SECOND FILING - TRACTS D, L, F & J (BLOCK 1) 1 INCH = 20 FEET LOTS 20 & 23, TRACT J, (BLOCK 1) COUNTY OF EAGLE, STATE OF COLORADO BEAVER CREEK SUBDIVISION, IMPROVEMENT SURVEY PLAT FOUND SURVEY MONUMENTS 1" PLASTIC CAP ON REBAR ILLEGIBLE N34"58"E 0.12" 1.5" ALUMINUM CAP ON REBAR 1.5" ALUMINUM CAP ON CEBAR STAMPED IS 9337 S06"25"E 0.13" FROM CORNER LOT 24 BOOK 292 PAGE 801 FOUND SURVEY MONUMENT 1.25" PLASTIC CAP ON REBAR STAMPED LS 26626 R=225.00 L=89.27' Δ =22'43'57" T=45.23 CH=N62'24'58"W 88.69 FOUND SURVEY MONUMENT 1.5" ALUMINUM CAP ON REBAR STAMPED LS 11204 S LIMITS OF UNDERGROUND UTILITY, TRASH 46 AND STORAGE WATER SHUTOFF LOT 23 0.480 ACRES 0120 3 STORY STUCCO/WOOD DWELLING LOT 19 BOOK 292 PAGE 801 LOT 20 0.485 ACRES VACANT LAND (0065) FOUND SURVEY MONUMENT 1.25" PLASTIC CAP ON REBAR STAMPED LS 26626 FOUND SURVEY MONUMENT 1.25" PLASTIC CAP ON REBAR STAMPED LS 26626 FOUND SURVEY MONUMEN 1.25" PLASTIC CAP ON REBAR STAMPED LS 2431 LOT 22 BOOK 292 PAGE 801 FOUND SURVEY MONUMENT 1.25" PLASTIC CAP ON REBAR STAMPED LS 26626 WAYNE CREEK ROAD WAYNE CREEKWAY FOUND SURVEY MONUMENT 1.5" ALUMINUM CAP ON REBAR STAMPED LS 16827

LECAL DESCRIPTION.

Lots 20 and 23, Tarel J, Block 1, Beaver Creek Subdivision, Second Fling, Tracts D, Lr & J (hock 1), according to the plat thereof as recorded October 16, 1970 m Book 292 at Page 801, in the Olice of the Clerk and Recorder, County of Eagle, State of Colorado.

SURVEYOR'S NOTES:

Survey Date: July, 2012 and July 2016.

2) Basis of Bearing: N 35°23'32"E between found survey monuments marking the South corner Lot 23 and the Southeast corner Lot 20, as shown and described hereon.

3) Record Legal description Building Envelope and Essements shown hereon are based on the hereon referenced Plan of Beaver Creek Stublishistion, Second Hing, Tracts D. L. F. & J (Block 1) and title commitment order No. V50033833 provided by Land Title Countries Company and dated June 26, 2012. Boundary survey and certain improvements were field verified August 2016.

) Street Address: 120 Holden Road (Lot 23), and 065 Wayne Creek Road (Lot 0),

5) This parcel is subject to the easements as defined in instrument recorded in Book 710 at Page 878, the location of which is not discernable from the document.

6) This Improvement Survey Plat was prepared for the exclusive use of JAMES V. COLLINS AND REENDA D. COLLINS | DAVID B CLOVER AND ANNE H GLOVER, and is valid only if print has original seal and signature of surveyor.

Lineal Units of the U.S. Survey Foot were used herein.

SURVEYOR'S CERTIFICATE

I. Theodore J. Archibeque a Licensed Professional Land Surveyor in the Saite of Colorado, hereby certify that this improvement Survey Plat was done by me or under my responsible charge, and that it was performed using the standard care and practice used in the area at the time of the survey, and is based upon the my knowledge, information and belief. This certification is not a guarantee or warranty, either expressed or implied. The Notes hereon are a part of this certification.



Professional Land Surveyor
State of Colorado

IMPROVEMENT SURVEY PLAT
LOTS 20 & 23, TRACT J, (BLOCK 1)
BEAVER CREEK SUBDIVISION,
SECOND FILING - TRACTS D, L, F & J (BLOCK 1)
COUNTY OF EAGLE, STATE OF COLORADO
COUNTY OF EAGLE, STATE OF COLORADO
12155 JSP diog.