BEN LOMAND MOUNTAIN DE-ANNEXATION MAP

LOCATED IN THE WEST HALF OF SECTION 4 AND THE EAST HALF OF SECTION 5,
TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF PALMER LAKE, COUNTY OF EL PASO, STATE OF COLORADO

EXHIBIT A

DE–ANNEXATION DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF THAT PERSONAL REPRESENTATIVE'S DEED RECORDED AT RECEPTION NO. 209143891, ALL OF THAT LAND DESCRIBED IN QUITCLAIM DEED RECORDED AT RECEPTION NO. 216034050 AND ALL OF LOT 1, THE LOMAND SUBDIVISION, RECORDED AT RECEPTION NO. 211713166 ALL IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER'S OFFICE, SITUATED IN THE WEST HALF (W1/2) OF SECTION 4, AND THE EAST HALF (E1/2) OF SECTION 5, TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF PALMER LAKE, COUNTY OF EL PASO, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION 4 IS ASSUMED TO BEAR SOUTH 00°56'43" EAST AND BEING MONUMENTED AT THE NORTH END A 3.5" ALUMINUM CAP STAMPED, "EL PASO COUNTY DOT, 2001, LS 17496" IN A MONUMENT BOX AND AT THE SOUTH END BY A 2.5" IRON POST WITH A 3" IRON CAP STAMPED, "WC CTR, SEC 4, T11S, R67W".

COMMENCING AT THE NORTH QUARTER (N1/4) CORNER OF SAID SECTION 4, THENCE SOUTH 00°56'43" EAST, ALONG THE EAST LINE OF SAID NORTHWEST QUARTER (NW1/4), A DISTANCE OF 30.00 FEET TO THE SOUTH RIGHT–OF–WAY OF WEST PALMER DIVIDE ROAD RECORDED IN BOOK 42 AT PAGE 464 IN SAID RECORDS, MONUMENTED BY A NO. 4 REBAR WITH A 1" YELLOW PLASTIC CAP STAMPED, "LS 17496", AND BEING THE **POINT OF BEGINNING**;

THENCE CONTINUING SOUTH 00°56'43" EAST, ALONG SAID EAST LINE, A DISTANCE OF 2,854.45 FEET TO THE CENTER QUARTER (C1/4) CORNER OF SAID SECTION 4, MONUMENTED BY A 2.5" IRON POST WITH A 3" IRON CAP STAMPED, "WC CTR, SEC 4, T11S, R67W";

THENCE SOUTH 00°56'59" EAST, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (NE1/4 SW1/4) OF SAID SECTION 4, PASSING SAID 2.5" IRON POST AT 2.5 FEET FOR A TOTAL DISTANCE OF 383.01 FEET, FROM WHICH A 0.75" IRON PIPE MONUMENTING THE NORTHEAST CORNER OF LAKEVIEW HEIGHTS UNIT 4 RECORDED AT RECEPTION NO. 527978 IN SAID RECORDS, BEARS SOUTH 89°29'07" WEST, A DISTANCE OF 1.90 FEET;

THENCE SOUTH 89°29'07" WEST, ALONG THE NORTH BOUNDARY OF SAID LAKEVIEW HEIGHTS UNIT 4, A DISTANCE OF 652.12 FEET TO THE NORTHWEST CORNER OF SAID LAKEVIEW HEIGHTS UNIT 4;

THENCE SOUTH 00°59'07" EAST, ALONG THE WEST BOUNDARY OF SAID LAKEVIEW HEIGHTS UNIT 4, A DISTANCE OF 500.86 FEET TO THE SOUTHWEST CORNER OF LOT 16, BLOCK 2 OF SAID LAKEVIEW HEIGHTS UNIT 4 MONUMENTED BY A 0.75" IRON PIPE;

THENCE SOUTH 89°33'50" WEST, ALONG THE NORTH BOUNDARY OF SAID LAKEVIEW HEIGHTS UNIT 4 AND THE NORTH BOUNDARY OF LAKEVIEW HEIGHTS UNIT 3 RECORDED AT RECEPTION NO. 498896 IN SAID RECORDS, A DISTANCE OF 2,010.94 FEET TO THE NORTHWEST CORNER OF LOT 1, BLOCK 3, LAKEVIEW HEIGHTS UNIT 3 RECORDED AT RECEPTION NO. 2653 IN SAID RECORDS, MONUMENTED BY A 0.75" IRON PIPE;

THENCE NORTH 00°54'13" WEST, ALONG THE EAST BOUNDARY OF LAKEVIEW HEIGHTS UNIT 2 RECORDED AT RECEPTION NO. 448297 IN SAID RECORDS, A DISTANCE OF 45.65 FEET TO THE MOST EASTERLY NORTHEAST CORNER OF SAID LAKEVIEW HEIGHTS UNIT 2, SAME BEING THE SOUTH CORNER OF LOT 1, THE LOMAND SUBDIVISION RECORDED AT RECEPTION NO. 211713166 IN SAID RECORDS, MONUMENTED BY A 0.75" IRON PIPE;

THENCE ALONG THE SOUTHWESTERLY AND WESTERLY BOUNDARY OF SAID LOT 1 THE FOLLOWING ELEVEN (11) COURSES:

1. NORTH 68°59'45" WEST, A DISTANCE OF 303.87 FEET TO A 0.75" IRON PIPE;

2. NORTH 21°00'44" EAST, A DISTANCE OF 25.01 FEET TO A 0.75" IRON PIPE;

3. NORTH 68°57'32" WEST, A DISTANCE OF 350.50 FEET TO A 0.75" IRON PIPE;

4. NORTH 21°06'38" EAST, A DISTANCE OF 25.01 FEET TO A 0.75" IRON PIPE;

5. NORTH 69°06'59" WEST, A DISTANCE OF 199.29 FEET TO A 0.75" IRON PIPE;

6. NORTH 68°56'13" WEST, A DISTANCE OF 203.02 FEET TO A NO. 5 REBAR WITH A 1.25" ORANGE PLASTIC CAP, STAMPED, LS 14166";

7. NORTH 00°36'20" EAST, A DISTANCE OF 193.38 FEET TO A NO. 5 REBAR WITH A 1.25" ORANGE PLASTIC CAP, STAMPED, LS 14166";

8. NORTH 89°25'53" WEST, A DISTANCE OF 84.64 FEET TO A NO. 5 REBAR WITH A 1.25" ORANGE PLASTIC CAP, STAMPED, LS 14166";

9. NORTH 19°58'48" WEST, A DISTANCE OF 47.68 FEET TO A NO. 5 REBAR WITH A 1.25" RED PLASTIC CAP STAMPED, "LS 25629";

10. NORTH 77°02'10" WEST, A DISTANCE OF 16.42 FEET TO A NO. 5 REBAR WITH A 1.25" RED PLASTIC CAP (ILLEGIBLE);

11. NORTH 00°51'13" WEST, A DISTANCE OF 169.14 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 MONUMENTED BY A 1.25" YELLOW PLASTIC CAP STAMPED, "PLS 23875";

THENCE NORTH 89°55'13" EAST, ALONG THE NORTH BOUNDARY OF SAID LOT 1 AND THE SOUTH BOUNDARY OF LAKE SHADOWS RECORDED AT RECEPTION NO. 1381330 IN SAID RECORDS, A DISTANCE OF 194.33 FEET TO THE SOUTHEAST CORNER OF LOT 21 OF SAID LAKE SHADOWS MONUMENTED BY A NO. 5 REBAR WITH A 1.25" YELLOW PLASTIC CAP STAMPED, "PLS 23875";

THENCE ALONG THE EASTERLY BOUNDARY OF SAID LAKE SHADOWS THE FOLLOWING THREE (3) COURSES:

1. NORTH 00°56'29" WEST, A DISTANCE OF 420.63 FEET TO A NO. 3 REBAR (NO CAP);

2. NORTH 15°43'05" EAST, A DISTANCE OF 201.07 FEET TO A NO. 3 REBAR WITH A 1" WHITE PLASTIC CAP STAMPED, "PLS11710";

3. NORTH 14°54'27" EAST, A DISTANCE OF 59.33 FEET TO THE SOUTHEAST CORNER OF LOT 28 OF SAID LAKE SHADOWS MONUMENTED BY A NO. 3 REBAR WITH A 1" WHITE PLASTIC CAP (ILLEGIBLE);

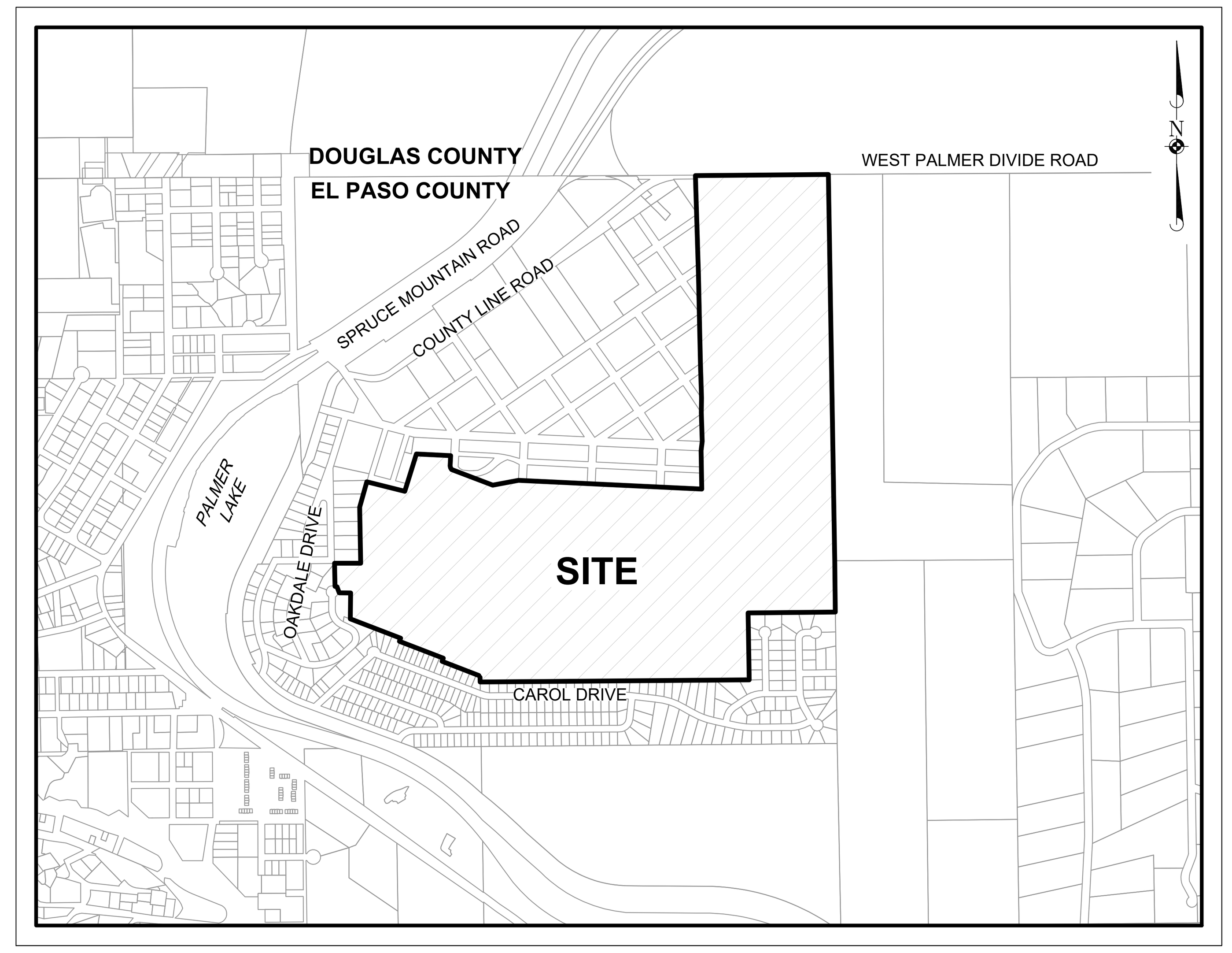
THENCE SOUTH 75°44'35" EAST, ALONG THE NORTHERLY RIGHT–OF–WAY OF ST. ANDREW STREET AND THE SOUTHERLY BOUNDARY OF BLOCKS 18 AND 19 OF EAST PALMER LAKE, PLAT NO. 355 RECORDED AUGUST 1887, A DISTANCE OF 299.28 FEET TO THE SOUTHEAST CORNER OF SAID BLOCK 19 MONUMENTED BY A NO. 3 REBAR (NO CAP);

THENCE ALONG THE EASTERLY AND SOUTHERLY BOUNDARY OF SAID BLOCK 19 THE FOLLOWING TWO (2) COURSES:

1. NORTH 17°12'28" EAST, A DISTANCE OF 232.95 FEET TO A NO. 3 REBAR (NO CAP);

2. SOUTH 87°29'57" EAST, A DISTANCE OF 256.62 FEET TO WESTERLY RIGHT–OF–WAY OF GLEN DRIVE OF SAID EAST PALMER LAKE AND TO A NON–TANGENT CURVE;

THENCE ALONG SAID WESTERLY RIGHT–OF–WAY AND THE ARC OF A NON–TANGENT CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 05°47'08", A RADIUS OF 1,000.00 FEET, AN ARC LENGTH OF 100.98 FEET, THE CHORD OF WHICH BEARS SOUTH 10°18'55" EAST, A DISTANCE OF 100.94 FEET TO THE NORTHWEST CORNER OF LOT 1, BLOCK 27 OF SAID EAST PALMER LAKE MONUMENTED BY A NO. 3 REBAR WITH A WHITE PLASTIC CAP (ILLEGIBLE);



VICINITY MAP

(1" = 1000')

DE–ANNEXATION DESCRIPTION CONTINUED

THENCE SOUTH 68°26'02" EAST, ALONG THE NORTH BOUNDARY OF THAT PARCEL OF LAND AS DESCRIBED IN SAID QUITCLAIM DEED, A DISTANCE OF 319.77 FEET TO THE SOUTHEAST CORNER OF LOT 10 OF SAID BLOCK 27 AT THE SOUTHERLY BOUNDARY OF SAID EAST PALMER LAKE MONUMNETED BY A NO. 3 REBAR WITH A 1" WHITE PLASTIC CAP STAMPED, "LS 11710";

THENCE ALONG THE SOUTHERLY AND EASTERLY BOUNDARY OF SAID EAST PALMER LAKE THE FOLLOWING THREE (3) COURSES:

1. NORTH 79°19'45" EAST, A DISTANCE OF 194.73 FEET TO A MAG NAIL WITH FLAGGING IN A ROCK OUTCROPPING;

2. SOUTH 87°35'46" EAST, A DISTANCE OF 1,363.31 FEET TO A NO. 3 REBAR (NO CAP);

3. NORTH 00°56'22" WEST, A DISTANCE OF 2,299.74 FEET TO THE SOUTHERLY RIGHT–OF–WAY OF SAID WEST PALMER DIVIDE ROAD MONUMENTED BY A NO. 4 REBAR WITH A 1" YELLOW PLASTIC CAP (ILLEGIBLE);

THENCE NORTH 89°41'41" EAST, ALONG SAID SOUTHERLY RIGHT–OF–WAY, A DISTANCE OF 983.83 FEET TO THE **POINT OF BEGINNING;**

CONTAINING A CALCULATED AREA OF 7,068,071 SQUARE FEET OR 162.2606 ACRES, MORE OR LESS.

NOTES

1. **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.

2. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY, COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18–4–508, C.R.S.

3. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY MANHARD CONSULTING TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS–OF–WAY, AND TITLE OF RECORD, MANHARD CONSULTING RELIED UPON THE TITLE COMMITMENT PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, ORDER/COMMITMENT NUMBER NCS–1068166–CO, WITH A COMMITMENT/EFFECTIVE DATE OF JULY 31, 2021 AT 5:00 P.M.

4. THE LINEAL UNIT USED IN THE PREPARATION OF THIS SURVEY IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.

5. **BASIS OF BEARINGS:** THE EAST LINE OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION 4 IS ASSUMED TO BEAR NORTH 00°56'43" WEST AND BEING MONUMENTED AT THE NORTH END A 3.5" ALUMINUM CAP STAMPED, "EL PASO COUNTY DOT, 2001, LS 17496" IN MONUMENT BOX AND AT THE SOUTH END BY A 2.5' WITNESS CORNER BEING A 3" IRON CAP ON IRON POST, STAMPED, "WC CTR, SEC 4, T11S, R67W"

SURVEYOR'S CERTIFICATION

I, THOMAS G. SAVICH JR, A DULY LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE DE–ANNEXATION SHOWN HEREON TRULY AND CORRECTLY REPRESENTS THE ABOVE DESCRIBED PARCEL OF LAND.

I ATTEST THE ABOVE ON THIS _______ DAY OF ___________, 20__.

THOMAS G. SAVICH JR
COLORADO PLS NO. 38361
FOR AND ON BEHALF OF MANHARD CONSULTING
7600 E. ORCHARD ROAD, SUITE 150–N
GREENWOOD VILLAGE, COLORADO 80111
(303) 708–0500

INDEXING CERTIFICATE

DEPOSITED THIS _____ DAY OF _______________ , 20___ AT __________ ___.M. IN BOOK _____ OF THE COUNTY SURVEYOR'S LAND SURVEY/RIGHT–OF–WAY SURVEYS AT PAGE _____ RECEPTION NO. ___________________________

BY: ____
COUNTY SURVEYOR/DEPUTY COUNTY SURVEYOR

DATE	REVISIONS	DRAWN BY

Manhard CONSULTING
7600 East Orchard Road, Suite 150-N, Greenwood Village, CO 80111 ph:303.708.0500 manhard.com
Civil Engineering | Surveying & Geospatial Services | GIS
Water Resource Management | Construction Management

BEN LOMAND MOUNTAIN VILLAGE PROPERTY
TOWN OF PALMER LAKE, COUNTY OF EL PASO, STATE OF COLORADO
DE-ANNEXATION MAP

PROJ MGR:	DSB
PROJ ASSOC:	TGS
DRAWN BY:	JAF/TGS
DATE:	11/23/2021
SCALE:	N/A

SHEET 1 OF 2

UNC.MOCO01

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November 23, 2021 – 08:53 Dwg Name: P:\Uncmoco01\dwg\Surv\Final Drawings\De–Annexation\Unc.moco01 De–Annexation Map.dwg Updated By: JFelder

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BEN LOMAND MOUNTAIN DE-ANNEXATION MAP

LOCATED IN THE WEST HALF OF SECTION 4 AND THE EAST HALF OF SECTION 5,
TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF PALMER LAKE, COUNTY OF EL PASO, STATE OF COLORADO

EXHIBIT A

SW1/4 SECTION 33, TOWNSHIP 10 SOUTH, RANGE 67 WEST, 6TH P.M.

DOUGLAS COUNTY

N89°41'41"E 2667.15'
NORTH LINE OF THE NW1/4 OF SECTION 4

POINT OF COMMENCEMENT
N1/4 CORNER SECTION 4
RECOVERED 3.5" ALUMINUM CAP
STAMPED, "EL PASO COUNTY DOT,
2001, LS 17496", IN MONUMENT BOX

S00°56'43"E
30.00' (TIE)

NORTHWEST CORNER SECTION 4
RECOVERED 3.25" ALUMINUM CAP
STAMPED, "OLIVER E. WATTS,
2001, PE-LS 9853"

WEST PALMER DIVIDE ROAD
(60' PUBLIC R.O.W.)
(BOOK 42, PAGE 464)

30'

EL PASO COUNTY

10

N89°41'41"E 983.83'

1

POINT OF BEGINNING

NE1/4 SECTION 5, TOWNSHIP 11 SOUTH, RANGE 67 WEST, 6TH P.M.

N01°02'43"W 2885.77'
WEST LINE OF THE NW1/4 OF SECTION 4

NW1/4 SECTION 4, TOWNSHIP 11 SOUTH, RANGE 67 WEST, 6TH P.M.

EAST PALMER LAKE
RECEPTION NO. 355

N00°56'22"W 2299.74'

UNPLATTED
RECEPTION NO. 1928674

S00°56'43"E 2854.45'
EAST LINE OF THE NW1/4 OF SECTION 4
S00°56'43"E 2884.45'
(BASIS OF BEARINGS)

NORTH ROW OF ST ANDREW STREET EAST PALMER LAKE

SE CORNER LOT 28
LAKE SHADOWS

BLOCK 18 EAST PALMER LAKE

BLOCK 19 EAST PALMER LAKE

GLEN DRIVE

S87°29'57"E
256.62'

Δ=5°47'08"
R=1000.00'
L=100.98'
CH=S10°18'55"E
100.94'

N17°12'28"E
232.95'

N14°54'27"E
59.33'

S75°44'35"E
299.28'

S68°26'02"E
319.77'

WESTERLY ROW OF GLEN DRIVE
EAST PALMER LAKE

NW CORNER LOT 27
BLOCK 27
EAST PALMER LAKE

LOT 10

EAST PALMER LAKE
PLAT NO. 355
RECORDED IN 1887

S87°35'46"E 1363.31'

N79°19'45"E
194.73'

SE CORNER LOT 10
BLOCK 27
EAST PALMER LAKE

SOUTHERLY BOUNDARY
EAST PALMER LAKE

SOUTHERLY BOUNDARY
EAST PALMER LAKE

N15°43'05"E
201.07'

LAKE SHADOWS
RECEPTION NO. 1381330

QUITCLAIM DEED
RECEPTION NO. 216034050

DE-ANNEXATION PARCEL
7,068,071 S.F.
162.2606 AC.

N00°56'29"W
420.63'

SE CORNER LOT 21
LAKE SHADOWS

C-C E1/16 SECTION 5
RECOVERED 3.25"
ALUMINUM CAP
STAMPED, "LS 14166, 2011"

N89°55'13"E
194.33'

SOUTH LINE OF THE SE1/4 OF
THE NE1/4 SECTION 5
S89°41'23"W 1322.85'

SOUTH LINE OF THE NW1/4 SECTION 4
S89°40'03"W 2662.10'

C1/4 CORNER SECTION 4
RECOVERED A 2.5" IRON POST
W/ 3" IRON CAP, STAMPED,
"WC CTR, SEC 4, T11S, R67W"
2.5' SOUTH OF RECORD POSITION

N00°51'13"W
169.14'

N77°02'10"W
16.42'

N19°58'48"W
47.68'

W1/4 CORNER SECTION 4
RECOVERED 3.25" ALUMINUM CAP
STAMPED, "LS 14166, 2011"

LOT 1
THE LOMAND
SUBDIVISION
RECEPTION NO.
211713166

N89°25'53"W
84.64'

LOT 2
THE LOMAND SUBDIVISION

N00°36'20"E
193.38'

N00°54'13"W 1370.24'

S00°56'59"E
383.01'

RECOVERED 0.75" IRON PIPE
SOUTH 89°29'07" WEST
1.90' OF CALCULATED POSITION

NW CORNER OF LOT 21, BLOCK 2
LAKEVIEW HEIGHTS UNIT 4
NO MONUMENT RECOVERED

S89°29'07"W 652.12'

RE-FILING
- LAKEVIEW HEIGHTS
UNIT 1
RECEPTION NO. 432380

N68°56'13"W
203.02'

N21°06'38"E
25.01'

N69°06'59"W
199.29'

N68°57'32"W
350.50'

N21°00'44"E
25.01'

N68°59'45"W
303.87'

LAKEVIEW HEIGHTS
UNIT 2
RECEPTION NO. 448297

NE1/4 SW1/4 SECTION 4,
TOWNSHIP 11 SOUTH,
RANGE 67 WEST,
6TH P.M.

LAKEVIEW HEIGHTS
UNIT 4
RECEPTION NO. 527978

S00°59'07"E
500.86'

N00°56'59"W 1363.68'
EAST LINE OF THE NE1/4
SW1/4 OF SECTION 4

SOUTH CORNER OF LOT 1, THE
LOMAND SUBDIVISION AND THE MOST
EASTERLY NORTHEAST CORNER OF
LAKEVIEW HEIGHTS UNIT 2

N00°54'13"W
45.65'

SW CORNER OF LOT 16, BLOCK 2
LAKEVIEW HEIGHTS UNIT 4

S89°33'50"W 2010.94'

NE1/4 SE1/4 SECTION 5,
TOWNSHIP 11 SOUTH,
RANGE 67 WEST,
6TH P.M.

NW CORNER OF LOT 1,
BLOCK 3
LAKEVIEW HEIGHTS UNIT 3

LAKEVIEW HEIGHTS
UNIT 3
RECEPTION NO. 498896

LAKEVIEW HEIGHTS
UNIT 4
RECEPTION NO. 527978

S1/16 SECTIONS 5/4
RECOVERED STONE W/
CHISELED CROSS

C-C S1/16 CORNER SECTION 4,
RECOVERED NO. 6 REBAR W/ 3"
ALUMINUM CAP STAMPED, "EL
PASO COUNTY PLS 22573, 2017"

GRAPHIC SCALE
0 200 300 400 600
(IN FEET)
1 inch = 200 ft.

LEGEND

- ✦ = RECOVERED SECTION CORNER AS NOTED
- ● 1 = RECOVERED NO. 4 REBAR W/ 1" YELLOW PLASTIC CAP STAMPED, "PLS 17496"
- ● 2 = RECOVERED 0.75" IRON PIPE
- ● 3 = RECOVERED NO. 5 REBAR W/ 1.25" ORANGE PLASTIC CAP STAMPED, "PLS 14166"
- ● 4 = RECOVERED NO. 5 REBAR W/ 1.25" RED PLASTIC CAP STAMPED, "PLS 25629"
- ● 5 = RECOVERED NO. 5 REBAR W/ 1.25" RED PLASTIC CAP (ILLEGIBLE)
- ● 6 = RECOVERED NO. 5 REBAR W/ 1.25" YELLOW PLASTIC CAP STAMPED, "PLS 23875"
- ● 7 = RECOVERED NO. 3 REBAR (NO CAP)
- ● 8 = RECOVERED NO. 3 REBAR W/ 1" WHITE PLASTIC CAP STAMPED, "PLS 11710"
- ● 9 = RECOVERED NO. 3 REBAR W/ 1" WHITE PLASTIC CAP (ILLEGIBLE)
- ● 10 = RECOVERED NO. 4 REBAR W/ 1" YELLOW PLASTIC CAP (ILLEGIBLE)
- ▲ = RECOVERED MAG NAIL W/ FLAGGING IN ROCK CROPPING

FOR AND ON BEHALF OF
MANHARD CONSULTING

DRAWN BY	REVISIONS	DATE

Manhard CONSULTING
7600 East Orchard Road, Suite 150-N, Greenwood Village, CO 80111 ph:303.708.0500 manhard.com
Civil Engineering • Land Surveying & Geospatial Services • GIS
Water Resource Management • Construction Management

BEN LOMAND MOUNTAIN VILLAGE PROPERTY
TOWN OF PALMER LAKE, COUNTY OF EL PASO, STATE OF COLORADO
DE-ANNEXATION MAP

PROJ MGR:	DSB
PROJ ASSOC:	TGS
DRAWN BY:	JAF/TGS
DATE:	11/23/2021
SCALE:	1" = 200'

SHEET
2 OF 2
UNC.MOC001

November 23, 2021 - 08:53 Dwg Name: P:\Documents\Data\Sys\Plan Drawings\Ben-Annexation\Unc.moc01 De-Annexation Map.dwg Updated By: JFolder