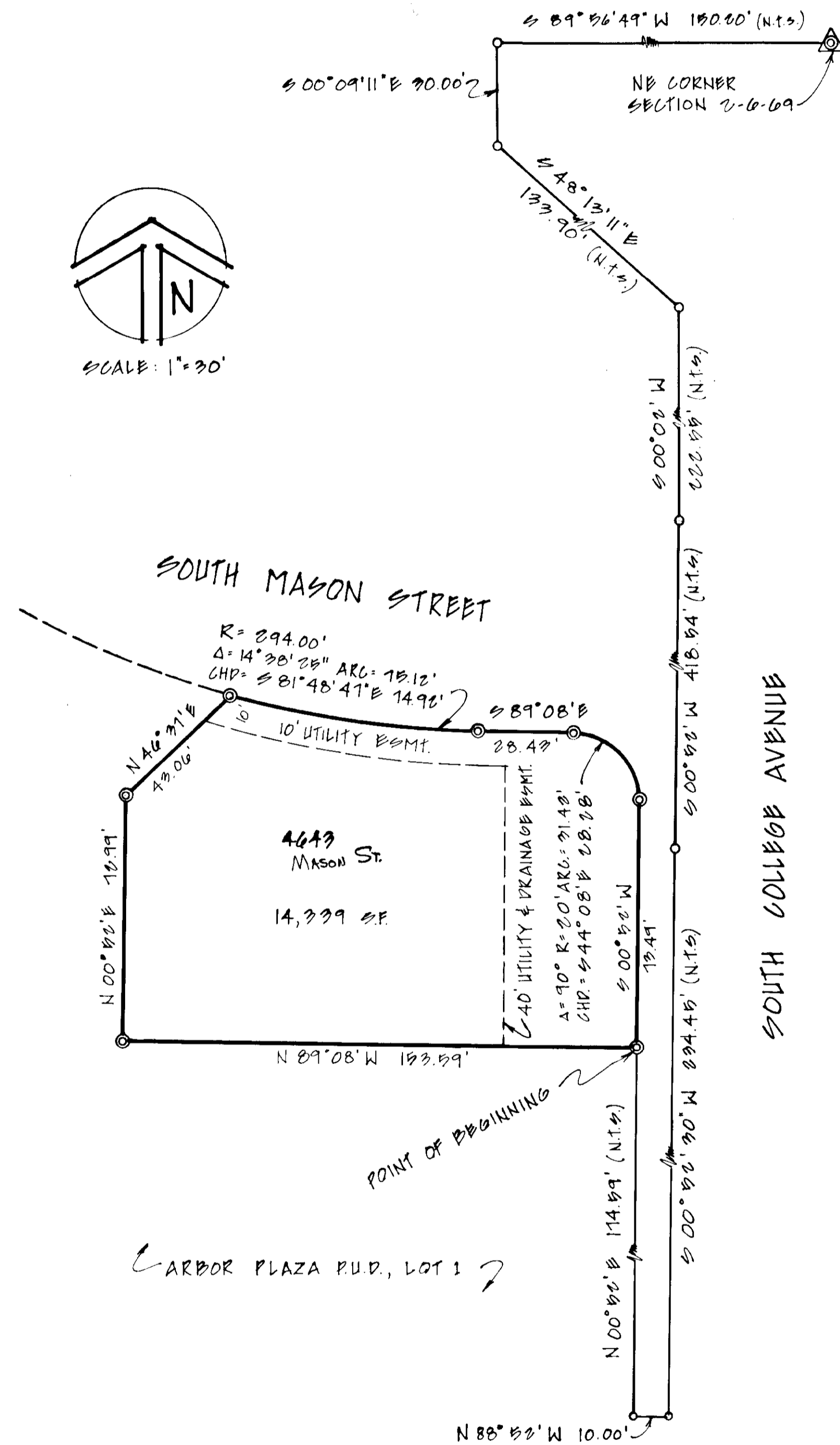


A PLAT OF ARBOR PLAZA P.U.D., SECOND FILING

SITUATE IN THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 6 NORTH, RANGE 69 WEST OF THE 6TH P.M., FORT COLLINS, COLORADO



STATEMENT OF OWNERSHIP, SUBDIVISION AND DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED, BEING THE OWNERS AND PROPRIETORS OF THE FOLLOWING DESCRIBED LAND, TO-WIT; A TRACT OF LAND SITUATE IN THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 6 NORTH, RANGE 69 WEST OF THE 6TH P.M., CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, WHICH CONSIDERING THE EAST LINE OF SAID NORTHEAST 1/4 AS BEARING S 00°41' W AND WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO, IS CONTAINED WITHIN THE BOUNDARY LINES WHICH BEGIN AT A POINT ON THE WEST RIGHT OF WAY LINE OF U.S. HIGHWAY No. 287 WHICH BEARS S 89°56'49" W 150.20 FEET, AND AGAIN S 00°09'11" E 30.00 FEET, AND AGAIN S 48°13'11" E 133.90 FEET, AND AGAIN S 00°08' W 222.55 FEET, AND AGAIN S 00°52' W 418.54 FEET, AND AGAIN S 00°51'30" W 234.45 FEET, AND AGAIN N 88°52' W 10.00 FEET, AND AGAIN N 00°52' E 174.59 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 2 AND RUN THENCE N 89°08' W 193.59 FEET; THENCE N 00°52' E 72.99 FEET; THENCE N 46°31' E 43.06 FEET; THENCE ALONG THE ARC OF A 294.00 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 75.12 FEET, THE LONG CHORD OF WHICH BEARS S 81°48'41" E 14.92 FEET; THENCE S 89°08' E 28.43 FEET; THENCE ALONG THE ARC OF A 30.00 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 31.43 FEET, THE LONG CHORD OF WHICH BEARS S 44°08' E 28.28 FEET; THENCE S 00°52' W 73.49 FEET TO THE POINT OF BEGINNING, CONTAINING 0.3292 ACRES, MORE OR LESS, HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED INTO LOTS AND STREETS AS SHOWN ON THIS PLAT TO BE KNOWN AS ARBOR PLAZA P.U.D., SECOND FILING AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY NOW ON RECORD OR EXISTING OR INDICATED ON THIS PLAT AND DOES HEREBY DEDICATE AND CONVEY TO AND FOR PUBLIC USE, FOREVER HEREAFTER, THE EASEMENTS AS ARE LAID OUT AND DESIGNATED ON THIS PLAT, PROVIDED HOWEVER THAT THE ACCEPTANCE BY THE CITY OF THIS DEDICATION OF EASEMENTS DOES NOT IMPOSE UPON THE CITY A DUTY TO MAINTAIN THE EASEMENTS SO DEDICATED.

WITNESS OUR HANDS AND SEALS THIS 23rd DAY OF October A.D. 1986.

KROH BROTHERS DEVELOPMENT COMPANY
 BY: David L. Nelson DAVID L. NELSON, VICE-PRES.
 ATTEST: Carl Lagala CARL LAGALA, VICE-PRES.

STATE OF COLORADO }
COUNTY OF LARIMER }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 23rd DAY OF October A.D. 1986, BY DAVID L. NELSON AS VICE-PRESIDENT AND BY CARL LAGALA AS VICE-PRESIDENT OF KROH BROTHERS DEVELOPMENT COMPANY.

MY NOTARIAL COMMISSION EXPIRES January 19, 1990

Margaret Reed
 NOTARY PUBLIC

ATTORNEY'S CERTIFICATE:

THIS IS TO CERTIFY THAT ON THE 24th DAY OF October A.D. 1986, I EXAMINED THE TITLE TO THE PROPERTY AS DESCRIBED HEREON AND ESTABLISHED THAT THE OWNERS AND PROPRIETORS OF RECORD OF THE SAID PROPERTY AS CONSTRUCTED IN C.R.S. 1973, 31-23-111, ARE AS SHOWN HEREON AS OF SAID DATE.

Paul E. ...
 ATTORNEY
 REGISTRATION No. 8264

SURVEYOR'S CERTIFICATE:

I, RICHARD A. RUTHERFORD, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT OF ARBOR PLAZA P.U.D., SECOND FILING TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

Richard A. Rutherford
 RICHARD A. RUTHERFORD
 PROFESSIONAL ENGINEER & LAND SURVEYOR
 COLORADO REG. NO. 9028

APPROVED:

BY THE CITY ENGINEER OF THE CITY OF FORT COLLINS, COLORADO, ON THE 21 DAY OF November A.D. 1986.

Samir ...
 CITY ENGINEER

APPROVED:

BY THE PLANNING AND ZONING BOARD OF THE CITY OF FORT COLLINS, COLORADO, ON THIS 27 DAY OF October A.D. 1986.

Wanda ...
 SECRETARY OF PLANNING AND ZONING BOARD