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JOB NO. 1171.41-02
JUNE 17, 2019
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LEGAL DESCRIPTION: PUD BOUNDARY

A PORTION OF SECTION 16, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE SOUTHERLY BOUNDARY OF DEER CREEK AT NORTHGATE FILING NO. 1, RECORDED UNDER RECEPTION NO. 201078881, RECORDS OF EL PASO COUNTY, COLORADO, BEING MONUMENTED AT THE WESTERLY END BY A 1-1/2 INCH ALUMINUM SURVEYORS CAP STAMPED "JR ENG LTD RLS 32820" AND AT THE EASTERLY END BY A ONE INCH RED PLASTIC CAP "LS 1593" IS ASSUMED TO BEAR N88°58'48"E, A DISTANCE OF 1806.87 FEET.

COMMENCING AT THE SOUTHEASTERLY CORNER OF DEER CREEK AT NORTHGATE FILING NO. 1 RECORDED UNDER RECEPTION NO. 201078881, RECORDS OF EL PASO COUNTY, COLORADO, SAID POINT BEING THE POINT OF BEGINNING.

THENCE N01°10'42"W, ON THE EASTERLY BOUNDARY OF SAID DEER CREEK AT NORTHGATE FILING NO. 1, A DISTANCE OF 1319.85 FEET TO THE NORTHEASTERLY CORNER OF SAID DEER CREEK AT NORTHGATE FILING NO. 1, SAID POINT ALSO BEING ON THE SOUTHERLY BOUNDARY OF FLYING HORSE NO. 4 PALERMO FILING NO. 2 RECORDED UNDER RECEPTION NO. 219714328;

THENCE ON SAID SOUTHERLY BOUNDARY, THE FOLLOWING (4) FOUR COURSES:

1. N58°38'05"E, A DISTANCE OF 250.57 FEET;
2. N42°09'10"E, A DISTANCE OF 247.38 FEET;
3. N28°51'38"E, A DISTANCE OF 202.20 FEET;
4. N08°56'59"E, A DISTANCE OF 60.00 FEET TO THE MOST EASTERLY CORNER OF SAID FLYING HORSE NO. 4 PALERMO FILING NO. 2, SAID POINT ALSO BEING ON THE SOUTHERLY BOUNDARY OF FLYING HORSE NO. 3 CORTONA FILING NO. 1 RECORDED UNDER RECEPTION NO. 216713882;

THENCE ON SAID SOUTHERLY BOUNDARY, THE FOLLOWING (3) THREE COURSES:

1. S81°03'01"E, A DISTANCE OF 257.63 FEET TO A POINT OF CURVE;
2. ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 18°44'44", A RADIUS OF 575.00 FEET AND A DISTANCE OF 188.12 FEET TO A POINT ON CURVE;
3. N74°11'48"E, A DISTANCE OF 279.21 FEET TO THE SOUTHEASTERLY CORNER OF SAID FLYING HORSE NO. 3 CORTONA FILING NO. 1;

THENCE S15°48'12"E, A DISTANCE OF 1050.55 FEET;
THENCE S74°11'48"W, A DISTANCE OF 175.04 FEET;
THENCE N86°57'24"W, A DISTANCE OF 137.88 FEET;
THENCE S74°11'48"W, A DISTANCE OF 69.62 FEET;
THENCE S58°38'05"W, A DISTANCE OF 113.09 FEET;
THENCE S31°21'55"E, A DISTANCE OF 140.07 FEET;
THENCE S58°40'06"W, A DISTANCE OF 25.00 FEET;
THENCE S31°21'55"E, A DISTANCE OF 163.41 FEET;
THENCE S58°38'05"W, A DISTANCE OF 290.00 FEET;
THENCE S63°50'16"W, A DISTANCE OF 79.25 FEET;
THENCE S62°18'00"W, A DISTANCE OF 70.00 FEET;
THENCE S01°40'32"E, A DISTANCE OF 113.27 FEET;
THENCE S44°20'55"W, A DISTANCE OF 129.14 FEET;
THENCE S17°32'57"W, A DISTANCE OF 195.19 FEET;

THENCE S15°48'27"W, A DISTANCE OF 191.11 FEET;
THENCE S88°58'45"W, A DISTANCE OF 402.80 FEET;
THENCE N81°20'04"W, A DISTANCE OF 284.05 FEET;
THENCE S88°58'45"W, A DISTANCE OF 71.32 FEET;
THENCE S39°30'47"W, A DISTANCE OF 263.90 FEET;
THENCE S69°30'08"W, A DISTANCE OF 108.51 FEET;
THENCE S88°17'16"W, A DISTANCE OF 129.24 FEET;
THENCE N52°38'46"W, A DISTANCE OF 195.13 FEET;
THENCE N76°05'14"W, A DISTANCE OF 137.52 FEET;
THENCE N48°54'37"W, A DISTANCE OF 136.81 FEET;
THENCE N01°01'15"W, A DISTANCE OF 300.00 FEET TO A POINT ON THE SOUTHERLY
BOUNDARY OF SAID DEER CREEK AT NORTHGATE FILING NO. 1;
THENCE N88°58'48"E, ON SAID SOUTHERLY BOUNDARY, A DISTANCE OF 1015.66 FEET TO
THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 59.520 ACRES.

LEGAL DESCRIPTION STATEMENT:

I, DOUGLAS P. REINELT, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED UNDER MY RESPONSIBLE CHARGE AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF, ARE CORRECT.

DOUGLAS P. REINELT, PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 30118
FOR AND ON BEHALF OF CLASSIC CONSULTING
ENGINEERS AND SURVEYORS

DATE