NORTH LINE OF LOT 24 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE S.24°35'48"E., 92.31 FEET ALONG THE EAST LINE OF LOT 24 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE S.23°05'09"E., 57.43 FEET ALONG THE EAST LINE OF LOT 24 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE S.35°27'59"E., 130.86 FEET ALONG THE EAST LINE OF LOT 25 (AKA LOT 25X) OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2, ALSO BEING THE SOUTHWEST CORNER OF LOT 13 OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2;
 THENCE N.89°36'15"E., 202.04 FEET ALONG THE SOUTH LINE OF LOT 13 OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2, AND THE NORTH LINE OF THAT PARCEL OF LAND DESCRIBED UNDER RECEPTION NO. 21702690;
 THENCE S.00°00'38"E., 49.21 FEET ALONG THE EAST LINE OF THAT PARCEL OF LAND DESCRIBED UNDER RECEPTION NO. 21702690 AND TO THE WEST LINE OF LOT 6X OF BLOCK 17 OF ASPEN SPRING SUBDIVISION NO. 2 AND TO THE NORTH LINE OF SE1/4 SE1/4 OF SECTION 3;
 THENCE S.88°19'17"E., 113.73 FEET ALONG THE NORTH LINE OF SE1/4 SE1/4 OF SECTION 3 TO THE PLACE OF BEGINNING.
 CONTAINING 17.75 ACRES MORE OR LESS



- LEGEND:
- FOUND 2 1/2" IRON PIPE WITH 3 1/4" ALUMINUM CAP LS 20691
 - △ FOUND 1/2" REBAR WITH 1" PLASTIC CAP 23894
 - FOUND 1/2" REBAR WITH 1" PLASTIC CAP LS 20691
 - FOUND 1/2" REBAR WITH TAG LS 4679
 - SET 1/2" REBAR WITH 1 1/2" ALUMINUM CAP LS 26973
 - FOUND 2 1/2" ALUMINUM PIPE WITH 5 1/4" ALUMINUM CAP USFS LS 20133
 - FOUND 5/8" REBAR WITH 2" ALUMINUM CAP LS 34996
 - FOUND 5/8" REBAR WITH 2" ALUMINUM CAP LS 33675

NOTES:
 1) ALL MEASURED BEARINGS ARE BASED ON THE ASSUMPTION THAT THE NORTH LINE OF THE SE1/4 SE1/4 OF SECTION 3, T34N, R3W, N.M.P.M., AS MONUMENTED AND SHOWN HEREON, BEARS S.88°19'17"E. - N.88°19'17"W. TAKEN FROM PAST UNRECORDED BOUNDARY SURVEYS AND RECORDED DEEDS.
 2) BEARINGS AND DISTANCES IN PARENTHESES ARE FROM THE AMENDED PLAT OF ASPEN SPRINGS SUBDIVISION NO. 2.
 3) ALL RESEARCH OF EASEMENTS AND/OR RIGHTS OF WAY WAS PROVIDED BY THE CLIENT.

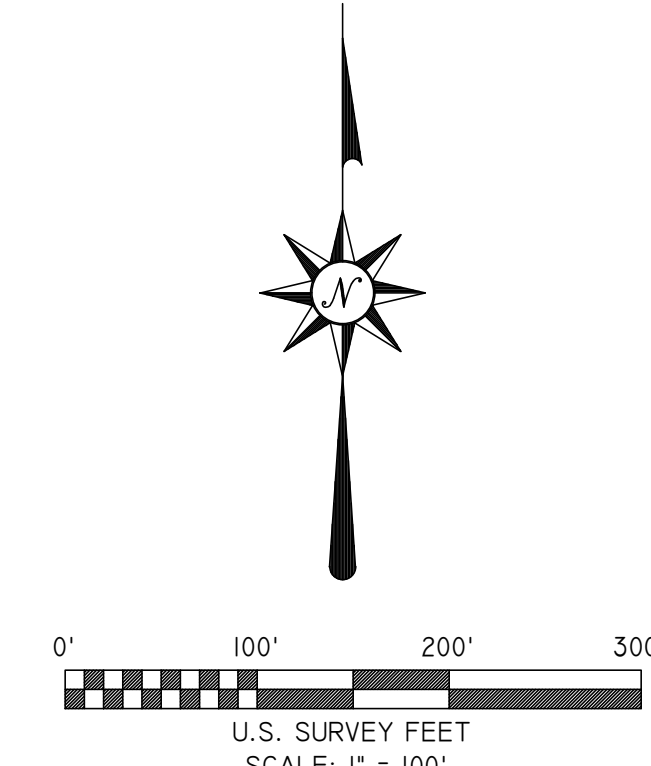
CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO
 COUNTY OF ARCHULETA

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE
 AT _____ O'CLOCK, THIS _____ DAY OF _____, 2019.

RECEPTION NUMBER: _____
 PLAT FILE NUMBER: _____

BY: _____
 CLERK AND RECORDER



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.

DEDICATION:
 KNOW ALL PERSONS BY THESE PRESENTS:
 THAT RON BECKMAN AND BERNICE BECKMAN OF 687 BADGER ROAD, PAGOSA SPRINGS, COLORADO 81447, BEING THE OWNER OF THE FOLLOWING DESCRIBED REAL PROPERTY, TO WIT:
 SEE PROPERTY DESCRIPTION
 HAS CAUSED THIS PLAT TO BE MADE AND DESIGNATED AS 'ASPEN SPRINGS SUBDIVISION NO. 2 AMENDMENT 2019-01' AND FURTHER DECLARES:
 1) A 20 FOOT WIDE EASEMENT ALONG COUNTY ROAD NO. 146 AND ALONG THE LINE COMMON TO LOTS 25XZ AND 26Z IS GRANTED TO UTILITY COMPANIES IN ARCHULETA COUNTY FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES.
 2) UNLESS NOTED, THOSE 10 FOOT WIDE EASEMENT AS GRANTED ON THE AMENDED ASPEN SPRINGS SUBDIVISION NO. 2 ARE TO BE RETAINED.
 3) THOSE 10 FOOT WIDE EASEMENTS WITHIN LOT 25X FROM THE AMENDED ASPEN SPRINGS SUBDIVISION NO. 2, AS NOTED HEREON, ARE VACATED/ABANDONED.
 IN CONSIDERATION OF THE APPROVAL OF THIS PLAT OF 'ASPEN SPRINGS SUBDIVISION NO. 2 AMENDMENT 2019-01', THE DECLARANTS HEREBY WAIVE ANY AND ALL CLAIMS OF DAMAGES AGAINST ARCHULETA COUNTY OCCASIONED BY THE ALTERATION OF LAND SURFACES TO CONFORM TO THIS AMENDMENT PLAT.
IN WITNESS THEREOF (LOTS 25XZ AND LOT 26Z)
 THIS INSTRUMENT IS EXECUTED

THIS _____ DAY OF _____, 2019

 RONALD BECKMAN

 BERNICE BECKMAN

STATE OF _____
 COUNTY OF _____

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019 BY RONALD BECKMAN AND BERNICE BECKMAN.

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____
 NOTARY PUBLIC ADDRESS: _____

IN WITNESS THEREOF (LOTS 12 THRU 5Z OF BLOCK 17)
 THIS INSTRUMENT IS EXECUTED

THIS _____ DAY OF _____, 2019

 TRUSTEE FOR THE CULVER PHILLIP F REVOCABLE TRUST

STATE OF _____
 COUNTY OF _____

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2019 BY THE TRUSTEE FOR THE CULVER PHILLIP F REVOCABLE TRUST

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____
 NOTARY PUBLIC ADDRESS: _____

SURVEYOR'S CERTIFICATE
 I, DEAN P. SCHULTZ, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, HEREBY CERTIFY THAT THIS 'ASPEN SPRINGS SUBDIVISION NO. 2 AMENDMENT 2019-01' WAS PREPARED UNDER MY DIRECTION, TRULY AND CORRECTLY REPRESENTS A FIELD SURVEY OF THE SAME, AND WAS MONUMENTED IN ACCORDANCE WITH CRS 38-51-105, 1973, AS AMENDED.

COUNTY SURVEYOR'S CERTIFICATE
 THIS PLAT HAS BEEN REVIEWED AND APPROVED FOR STATUTORY COMPLIANCE, LEGIBILITY, FORM AND CONTENT ONLY AND MEETS THE MINIMUM STANDARDS FOR LAND SURVEYING IN THE STATE OF COLORADO. THIS CERTIFICATE DOES NOT REPRESENT A THOROUGH REVIEW OF CALCULATIONS, METHODOLOGY, OR THE CORRECTNESS OF THE BOUNDARIES DEPICTED HEREON.

ARCHULETA COUNTY - PLANNING COMMISSION CERTIFICATE
 THIS PLAT AND THE STATEMENTS HEREON REFLECT THE RECOMMENDATION OF THE PLANNING COMMISSION,
 MADE THE _____ DAY OF _____, 2019.
 THIS APPROVAL DOES NOT EXTEND TO THE DESIGN OF UTILITIES, SEWAGE DISPOSAL, ROADS OR ANY OTHER SERVICE FACILITY.

BY: _____
 CHAIRPERSON

BOARD OF COUNTY COMMISSIONERS CERTIFICATE
 THIS PLAT, VACATION OF PUBLIC UTILITY EASEMENTS AS MARKED AND NOTED, AND THE STATEMENTS HEREON WAS CONDITIONALLY APPROVED, PENDING COMPLETION OF SPECIFIED IMPROVEMENTS,
 ON THE _____ DAY OF _____, 2019,
 BY THE BOARD OF COUNTY COMMISSIONERS OF ARCHULETA COUNTY, COLORADO
 THIS APPROVAL DOES NOT EXTEND TO THE DESIGN OF UTILITIES, SEWAGE DISPOSAL, ROADS, OR ANY OTHER SERVICE FACILITY AND DOES NOT CONSTITUTE ACCEPTANCE OF ROADS, UTILITIES, OR SERVICE FACILITIES BY ARCHULETA COUNTY FOR MAINTENANCE OR OPERATION.

BY: _____
 CHAIRPERSON

APPROVAL TO RECORD
 HAVING ASCERTAINED THAT THE CONDITIONS OF APPROVAL HAVE BEEN SATISFACTORILY COMPLETED
 ON THIS _____ DAY OF _____, 2019
 THE BOARD OF COUNTY COMMISSIONERS APPROVE THIS PLAT FOR RECORDING BY COUNTY CLERK AND RECORDER.

BY: _____
 CHAIRPERSON

REVISIONS	ASPEN SPRINGS SUBDIVISION NO. 2 AMENDMENT 2019-01 LOCATED IN THE SOUTHWEST QUARTER OF SECTION 2 AND THE SOUTHEAST QUARTER OF SECTION 3, T34N (NORTH OF UTE LINE), R3W, N.M.P.M., ARCHULETA COUNTY, COLORADO.		
SCALE	1" = 100'	DAVIS ENGINEERING SERVICE, INC. P.O. BOX 1208 PAGOSA SPRINGS, COLORADO 81447 PHONE: (970) 264-5055 FAX: (970) 264-9210	SURVEYED BY DPS
DATE	AUGUST 1, 2017		DRAFTED BY DPS
CLIENT			FILED P05523