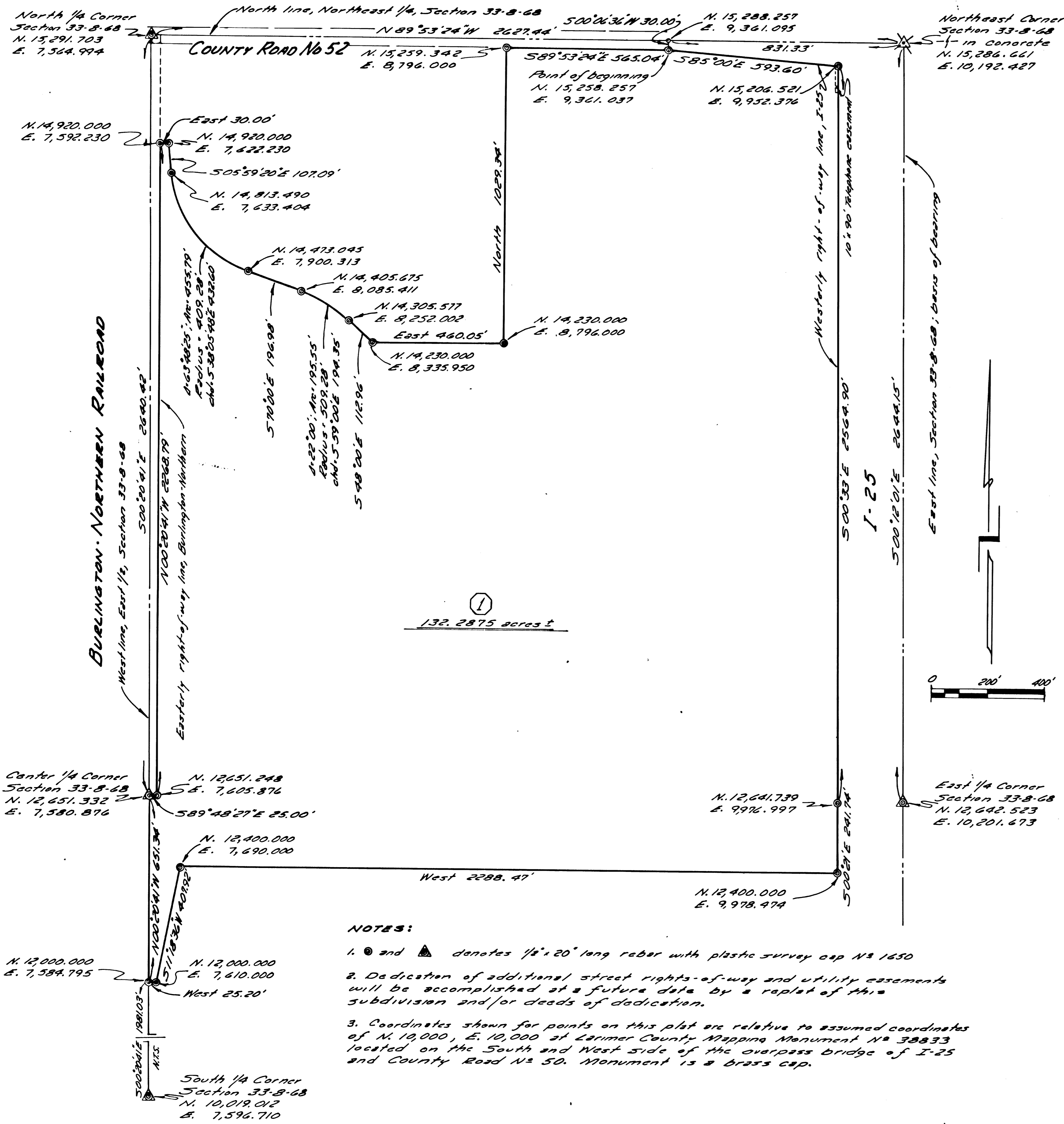


A PLAT OF ANHEUSER-BUSCH, INC., SUBDIVISION

SITUATE IN THE EAST 1/2 OF SECTION 33, TOWNSHIP 8 NORTH, RANGE 68 WEST OF THE SIXTH P.M., FORT COLLINS, LARIMER COUNTY, 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 portion of the East One-Half (E 1/2) of Section 33, Township 8 North, Range 68 West of the Sixth P.M., City of Fort Collins, County of Larimer, State of Colorado, which considering the East line of said Section 33 as bearing 500°12'01"E and with all bearings contained herein relative thereto is contained within the boundary lines which begin at a point which bears N 89°53'24"W 831.33 feet and again 500°06'36"W 30.00 feet from the Northeast corner of said Section 33 and run thence 585°20'E 593.60 feet along the westerly right-of-way line of Highway I-25; thence continuing on said westerly right-of-way, 500°33'E 254.90 feet, and again 500°21'E 241.74 feet; thence leaving said right-of-way line run West 2288.47 feet; thence S 11°18'36"W 407.92 feet; thence West 25.20 feet to a point on the easterly right-of-way line of the Burlington-Northern Railroad; thence along said easterly right-of-way line on the following courses and distances: N 00°20'41"W 451.34 feet, and again 589°48'27"E 25.00 feet; and again N 00°20'41"W 2268.79 feet; thence leaving said easterly right-of-way line, run East 30.00 feet; thence S 05°59'20"E 107.09 feet; thence along the arc of a 409.28 foot radius curve to the left, a distance of 435.79 feet, the long chord of which curve bears 538°05'48"E 432.60 feet; thence S 70°00'E 196.98 feet; thence along the arc of a 509.28 foot radius curve to the right, a distance of 195.55 feet, the long chord of which curve bears 559°00'E 194.35 feet; thence S 48°00'E 112.96 feet; thence East 460.05 feet; thence North 1029.34 feet to a point on the South right-of-way line of County Road No 52; thence 589°53'24"E 565.04 feet along said South right-of-way line to the point of beginning, containing 132.2875 acres more or less have caused the same to be surveyed and subdivided into a lot and streets as shown on this plat to be known as ANHEUSER-BUSCH, INC., SUBDIVISION, and do hereby dedicate and convey to the City of Fort Collins, Colorado, forever hereafter, the streets as laid out and designated on this plat, and do also hereby reserve perpetual easements for the installation and maintenance of utilities, drainage facilities, and irrigation facilities as shown on this plat.

WILLIAM H. ALLAN, KENNETH F. LIND, LORENE L. LIND, LARRY H. LIND, JANICE COX, JOE C. KROBERDANZ, FLOYD W. DEINES, BARBARA KLEIN, RAYMOND J. KLEIN, K & M COMPANY, a partnership, LIND FARMS, INC., a Colorado corporation, ASHLIND FEEDERS INC., a Colorado corporation, all by their attorney-in-fact

By: Barry H. Beracha
Authorized Agent
ANHEUSER-BUSCH, INCORPORATED,
a Missouri corporation
State of Missouri } s.s.
City of St. Louis }

The foregoing instrument was acknowledged before me this 1st day of February A.D. 1984 by Barry H. Beracha as Auth. Agent and by JoBeth Brown as Assistant Secretary of Anheuser-Busch Incorporated, a Missouri Corporation

My notarial commission expires: Aug. 23, 1985
My business address is: One Busch Place, St. Louis, Missouri.

John J. [Signature]
Notary Public

ATTORNEY'S CERTIFICATE:

I, Hal B. Tudor, an attorney licensed to practice in the State of Colorado, hereby certify that I have examined commitments for Title Insurance Nos. 621105 C-3 dated as of January 13, 1984 at 7:00 am, 621106 C-3 dated January 13, 1984 at 7:00 am, 621107 C-3 dated January 13, 1984 at 7:00 am, 621108 C-3 dated January 13, 1984 at 7:00 am, all issued by Transamerica Title Insurance Company ("Transamerica") and collectively herein-after referred to as "Commitments," and Memorandum of Ownership No. 118888 dated as of September 27, 1983 issued by Transamerica (the "Memorandum of Ownership"). The subject matter of the Memorandum of Ownership and the Commitments is the property described herein (the "Property"). Based upon my review of and relying on the Commitments and Memorandum of Ownership, it is my opinion, and I hereby certify, that the signers of the Plat are the owners of the property, their signatures are true and correct.

Hal B. Tudor

Hal B. Tudor
Registration Number 004499

ENGINEER'S CERTIFICATE:

James H. Stewart, a Professional Engineer and 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 Anheuser-Busch, Inc., Subdivision were made under his supervision, that said plat is an accurate delineation of said survey, that he has read the statements hereon, and that the same are true of his own knowledge.

James H. Stewart
James H. Stewart
Professional Engineer & Land Surveyor, No. 1650

Subscribed and sworn to before me this 15th day of December A.D. 1983.

Judith [Signature]
Notary Public

My notarial commission expires: December 9, 1987
My business address is: 900 M 429, Fort Collins, CO 80521

APPROVED:

By the Planning and Zoning Board of the City of Fort Collins, Colorado on this 24th day of JANUARY A.D. 1984.

Maurice [Signature]
Secretary

APPROVED:

By the City Engineer for the City of Fort Collins, Colorado on this 8th day of February A.D. 1984.

Thomas [Signature]
City Engineer

- NOTES:
1. \odot and \triangle denotes 1/2" x 20" long rebar with plastic survey cap N# 1650
 2. Dedication of additional street rights-of-way and utility easements will be accomplished at a future date by a replat of this subdivision and/or deeds of dedication.
 3. Coordinates shown for points on this plat are relative to assumed coordinates of N. 10,000, E. 10,000 at Larimer County Mapping Monument N# 38833 located on the South and West side of the overpass bridge of I-25 and County Road No 50. Monument is a brass cap.