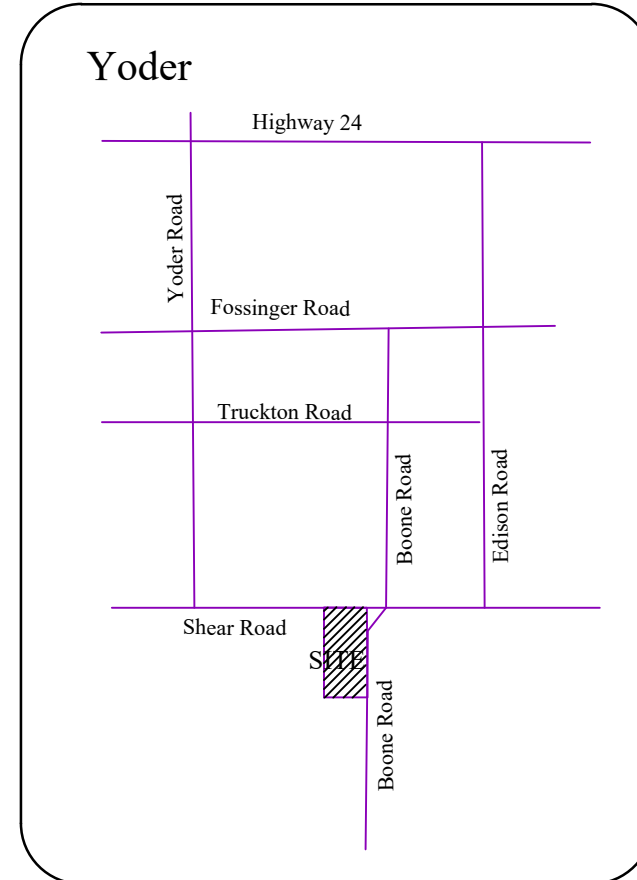
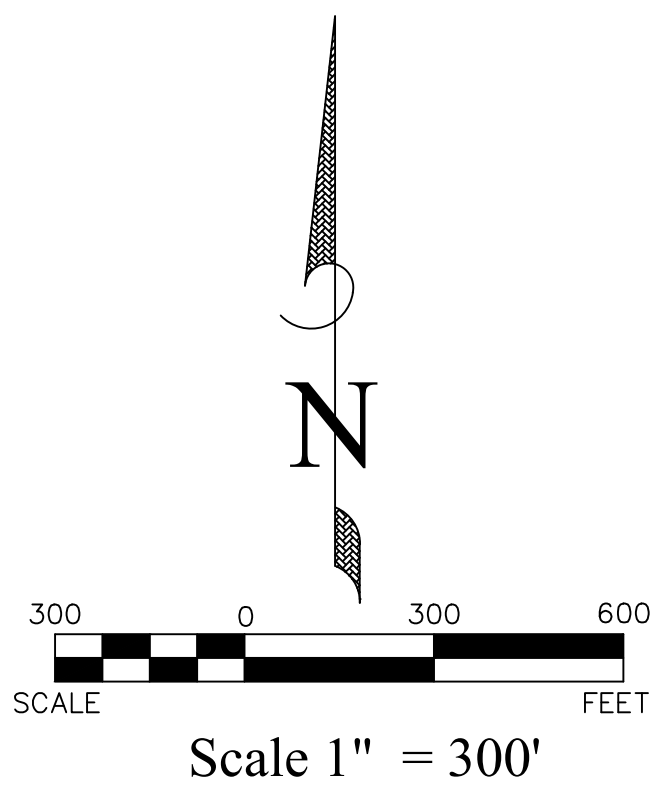
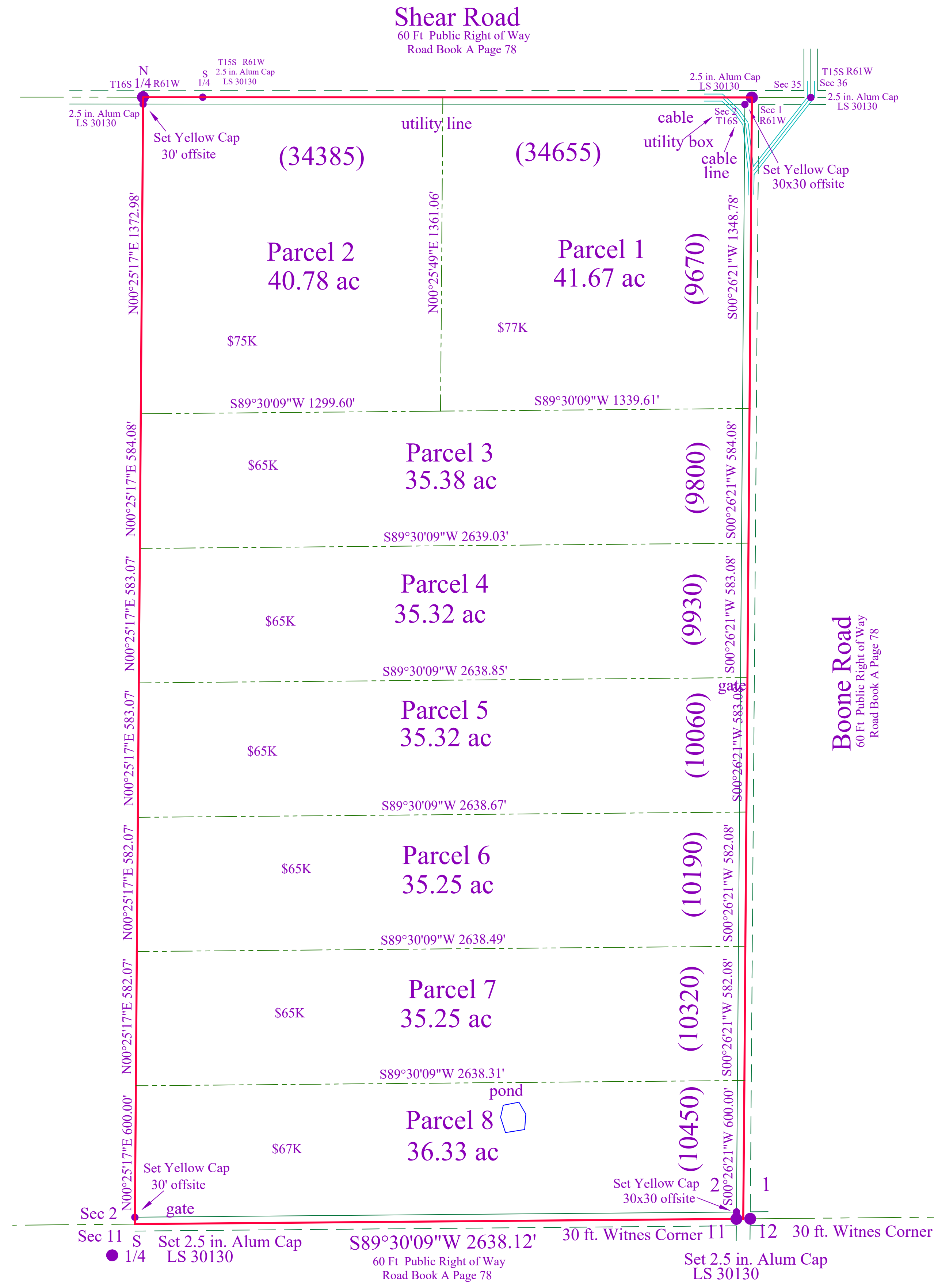


Land Survey Plat

The East Half of Section 2, Township 16 South, Range 61 West of the 6th P.M., County of El Paso, State of Colorado.



VICINITY MAP
Not to Scale



- Legend:**
- Found Monumentation as Shown
 - Set #5 Rebar with Plastic Yellow Cap PLS #30130
 - X-X- Wire Fence
 - Set #6 Rebar with 2.5" Aluminum Cap PLS #30130
 - (F) Field Dimension
 - (D) Deed Dimension

Legal Description:
The East Half of Section 2, Township 16 South, Range 61 West of the 6th P.M., County of El Paso, State of Colorado;

Title Commitment:
This Land Survey Plat does not constitute a title search by Alessi and Associates, Inc. to determine ownership of easements of record. For all information regarding easements, Right-of-Way and Title of Record, Alessi and Associates, Inc. referred to Land Title Guarantee Company Order No. SCB551 10306, dated March 29, 2023.

Schedule B-Exceptions:
14. Notice of underground facilities, El Paso County Telephone Company recorded in Book 3527 Page 176, dated January 29, 1982. Blanket Easement

- Notes:**
- 1) Bearings Assumed Basis of Bearing as shown, Geodetic North determined by Leica GPS 1200 System. A line beginning at the Southeast Corner of Section 35, T16S, R61W of the 6th P.M., County of El Paso, State of Colorado; said point monumented by a 30 inch # 6 rebar with a 2.5 inch Alum. Cap, LS 30130; thence N89°58'20"W, a distance of 2636.22 feet and terminating at the South quarter corner of said Section 35, said point being a 30 inch #6 rebar with a 2.5 inch Alum. Cap LS 30130. A common line with the North line of Section 2, T16S, R61W of the 6th P.M. County of El Paso, State of Colorado.
 - 2) Access Access is permitted onto Shear Road and Boone Road.
 - 3) Flood The East Half of Section 2 is NOT subject to a 100/500 year return frequency flood hazard, which is the Federal Flood Insurance Rate Map, Community Panel No. 08041C1075G and with a date of identification of December 7, 2018.


This survey does not constitute a title search by Alessi and Associates, Inc. to determine ownership of easements of record or additional facts that an accurate and correct title search and or examination might disclose including, but not limited to, descriptions contained in deed for adjacent properties.


Notice:
According to Colorado Law you must commence 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 based upon any defect in this survey be commenced more than ten years from the date of certification shown hereon.

Certification:
This certification is to Millennium Interests LTD, Land Title Guarantee Company and Old Republic National Title Insurance Company. Standards observed and used on this project conform to the generally accepted, reasonable standards for this class of work usually applied by other surveyors in El Paso County, Colorado at the time of this certification.

Surveyor's Statement:
The undersigned Registered Land Surveyor in the State of Colorado hereby certifies that the accompanying plat was surveyed and drawn under his supervision and accurately shown the described tract of land, and subdivision thereof, and that the requirements of Title 38 of the Colorado Revised Statutes, 1973, as amended have been met to the best of his knowledge and belief.

Certified this 5th Day of June, 2023 by:




Joseph Alessi, PLS
Colorado Registered No 30130

County Surveyors Certificate:
Deposited this 12th day of June, 2023 A.D. at 2:48 PM O'Clock in the County Surveyor's Land Survey Plat/Right of Way Surveys at page, Reception Number **223900166**, this Land Survey Plat complies with Section 38-51-102, Colorado Revised Statutes.

Deputy Clerk and Recorder

ALESSI and ASSOCIATES, Inc.
APPRAISERS • ENGINEERS • SURVEYORS
2989 Broadmoor Valley Road, Suite C Colorado Springs, CO 80906
Tele. 719/540-8832 Fax 719/540-2781

The East Half of Section 2, Township 16 South, Range 61 West
6th Principle Meridian, County of El Paso, State of Colorado

Job No. 231106a Land Survey Plat Date June 5, 2023