

AMENDED FINAL PLAT
LOT 52, GRAND VIEW PARK,
 BEING A RE-PLAT OF LOTS 51 & 52, AMENDED FINAL PLAT OF GRAND VIEW PARK, RECEPTION NO. 97005037
 SW1/4 NW1/4, SECTION 24, TOWNSHIP 3 NORTH, RANGE 76 WEST, OF THE 6TH P.M.
 COUNTY OF GRAND, STATE OF COLORADO
 OWNERSHIP VESTED AT WARRANTY DEED RECEPTION NO. 2015005209

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT TODD A. LITKE IS THE OWNER OF THAT REAL PROPERTY SITUATED IN THE COUNTY OF GRAND, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 LOTS 51 & 52, AMENDED FINAL PLAT OF GRAND VIEW PARK, ACCORDING TO THE PLAT RECORDED JUNE 23, 1997 AT RECEPTION NO. 97005037
 THAT HE HAS CAUSED SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS AMENDED FINAL PLAT, LOT 52, GRAND VIEW PARK AND DOES HEREBY DEDICATE AND SET APART ALL THE STREETS, ALLEYS, AND OTHER PUBLIC WAYS AND PLACES SHOWN ON THE ACCOMPANYING PLAT FOR THE USE OF THE PUBLIC FOREVER, AND DOES HEREBY DEDICATE THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE INDICATED AS EASEMENTS ON THE ACCOMPANYING PLAT AS EASEMENTS.

IN WITNESS WHEREOF, SAID TODD A. LITKE HAS CAUSED HIS NAME TO BE HEREUNTO SUBSCRIBED
 THIS ____ DAY OF _____, 20____

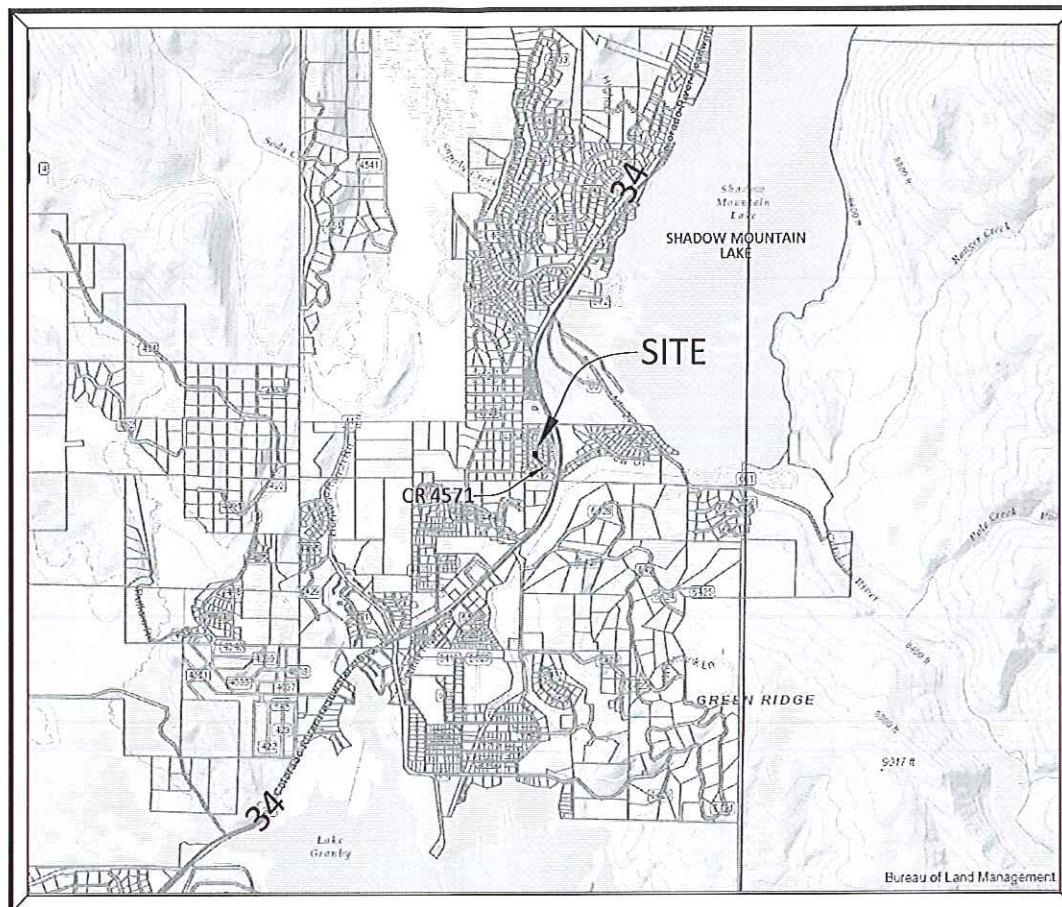
BY: _____
 TODD A. LITKE

STATE OF _____ }
 COUNTY OF _____ } SS

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 20____ BY TODD LITKE.

WITNESS MY HAND AND OFFICIAL SEAL
 MY COMMISSION EXPIRES: _____

 NOTARY PUBLIC



LEGAL DESCRIPTION

LOTS 51 & 52, AMENDED FINAL PLAT OF GRAND VIEW PARK, ACCORDING TO THE PLAT RECORDED JUNE 23, 1997 AT RECEPTION NO. 97005037, COUNTY OF GRAND, STATE OF COLORADO.

NOTES

- THIS AMENDED FINAL PLAT PROVIDES FOR:
 A. VACATION OF THE DIVING LINE BETWEEN SAID LOTS 51 & 52.
 B. VACATION OF THE ACCOMPANYING UTILITY EASEMENT BY RESOLUTION NO. _____
 C. RESULTANT ESTABLISHMENT OF AMENDED LOT 52 (COMBINATION OF SAID LOTS 51 & 52).
- THE FOLLOWING DOCUMENTS WERE UTILIZED IN THE PREPARATION OF THIS SURVEY:
 A. TITLE COMMITMENT NO. _____, EFFECTIVE DATE OF _____
 B. GRAND COUNTY RECORDS, AMENDED FINAL PLAT OF GRAND VIEW PARK, REC. NO. 97005037.
- FORMER LOTS 51 & 52 ARE HEREBY FOREVER COMBINED TO FORM AMENDED LOT 52.
- THIS AMENDED FINAL PLAT IS SUBJECT TO ALL COVENANTS AND NOTES AS SHOWN ON THE ORIGINAL PLAT "AMENDED FINAL PLAT OF GRAND VIEW PARK REC. NO. 28445", RECORDED AT REC. NO. 97005037, GRAND COUNTY RECORDS.
- NO IMPROVEMENTS OR UTILITIES WERE LOCATED FOR THIS SURVEY.
- FIELDWORK PERFORMED DECEMBER 2015, WITH APPROXIMATELY 1.5' OF SNOW COVER.
- A PLASTIC CAPPED REBAR PLS #22097 WAS FOUND S16°06'57"E 2.38' FROM THE CALCULATED POSITION OF THE SOUTHEAST CORNER OF LOT 51. SAID REBAR WAS NOT ACCEPTED AS SAID CORNER FOR THIS SURVEY.

LAND SURVEYOR'S CERTIFICATE:

I, TIMOTHY R. SHENK, A DULY LICENSED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS AMENDED FINAL PLAT OF LOT 52, GRAND VIEW PARK, TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECTION, AND THAT SAID PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 38, ARTICLE 51, COLORADO REVISED STATUTES, 1973, AND THAT THE MONUMENTS REQUIRED BY SAID STATUTE AND THE GRAND COUNTY OUTRIGHT EXEMPTION REGULATIONS HAVE BEEN PLACED ON THE GROUND.

DATED THIS ____ DAY OF _____, 20____.

HOMEOWNERS ASSOCIATION CERTIFICATE:

I, _____, AS _____ OF THE GRAND VIEW PARK
 (NAME) (TITLE)
 HOMEOWNERS ASSOCIATION, HEREBY ACKNOWLEDGE THAT THE GRAND VIEW PARK HOMEOWNERS ASSOCIATION HAS GRANTED APPROVAL OF THIS AMENDED FINAL PLAT.

BY: _____
 (NAME & TITLE)

PLANNING COMMISSION CERTIFICATE

APPROVED THIS ____ DAY OF _____, 20____ BY THE GRAND COUNTY PLANNING COMMISSION.

 CHAIRMAN,
 GRAND COUNTY PLANNING COMMISSION

CONTACT INFORMATION

OWNER
 TODD A. LITKE
 (520) 269-5651
 8198 S. FLAGTA DEL PARQUE
 TUCSON, AZ 85747

SURVEYOR
 TM SHENK LAND SURVEYING, INC.
 P.O. BOX 1670
 GRANBY, CO 80446
 TM SHENK: (970) 887-1046

TIMOTHY R. SHENK, COLORADO P.L.S. #31942
 ON BEHALF OF TIM SHENK LAND SURVEYING, INC.

COMMISSIONER'S CERTIFICATE

APPROVED THIS ____ DAY OF _____, 20____ BY THE BOARD OF COUNTY COMMISSIONERS OF GRAND COUNTY, COLORADO, PURSUANT TO GRAND COUNTY OUTRIGHT EXEMPTION REGULATIONS ADOPTED BY RESOLUTION NO. 2008-11-12.

 CHAIRMAN
 BOARD OF COUNTY COMMISSIONERS
 GRAND COUNTY, COLORADO

ENSURING STATEMENT

TODD A. LITKE ENSURES COMPLIANCE WITH THE DESIGN STANDARDS AND ALL OTHER REQUIREMENTS OF THE GRAND COUNTY OUTRIGHT EXEMPTION REGULATIONS AND THE STATEMENT OF REQUIREMENTS ISSUED BY THE BOARD OF COUNTY COMMISSIONERS.

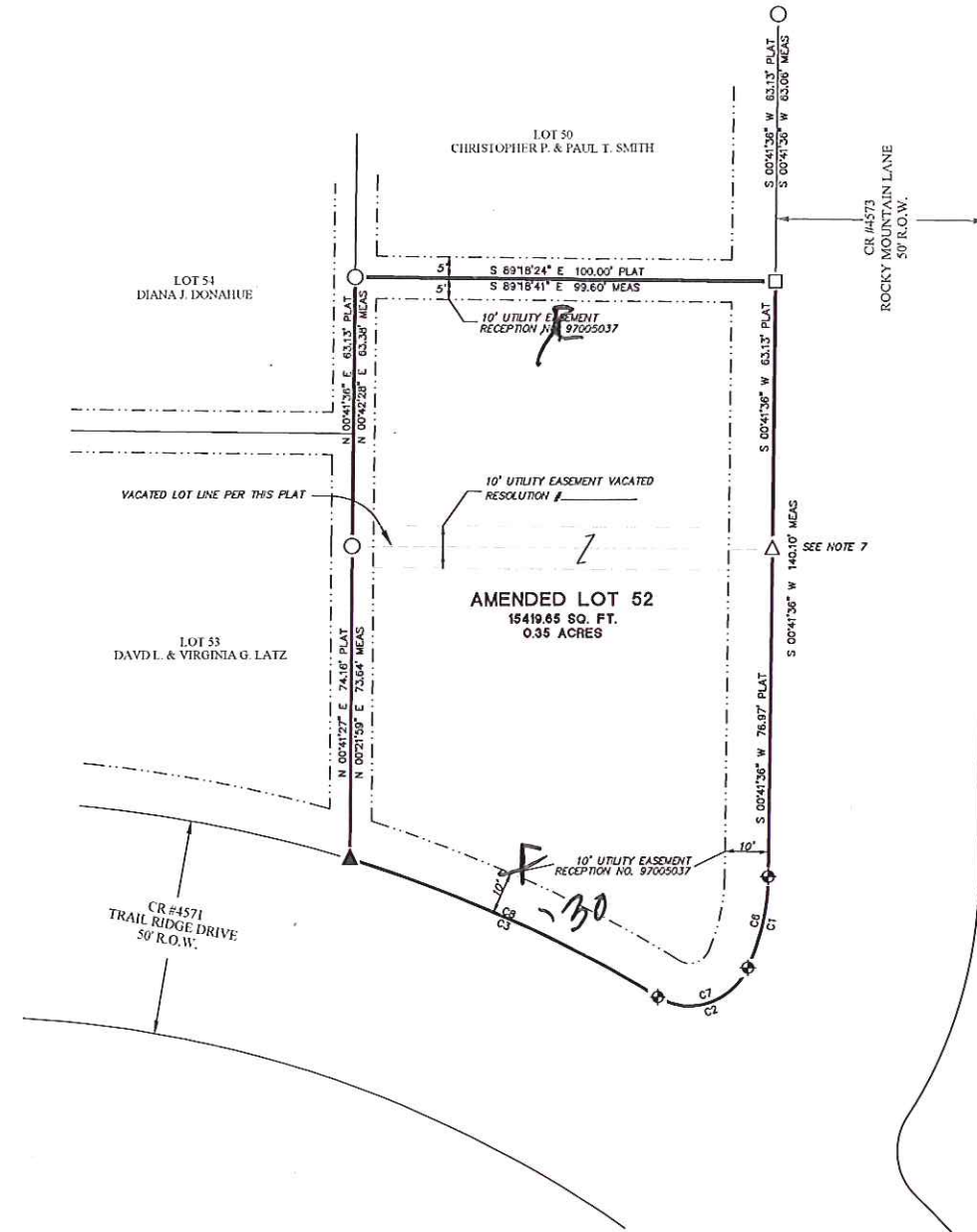
BY: _____
 TODD A. LITKE

TIM SHENK
LAND SURVEYING INC.
 P.O. BOX 1670
 GRANBY, CO 80446
 (970) 887-1046

SHEET 1 OF 2

JOB: 15201	SCALE: N/A	DATE: 01-20-16	CHECKED BY: TRS
DWG: 15201.06.DWG	CRD: 15201.05.CRD	DRAWN BY: DS/RCP	REVISED:

AMENDED FINAL PLAT
LOT 52, GRAND VIEW PARK,
 BEING A RE-PLAT OF LOTS 51 & 52, AMENDED FINAL PLAT OF GRAND VIEW PARK, RECEPTION NO. 97005037
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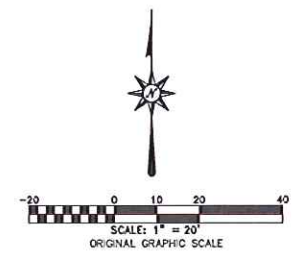
- LEGEND**
- - FOUND PLASTIC CAPPED REBAR, PLS #22097
 - ⊕ - SET PLASTIC CAPPED REBAR, PLS #31942
 - - FOUND NO. 5 REBAR
 - ▲ - FOUND PLASTIC CAPPED REBAR, PLS #ILLEGIBLE
 - △ - CALCULATED CORNER

CURVE TABLE (MEAS)

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	22.05'	55.00'	22°58'11"	S 12°10'44" W	21.90'
C2	25.50'	15.00'	97°23'11"	S 72°21'53" W	22.54'
C3	80.16'	1325.00'	114°07'57"	N 68°00'50" W	179.95'

CURVE TABLE (PLAT)

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C6	22.05'	55.00'	22°58'00"	S 12°10'36" W	21.90'
C7	25.41'	15.00'	97°04'08"	S 72°11'41" W	22.48'
C8	80.89'	1325.00'	114°13'59"	N 68°24'05" W	180.68'



TIM SHENK
LAND SURVEYING INC.
 P.O. BOX 1670
 GRANBY, CO 80446
 (970) 887-1046

SHEET 2 OF 2

JOB: 15201	SCALE: 1" = 20'	DATE: 01-20-16	CHECKED BY: TRS
DWG: 15201.06.DWG	CRD: 15201.05.CRD	DRAWN BY: DS/RCP	REVISED: