

HENRICKSON FEDERAL 35N-18HZ – LEASE DESCRIPTION

CO-000010401

THAT PART OF SOUTHEAST ¼ OF SOUTHEAST ¼ OF SOUTHWEST ¼ (SESESW) SECTION 7, TOWNSHIP 3 NORTH, RANGE 66 WEST, 6<sup>TH</sup> P.M., LYING WEST OF US HIGHWAY NO. 85, AND LOTS 19 THROUGH 22, INCLUSIVE BLOCK 21, AND LOTS 11 THROUGH 22 INCLUSIVE, BLOCK 20, TOWNS OF PLATTEVILLE, COLORADO, PLATE THEREOF BEING RECORDED IN THE WELD COUNTY RECORDS.

WELD COUNTY, COLORADO

CONTAINING 10 ACRES

CO-000010410

TOWNSHIP 3 NORTH, RANGE 66 WEST

SECTION 7: SW4 EXCEPT THE NORTH 300 FEET OF SW/4 AND EXCEPT ALL THAT PART OF SESESW LYING WEST OF STATE HIGHWAY NO. 3

WELD COUNTY, COLORADO

CONTAINING 125 ACRES

CO-000012550

TOWNSHIP 3 NORTH, RANGE 66 WEST, 6<sup>TH</sup> P.M.

SECTION 18: LOTS 5, 6, 19, AND 20, BLOCK 1, OF THE POIROT'S SUBDIVISION, TOWN OF PLATTEVILLE

WELD COUNTY, COLORADO

CONTAINING 0.84 ACRES

CO-000012956

TOWNSHIP 3 NORTH, RANGE 66 WEST, 6<sup>TH</sup> P.M.

SECTION 18: E/2NW/4, NE/4SW/4

WELD COUNTY, COLORADO

CONTAINING 120.00 ACRES

CO-000012858

TOWNSHIP 3 NORTH, RANGE 66 WEST, 6<sup>TH</sup> P.M.

SECTION 18: LOTS 13-18, 21-24 OF BLOCK 1 AND LOTS 1-24 OF BLOCK 2, POIROT'S SUBDIVISION

WELD COUNTY, COLORADO

CONTAINING 9.60 ACRES

A PORTION OF THE WEST 1/2 OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH P.M., WELD COUNTY, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH 1/4 CORNER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH P.M., WELD COUNTY, COLORADO; THENCE NORTH 00 DEGREES 37' 26" WEST ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 18 A DISTANCE OF 1304.90 FEET TO THE SOUTHEAST CORNER OF THE NE1/4 SW1/4 OF SAID SECTION 18, CALCULATED FROM THE PLAT OF STEWART ANNEXATION TO THE TOWN OF PLATTEVILLE; THENCE SOUTH 88 DEGREES 57' 17" WEST ALONG THE SOUTH LINE OF SAID NE1/4 SW1/4 OF SECTION 18 A DISTANCE OF 912.10 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF "OLD HIGHWAY 85", (BEING 75 FEET AS MEASURED FROM THE EXISTING CENTERLINE) SAID RIGHT OF WAY GRANTED TO WELD COUNTY BY DEED RECORDED JULY 24, 1937 IN BOOK 1013 ON PAGE 352 OF THE WELD COUNTY RECORDS; THENCE CONTINUING SOUTH 88 DEGREES 57' 17" WEST ALONG THE SOUTH LINE OF SAID NE1/4 SW1/4 OF SECTION 18 A DISTANCE OF 235.65 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 01 DEGREES 02' 43" WEST A DISTANCE OF 171.00 FEET; THENCE SOUTH 88 DEGREES 57' 17" WEST A DISTANCE OF 22.00 FEET; THENCE NORTH 01 DEGREES 02' 43" WEST A DISTANCE OF 15.00 FEET; THENCE NORTH 88 DEGREES 57' 17" EAST A DISTANCE OF 6.00 FEET; THENCE NORTH 01 DEGREES 02' 43" WEST A DISTANCE OF 65.00 FEET; THENCE SOUTH 89 DEGREES 11' 34" WEST A DISTANCE OF 152.70 FEET TO THE EAST LINE OF DIVISION STREET, BEING 60.00 FEET EAST OF THE EAST LINE OF LOT 3, BLOCK 1, OLINGERS SUBDIVISION OP GARDEN TRACTS, WELD COUNTY, COLORADO; THENCE SOUTH 00 DEGREES 58' 38" WEST ALONG SAID EAST LINE OF DIVISION STREET A DISTANCE OF 251.64 FEET TO SAID SOUTH LINE NE1/4 SW1/4; THENCE NORTH 88 DEGREES 57' 17" EAST ALONG SAID SOUTH LINE A DISTANCE OF 169.00 FEET TO THE TRUE POINT OF BEGINNING.

WELD COUNTY, COLORADO  
CONTAINING 0.94 ACRES

10  
125  
120  
0.94  
9.6  
0.84

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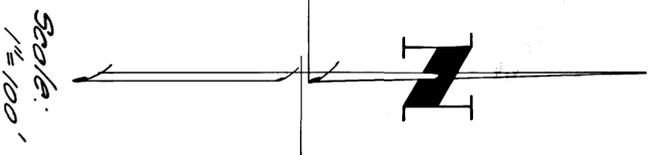
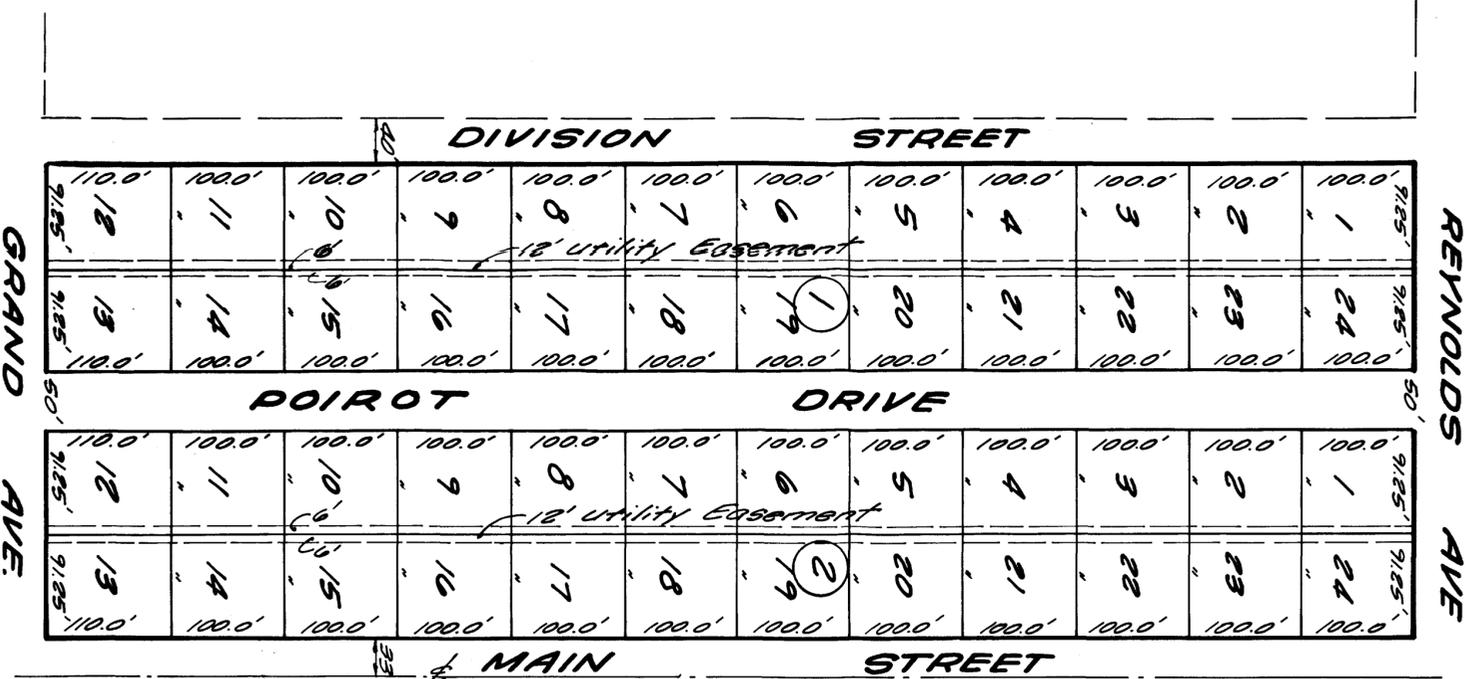
266.38 TOTAL ACRES





# POIROT'S SUBDIVISION

VACATION AND REDEDICATION OF BLOCKS 4, 5 & 12 S.F. NICKOLLS SUBDIVISION PLATTEVILLE, WEID COUNTY, COLORADO



VACATION AND REDEDICATION

Recorded in Book 1412072  
 July 5 - 1963  
 Plat No. 1412072  
 A.M.  
 Avon Sowers, Recorder

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, G. A. and Bessie M. Poirot, being the sole owners in fee of Blocks 4, 5, and 12, as originally platted in the S. F. Nickolls Subdivision, a subdivision of Platteville, Weid County, Colorado, do hereby redivide the above described land and designate the same Poirot's Subdivision, into lots and blocks as shown on the attached map and do hereby dedicate for the use of the public forever the streets, avenues, and utility easements shown hereon and not otherwise already dedicated for public use and do further certify that the width of said streets, avenues, and public utility easements, the dimensions of the lots, and the names and numbers thereof are correctly designated upon said annexed map and that the scale thereof is correctly designated upon said annexed map and that the scale thereof is one inch to one hundred feet.

*G. A. Poirot*  
 G. A. Poirot  
 Bessie M. Poirot

STATE OF COLORADO )  
 COUNTY OF WEID ) SS  
 The foregoing instrument was acknowledged before me this 3rd day of July by C. A. Poirot and Bessie M. Poirot.

Witness my hand and seal.  
 My Commission expires: 1966  
 Notary Public

Accepted by the Board of Trustees of the Town of Platteville, Weid County, Colorado, on this 2nd day of July, A.D. 1963.

Attest: *Tom Meyer*  
 Tom Meyer  
 Mayor

SURVEYOR'S CERTIFICATE

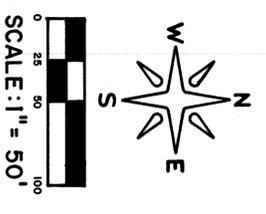
KNOW ALL MEN BY THESE PRESENTS:

That I, Willard F. Quirk, do hereby certify that I prepared this plat from an actual and accurate survey of the land and that the corner monuments shown thereon were properly placed under my personal supervision, in accordance with the Subdivision Regulations of the County of Weid, Colorado.

*Willard F. Quirk*  
 Willard F. Quirk  
 Registered Land Surveyor and  
 Professional Engineer  
 Colorado Reg. No. 2682  
 Weid County Surveyor



STATE OF COLORADO )  
 COUNTY OF WEID )  
 1412072  
 JUL 5 1963  
 Avon Sowers, Recorder  
 Plat No. 1412072  
 Willard F. Quirk



FINAL PLAT

# R AND I ESTATES

A RESUBDIVISION OF PART OF LOT 1, BLOCK 1, JEHOREK-STERKEL SUBDIVISION, BEING A PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 18, T3N, R66W OF THE 6TH PM, WELD COUNTY, COLORADO.

CERTIFICATE OF DEDICATION, OWNERSHIP & MAINTENANCE:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED BEING THE OWNERS OF CERTAIN LANDS IN WELD COUNTY, COLORADO DESCRIBED AS FOLLOWS: THE WEST 115.00 FEET OF LOT 1, BLOCK 1, JEHOREK-STERKEL SUBDIVISION, BEING A PART OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, WELD COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18; THENCE S89°01'00"W ON AN ASSUMED BEARING ALONG THE SOUTH LINE OF SAID SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, A DISTANCE OF 24.85 FEET; THENCE N00°00'00"E ALONG THE WEST LINE OF DIVISION STREET, A DISTANCE OF 992.80 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF LOT 2, BLOCK 1, SAID JEHOREK-STERKEL SUBDIVISION; THENCE S89°07'51"W ALONG THE SOUTH LINE OF SAID LOTS 1 & 2, A DISTANCE OF 487.48 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE N00°11'01"E ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 291.95 FEET TO THE NORTHWEST CORNER OF SAID LOT 1, THENCE N88°57'17"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 115.00 FEET; THENCE S00°11'01"W PARALLEL TO SAID WEST LINE OF LOT 1, A DISTANCE OF 292.30 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 1; THENCE S89°07'51"W ALONG SAID SOUTH LINE, A DISTANCE OF 115.00 FEET TO THE TRUE POINT OF BEGINNING. CONTAINS: 33,592.5 SQUARE FEET MORE OR LESS.

HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS AND BLOCKS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF R AND I ESTATES & DO HEREBY DEDICATE TO THE PUBLIC, ALL WAYS AND OTHER PUBLIC RIGHTS-OF-WAY AND EASEMENTS FOR PURPOSES SHOWN HEREON.

EXECUTED THIS 19th DAY OF March A.D. 1982.

Robert H. Sterkel  
ROBERT H. STERKEL  
STATE OF COLORADO )  
COUNTY OF WELD ) SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19th DAY OF March 1982, BY THE ABOVE SIGNED.

WITNESS MY HAND AND SEAL, MY COMMISSION EXPIRES Aug. 18, 1982.

APPROVAL BY THE TOWN PLANNING COMMISSION  
APPROVED BY THE PLANNING COMMISSION OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO, THIS 23rd DAY OF February A.D. 1982.

ATTEST: Paul F. Orr CHAIRMAN  
TOWN CLERK

APPROVAL BY THE TOWN OF PLATTEVILLE  
APPROVED BY THE BOARD OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO THIS 23rd DAY OF March A.D. 1982, BY \_\_\_\_\_ ORDINANCE NO. \_\_\_\_\_

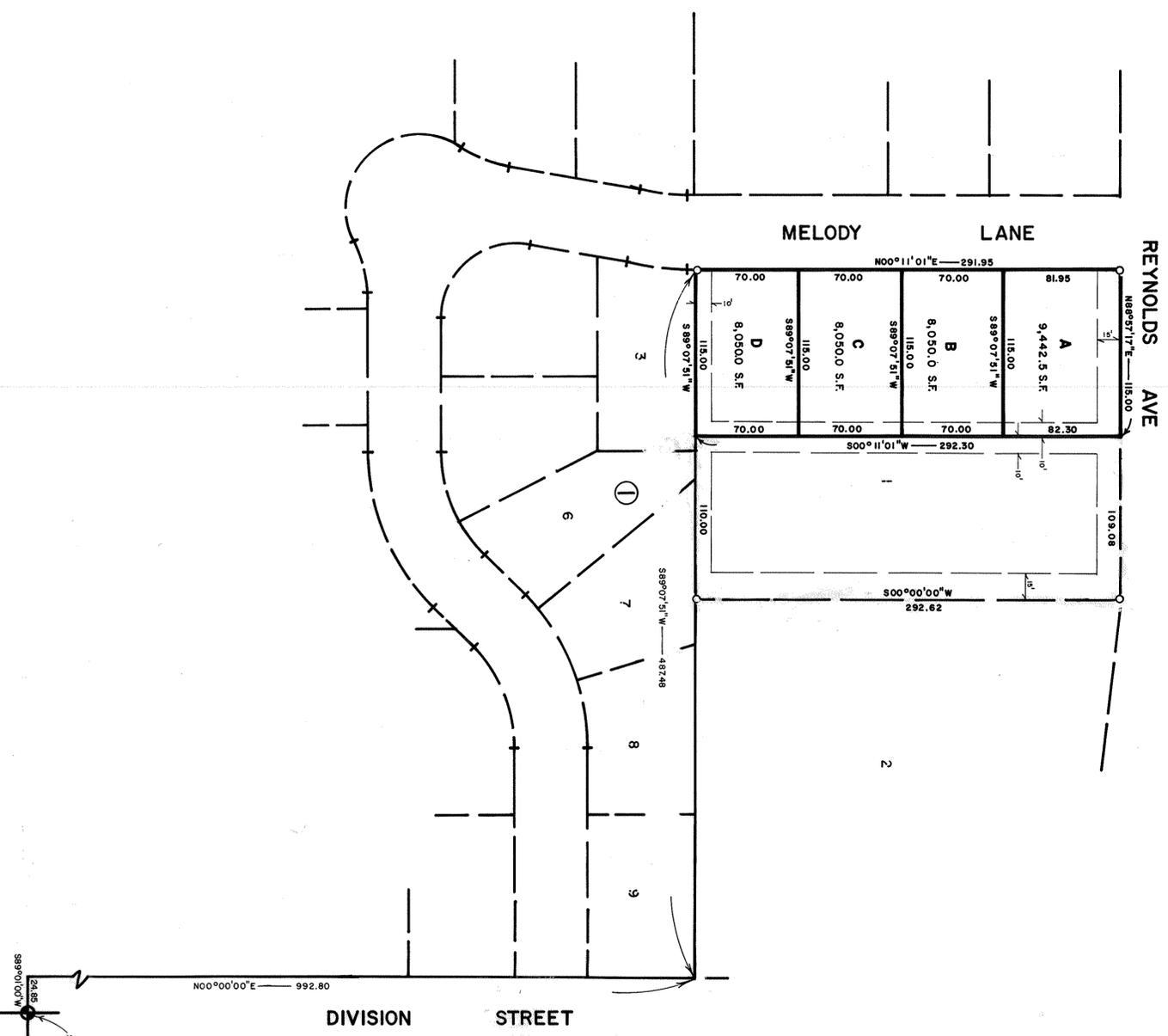
ATTEST: Paul F. Orr MAJOR  
TOWN CLERK

SURVEYOR'S CERTIFICATE  
I, CECIL R. CROWE, A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS PLAT ACCURATELY REPRESENTS THE SURVEY.

BY Cecil R. Crowe  
CECIL R. CROWE, P.E. & L.S. 12330

RECORDERS CERTIFICATE  
THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF WELD COUNTY AT \_\_\_\_\_ M. ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19\_\_\_\_ IN BOOK \_\_\_\_\_, PAGE \_\_\_\_\_, MAP \_\_\_\_\_

COUNTY CLERK AND RECORDER  
BY \_\_\_\_\_  
DEPUTY



SE Corner SW 1/4, SW 1/4, Section 18, T3N, R66W  
24.85  
S89°07'51"W



# OLINGER SUBDIVISION OF GARDEN TRACTS

PLATTEVILLE, WELD COUNTY, COLORADO.

SCALE 1 in = 200 ft.

BEING A SUBDIVISION OF THE W $\frac{1}{2}$  OF NW $\frac{1}{4}$  OF SEC 18, AND A PORTION OF W $\frac{1}{2}$  OF SW $\frac{1}{4}$  SEC. 18, T3N, R66W, AND E $\frac{1}{2}$  OF SE $\frac{1}{4}$  SEC. 13, T3N, R67W OF 6TH P.M.

KNOW ALL MEN BY THESE PRESENTS: that GEO. W. OLINGER (INC.), a corporation organized and existing under, and by virtue of the laws of the STATE OF COLORADO, by its President and attested by its Secretary under its corporate seal being the owner, has laid out, subdivided and platted as shown on the accompanying map, the W $\frac{1}{2}$  of the NW $\frac{1}{4}$  section 18, and a portion of the W $\frac{1}{2}$  of SW $\frac{1}{4}$  section 18, T3N, R66W of the 6th Principal Meridian; and the E $\frac{1}{2}$  of SE $\frac{1}{4}$  section 13, T3N, R67W of the 6th Principal Meridian, under the name and style of Olinger Subdivision of Garden Tracts, in Platteville, Weld County, Colorado.

Witness our hands and seal this 20th day of July A.D. 1925  
Geo. W. Olinger (Inc)



Attest: *C. J. Flynn*  
Secretary

by *Geo. W. Olinger*  
President



State of Colorado  
County of Denver, ss. I, *Fred C. Steinhauer*, Notary Public in and for said City and County of Denver, in the State aforesaid do hereby certify that Geo. W. Olinger, President and C. J. Flynn, Secretary of GEO. W. OLINGER (INC.) who are personally known to me to be such President and Secretary respectively, appeared before me this day in person and acknowledged that they in their official capacity signed and executed the foregoing instrument of writing as their free and voluntary act and deed and as the free and voluntary act and deed of the said GEO. W. OLINGER (INC.) for the uses and purposes therein set forth. Given under my hand and Notarial Seal this 21st day of July, A.D. 1925.

State of Colorado  
County and City of Denver, ss.

*Fred C. Steinhauer*, being duly sworn on his oath, deposes and says that he is the Engineer of the Olinger Subdivision of Garden Tracts; that the survey of the same and the map thereof were made under his instructions and that such survey is accurately represented upon this map; that he has read the statements thereon and that the same are true of his own knowledge.

*Fred C. Steinhauer*  
Licensed Engineer

Subscribed and sworn to before me this 21st day of July, A.D. 1925

My commission Expires August 7, 1928  
*Fred C. Steinhauer*  
Notary Public

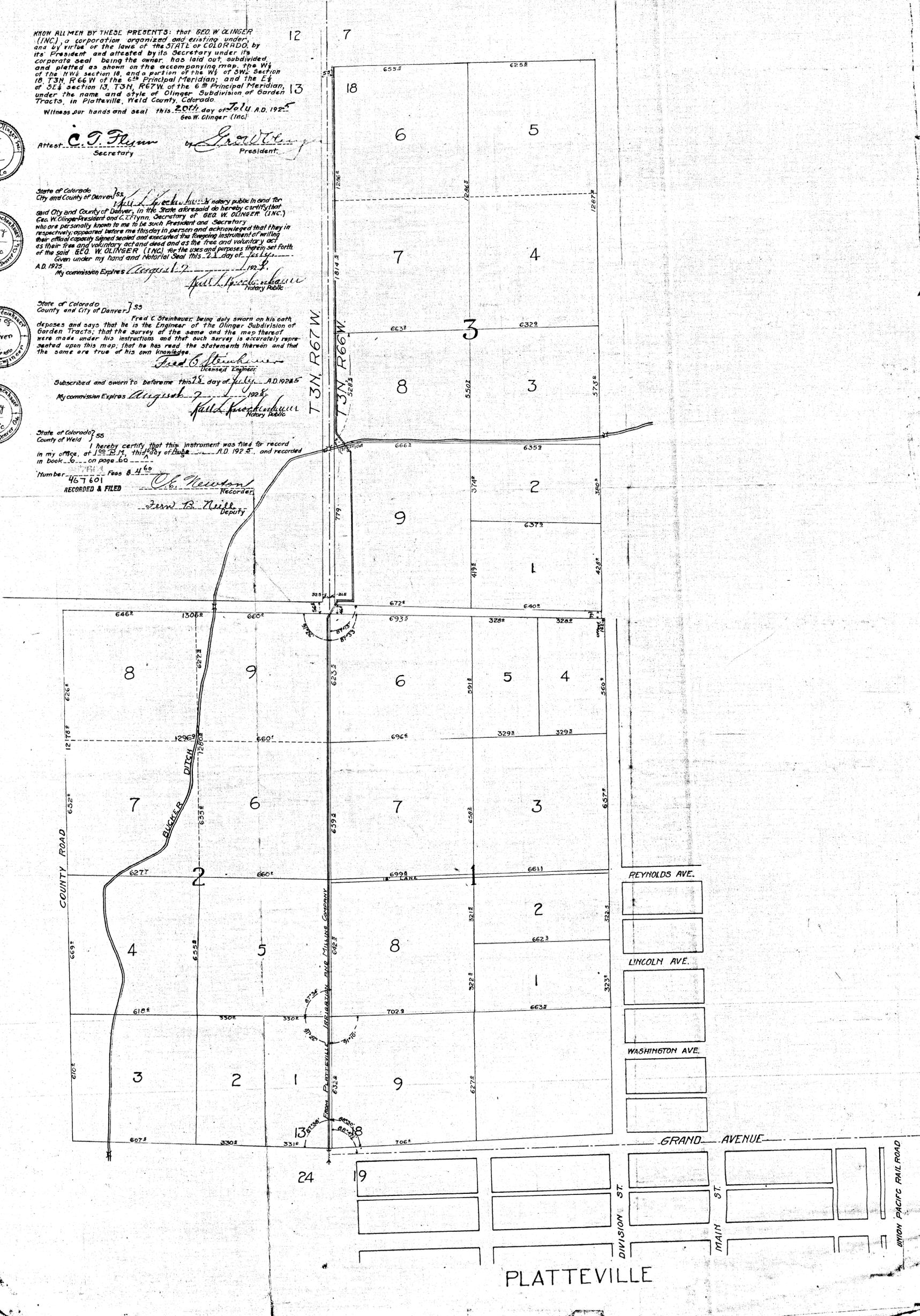


State of Colorado, ss.

I hereby certify that this instrument was filed for record in my office, at 10:22 A.M. this 21st day of July, A.D. 1925, and recorded in book 60 on page 60.

Number 467601 Fees \$4.60  
*Ch. Newton*  
Recorder & FILED

*Sam B. Neill*  
Deputy



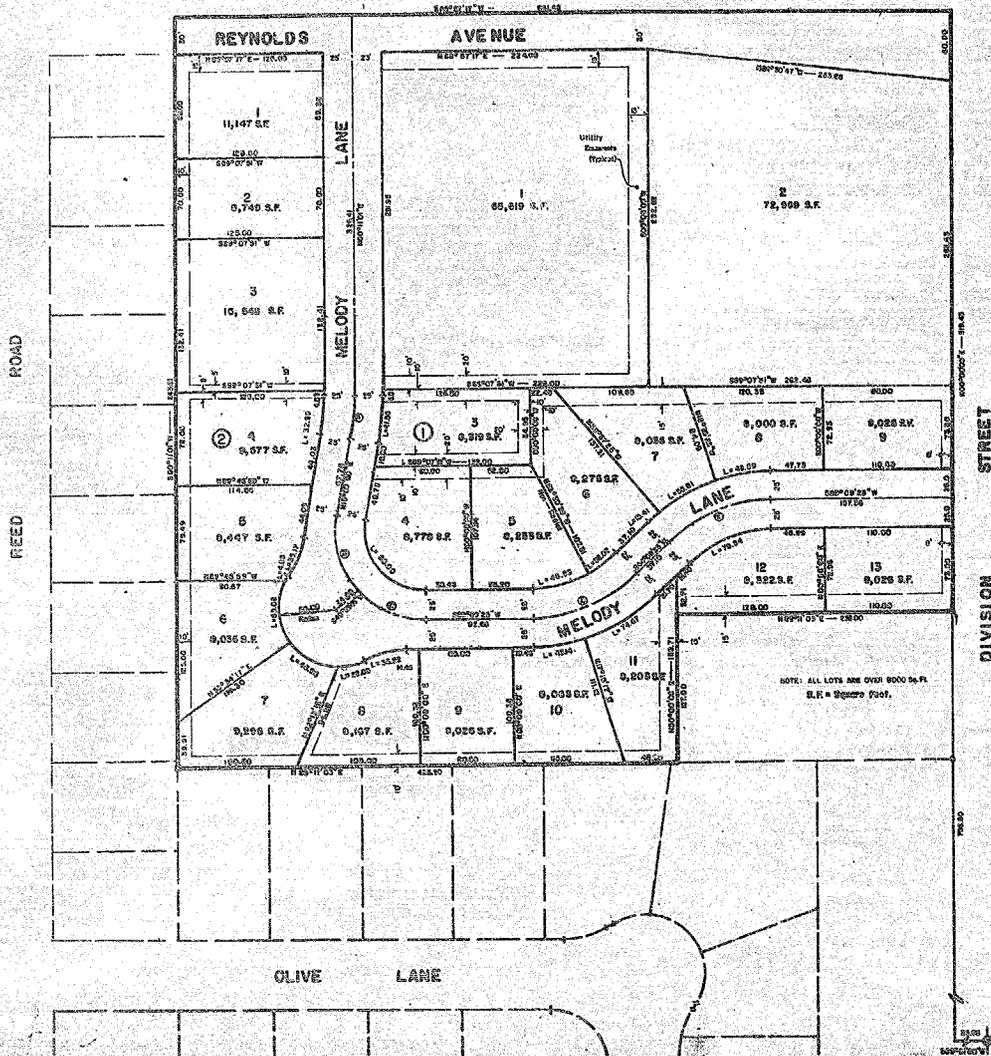
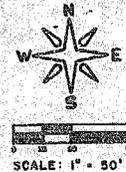
CURVE DATA					
CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARS	CHORD
A	2°36'39"	217.00	37.67	S68°00'51"W	37.29
B	50°26'17"	78.00	69.62	S18°12'00"E	65.91
C	50°26'10"	78.00	69.60	S55°39'26"E	68.97
D	43°00'00"	125.00	98.18	S66°30'58"E	68.67
E	43°00'00"	125.00	98.18	S66°30'58"E	68.67

# JEHOREK-STERKEL SUBDIVISION

A RESUBDIVISION OF PART OF LOTS 1 AND 2, BLOCK 1, OLINGER SUBDIVISION OF GARDEN TRACTS IN THE WEST ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, WELD COUNTY, COLORADO.

CERTIFICATE OF DEDICATION OWNERSHIP & MAINTENANCE  
 KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED BEING THE OWNERS OF CERTAIN LANDS IN WELD COUNTY, COLORADO DESCRIBED AS FOLLOWS: PART OF LOTS 1&2, BLOCK 1, OLINGER SUBDIVISION OF GARDEN TRACT IN THE WEST HALF OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH P.M., COUNTY OF WELD, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE SOUTHEAST CORNER OF THE SW 1/4 OF THE SW 1/4 OF SAID SECTION 18; THENCE S89°00'00"W ON AN ASSUMED BEARING ALONG THE SOUTH LINE OF SAID SOUTHWEST ONE-QUARTER A DISTANCE OF 24.65 FEET; THENCE N00°00'00"E ALONG THE EAST LINE OF SAID BLOCK 1, OLINGER SUBDIVISION A DISTANCE OF 76.60 FEET MORE OR LESS TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING N00°00'00"E ALONG SAID EAST LINE A DISTANCE OF 59.43 FEET TO THE NORTHEAST CORNER OF SAID LOT 2; THENCE S88°57'17"W ALONG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 661.48 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE S00°10'00"W ALONG THE WEST LINE OF SAID LOTS 1 AND 2 A DISTANCE OF 643.81 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE N89°10'05"E ALONG THE SOUTH LINE OF SAID LOT 1 A DISTANCE OF 424.5 FEET; THENCE N00°00'00"E PARALLEL TO THE EAST LINE OF SAID LOT 1 A DISTANCE OF 128.00 FEET; THENCE N89°10'05"E PARALLEL TO THE SOUTH LINE OF SAID LOT 1 A DISTANCE OF 238.00 FEET TO THE TRUE POINT OF BEGINNING.  
 CONTAINS 9.116 ACRES MORE OR LESS.



HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS AND BLOCKS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF JEHOEK-STERKEL SUBDIVISION & DO HEREBY DEDICATE TO THE PUBLIC ALL WAYS AND OTHER PUBLIC RIGHTS-OF-WAY AND EASEMENTS FOR PURPOSES SHOWN HEREON, EXECUTED THIS 24th DAY OF August, A.D. 1931.

*Robert Jehorek*      *Teresa Jehorek*      *Robert H. Sterkel*  
 ROBERT JEHOEK      TERESA JEHOEK      ROBERT H. STERKEL

STATE OF COLORADO, SS  
 COUNTY OF WELD )  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24th DAY OF August, 1931, BY THE ABOVE SIGNED,  
 WITNESS MY HAND AND SEAL. MY COMMISSION EXPIRES August 19, 1931.  
*Paul J. Orr*  
 NOTARY PUBLIC

APPROVAL BY THE TOWN PLANNING COMMISSION  
 APPROVED BY THE PLANNING COMMISSION OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO THIS 25th DAY OF March, A.D. 1931.

ATTEST: *Paul J. Orr*      *Alvin C. Wright*  
 TOWN CLERK      CHAIRMAN

APPROVAL BY THE BOARD OF THE TOWN OF PLATTEVILLE  
 APPROVED BY THE BOARD OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO THIS 24th DAY OF August, A.D. 1931, BY ORDINANCE NO. 113.

ATTEST: *Paul J. Orr*      *Samuel J. ...*  
 TOWN CLERK      MAYOR

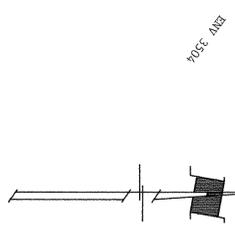
SURVEYOR'S CERTIFICATE  
 I, CECIL R. CROWE, A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF COLORADO DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS PLAT ACCURATELY REPRESENTS SAID SURVEY.

BY *Cecil R. Crowe*  
 CECIL R. CROWE      P.E. & L.S. NO. 12330E  
 THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF WELD COUNTY AT 11:30 P.M. ON THE 24th DAY OF August, A.D. 1931, IN BOOK 543, PAGE 14, MAP RECEPTION, File # 3109

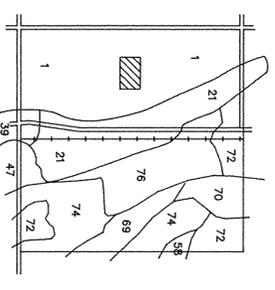
*Myra ...*  
 COUNTY CLERK AND RECORDER  
 BY *...*  
 DEPUTY



**DEPRATT SUBDIVISION**  
 LOT 1, BLOCK 3 OLINGERS SUBDIVISION  
 PART OF THE NORTHWEST QUARTER OF SECTION 18  
 TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH P.M.  
 WELD COUNTY, COLORADO



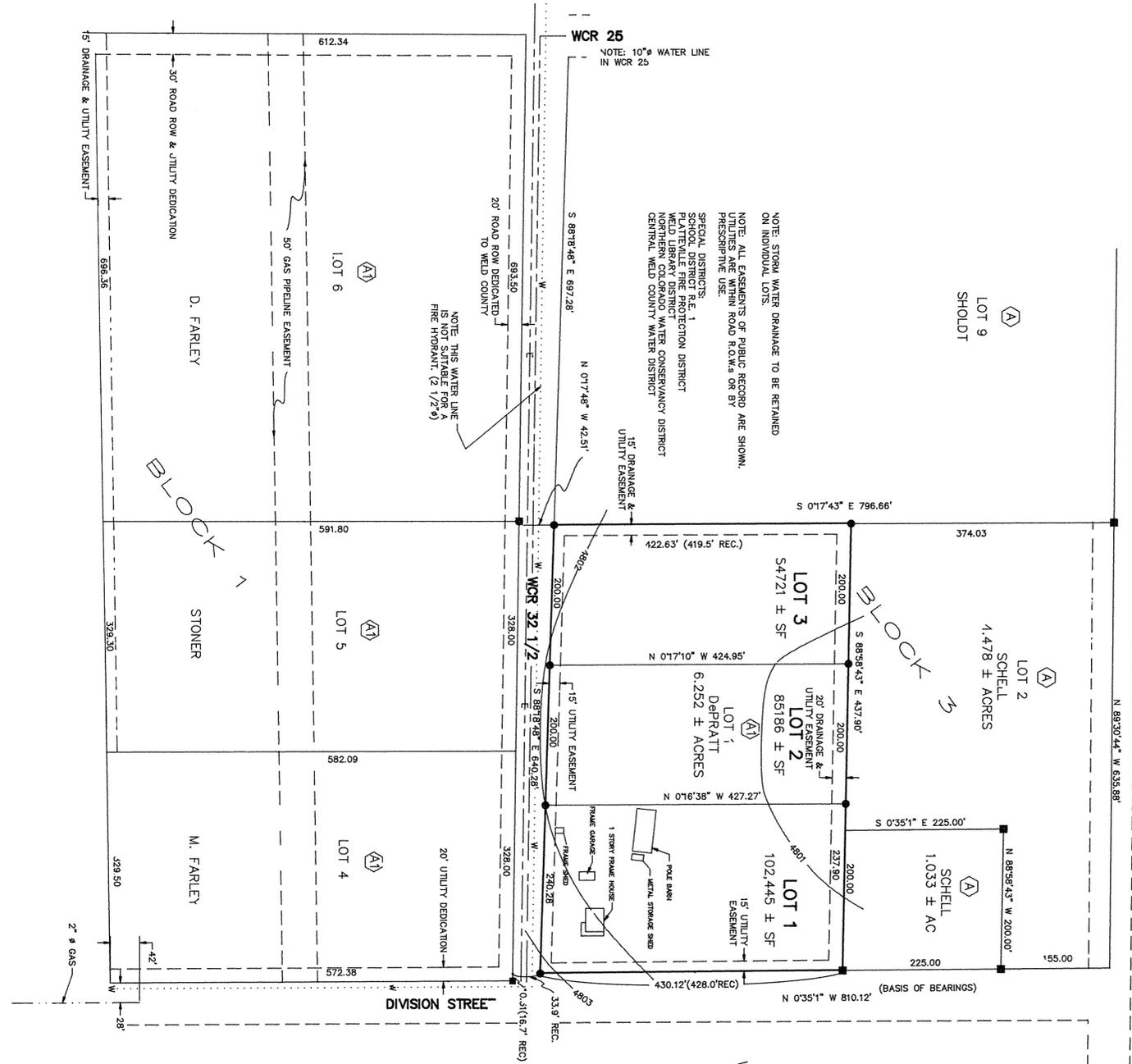
- = FOUND PIN, #4 BAR W/CAP FREEZE ENGINEERING #4392
- = SET PIN (#4 BAR W/CAP FREEZE ENGINEERING #4392)
- W --- PUBLIC SERVICE OVERHEAD POWER LINES
- W --- AGRICULTURAL ZONING TOWN OF PLATTEVILLE
- (A) = AGRICULTURAL ZONING WELD COUNTY



**SOILS TYPE MAP - SEC. 18**  
 1-ALTIAN LOAM, 0-1% SLOPE  
 2-DACONO CLAY LOAM, 0-1% SLOPE  
 3-NEON LOAM, 0-1% SLOPE  
 4-NEON CLAY LOAM, 0-1% SLOPE  
 5-NEON CLAY LOAM, 1-3% SLOPE  
 6-VALENT SAND, 0-3% SLOPE  
 7-VALENT SAND, 3-9% SLOPE  
 8-VALENT SAND, 9-12% SLOPE  
 9-VALENT SAND, 12-18% SLOPE  
 10-VALENT SAND, 18-25% SLOPE  
 11-VALENT SAND, 25-33% SLOPE  
 12-VALENT SAND, 33-40% SLOPE  
 13-VALENT SAND, 40-47% SLOPE  
 14-VALENT SAND, 47-54% SLOPE  
 15-VALENT SAND, 54-61% SLOPE  
 16-VALENT SAND, 61-68% SLOPE  
 17-VALENT SAND, 68-75% SLOPE  
 18-VALENT SAND, 75-82% SLOPE  
 19-VALENT SAND, 82-89% SLOPE  
 20-VALENT SAND, 89-96% SLOPE  
 21-VALENT SAND, 96-103% SLOPE

- 1211-18-0-01-003 LOT 1 DEPRATT
- 1211-18-0-01-006 LOT 2, BLOCK 3, OLINGERS
- 1211-18-3-01-004 CHARLES E. SCHELL
- 1211-18-3-01-010 LOT 4, BLOCK 1, OLINGERS
- 1211-18-3-01-010 LOT 5, BLOCK 1, OLINGERS
- 1211-18-3-01-008 JOHN J. & WILLIAM W. STONER
- 1211-18-3-01-002 DAVID J. FRANKEL
- 1211-18-3-01-007 LOT 3, BLOCK 3, OLINGERS
- 1211-18-0-01-000 WILLIAM BOUTLER

NOTE: THIS SUBDIVISION IS NOT LOCATED IN A FLOOD PLANE  
 REVENUE MAP OF WELD COUNTY, COLORADO, PANEL NUMBER 080266 075D C, REVISED SEP 28, 1992



WILLIAM BOUTLER

**CERTIFICATE OF DEDICATION AND OWNERSHIP**  
 Know all men by these presents that Mike E. DePratt being the Owner of certain lands in Platteville, Colorado, described as follows: Beginning at the Southeast corner of Lot 1, Block 3, Olinger's Subdivision, Township 3 North, Range 66 West of the 6th Principal Meridian, Town of Platteville, Colorado, and containing the North, Range 66 West of the 6th Principal Meridian, Town of Platteville, Colorado, and containing the East line of said Lot 1, Block 3, as bearing North 0°35'01" West and with all other bearings contained herein relating thereto:  
 Thence North 88°18'48" West 640.28 feet; Thence North 01°17'43" East 422.63 feet (419.5 feet rec.); Thence South 88°58'43" East 637.90 feet; to the Northeast corner of said subdivision; Thence South 0°35'01" East 430.12 feet (422.0 feet rec.); to the True Point of Beginning.  
 Containing 6.252 Acres more or less.

How by these presents laid out, platted and subdivided the same into lots and blocks, as shown on this plat, under the name and style of DePratt subdivision, and do hereby dedicate to the public all ways and other public rights, ways and easements for purpose shown hereon.  
 Executed this 5th day of October, A.D. 1993  
 Mike E. DePratt  
 S.S.  
 County of Weld  
 The foregoing dedication was acknowledged before me this 18th day of October, A.D. 1993.  
 My Commission expires August 9, 1997  
 Joseph Freese  
 Notary Public  
 witness My Hand and Seal

**SUPERVISING CERTIFICATE**  
 I, Joseph Freese, a registered Professional Land Surveyor in the State of Colorado, do hereby certify that the survey represented by this plat was made under my supervision, and the requirements shown thereon actually exist and this plat accurately represents said survey.  
 by Joseph Freese Registered Land Surveyor, Colorado Reg. #4392  
 Planning Commission Certificate of October 1, 1993, A.D. 1993.  
 This plat approved by the Platteville Planning Commission this 5th day of October, A.D. 1993.

**CERTIFICATE OF APPROVAL BY THE BOARD OF TRUSTEES**  
 Approved by the Board of Trustees of Platteville, Colorado, this 5th day of October, A.D. 1993.  
 Mayor Joseph Freese  
 Attest: Joseph Freese  
 Town Clerk

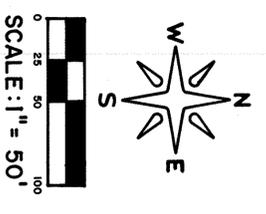
**RECORDER'S CERTIFICATE**  
 This plat was filed for record in the office of the County Clerk and Recorder of Weld County at \_\_\_\_\_ A.D. 1993 in book \_\_\_\_\_ page \_\_\_\_\_ map \_\_\_\_\_ reception \_\_\_\_\_  
 County Clerk and Recorder \_\_\_\_\_  
 by \_\_\_\_\_ Deputy

**DEPRATT SUBDIVISION**  
 PART OF THE NORTHWEST QUARTER OF SECTION 18  
 TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH P.M.  
 WELD COUNTY, COLORADO

**FREEZE ENGINEERING**  
 1223 6th AVENUE  
 GREENELEY, COLORADO  
 (303) 352-0100

SECTION 18 TOWNSHIP 3N RANGE 66W  
 PROJECT: 1992-50 DATE: 13 SEP 93

1 of 1



FINAL PLAT

# R AND I ESTATES

A RESUBDIVISION OF PART OF LOT 1, BLOCK 1, JEHOREK-STERKEL SUBDIVISION, BEING A PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 18, T3N, R66W OF THE 6TH PM, WELD COUNTY, COLORADO.

CERTIFICATE OF DEDICATION, OWNERSHIP & MAINTENANCE:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED BEING THE OWNERS OF CERTAIN LANDS IN WELD COUNTY, COLORADO DESCRIBED AS FOLLOWS: THE WEST 115.00 FEET OF LOT 1, BLOCK 1, JEHOREK-STERKEL SUBDIVISION, BEING A PART OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, WELD COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18; THENCE S89°01'00"W ON AN ASSUMED BEARING ALONG THE SOUTH LINE OF SAID SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 18, A DISTANCE OF 24.85 FEET; THENCE N00°00'00"E ALONG THE WEST LINE OF DIVISION STREET, A DISTANCE OF 992.80 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF LOT 2, BLOCK 1, SAID JEHOREK-STERKEL SUBDIVISION; THENCE S89°07'51"W ALONG THE SOUTH LINE OF SAID LOTS 1 & 2, A DISTANCE OF 487.48 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE N00°11'01"E ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 291.95 FEET TO THE NORTHWEST CORNER OF SAID LOT 1, THENCE N88°57'17"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 115.00 FEET; THENCE S00°11'01"W PARALLEL TO SAID WEST LINE OF LOT 1, A DISTANCE OF 292.30 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 1; THENCE S89°07'51"W ALONG SAID SOUTH LINE, A DISTANCE OF 115.00 FEET TO THE TRUE POINT OF BEGINNING. CONTAINS: 33,592.5 SQUARE FEET MORE OR LESS.

HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS AND BLOCKS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF R AND I ESTATES & DO HEREBY DEDICATE TO THE PUBLIC, ALL WAYS AND OTHER PUBLIC RIGHTS-OF-WAY AND EASEMENTS FOR PURPOSES SHOWN HEREON.

EXECUTED THIS 19th DAY OF March A.D. 1982.

Robert H. Sterkel  
ROBERT H. STERKEL

STATE OF COLORADO )  
COUNTY OF WELD ) SS  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 19th DAY OF March 1982, BY THE ABOVE SIGNED.

WITNESS MY HAND AND SEAL, MY COMMISSION EXPIRES Aug. 18, 1982.

APPROVAL BY THE TOWN PLANNING COMMISSION  
APPROVED BY THE PLANNING COMMISSION OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO, THIS 23rd DAY OF February A.D. 1982.

ATTEST: Paul F. Orr CHAIRMAN  
TOWN CLERK

APPROVAL BY THE TOWN OF PLATTEVILLE  
APPROVED BY THE BOARD OF THE TOWN OF PLATTEVILLE, WELD COUNTY, COLORADO THIS 23rd DAY OF March A.D. 1982, BY \_\_\_\_\_ ORDINANCE NO. \_\_\_\_\_

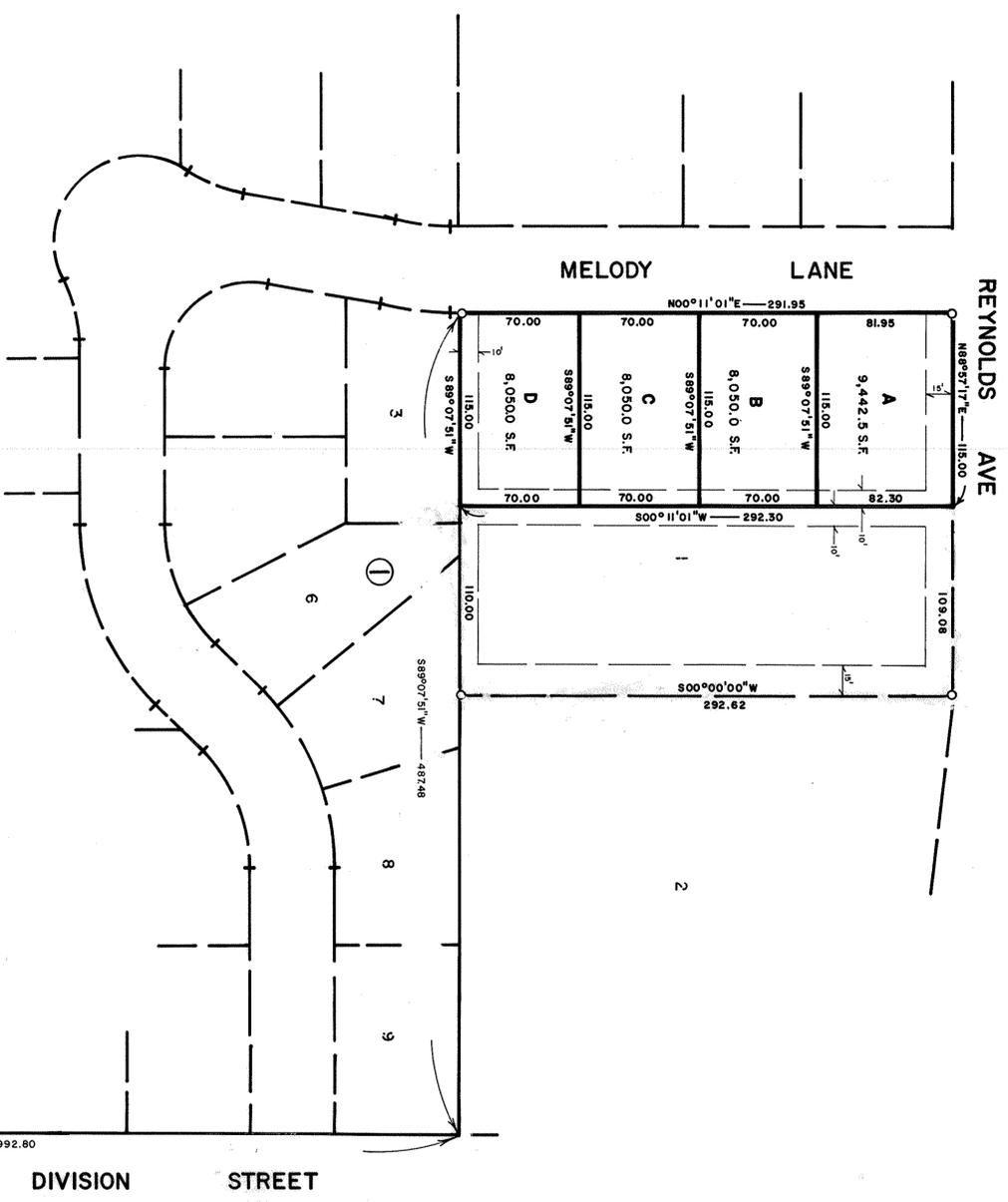
ATTEST: Paul F. Orr MAJOR  
TOWN CLERK

SURVEYOR'S CERTIFICATE  
I, CECIL R. CROWE, A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS PLAT ACCURATELY REPRESENTS THE SURVEY.

BY Cecil R. Crowe  
CECIL R. CROWE, P.E. & L.S. 12330

RECORDERS CERTIFICATE  
THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF WELD COUNTY AT \_\_\_\_\_ M. ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 19\_\_\_\_ IN BOOK \_\_\_\_\_, PAGE \_\_\_\_\_, MAP \_\_\_\_\_

COUNTY CLERK AND RECORDER  
BY \_\_\_\_\_  
DEPUTY



SE Corner SW 1/4, SW 1/4, Section 18, T3N, R66W  
24.85  
S89°07'51"W