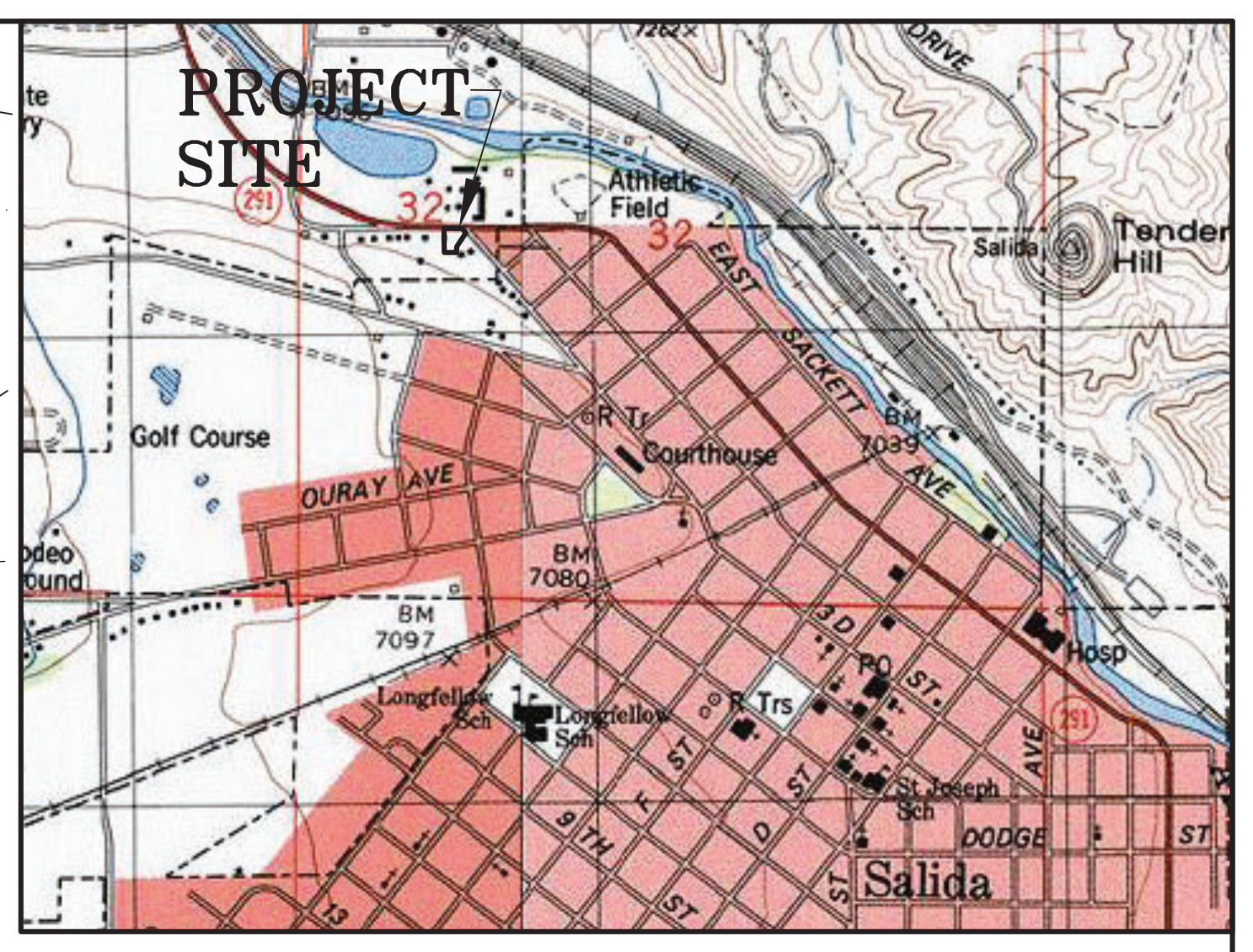
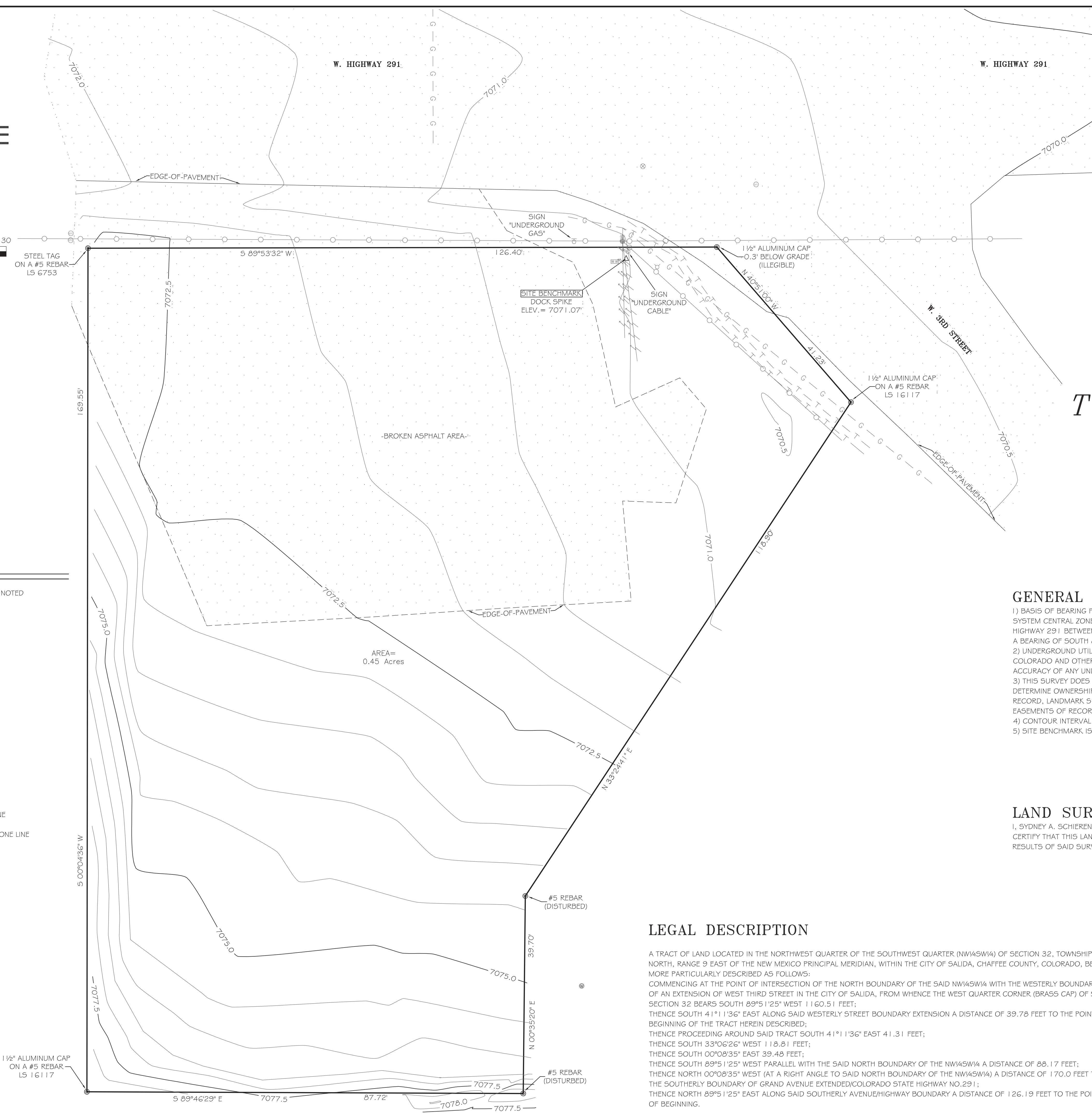




SCALE
1" = 10'

LEGEND

- FOUND MONUMENT AS NOTED
- ⊙ WATER VALVE
- ⊙ WATER METER
- POWER POLE
- ⊕ SIGN
- ⊕ FIRE HYDRANT
- * LIGHT POLE
- ⊕ SEWER MAN HOLE
- ▣ UTILITY BOX
- WELL
- OVERHEAD UTILITY
- G — UNDERGROUND GAS LINE
- T - T - UNDERGROUND TELEPHONE LINE
- //// GUY WIRE



VICINITY MAP
NOT TO SCALE

TOPOGRAPHIC SURVEY

HIGHWAY 291 CITY OF SALIDA CHAFFEE COUNTY, COLORADO

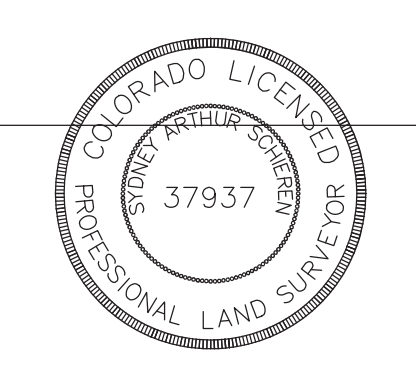
GENERAL NOTES

- 1) BASIS OF BEARING FOR THIS SURVEY IS GRID NORTH FROM COLORADO STATE PLANE COORDINATE SYSTEM CENTRAL ZONE, BASED ON G.P.S. OBSERVATIONS ALONG THE SOUTHERN RIGHT-OF-WAY OF W. HIGHWAY 291 BETWEEN A STEEL TAG STAMPED "LS 6753" AND A 1 1/2" ALUMINUM CAP (ILLEGIBLE) HAVING A BEARING OF SOUTH 89°53'32" WEST.
- 2) UNDERGROUND UTILITIES SHOWN AS MARKED ON THE SURFACE BY UTILITY NOTIFICATION CENTER OF COLORADO AND OTHERS. LANDMARK SURVEYING AND MAPPING ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF ANY UNDERGROUND UTILITIES DEPICTED HEREON.
- 3) THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY LANDMARK SURVEYING AND MAPPING TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING TITLE OF RECORD, LANDMARK SURVEYING AND MAPPING RELIED UPON DOCUMENTS PROVIDED BY THE CLIENT. EASEMENTS OF RECORD WERE NOT SHOWN PER CLIENTS REQUEST.
- 4) CONTOUR INTERVAL = 0.5'
- 5) SITE BENCHMARK IS A DOCK SPIKE SET WITH AN ELEVATION OF 7071.07'

LAND SURVEYOR'S CERTIFICATE

I, SYDNEY A. SCHIEREN, A REGISTERED LAND SURVEYOR LICENSED TO PRACTICE IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS LAND SURVEY WAS PERFORMED UNDER MY DIRECT SUPERVISION, AND THAT THE PLAT REPRESENTS THE RESULTS OF SAID SURVEY AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

SYDNEY A. SCHIEREN
COLORADO P.L.S. 37937



LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4SW1/4) OF SECTION 32, TOWNSHIP 50 NORTH, RANGE 9 EAST OF THE NEW MEXICO PRINCIPAL MERIDIAN, WITHIN THE CITY OF SALIDA, CHAFFEE COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH BOUNDARY OF THE SAID NW1/4SW1/4 WITH THE WESTERLY BOUNDARY OF AN EXTENSION OF WEST THIRD STREET IN THE CITY OF SALIDA, FROM WHENCE THE WEST QUARTER CORNER (BRASS CAP) OF SAID SECTION 32 BEARS SOUTH 89°51'25" WEST 1160.51 FEET;

THENCE SOUTH 41°11'36" EAST ALONG SAID WESTERLY STREET BOUNDARY EXTENSION A DISTANCE OF 39.78 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED;

THENCE PROCEEDING AROUND SAID TRACT SOUTH 41°11'36" EAST 41.31 FEET;

THENCE SOUTH 33°06'26" WEST 118.81 FEET;

THENCE SOUTH 00°08'35" EAST 39.48 FEET;

THENCE SOUTH 89°51'25" WEST PARALLEL WITH THE SAID NORTH BOUNDARY OF THE NW1/4SW1/4 A DISTANCE OF 88.17 FEET;

THENCE NORTH 00°08'35" WEST (AT A RIGHT ANGLE TO SAID NORTH BOUNDARY OF THE NW1/4SW1/4) A DISTANCE OF 170.0 FEET TO THE SOUTHERLY BOUNDARY OF GRAND AVENUE EXTENDED/COLORADO STATE HIGHWAY NO. 291;

THENCE NORTH 89°51'25" EAST ALONG SAID SOUTHERLY AVENUE/HIGHWAY BOUNDARY A DISTANCE OF 126.19 FEET TO THE POINT OF BEGINNING.

Exhibit B

REVISED:	TOPOGRAPHIC SURVEY
	HIGHWAY 291 CITY OF SALIDA CHAFFEE COUNTY, COLORADO
JOB # 20192	LANDMARK SURVEYING & MAPPING
DATE: DECEMBER 3, 2020	
SHEET 1 OF 1	P.O. BOX 668 SALIDA, CO 81201 PH 719.539.4021 FAX 719.539.4031

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 SURVEYOR'S STATEMENT CONTAINED HEREON.