EXHIBIT "A" TO THE PLANNED COMMUNITY DECLARATION FOR COMANCHE CREEK RANCH PLANNED COMMUNITY

GENERAL NOTES:

1. All roadway easements as shown hereon are for ingress, egress, utilities, drainage, equestrian and pedestrian uses. Said easements are leased in perpetuity as common elements the Comanche Creek Ranch Planned Community Unit Owners Association

2. If the Comanche Greek Ranch Planned Community and/or the Association, its successors or assigns, cease to exist, all roadway easements shall hecome non-exclusive rights-of-way and easements for ingress, egress, utilities, drainage, equestrian and pedestrian uses appurtenant to all tracts as shown on this plat.

3. Exclusive of each Tract's Roadway easement, a ten (10) foot Equestrian and Trail Easement is dedicated on each side of every interior tract line of every Tract, and a twenty (20) fool Equestrian and Trail Easement is dedicated on those tract lines of those Tracts around the perimeter of the Property subject to this plat.

4. The Equestrian and Trail Easements are not, and shall not become common elements of the Association: their maintenance and upkeep being the sole and separate responsibility of the owner(s) of the Tract(s) on which they are located: shall not be fenced, except as provided in the Declaration to which this plat is altached; and shall be exclusively for equestrian and pedestrian use, motorized vehicles being expressly prohibited.

said curve has a radius of 200 00 feet and a central angle of 28°43'24" to a point of Thence N 31°37'06"E along said tangent a distance of 324.34 feet to a point of curve Thance Northerly along the arc of a curve to the left a distance of 359,56 feet, said curve has a radius of 500.00 feet and a central angle of 41°12'08" to a point of tangent; Thence N 09°35'02"W along said tangent a distance of 243,80 feet to a point of curve; Thence Northeasterly along the arc of a curve to the right a distance of 126.90 feet, said curve has a radius of 200.00 feet and a central angle of 36°24'15" to a point of Thence N 26°46'13"E along said tangent a distance of 946,01 feet to a point of curve: Thence Northwesterly along the arc of a curve to the left a distance of 407 27 feet said curve has a radius of 250.00 feet and a central angle of 93°20'20" to a point of tangent; Thence N 66°34'07"W along said tangent a distance of 992.28 feet to a point of curve; Thence Northwesterly along the arc of a curve to the right a distance of 34.78 feet, said curve has a radius of 30.00 feet and a central angle of 66°25'12" to a point of tangent; Thence N 00°08'55"W along said tangent a distance of 2292.34 feet to the centerline of County Road 39 and to the point of terminus of subject centerline. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104. TRACT 2 60.10 ACRES TRACT 25 63.70 ACRES 20.712 TRACT 3 60.10 ACRES **20623** TRACT 23 60.01 ACRES TRACT 4 6010 AGRES **20545** 10512 TRACT 24 60.01 ACRES 10838 10735 10957 TRAGT 15 60.10 AGRES 10696 COMANGLE CREEK DRIVE TRACT 16 60.15 ACRES TRACT 14 60.10 ACRES 10473 10585 TRACT B 6010 ACRES **19580** TRACT 13 60.10 ACRES TRACT II 65.86 ACRES TRACT 10 60 10 ACRES 10034

PROPERTY DESCRIPTION: COMANCHE CREEK DRIVE

centerline of which is more particularly described as follows:

hence \$ 80° 15'07"E a distance of 255.21 feet to a point of a curve:

to the true point of beginning of subject centerline;

Thence S 89"35"09"E a distance of 2656.30 feet,

Therice S 88°02'17"E a distance of 497,26 feet;

hence \$ 86°05'39"E a distance of 584 30 feet;

after referred to as point "A."

after referred to as point "B";

A 60 foot wide non-exclusive easement for ingress and egress situated in the East ½ of

Section 7, the East ½ of Section 18 and in the North ½ of Section 19, all in Township

10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, the

Commencing at the Northwest corner of the Northwest ½ of Section 19 and considering

the North line of said Northwest K to bear \$ 89°31'05°E with all bearings contained

Thence S 00°00'44"W along the West line of said Northwest 1/4 a distance of 30.00 feet

Thence Easterly along the arc of a curve to the left a distance of 313.73 feet said

curve has a radius of 400.00 feet and a centerline angle of 44°56'20" to a point herein

Thence Northeasterly along the arc of said curve to the left a distance of 69.52 feet.

said curve has a radius of 400.00 feet and a central angle of 09°57'29" to a point of

Thence N 44°51'04"E along said tangent a distance of 137.00 feet to a point of curve;

Thence Northeasterly along the arc of a curve to the left a distance of 196.51 feet, said

curve has a radius of 200.00 feet and a central angle of 56°17'44" to a point of tangent,

Thence N 11"26'40"W along said tangent a distance of 717.00 feet to a point of curve;

Thence Northwesterly along the arc of a curve to the left a distance of 39.57 feet, said

curve has a radius of 200.00 feet and a central angle of 11°20'08" to a point of tangent;

Thence N 22°46'48"W along said tangent a distance of 674.24 feet to a point of curve;

Thence Northerly along the arc of a curve to the right a distance of \$18.32 feet, said

curve has a radius of 199.91 feet and a central angle of 91°13'55" to a point of reverse

Thence Northeasterly along the arc of a curve to the left a distance of 312.17 feet, said

curve has a radius of 400,00 feet and a central angle of 44° 42'55" to a point of tangent;

Thence N 23°44'12"E along said tangent a distance of 234.25 feet to a point herein

Thence Northeasterly along the arc of a curve to the right a distance of 100.26 feet,

Thence N 02"53'42"E a distance of 268.70 feet to a point of curve;

PROPERTY DESCRIPTION: EAGLE FEATHER LANE:

A 60 foot wide non-exclusive easement ingress and egress situated in the South ½ of Section 17, the Southeast 1/4 of Section 18, the Northeast 1/4 of Section 19 and the North 1/2 of Section 20, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, the centerline of which is more particularly described as follows: Beginning at aforementioned Point "A"

Thence S 58°48'23"E a distance of 121.61 feet to a point of curve; Thence Southeasterly along the arc of a curve to the right a distance of 249.97 feet, said curve has a radius of 300 00 feet and a central angle of 47°44'26" to a point of

Thence S 11°03'57"E along said tangent a distance of 526.14 feet to a point of curve; Thence Southeasterly along the arc of a curve to the left a distance of 46.18 feet, said curve has a radius of 700.00 feet and a central angle of 03°46'49" to a point of tangent; Thence S 14°50'46"E along said tangent a distance of 381,03 feet to a point of curve: Thence Southeasterly along the arc of a curve to the left a distance of 161.28 feet, said curve has a radius of 300,00 feet and a central angle of 30°48'05" to a point of tangent; Thence S 45°38'51"E along said tangent a distance of 894.28 feet to a point of curve; Thence Southeasterly along the arc of a curve to the left a distance of 397.57 feet, said curve has a radius of 700.00 feet and a central angle of 32°32'30" to a point of tangent, Thence \$ 78°11'21"E along said tangent a distance of 179.97 feet to a point of curve; Thence Easterly along the arc of a curve to the left a distance of 262.21 feet, said curve has a radius of 510.00 feet and a central angle of 29°27'28" to a point herein after referred to as point "C";

Thence Easterly along the arc of said curve to the left a distance of 163.90 feet, said curve has a radius of \$10.00 feet and a central angle of 18°24'48" to a point of tangent; Thence N 53°56'23"E along said tangent a distance of 41.59 feet to a point of curve; Thence Northeasterly along the arc of a curve to the right a distance of 216.09 feet. said curve has a radius of 300.00 feet and a central angle of 41°16"10" to a point of

Thence S 84°47'27" Ealong said tangent a distance of 363.03 feet to a point of curve; Thence Southeasterly along the arc of a curve to the right a distance of 106:40 feet, said curve has a radius of 400,00 feet and a central angle of 15°14'28" to a point of

Thence S.69°32'59"E along said tangent a distance of 168.37 feet to a point of curve; Thence Easterly along the arc of a curve to the left a distance of 175.35 feet, said curve has a radius of 150,00 feet and a central angle of 66°58'48" to a point of tangent; Therice N 43°28 13"E along said langent a distance of 108.03 feet to a point of curve; Thence Easterly along the arc of a curve to the right a distance of 372.92 feet, said curve has a radius of 250.00 feet and a central angle of 85°20'03" to a point of langent, Thence S 51°03'44"E along said tangent a distance of 128 69 feet to a point of curve; Thence Southeasterly along the arc of a curve to the left a distance of 99.63 feet, said curve has a radius of 200.00 feet and a central angle of 28°32'30" to a point of tangent; Thence S 79°36'14"E along said tangent a distance of 88:34 feet to a point of curve; Thence Northeasterly along the arc of a curve to the left a distance of 295 10 feet, said curve has a radius of 150 00 feet and a central angle of 112°45'16" to a point of

Thence N 12°21'30"W along said tangent a distance of 119.32 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 94.17 feet, said curve has a radius of 500.00 feet and a central angle of 10°47°27" to a point of tangent; Thence N 23°08'57"W along said tangent a distance of 611.61 feet to a point of curve; Thence Northwesterly along the arc of curve to the right a distance of 55.55 feet, said curve has a radius of 500.00 feet and a central angle of 06°21'56" to a point of tangent; Thence N 16"47"01"W along said tangent a distance of 421.41 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 155.96 feet, said curve has a radius of 300,00 feet and a central angle of 29°47°10" to a point of tangent; Thence N 46°34'11"W along said tangent a distance of 228,22 feet to a point of curve: Thence Northerly along the arc of a curve to the right a distance of 417.23 feet, said curve has a radius of 200.00 feet and a central angle of 119°31'43" to a point of Thence N 72°57'32"E along said tangent a distance of 240.11 feet to a point of curve;

Thence Northerly along the arc of a curve to the left a distance of 303.85 feet, said curve has a radius of 150.00 feet and a central angle of 116°03'49" to a point of

Thence N 43°06'17"W along said tangent a distance of 451.32 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 84.38 feet, said curve has a radius of 500.00 feet and a central angle of 09°40' f0" to a point of tangent; Thence N 52°46'27"W along said tangent a distance of 271.43 feet to a point of curve; curve has a radius of 500.00 feet and a central angle of 08°13'59" to a point of tangent; Thence N 44°32'28"W along said tangent a distance of 167.19 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 162-40 feet, said curve has a radius of 300-00 feet and a central angle of 31°00'58" to a point of tangent, Thence N 75°33'26"VV along said tangent a distance of 317.58 feet to a point of curve; Thence Northwesterly along the arc of a curve to the right a distance of 320.04 feet, said curve has a radius of 300.00 feet and a central angle of 61°07'26" to a point herein

Thence N 31°15'43"W a distance of 491.15 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 259.34 feet, said curve has a radius of 600,00 feet and a central angle of 24°45'55" to a point of tangent; Thence N 56°01'38"W along said tangent a distance of 764.74 feet to a point of curve, Thence Westerly along the arc of a curve to the left a distance of 774.68 feet, said curve has a radius of 750.00 feet and a central angle of 59°10'53" to a point of tangent; Thence S 64°47'29"W along said tangent a distance of 93.18 feet to a point of curve; Thence Westerly along the arc of a curve to the right a distance of 158.72 feet, said curve has a radius of 156.26 feet and a central angle of 58°11'59" to a point previously referred to as point "B" and to the point of terminus of subject centerline; AND beginning at aforementioned Point "C":

Thence S 17°38'49"E a distance of 434.24 feet to the South line of the North ½ of Section 20 and to the point of terminus of subject centerline. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION: RED CLOUD RIDGE

A 60 foot wide non-exclusive easement for ingress and egress situated in Section 17, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, the centerline of which is more particularly described as follows: Beginning at aforementioned point "D";

Thence Northerly along the arc of a curve to the right a distance of 41.28 feet, said curve has a radius of 300.00 feet and a central angle of 07°53'01" to a point of tangent; Thence N 06°32'59"W along said tangent a distance of 641.51 feet to a point of curve; Thence Easterly along the arc of a curve to the right a distance of 459.36 feet, said curve has a radius of 200.00 feet and a central angle of 131°35'52" to a point of

Thence S 54°57'07"E along said tangent a distance of 190.39 feet to a point of curve; Thence Southeasterly along the arc of a curve to the left a distance of 240.93 feet, said curve has a radius of 300.00 feet and a central angle of 46°00'52"E along said tangent a distance of 297.48 feet to a point herein "fter referred to a point "E;" Thence N 79°02'01"E a distance of 35.42 feet to a point of curve;

Thence Southeasterly along the arc of a curve to the right a distance of 389.75 feet, said curve has a radius of 300.00 feet and a central angle of 74°26'14" to a point of

Thence S 26°31'45"E along said tangent a distance of 127 99 feet to a point of curve; Thence Southeasterly along the arc of a curve to the left a distance of 113.98 feet, said curve has a radius of 200.00 feet and a central angle of 32°39'14" to a point of tangent, Thence S 59° 10'59" E along said langent a distance of 799.77 feet to a point of curve Thence Easterly along the arc of a curve to the left a distance of 552.49 feet, said curve has a radius of 350.00 feet and a central angle of 90°26'40" to a point of tangent; Thence N 30°22'21"E along said tangent a distance of 637.55 feet to a point of curve; Thence Northerly along the arc of a curve to the left a distance of 203.96 feet, said curve has a radius of 150.00 feet and a central angle of 77°54'28" to a point of tangent; Thence N 47°32'07"W along said langent a distance of 389.48 feet to a point of curve; Thence Northwesterly along the arc of a curve to the left a distance of 72.32 feet, said curve has a radius of 200.00 feet and a central angle of 20°43'01" to a point of tangent; Thence N 68°15'08"VV along said tangent a distance of 1337.68 feet to a point of

Thence Westerly along the arc of a curve to the left a distance of 230.85 feet, said curve has a radius of 250.00 feet and a central angle of 52°54'28" to a point of tangent; Thence S 58°54'28" to a point of tangent; Thence S 58°50'24"W along said tangent a distance of 93.00 feet to a point of curve; Thence Southwesterly along the arc of a curve to the left a distance of 527.71 feet, said curve has a radius of 400.00 feet and a central angle of 75°35'19" to a point of

Thence S 16°44'55"E along said tangent a distance of 389.17 feet to a point previously referred to as point "E" and to the point of terminus of subject centerline. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION: TRACT 1

A tract of land situated in the East ½ of Section 7, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Golorado, more particularly described as Commencing at the Southwest comer of the East ½ of said Section 7 and considering the West line of the East ½ to bear N 00°08'55"W with all bearings contained herein relative thereto Thence N 00:08:55"W along said West line a distance of 1209.02 feet to the true point

Thence continuing N.00°08'55"W along said West-line a distance of 2414.25 feet to the centerline of County Road 39; Thence \$ 48° [6'26" E along said centerline a distance of 1316.13 feet; Thence S 41°48'26" E along said centerline a distance of 453.61 feet; Thence S 59°03'22"E along said centerline a distance of 273.08 feet, Thence S.00°08'55"E a distance of 1065.23 feet; Thence N.89°47'32"W a distance of 1515.39 feet to the point of beginning: Containing 60.10 acres, more or less.

This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION: TRACT 2

A tract of land situated in the Southeast ¼ of Section 7 and in the Northeast ¼ of Section 18, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County Colorado, more parlicularly described as follows: Beginning at the Southwest corner of the Southeast 1/4 of said Section 7 and considering the West line of said Southeast ¼ to bear N 00°08'55"W with all bearings contained herein relative thereto;

Thence N 00°08'55"W along said West line a distance of 1209.02 feet; Thence \$ 89°47'42°E a distance of 1515.39 feet;

Thence S 00°05'55"E a distance of 1209 02 feet; Therice \$ 23°25'53"W a distance of 613 99 feet; Therice N 89°47'32"W a distance of 1270.15 feet to the West line of the Northeast ¼ of Thence N 00°06'38"W along said West line a distance of 564.25 feet to the point of

Containing 60.10 acres, more or less This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rook, CO 80104.

PROPERTY DESCRIPTION: TRACT 3

A tract of land situated in the Northeast ¼ of Section 18, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, more particularly described as follows: Commencing at the Northwest corner of said Northeast ¼ and considering the West line of said Northeast ¼ to bear \$ 00°06'38"E with all bearings contained herein

Thence S 00°06'38"E a distance of 564.25 feet to the true point of beginning; Thence \$ 00°06'38"E along said West line a distance of 159.56 feet; Thence S 50°24'58"E a distance of 1911:98 feet: Thance N 80°24'58"E a distance of 643.44 feet to #

Thence Northerly along said centerline for the next five courses: 1. Thence N 09°35'02"W a distance of 98.60 feet to a point of curve: Thence Mortherly along the arc of a curve to right a distance of 126,90 feet,

said curve has a radius of 200.00 feet and a central angle of 36°21'15" to a 3. Thence N 26°46'13"E along said tangent, a distance of 946.01 feet to a coint of curve;

4 Thence Northwesterly along the arc of a curve to left a distance of 407.27 feet, said curve has a radius of 250.00 feet and a central angle of 93°20'20" to a point of tangent; 5 Thence N 66°34'07"W along said tangent a distance of 992,28 feet;

Thence S 23°25'53"W a distance of 583.99 fee" Thence N 89°47'32°W a distance of 1270.15 feet to the point of beginning; Containing 60.10 acres, more or less. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION: TRACT 4

A tract of land situated in the East ½ of Section 18, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, more particularly described as follows: Commencing at the Northwest corner of said East ½ and considering the West line of said East ½ to bear \$ 00°06'38"E with all bearings contained herein relative thereto; Thence S 00°06'38"W along said West line a distance of 723.81 feet to the true point Thence \$ 00°06'38"E along said West line a distance of 2007.41 feet; Thence S 87°06'18"E a distance of 1857.32 feet to the centerline of Comanche Creek

1. Thence N 02°53'42°E a distance of 130:87 feet to a point of curve; 2. Thence Northerly along the arc of a curve to the right a distance of 100.26 feet, said curve has a radius of 200,00 feet and a central angle of 28°43'24"

Thence Northerly along said centerline for the next five courses:

feet to a point of langent; 3. Thence N 31°37'06°E along said tangent a distance of 324.34 feet to the 4 Thence Northerly along the arc of a curve to left a distance of 359.56 feet,

said curve has a radius of 500.00 feet and a central angle of 41°12'08" to a

5. Thence N 09°35'02"W along said tangent a distance of 145.00 feet; Thence S 80°24'58"W a distance of 643.44 feet; Thence N 50°24'58"W a distance of 1911.98 feet to the point of beginning Containing 60.10 acres, more or less. This properly description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock. CO 80104.

PROPERTY DESCRIPTION: TRACT 5

A tract of fand situated in the Southwest ½ of Section 18. Township 10 South Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, more particularly described as follows Commencing at the Southwest corner of said Southeast 1/4 and considering the West line of said Southeast 1/4 to hear N 00°06'38"W with all bearings contained herein relative thereto Thence N 00°06'38"W along said West line a distance of 5.96 feet to the true point Thence N.00°06'38"W along said West line a distance of 1 66,39 feet; Thence S 8 *06'18"E a distance of 185.32 feet to the centerline of Comanche Craek Thence Southerly along the said centerline for the next five courses:

2. Thence S 23°44'12'W a distance of 234,25 feet to a point of curve; 3 Thence Southwesterly along the arc of a curve to the right a distance of 312.1 feet, said curve has a radius of 400.00 feet and a central angle of 44°42'55° to a point of reverse curve: 4. Theuce Southerly along the arc of a cuove to the left a distance of 348.32 feet, said curve has a radius of 199.91 feet and a central angle of 91°13'55" to a point of tangent

Thence \$ 02°53'42"W.a distance of 13,83 feet;

 Thence \$ 22°46'48"E along said tangent a distance of 6 4.24 feet; Thence S 6 "13"12"W a distance of 30:00 feet; Thence 6 82°39'53"W.a distance of 166 .19 feet to the point of beginning; Containing 60.10 acres, more or less. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Gastle Rock, CO 80104.

PROPERTY DESCRIPTION: TRACT 6

A tract of land situated in the Southeast % of Section 18 and in the Northeast % of Section 19, Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, more particularly described as follows: Beginning at the Southwest corner of the Southeast 1/4 of Section 18 and considering the West line of said Southeast 1/4 to bear N 00°06'38"W with all bearings contained herein relative thereto Thence N 00°06'30°W along said West line a distance of 775.96 feet; Thence N 82°39'53"E a distance of 1667, 19 feet: Thence M 67°13'12"E a distance of 30.00 feet to the centerline of Comanche Creek

Thence Southerly along said centerline for the next five courses: 1. Thence Southeasterly along the arc of a curve to the right a distance of 39.57 feet, said curve has a radius of 200,00 feet and a central angle of 11°20'08°

2. Thence S 11°26'40"E along said tangent a distance of 717,00 feet to a point 3. Thence Southwesterly along the arc of a curve to the right a distance of

196.51 feet, said curve has a radius of 200.00 feet and a central angle of 56°17'44" to a point of tangent: 4. Thence S 44°51'04"W along said tangent a distance of 137,00 feet to a point

 5. Thence Southwesterly along the arc of a curve to the right a distance of 69.52 feet, said curve has a radius of 400.00 feet and a central angle of 09°57'29" to the centerline of Eagle Feather Lane;

1. Thence S 58°48'23"E a distance of 121, 61 feet to a point of curve; 2. Thence Southeasterly along the arc of a curve to the right a distance of 249.97 feet, said curve has a radius of 300.00 feet and a central angle of 47°44'26" to a point of tangent; Therice S 11 03 57 E along said tangent a distance of 131.60 feet;

Thence S 62°52'32"W a distance of 1914:58 feet; Thence N 00°08'54"E a distance of 691.35 feet to the point of beginning: Containing 60.10 acres, more or less. This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION: TRACT 7

A tract of land situated in the North ½ of Section 19, Township 10 South, Range 63 West of the 6th Principal Meridian, Elliert County, Colorado, more particularly described as follows: Beginning at the Northeast corner of the Northwest 14 of said Section 19 and considering the North line of the Northwest ¼ to bear N 89"31"05"W with all bearings contained herein rélative thereto Thence N 89°31'05°W along said North line a distance of 995.93 feet;

Thence \$ 00°02'46"W a distance of 1684.74 feet; Thence N 75°09'14"E a distance of 3084.30 feet to the centerline of Eagle Feather Thence Northerly along said centerline along the arc of a curve to the right a distance of 46.18 feet, said curve has a radius of 700.69 feet and a central angle of 03°46'49" to a point of tangent; Thence N 11°03'57"W along said centerline along said tangent a distance of 394.54 Thence S 82°52'32"W a distance of 1914.58 feet; Thence N 00°08'54"E a distance of 691.35 feet to the point of beginning; Containing 61.47 acres, more or less.

This properly description was prepared under the direct supervision of David E. Archer

(P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

PROPERTY DESCRIPTION:

All that part of Township 10 South, Range 63 West of the 6th Principal Meridian, Elbert County, Colorado, described as follows: A tract of land in the East ½ of Section 7, described as follows:

Beginning at the Southwest corner of said East ½: Thence N 00°03'03"W, on the West line of said East ¼, 3623.26 feet; Thence S 48"10'34"E, 1316,13 feet:

Thence S 41°42'34"E, 453.64 feet: Thence S 58°57'30"E, 273.08 feet:

Thence S 00°03'03"E, 2274.25 feet, to intersect the Southerly line of said East ½; Thence N 89°41'39"W, 1515.39 fact to the point of beginning. SECTION 8:

The East 60 feet. The South ¼ and the South ¼ of the North ¼ and the Northwest ¼ of the Northwest ¼ and the East 60 feet of the Northeast ½ of the Northeast ½

SECTION 18: The East 1/2. SECTION 19: The North ½ EXCEPT the West ½ of the West ½ of the Northwest ¼.

SECTION 20: The North 12

CERTIFICATE OF SURVEY:

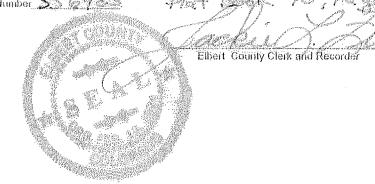
This is to certify to Wayne C. and Vicki A. Furr and Security Title Guaranty Company that during 1995, a survey was made under my direct supervision of the hereon described property situated in Elbert County, Colorado. The survey was made on the ground using the normal standard of care of Professional Land Surveyors practicing in Eilbert County, Colorado, and that this plat accurate, represents said survey. The location and dimensions of all easements and rights of way in evidence or known to me and encroachments by or on the premises are

This survey does not constitute a title search by David E. Archer and Associates, Inc. of the property shown and described hereon to determine: 1. Ownership of the tract of land. 2. Compatibility of this description with those of adjacent tracts of land.

3. Rights of way, easements and encumbrances of record affecting this tract of tand. This survey was performed without the benefit of a title insurance commitment or a title insurance policy. A title insurance commitment or a fille insurance policy may disclose facts not reflected on this survey. This plat contains all the information required by C. R. S. 38-33.3-209. Corner monuments were set or found and accepted as indicated hereon.

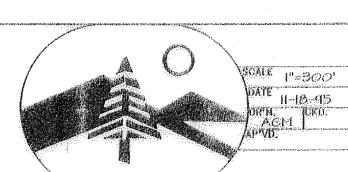


County of Elbert)



NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event, may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon."

1 & ASSOCIATES:IN LAND DEVELOPMENT CONSULTING SURVEYING & ENGINEERING PHONE (303) 688-4642 05 WILCOX ST. CASTLE ROCK COLORADO 80104



COMANCHE TENTRANCH