



**PROPERTY DESCRIPTION:**

That part of the Northwest One Quarter of Section 9, Township 11 South, Range 67 West of the 6th Principal Meridian El Paso County, Colorado Described as follows:  
 Beginning at the Northwest corner of the Southeast Quarter of the Northwest Quarter of said Section 9; Thence Northerly along the west line of the Northeast Quarter of the Northwest Quarter of said Section 9 for 388.42 feet to intersect the Southwesterly right of way line of Colorado State Highway 105;  
 Thence angle right 131 degrees 35 minutes along said highway right of way line for 590.32 feet;  
 Thence angle right 105 degrees 05 minutes for a distance of 757.50 feet;  
 Thence angle right 67 degrees 58 minutes for 725.15 feet to a point on the North line of the Southwest Quarter of said Section 9;  
 Thence angle right 145 degrees 48 minutes 20 seconds along said North line for 778.47 feet to the Point of Beginning.  
 Except those parts conveyed in Book 2316 at Page 236 and in Book 2659 at Page 519.

(D) = Deeded Info. (C)=Calculated Info.



Prepared by:  
Jerome V. Hannigan  
PLS 25629

**REVISIONS**

NO.	DATE	BY
1	8-02-21	JWH

Jerome V. HANNIGAN and ASSOCIATES, INC.  
 LAND SURVEYING & LAND PLANNING  
 LAND DEVELOPMENT CONSULTING  
 19260 SPRING VALLEY ROAD  
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**TITLE**  
 SITE PLAN for a Building Permit  
 Property of Randy Brenneman  
 Palmer Lake, Colorado

**CLIENT**  
 Rick Shellenberger

**SHEET** 1 of 1 **JOB NUMBER** 21-009

See First Integrity Title Company Commitment #106-2107660-S dated Feb. 04, 2021.  
 Current Palmer Lake Zoning is R-1. Floodplain shown per County Aerial Photography.  
 Prebles Meadow Jumping Mouse Habitat onsite is unknown.