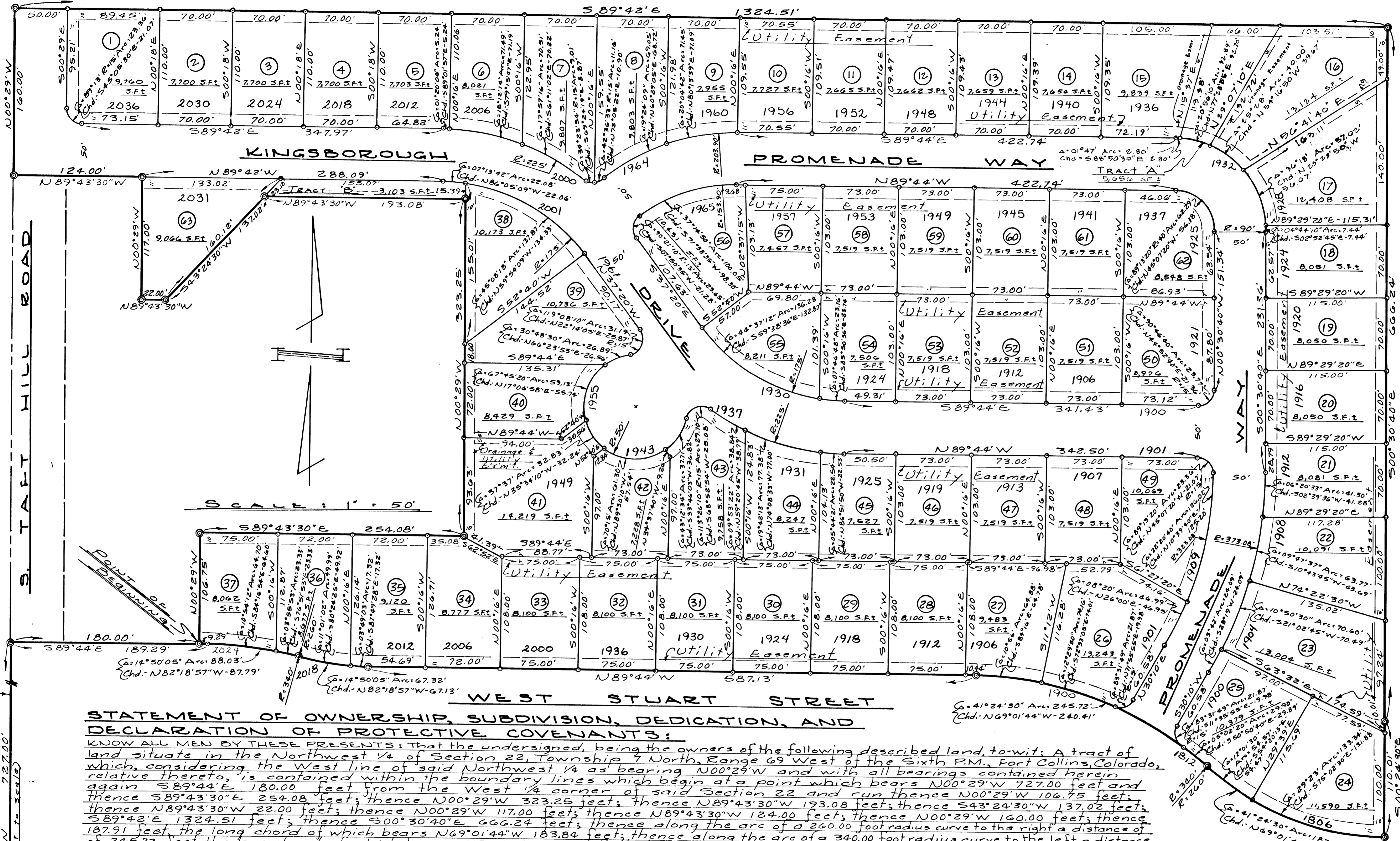


# PLAT OF ASPEN KNOLLS

SITUATE IN THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M., FORT COLLINS, COLORADO



**ENGINEER'S CERTIFICATE:**  
 Richard A. Rutherford, 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 Aspen Knolls 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.

Richard A. Rutherford  
 Professional Engineer & Land Surveyor  
 Subscribed and sworn to before me this 23 day of August A.D. 1978.

Carol J. Smith  
 Notary Public  
 My notarial commission expires 7-27-82

**ATTORNEY'S CERTIFICATE:**  
 This is to certify that on the 23 day of August, A.D. 1978, I examined the legal description appearing hereon, of the land within the boundary lines of Aspen Knolls, and found the owners of record, on this date, to be as shown hereon.

David L. Uebel  
 Attorney

**APPROVED:**  
 By the City Council of the City of Fort Collins, Colorado, on this 1st day of August A.D. 1978.

William J. ...  
 City Clerk

**APPROVED:**  
 By the Director of Engineering Services for the City of Fort Collins, Colorado, on this 3 day of JANUARY A.D. 1978.

Bill Bengeman  
 Director

**STATEMENT OF OWNERSHIP, SUBDIVISION, DEDICATION, AND DECLARATION OF PROTECTIVE COVENANTS:**

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, being the owners of the following described land to-wit: A tract of land situate in the Northwest 1/4 of Section 22, Township 7 North, Range 69 West of the Sixth P.M., Fort Collins, Colorado, which, considering the West line of said Northwest 1/4 as bearing N00°29'W and with all bearings contained herein relative thereto, is contained within the boundary lines which begin at a point which bears N00°29'W 727.00 feet and again S89°44'E 180.00 feet from the West 1/4 corner of said Section 22 and run thence N00°29'W 106.75 feet; thence S89°43'30"E 254.08 feet; thence N00°29'W 323.25 feet; thence N89°43'30"W 193.08 feet; thence S43°24'30"W 137.02 feet; thence S89°43'30"E 124.00 feet; thence N00°29'W 117.00 feet; thence N89°43'30"W 124.00 feet; thence N00°29'W 100.00 feet; thence S89°44'E 1324.51 feet; thence S00°30'40"E 666.24 feet; thence along the arc of a 200.00 foot radius curve to the right a distance of 187.91 feet the long chord of which bears N69°01'44"W 183.84 feet; thence along the arc of a 340.00 foot radius curve to the left a distance of 245.72 feet the long chord of which bears N69°01'44"W 240.41 feet; thence N89°44'W 587.13 feet; thence along the arc of a 260.00 foot radius curve to the right a distance of 67.32 feet the long chord of which bears N82°18'57"W 67.13 feet; thence along the arc of a 340.00 foot radius curve to the left a distance of 88.03 feet the long chord of which bears N82°18'57"W 87.79 feet; thence N89°44'W 9.29 feet to the point of beginning, containing 16.0257 acres, more or less, have caused the same to be surveyed and subdivided into lots, tracts and streets as shown on this plat to be known as ASPEN KNOLLS, and do hereby dedicate and convey to the City of Fort Collins, Colorado, forever hereafter, the streets and easements as laid out and designated on this plat.

PROTECTIVE COVENANTS for Aspen Knolls are as filed contemporaneously herewith in the office of the Clerk and Recorder of Larimer County, Colorado, and are made a part of this instrument.

WITNESS our hands and seals this 23 day of August, A.D. 1978.

By: John H. Middel Attest: Marc Middel Secretary  
 John H. Middel, President  
 By: William D. Bartran Attest: Myron M. Braden Secretary  
 William D. Bartran, President  
 By: Myron M. Braden Attest: Harry J. Kahler Secretary  
 Myron M. Braden, President  
 By: Arthur E. March Attest: Harry J. Kahler Secretary  
 Arthur E. March, Secretary

State of Colorado, County of Larimer, ss: The foregoing instrument was acknowledged before me this 23 day of August, A.D. 1978 by John H. Middel, as President, and Marc Middel, as Secretary, of Staff Hill Development Corporation, and by William D. Bartran, as President, and Arthur E. March, as Secretary, of Bartran Homes, Inc., and by Myron M. Braden, as President, and Harry J. Kahler, as Secretary, of Northern Financial Corporation.

David J. Schwaner  
 Notary Public  
 My notarial commission expires 8-22-79