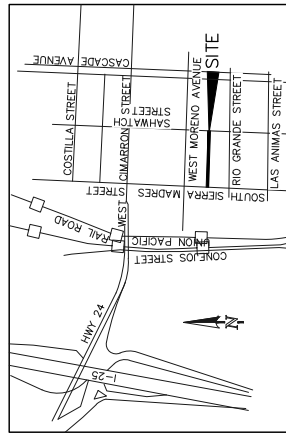


VACATION PLAT
BLOCK 260 EAST - WEST ALLEY VACATION
 A VACATION OF THE EAST - WEST ALLEY IN BLOCK 260 AS PLATTED IN WHITE, WOLFE & SWEETS SUBDIVISION
 OF BLOCKS NUMBER 259 AND 260 IN ADDITION NUMBER ONE TO THE TOWN OF COLORADO SPRINGS, RECORDED IN PLAT BOOK A AT PAGE 61
 LOCATED IN SECTION 18, TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN
 CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO



LEGAL DESCRIPTION:

THE 10 FOOT EAST - WEST ALLEY AS PLATTED IN WHITE, WOLFE & SWEETS SUBDIVISION OF BLOCKS NUMBER 259 AND 260 IN ADDITION NUMBER ONE TO THE TOWN OF COLORADO SPRINGS, RECORDED IN PLAT BOOK A AT PAGE 61 RECORDS OF EL PASO COUNTY, COLORADO, CONTAINING A CALCULATED AREA OF 4,224 SQUARE FEET (4,000 SQUARE FEET RECORD)

GENERAL NOTES:

1. THE DATE OF PREPARATION IS MAY 12, 2020.
2. FLOODPLAIN STATEMENT: NO PORTION OF THIS SITE, BLOCK 260 EAST - WEST ALLEY VACATION IS WITHIN A DESIGNATED F.E.M.A. FLOODPLAIN AS DETERMINED BY THE COMMUNITY PANEL NUMBER 60946 07250, EFFECTIVE DECEMBER 7, 2018. (ZONE X).
3. EASEMENTS WILL BE RETAINED AS DESCRIBED IN SECTION 2 OF ORDINANCE NO. 190.
4. BASIS OF BEARINGS: THE WESTERLY BOUNDARY OF LINVILLE SUBDIVISION FILING NO. 1 RECORDED IN PLAT BOOK 24 AT PAGE 38 RECORDS OF EL PASO COUNTY, COLORADO, OF BLOCKS NUMBER 259 AND 260 IN ADDITION NO. 1 TO THE TOWN OF COLORADO SPRINGS, BEING MONUMENTED AT THE NORTHERLY END OF THE EASTERLY RIGHT OF WAY LINE OF SIERRA MADRE STREET AS PLATTED IN ADDITION NO. 1 TO THE TOWN OF COLORADO SPRINGS, BEING MONUMENTED AT THE NORTHERLY END OF THE WESTERLY BOUNDARY OF SIERRA MADRE STREET AS PLATTED IN ADDITION NO. 1 TO THE TOWN OF COLORADO SPRINGS, BEING MONUMENTED AT THE SOUTHWEST CORNER OF LOT 1 BLOCK 1 AS PLATTED IN SAID LINVILLE SUBDIVISION FILING NO. 1 BY A SURVEYOR WHO HAS A VALID LICENSE TO PRACTICE AS A SURVEYOR IN THE STATE OF COLORADO TO BEAR S19°32'02"N, A DISTANCE OF 438.86 FEET.

SURVEYOR'S STATEMENT:

THE UNDERSIGNED PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, HEREBY STATES AND DECLARES THAT THE ACCOMPANYING VACATION PLAT WAS SURVEYED AND PREPARED IN ACCORDANCE WITH THE PROVISIONS OF THE COLORADO REVISED STATUTES, 1973, AS AMENDED, HAVE BEEN MET TO THE BEST OF HIS KNOWLEDGE AND BELIEF.

CLASSIC CONSULTING, PROFESSIONAL LAND SURVEYOR _____ DATE _____
 COLORADO PLAT BOOK _____
 FOR AND ON BEHALF OF CLASSIC CONSULTING
 ENGINEERS AND SURVEYORS, LLC

NOTICE:

ADVERSE TO COLORADO LAW YOU **MUST** CONSERVE 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 BE BASED UPON ANY DEFECT IN THIS SURVEY, WHICH DEFECT WAS DISCOVERED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

BE IT KNOWN BY THESE PRESENTS:

URSULA M. TO, ORDNANCE NO. 190, MADE AND ADOPTED BY THE CITY OF COLORADO SPRINGS, COLORADO, A HOME RULE CITY AND COLORADO MUNICIPAL CORPORATION, HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE CITY RECORDS OF EL PASO COUNTY, COLORADO, AS BLOCK 260 EAST - WEST ALLEY VACATION, LOCATED IN THE CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO.

CITY APPROVAL:

CITY OF COLORADO SPRINGS, THE UNDERSIGNED HEREBY APPROVE FOR FILING THE ACCOMPANYING VACATION PLAT OF BLOCK 260 EAST - WEST ALLEY VACATION.

MAYOR _____
 CITY CLERK _____

STATE OF COLORADO

COUNTY OF EL PASO

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____ 20____ BY _____ AS CITY CLERK, OF THE CITY OF COLORADO SPRINGS, AND BY _____ AS CITY CLERK, OF _____ WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY SIGNATURE _____

MY COMMISSION EXPIRES: _____

CITY PLANNING DIRECTOR _____ DATE _____

CITY ENGINEER _____ DATE _____

UTILITIES EXECUTIVE DIRECTOR _____ DATE _____

CLERK AND RECORDER:

STATE OF COLORADO } 88
 COUNTY OF EL PASO }

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE AND IS DULY RECORDED AT RECEPTION NO. _____ OF _____ ABS. _____ OF THE RECORDS OF EL PASO COUNTY, COLORADO.

CHUCK BRODERMAN, RECORDER

BY: _____ DEPUTY

FEES: _____

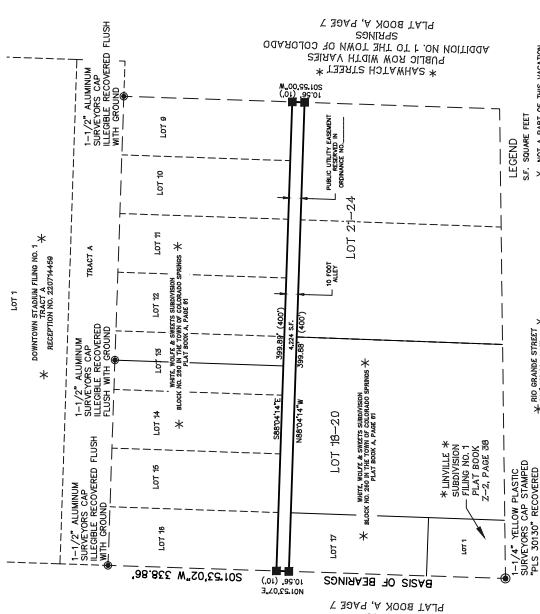
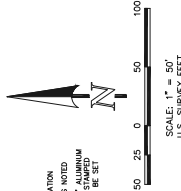
SURCHARGE: _____

BLOCK 260 EAST - WEST
 JOB NO. 25310 55
 MAY 12, 2020
 SHEET 1 OF 1



619 N. Cascade Avenue, Suite 300
 Colorado Springs, Colorado 80903
 (719) 584-0790
 (719) 584-0798 (fax)

PRELIMINARY
 THIS DOCUMENT HAS NOT BEEN
 PLAT CHECKED



LEGEND
 * 57' SQUARE FEET
 * NOT A PART OF THIS VACATION
 * MONUMENT RECOVERED, AS NOTED
 * NO. 5 REBAR WITH 1-1/2" ALUMINUM SURVEYORS CAP STAMPED PLUS 30130P RECOVERED FLUSH WITH GROUND (107) RECORD DIMENSION
 * 20' PUBLIC ROW *
 * 20' PUBLIC ROW *
 * LINVILLE * SUBDIVISION PLAT BOOK 24, PAGE 38
 * BLOCK WITHIN A SURVEY SUBDIVISION PLAT BOOK A, PAGE 61
 * 1-1/2" ALUMINUM SURVEYORS CAP STAMPED PLUS 30130P RECOVERED FLUSH WITH GROUND