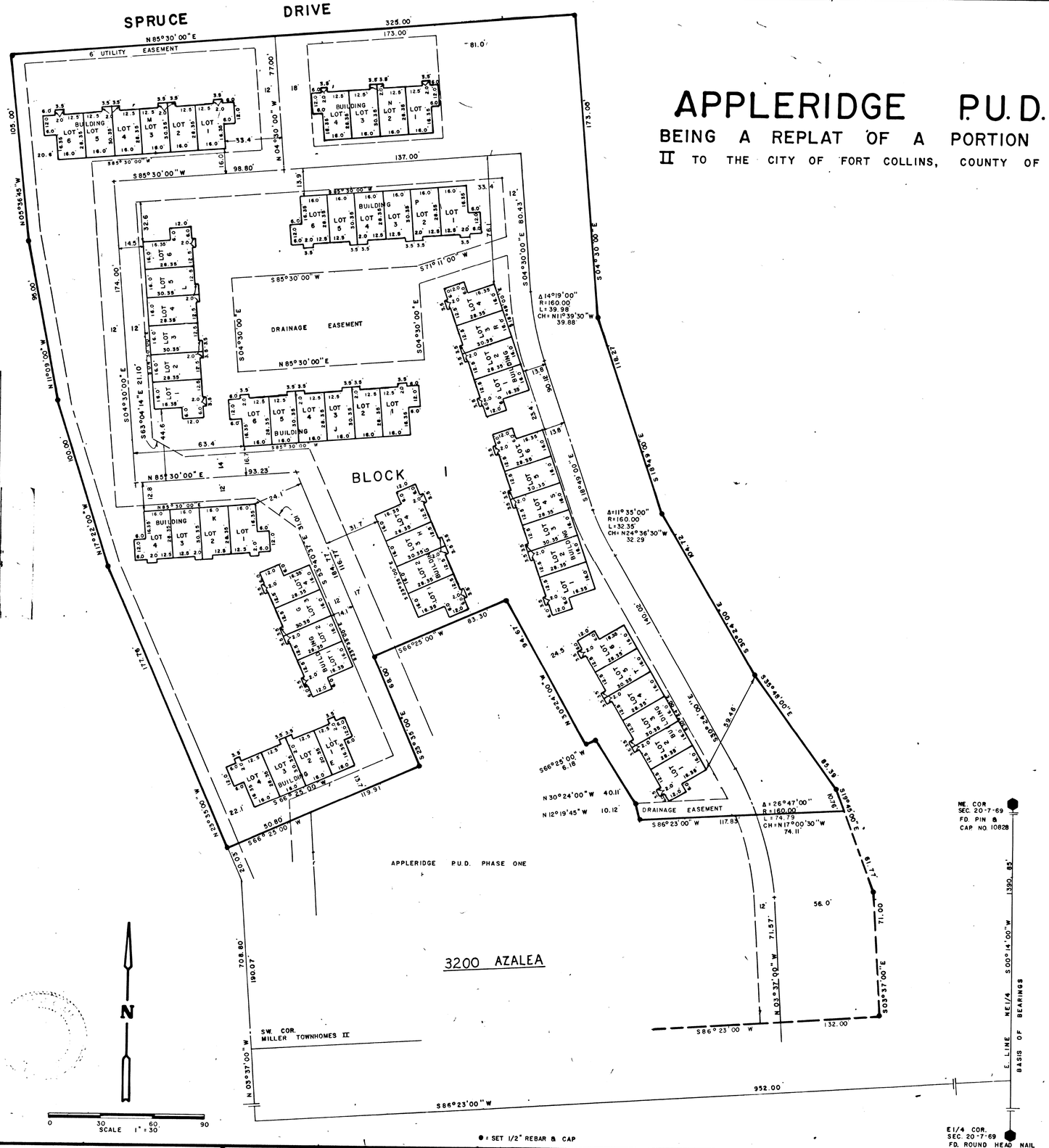
A-15 1267

82072

APPLERIDGE P.U.D. PHASE TWO

BEING A REPLAT OF A PORTION OF MILLER TOWNHOMES II TO THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO



KNOW ALL MEN BY THESE PRESENTS that the undersigned, being all the owners and lienholders of the following described property, except any existing public streets, roads or highways, located in the Northeast Quarter of Section 20, Township 7 North, Range 69 West of the 6th Principal Meridian, being more particularly described as follows:

That portion of MILLER TOWNHOMES II being a replat of a portion of Westgate Fifth Addition to the City of Fort Collins, Larimer County, Colorado and being more particularly described as follows: Beginning at the Southwest corner of said Miller Townhomes II; thence along the Westerly line of said Miller Townhomes II North 03°37'00" West 190.07 feet; thence continuing along said Westerly line North 23°35'00" West 20.03 feet to the True Poing of Beginning; thence continuing along said Westerly lines the four (4) following courses and distances: North 23°35'00" West 177.76 feet; North 17°22'00" West 100.00 feet; North 11°09'00" West 95.00 feet; North 05°36'45" West 105.00 feet to the Northerly line of said Miller Townhomes II; thence along said Northerly line North 85°30'00" East 325.00 feet to the Easterly line of said Miller Townhomes II; thence along said Easterly lines the five (5) following courses and distances: South 04°30'00" East 173.00 feet; South 18°49'00" East 118.27 feet; South 30°24'00" East 104.72 feet; South 35°48'00" East 85.39 feet; South 19°45'00" East 10.76 feet; thence South 86°23'00" West 117.83 feet; thence North 12°19'45" West 10.12 feet; thence North 30°24'00" West 40.11 feet; thence South 66°25'00" West 6.18 feet; thence North 30°00'00" West 94.67 feet; thence South 66°25'00" West 83.30 feet; thence South 23°35'00" East 68.00 feet; thence South 66°25'00" West 119.91 feet to the TRUE POINT OF BEGINNING. Said parcel contains 3.15± acres more or less.

has caused the same to be surveyed and platted as shown on this map, to be known as APPLERIDGE P.U.D PHASE II, and does hereby dedicate and convey to and for public use, forever hereafter, the streets and easements as are laid out and dedicated on this plat.

Bruce E. Miller
Bruce Miller

STATE OF COLORADO)
SS
COUNTY OF LARIMER)

The foregoing instrument was acknowledged before me this 15 day of Oct A.D., 1984 by Bruce E. Miller.
Witness my hand and official seal.
My commission expires

Notary Public
Address
City and State

ATTORNEY'S CERTIFICATE

This is to certify that on the 20th day of June, 1984, 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.

Address:
Registration No.

SURVEYOR'S CERTIFICATE

Larry C. Intermill, a registered Land Surveyor under the laws of the State of Colorado, being duly sworn on his oath, deposes and says, that the survey and plat of the APPLERIDGE P.U.D. PHASE II, were made under his supervision, that said plat is an accurate delineation of said survey, that he has read the statements thereon, and that the same are true of his own knowledge.

INTERMILL LAND SURVEYING, INC.
By
Larry C. Intermill Col. L.S. #12374

APPROVED BY the City Engineer of the City of Fort Collins, Colorado on this 22nd day of June A.D., 1984.

Michael R. Herzig
Assistant City Engineer

APPROVED BY the Planning and Zoning Board of the City of Fort Collins, Colorado on this 30th day of May A.D., 1984.

Maurice E. Pagel
SECRETARY OF PLANNING AND ZONING BOARD

DATE 4-3-84	DRAWN	REVISIONS	
SCALE	CHECKED		
	APPROVED		

INTERMILL LAND SURVEYING, INC.
1434 N. WASHINGTON AVENUE, LOVELAND, COLORADO 80537 PH. 669-0516

CLIENT:	TITLE:	SHEET NO.	NO. OF SHEETS	PROJECT NO.
				P-84-509

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For additional information or an official copy, please contact Engineering Office 281 North College Fort Collins, CO 80521 USA