

A TOPOGRAPHIC SURVEY WITH WETLANDS
LOT 384R, THE '97 SUBDIVISION-THE BLUE RIVER ESTATES

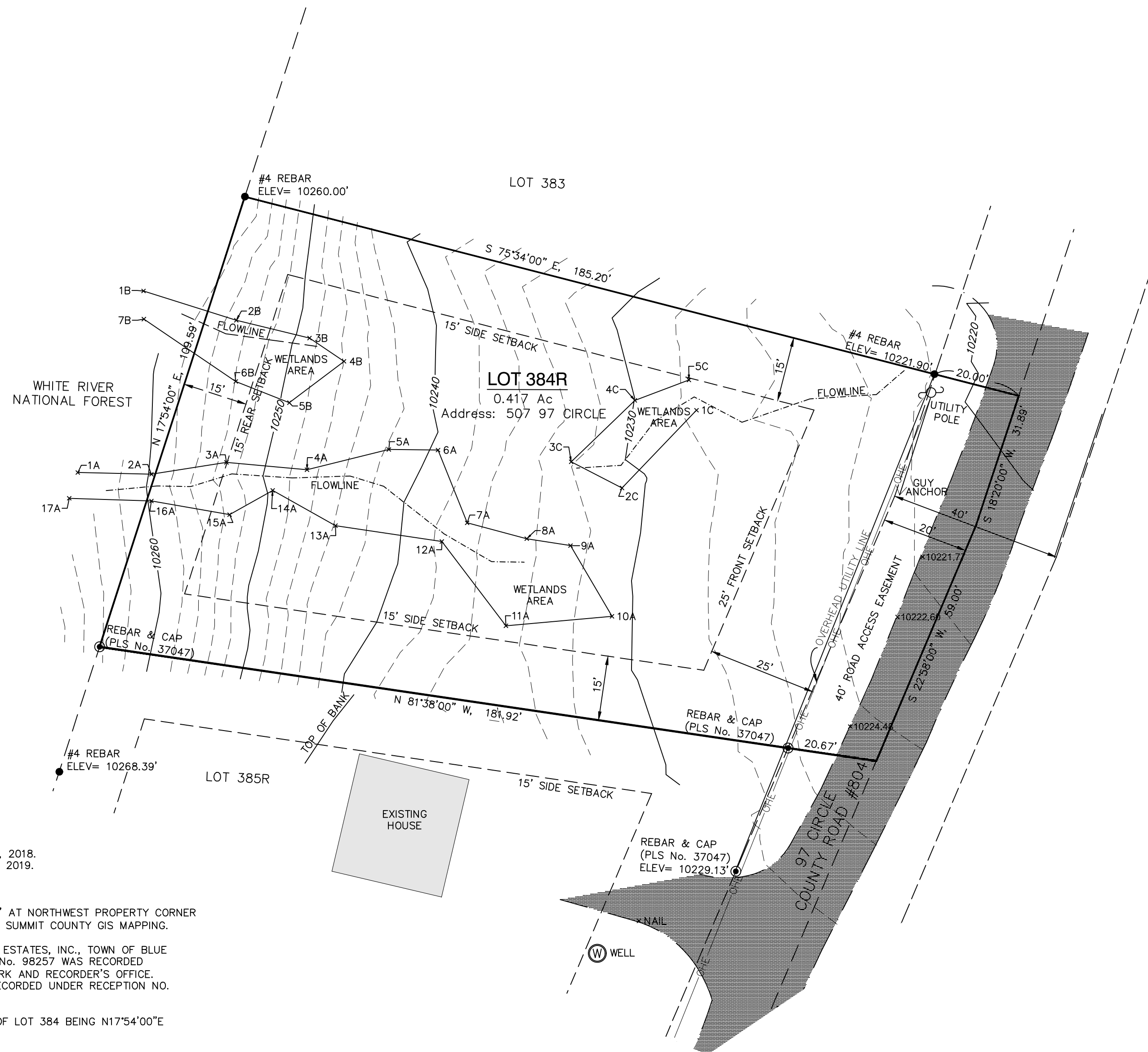
SECTION 25, TOWNSHIP 7 SOUTH, RANGE 78 WEST OF THE 6TH P.M.
 TOWN OF BLUE RIVER, SUMMIT COUNTY, COLORADO



GRAPHIC SCALE



(IN FEET)
 1 inch = 20 ft.



GENERAL NOTES

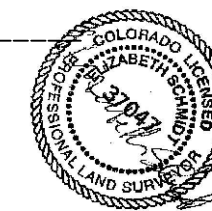
- DATE OF SURVEY: AUGUST 11, 2017 & JUNE 14, 2018.
WETLANDS ADDED AUGUST 8, 2019.
- CONTOUR INTERVAL = TWO FEET
- PROJECT BENCHMARK: HELD ELEVATION 10260.0' AT NORTHWEST PROPERTY CORNER OF LOT 384R (#4 REBAR) INTERPOLATED FROM SUMMIT COUNTY GIS MAPPING.
- THE PLAT OF THE '97 SUBDIVISION, BLUE RIVER ESTATES, INC., TOWN OF BLUE RIVER, SUMMIT COUNTY, COLORADO, RECEPTION No. 98257 WAS RECORDED DECEMBER 2, 1963 IN THE SUMMIT COUNTY CLERK AND RECORDER'S OFFICE. THE RESUBDIVISION PLAT FOR LOT 384R WAS RECORDED UNDER RECEPTION No. 1173270 ON JUNE 28, 2018.
- BASIS OF BEARING: THE WEST PROPERTY LINE OF LOT 384 BEING N17°54'00"E BETWEEN TWO FOUND No. 4 REBAR MONUMENTS.
- WETLANDS DELINEATED BY 285ENGINEERING.
- SCHMIDT LAND SURVEYING, INC. DID NOT PERFORM A TITLE SEARCH OF THE SUBJECT PROPERTY TO ESTABLISH OWNERSHIP, EASEMENTS OR RIGHTS-OF-WAY OF RECORD.

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 CERTIFICATION SHOWN HEREON.

SURVEYOR'S CERTIFICATE

I, ELIZABETH K. SCHMIDT, A PROFESSIONAL LAND SURVEYOR REGISTERED UNDER THE LAWS OF THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS TOPOGRAPHIC MAP WAS MADE BY ME AND UNDER MY SUPERVISION, AND THAT THE MAP IS ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

DATE: _____



Elizabeth K. Schmidt
 ELIZABETH K. SCHMIDT
 COLORADO P.L.S. 37047

Drawn EKS & TMB	Dwg 1917 TP.dwg	Project 1917
Date 8/12/19	Scale 1" = 20'	Sheet 1 of 1



SCHMIDT
 LAND SURVEYING, INC.
 P.O. Box 5761
 FRISCO, CO 80443 970-409-9963