

PROPERTY OWNER'S CERTIFICATE

I (We), the undersigned, being the sole owners in fee of the above described property, do hereby subdivide the same as shown on the attached map. I (We) understand this property is located in the R1 zone district and is also intended to provide areas for the conduct of other uses by right, accessory uses and uses by special review.

(Signature)

Typed or printed name

State of Colorado )  
 ) ss.  
 County of LARIMER )

The foregoing certification was acknowledged before me this \_\_\_ day of \_\_\_, 2019.

My commission expires \_\_\_\_\_.

Witness my hand and Seal.

Notary Public

CERTIFICATE OF APPROVAL BY COMMUNITY DEVELOPMENT

Certificate of Approval by City of Evans, Community Development - Administrative Review:  
 This plat is accepted and approved by the City Of Evans, Community Development for filing.

Director, Community Development, City of Evans

State of Colorado )  
 ) ss.  
 County of Weld )

The foregoing certification was acknowledged before me this \_\_\_ day of \_\_\_, 2019.

My commission expires \_\_\_\_\_.

Witness my hand and Seal.

EASEMENT CERTIFICATE

(We), the undersigned, do hereby dedicate, for the benefit of the property(ies) shown or described hereon, non-exclusive easements for the purposes shown or described hereon.

(Signature)

Typed or printed name

CERTIFICATE OF DEDICATION AND OWNERSHIP

The undersigned, being all the owners, mortgagees, beneficiaries of deeds of trust and holders of other interests of the lands described herein, have laid out, subdivided and platted said lands into lots, tracts, blocks, streets and easements as shown hereon under the name and subdivision of "RECYCLED REPLAT."

(Signature)

Typed or printed name

The foregoing certification was acknowledged before me this \_\_\_ day of \_\_\_, 2019.

My commission expires \_\_\_\_\_.

Witness my hand and Seal

Notary Public

RECORDER'S CERTIFICATE

This plat was filed for record in the office of the county clerk and recorder of Weld County at  
 on the \_\_\_ day of \_\_\_, a.d. 2019 in book \_\_\_, page \_\_\_, map \_\_\_.

at reception # \_\_\_\_\_

Attest: \_\_\_\_\_  
 County Clerk and Recorder

By: \_\_\_\_\_  
 Deputy

# RECYCLED REPLAT

A REPLAT OF LOTS 18, 19, 20 AND 21, BLOCK 27, CITY OF EVANS  
 LOCATED IN THE NW 1/4 OF SECTION 29, T5N, R65W OF THE 6TH P.M.,  
 CITY OF EVANS, COUNTY OF WELD, STATE OF COLORADO



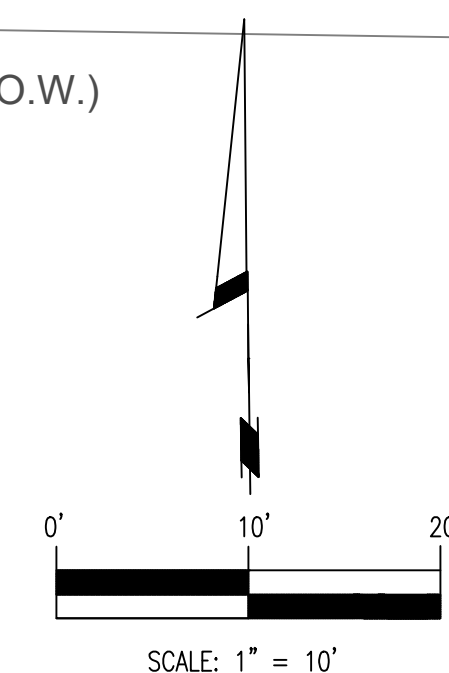
DENVER STREET (80' R.O.W.)  
 REC. NO. 41376

20' ALLEY (GRAVEL)  
 REC. NO. 41376

LEGEND

- = FOUND YELLOW PLASTIC CAP LS# 36070
- = SET YELLOW PLASTIC CAP LS# 36070
- = FOUND #4 REBAR
- + = FOUND CHISELED CROSS
- (R) = RECORD INFORMATION
- (M) = MEASURED
- = PROPERTY LINE
- - - = LOT LINE
- - - X - - - = FENCE LINE

41ST STREET (80' R.O.W.)  
 REC. NO. 41376



LEGAL DESCRIPTION (RECORD)

LOTS 18, 19, 20 AND 21, BLOCK 27, CITY OF EVANS, COUNTY OF WELD, STATE OF COLORADO, TOGETHER WITH THAT PORTION OF THE EAST 10 FEET OF VACATED DENVER STREET ADJOINING SAID LOTS 18, 19, 20 AND 21, WITH THAT PORTION OF THE NORTH 10 FEET OF VACATED 41ST STREET ADJOINING SAID LOT 18, AS VACATED BY ORDINANCE NO. 1006-96, RECORDED SEPTEMBER 11, 1996 AT RECEPTION NO. 2510421 IN BOOK 1566.

GENERAL NOTES

1. 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.
2. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR ACCESSORY COMMITTS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, C.R.S.
3. THIS SURVEY WAS PREPARED WITHOUT A TITLE COMMITMENT. A TITLE SEARCH WAS NOT PERFORMED BY COLORADO ILC TO DETERMINE OWNERSHIP, EASEMENTS OR OTHER MATTERS OF PUBLIC RECORD. INFORMATION CONTAINED HEREON IS BASED ON THE PLAT OF EVANS, WELD COUNTY, COLORADO.
4. BASIS OF BEARINGS: BEARINGS ARE BASED ON THE WEST LINE OF BLOCK 27, CITY OF EVANS, ASSUMED TO BEAR N00°0'00"00"E, WITH ALL BEARINGS CONTAINED HEREON RELATIVE THERETO.
5. 10' RIGHT-OF-WAY VACATED PRIOR TO THIS PLAT AT REC. NO. 2150421 ON 8/11/1996.
6. EASEMENTS DEDICATED ON THIS PLAT ARE NON-EXCLUSIVE FOR GAS, UTILITY AND DRAINAGE PURPOSES.
8. TOTAL AREA=13,179.10 SQ. FT. OR 0.30 ACRES MORE OR LESS NEW LOT "1" TO BE 6,589.55 SQ. FT. OR 0.15 ACRES MORE OR LESS NEW LOT "2" TO BE 6,589.55 SQ. FT. OR 0.15 ACRES MORE OR LESS
9. APPROVAL OF THIS PLAN MAY CREATE A VESTED PROPERTY RIGHT PURSUANT TO ARTICLE 68 OF TITLE 24 C.R.S., AS AMENDED

Surveying Certificate:

I, David L. Swanson, a Registered Professional Land Surveyor in the State of Colorado, do hereby certify that the survey represented by this plat was made under my personal supervision, and that this plat is an accurate representation thereof. I further certify that the survey and this plat complies with all applicable rules, regulations and laws of the State of Colorado, State Board of Registration for Professional Engineers and Professional Land Surveyors, and Weld County.

By: \_\_\_\_\_

Registered Land Surveyor Date Colorado Registration #

PREPARED FOR: RECYCLED PROPERTIES		JOB NUMBER
		18-12-888
2	8/27/2019	DRAWN BY: A. SAMPSON
1	5/2/2019	
NO.	DATE	
REVISION		

COLORADO ILC SERVICES  
 3000 LAWRENCE ST. STE. 111  
 DENVER, CO 80205  
 O: 303.668.7540