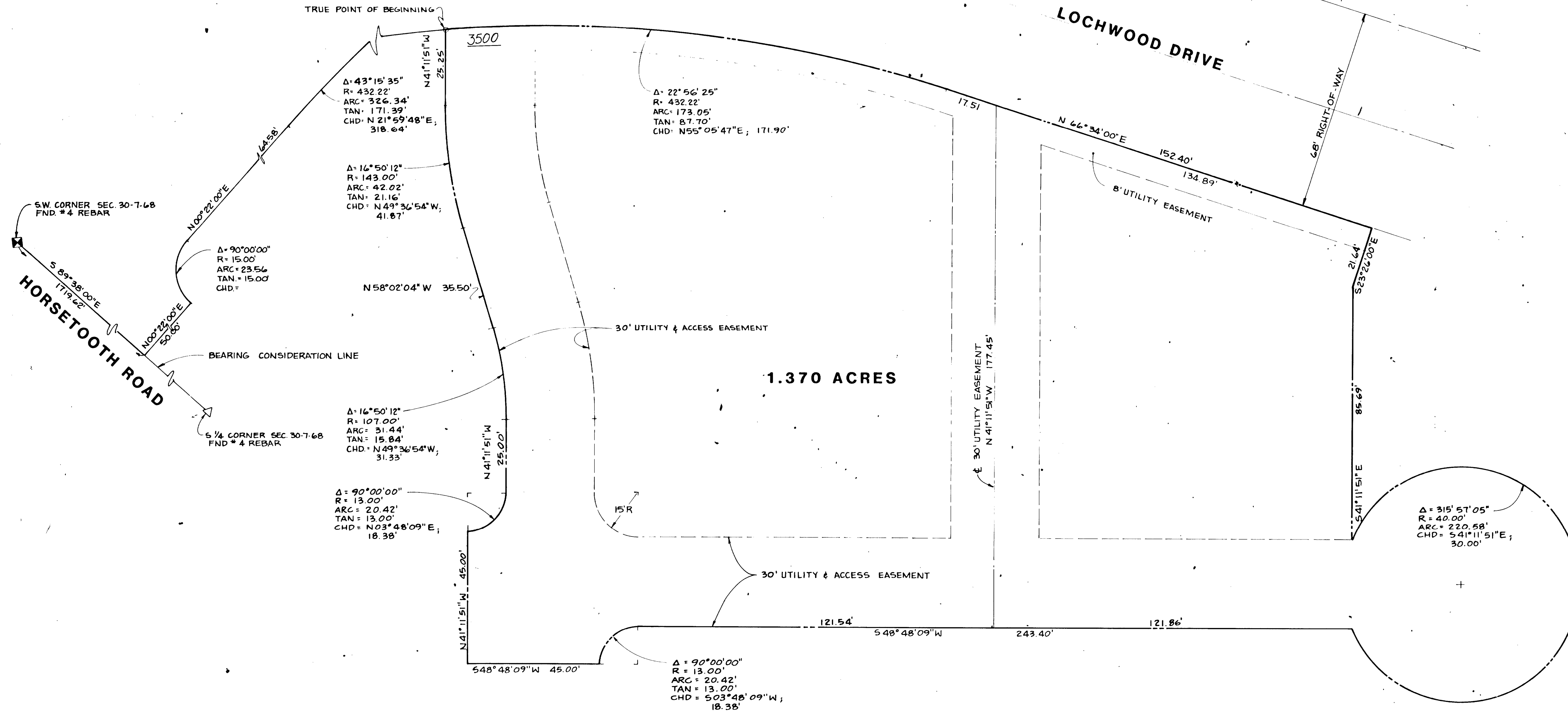
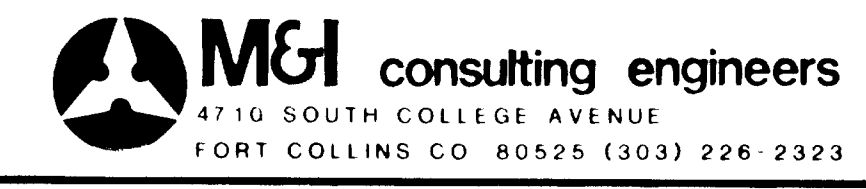


S.W. CORNER COLLINDALE FOURTH FILING



COLLINDALE RECREATIONAL FILING

A PLANNED UNIT DEVELOPMENT
A TRACT OF LAND LOCATED IN THE SW 1/4 OF SECTION 30,
T7N, R68W, OF THE 6th P.M., LARIMER COUNTY, COLORADO



STATEMENT OF OWNERSHIP, SUBDIVISION AND DEDICATION
A tract of land located in the SW 1/4 of Section 30, T7N, R68W, of the 6th P.M., of Larimer County, Colorado, being more particularly described as follows:
Considering the south line of the SW 1/4 of said Section 30 as bearing S 89° 38' 00" E, and with all bearings contained herein relative thereto:

Commencing at the SW corner of said Section 30; thence, S 89° 38' 00" E, 1719.62 feet; thence, N 00° 22' 00" E, 50.00 feet, to a point on the north right-of-way line of Horsetooth Road and the easterly right-of-way of Lochwood Drive of the City of Fort Collins; thence, along said easterly right-of-way, 23.56 feet along the arc of a curve to the right, with a central angle of 90° 00' 00", radius of 15.00 feet and whose long chord bears N 44° 38' 00" E, 21.21 feet; thence N 00° 22' 00" E, 64.58 feet; thence, 326.34 feet along the arc of a curve to the right, with a central angle of 43° 15' 35", radius of 432.22 feet and whose long chord bears N 21° 59' 48" E, 318.64 feet to the True Point of Beginning; thence, continuing along said right-of-way, 173.05 feet along the arc of a curve to the right, with a central angle of 22° 56' 25", radius of 432.22 feet and whose long chord bears N 55° 05' 47" E, 171.90 feet; thence, N 66° 34' 00" E, 152.40 feet; thence, leaving said right-of-way S 23° 26' 00" E, 21.64 feet; thence, S 41° 11' 51" E, 85.69 feet; thence, 220.58 feet along the arc of a non-tangent curve to the right, with a central angle of 315° 57' 05", radius of 40.00 feet and whose long chord bears S 41° 11' 51" E, 30.00 feet; thence, S 48° 48' 09" W, 243.40 feet; thence, 20.42 feet along the arc of a curve to the left, with a central angle of 90° 00' 00", radius of 13.00 feet and whose long chord bears N 03° 48' 09" E, 18.38 feet; thence, N 41° 11' 51" W, 25.00 feet; thence, 31.44 feet along the arc of a curve to the left, with a central angle of 16° 50' 12", radius of 107.00 feet and whose long chord bears N 49° 36' 54" W, 31.33 feet; thence, N 58° 02' 04" W, 35.50 feet; thence, 42.02 feet along the arc of a curve to the right, with a central angle of 16° 50' 12", radius of 143.00 feet and whose long chord bears N 49° 36' 54" W, 41.87 feet; thence, N 41° 11' 51" W, 25.75 feet to the True Point of Beginning.

Containing 1.370 acres more or less has caused the same to be surveyed and subdivided into a lot and easements as shown on this plat to be known as Collindale Recreational Filing a P.U.D., 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.

Protective covenants for the Collindale Recreational Filing a P.U.D. are as filed contemporaneously herewith in the office of the Clerk and Recorder of Larimer County, Colorado.

Witness our hands and seals this 28 day of April, A.D., 1982.
William D. Bartran BARTRAN HOMES, INC. Attest: *Arthur E. March, Jr.*
William D. Bartran, President Arthur E. March, Jr., Secretary

STATE OF COLORADO)
)ss
COUNTY OF LARIMER)

The foregoing instrument was acknowledged before me this 28 day of April, A.D., 1982 by William D. Bartran, President, and Arthur E. March, Jr., Secretary.

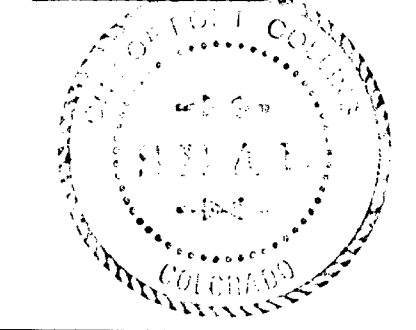
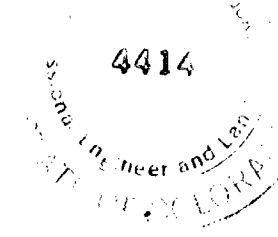
My notarial commission expires 3/15/86
Pattie Davis
Notary Public

ATTORNEY STATEMENT
This is to certify that on the 28 day of April, A.D., 1982, I examined the records of the Office of the Clerk and Recorder of Larimer County, Colorado, and established that the owners and proprietors of record of the proposed Collindale Recreational Filing a P.U.D. are as shown hereon as of this date.
Arthur E. March, Jr.
Attorney

SURVEYOR'S CERTIFICATE
I, James M. Nichols, a duly registered land surveyor in the State of Colorado, do hereby certify that this plat of Collindale Recreational Filing a P.U.D. truly and correctly represents the results of a survey made by me or under my direct supervision.
James M. Nichols
James M. Nichols, Registered Land Surveyor and Professional Engineer
Colorado Reg. No. 4414

APPROVED by the City Engineer of the City of Fort Collins, Colorado, on the 29th day of April, A.D., 1982.
Thomas E. Hays PE
City Engineer

APPROVED by the Planning and Zoning Board of the City of Fort Collins, Colorado, on this 26 day of APRIL, A.D., 1982.
Paul Smith
Secretary



CLIENT	BARTRAN HOMES	DATE	3-4-82
PROJECT			
JOB No.	092-107	SEC	30 T 7N R 68W
DSGN	EC DWN EC CK	FB	PG

C-52 1154

DESCRIPTION OF

A 20 foot wide permanent utility easement with shortened and extended side lines to meet existing property lines as shown on the accompanying plat; located in the SW 1/4 of Section 30, 17N, R68W, of the 6th P.M., Larimer County, Colorado, being more particularly described as follows:

Considering the south line of Southmoor Village East, Third Filing, a subdivision recorded with the Larimer County Clerk and Recorder as bearing, S 89° 44' 29" E and with all bearings contained herein relative thereto.

Commencing at the intersection of the centerline of Carlton Drive of the City of Fort Collins and the south line of the said Southmoor Village East, Third Filing; said point being the Point of Beginning; thence, S 00° 15' 31" W, 280.00 feet; thence, S 29° 09' 15" W, 124.70 feet; thence, S 60° 00' 00" W, 484.00 feet; thence, S 54° 23' 14" W, 198.83 feet; thence, N 48° 39' 31" W, 220.00 feet; thence, N 89° 44' 29" W, 303.13 feet; thence, N 60° 15' 56" W, 124.34 feet; thence, N 38° 43' 58" W, 77.72 feet; thence, S 51° 16' 02" W, 130.00 feet; thence, S 79° 20' 44" W, 253.33 feet; thence, S 48° 48' 09" W, 410.00 feet to the Terminal Point of the said 20 foot easement.

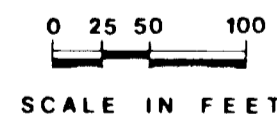
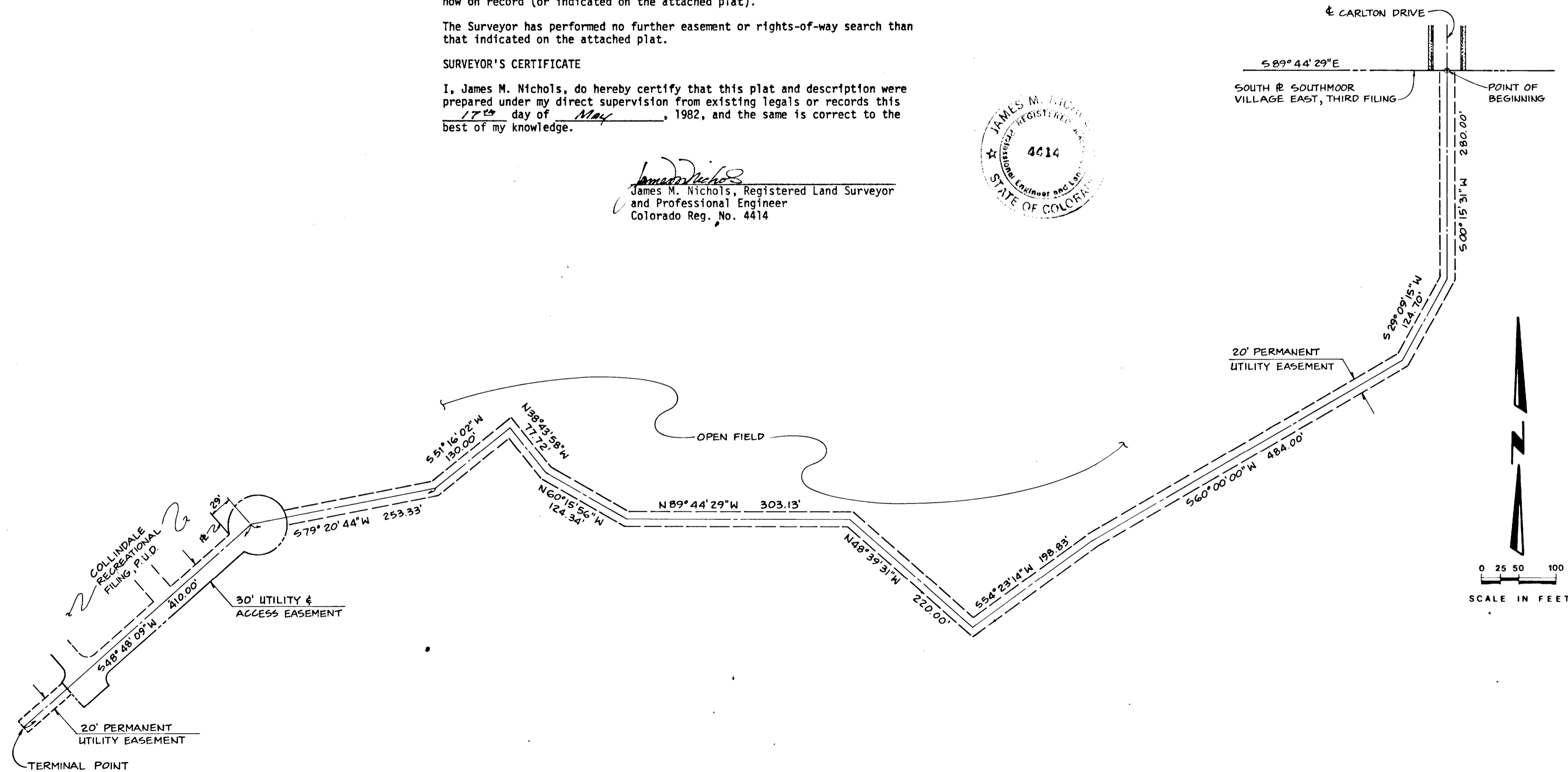
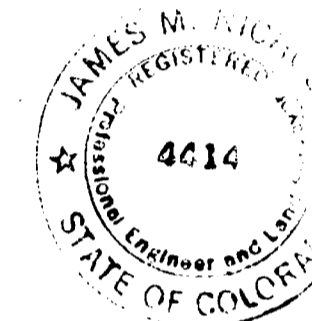
The above described easement is subject to all easements and rights-of way now on record (or indicated on the attached plat).

The Surveyor has performed no further easement or rights-of-way search than that indicated on the attached plat.

SURVEYOR'S CERTIFICATE

I, James M. Nichols, do hereby certify that this plat and description were prepared under my direct supervision from existing legals or records this day of May, 1982, and the same is correct to the best of my knowledge.

James M. Nichols
James M. Nichols, Registered Land Surveyor
and Professional Engineer
Colorado Reg. No. 4414



CLIENT: BARTRAN DATE: 5-13-82
PROJECT: COLLINDALE RECREATIONAL FILING
JOB No. 092-111 SEC. 30 T1N R 68W
DSGN: B.C. DWN: B.D.F. CK: FB PG