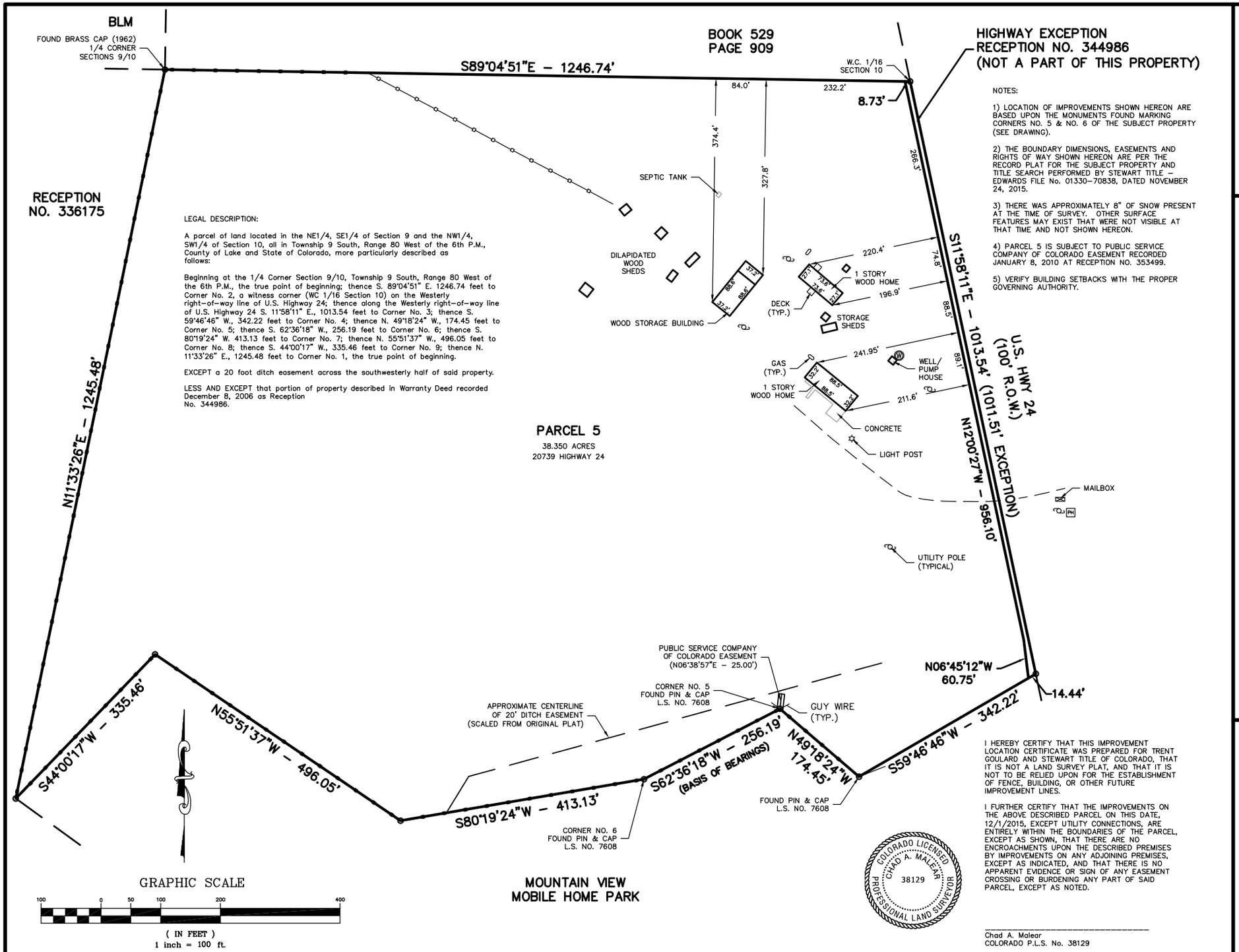

NOTES:

1) LOCATION OF IMPROVEMENTS SHOWN HEREON ARE BASED UPON THE MONUMENTS FOUND MARKING CORNERS NO. 5 & NO. 6 OF THE SUBJECT PROPERTY (SEE DRAWING).

2) THE BOUNDARY DIMENSIONS, EASEMENTS AND RIGHTS OF WAY SHOWN HEREON ARE PER THE RECORD PLAT FOR THE SUBJECT PROPERTY AND TITLE SEARCH PERFORMED BY STEWART TITLE – EDWARDS FILE No. 01330–70838, DATED NOVEMBER 24, 2015.

3) THERE WAS APPROXIMATELY 8" OF SNOW PRESENT AT THE TIME OF SURVEY. OTHER SURFACE FEATURES MAY EXIST THAT WERE NOT VISIBLE AT THAT TIME AND NOT SHOWN HEREON.

4) PARCEL 5 IS SUBJECT TO PUBLIC SERVICE COMPANY OF COLORADO EASEMENT RECORDED JANUARY 8, 2010 AT RECEPTION NO. 353499.

5) VERIFY BUILDING SETBACKS WITH THE PROFESSIONAL GOVERNING AUTHORITY.

I HEREBY CERTIFY THAT THIS IMPROVEMENT LOCATION CERTIFICATE WAS PREPARED FOR TRENT GOULARD AND STEWART TITLE OF COLORADO, THAT IT IS NOT A LAND SURVEY PLAT, AND THAT IT IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OF FENCE, BUILDING, OR OTHER FUTURE IMPROVEMENT LINES.

I FURTHER CERTIFY THAT THE IMPROVEMENTS ON THE ABOVE DESCRIBED PARCEL ON THIS DATE, 12/1/2015, EXCEPT UTILITY CONNECTIONS, ARE ENTIRELY WITHIN THE BOUNDARIES OF THE PARCEL, EXCEPT AS SHOWN, THAT THERE ARE NO ENCROACHMENTS UPON THE DESCRIBED PREMISES BY IMPROVEMENTS ON ANY ADJOINING PREMISES, EXCEPT AS INDICATED, AND THAT THERE IS NO APPARENT EVIDENCE OR SIGN OF ANY EASEMENT CROSSING OR BURDENING ANY PART OF SAID PARCEL, EXCEPT AS NOTED.

COLORADO LICENSED
CHAD A. MALEAR
38129
PROFESSIONAL LAND SURVEYOR

Chad A. Malear
COLORADO P.L.S. No. 38129

GREAT DIVIDE
CONSULTING, LLC
POB 1632, Leadville, CO 80461
(719) 239-0391

IMPROVEMENT LOCATION CERTIFICATE

Parcel 5 in the NE 1/4 of the SE 1/4 of Section 9 and the NW 1/4 of the SW1/4 of Section 10, Township 9 South, Range 80 West of the 6th P.M.
LAKE COUNTY, COLORADO

DRAWN BY:	CM	DATE:	12/1/2015
CHECKED BY:	CM	DRAWING NO.:	15-200IIc
JOB NO.:	15-200	SHEET	1 OF 1