

CRESTED BUTTE SOUTH-SECOND FILING

STATE OF COLORADO 55
COUNTY OF GUNNISON

BEING A PORTION OF SECTION 21, OF SECTION 22, OF SECTION 27 AND THE NORTH ONE HALF OF THE NORTHEAST ONE QUARTER SECTION 28, TOWNSHIP 14 SOUTH, RANGE 85 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF GUNNISON, STATE OF COLORADO.

SHEET 1 OF 3

KNOW ALL MEN BY THESE PRESENTS THAT CR
BUTTE LAND CO., a Colorado corporation, being the owner of
following described property situated in Gunnison County, Colo

Beginning at the Northwest corner of the Southwest
of the Northwest 1/4 of Section 27, Township 14 South, Range
of the 6th P.M., thence N. 89° 09' 11" W. 1256.75 feet along the South
N 1/2 NE 1/4 Section 28 of said Township; thence N. 50° 00' 00" W. 75
thence N. 70° 00' 00" W. 847.63 feet to a point on the North South corner
Section 28; thence N. 02° 25' 00" W. 558.55 feet to the North 1/4 cor
said Section 28; thence S. 89° 08' 34" E. 1661.35 feet along the North
Section 28; thence N. 45° 00' 00" E. 289.13 feet to a curve to the right
120.0 feet and whose central angle is 45° 00', thence along said curve
feet; thence East 431.20 feet to a curve to the right whose radius is
and whose central angle is 45° 00'; thence along said curve 94
S. 45° 00' 00" E. 553.44 feet to a curve to the left whose radius is 60.0
central angle is 45° 00'; thence along said curve 47.2 feet; thence
thence North 46.4 feet to a curve to the left whose radius is 50.0
central angle is 45° 00'; thence along said curve 47.2 feet; thence
230.15 feet; thence N. 45° 00' 00" E. 108.23 feet to a curve to the right
120.0 feet and whose central angle is 45° 00'; thence along said
thence East 500.59 feet to a curve to the right whose radius is
and whose central angle is 45° 00'; thence along said curve 9
thence S. 45° 00' 00" E. 231.45 feet to a point on the North line of
thence S. 89° 04' 36" E. along the North line of said Section 27
to its intersection with the westerly right of way line of Cement
then along said right of way and along a non tangent curve to the
radius is 507.5 feet, whose central angle is 30° 25' 36", whose le
bears S 39° 18' 18" W 256.69 feet, a distance of 269.65 feet, thence S 24
170.20 feet, thence along a curve to the left with a radius of
feet and a central angle of 15° 29' a distance of 162.95 feet, thence S 24
36' W. 10.5 feet, thence along a curve to the right with a radius of
490.9 feet and a central angle of 24° 00' a distance of 2
feet, S 32° 36' 00" W. 140.00 feet, thence along a curve to the
with a radius of 1462.5 feet and a central angle of 87° 33'
distance of 218.24 feet, S 24° 03' 00" W. 853.56 feet, thence
the northerly line of CRESTED BUTTE SOUTH-FIRST FILING
the point of beginning as follows: N. 65° 57' 00" W. 303.12 feet
03° 00' W. 135.00 feet, N. 65° 57' 00" W. 210.00 feet, N. 46° 00' 00"
860.00 feet, S. 44° 00' 00" W. 150.00 feet, N. 46° 00' 00" W. 20
S. 44° 00' 00" W. 250.00 feet, and have by these presents laid
and subdivided the same as CRESTED BUTTE SOUTH-SEC
FILING and do hereby dedicate to the use of the public the st
public ways shown thereon.

IN WITNESS WHEREOF, the undersigned have caused these pres
to be executed this 21st day of SEPT. 1970.

CRESTED BUTTE LAND CO.

Attest:
Janet Olson
Secy.

The foregoing instrument was acknowledged before me this 21st
day of SEPTEMBER 1970.

Witness my hand and seal:
My commission expires: Feb. 14, 1971
Francis P. Th...
Notary Public

APPROVED this 24th day of September 1970
GUNNISON COUNTY PLANNING COMMISSION
by *Leah A. Stiff*
Chairman

APPROVED AND ACCEPTED this 24th day of September 1970
BOARD OF COUNTY COMMISSIONERS OF
GUNNISON COUNTY, COLORADO
by *Leah A. Stiff*
Chairman

I, IRA L. HARDIN, registered land surveyor in the State of
do hereby certify that the survey of CRESTED BUTTE SOUTH-
FILING and the plat thereof were made under my supervision
and survey is accurately represented upon this plat. All monuments
and corners were marked as specified in the Gunnison County
Regulations on the perimeter of this subdivision.

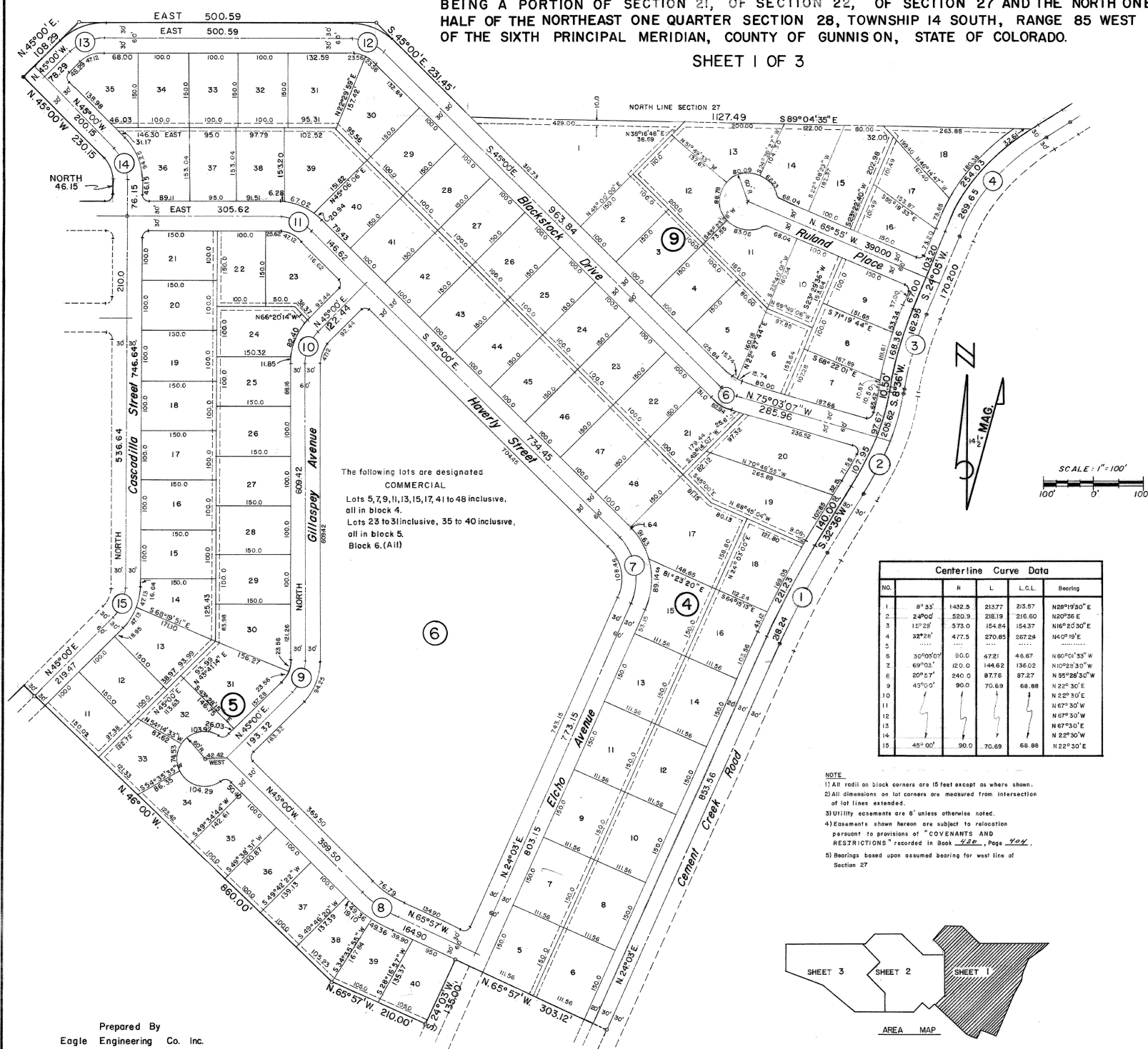
Ira L. Hardin
Registered Colorado Land Surveyor No. 5

STATE OF COLORADO 55
COUNTY OF GUNNISON

I hereby certify that this plat was filed for record in
at 2:00 o'clock, P.M., Sept. 22, 1970, bearing Reception No. 281

Marion A. Adams
County Clerk and Recorder

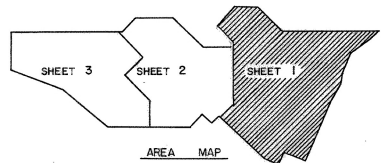
By _____
Deputy



The following lots are designated
COMMERCIAL
Lots 5, 7, 9, 11, 13, 15, 17, 41 to 48 inclusive,
all in block 4.
Lots 23 to 31 inclusive, 35 to 40 inclusive,
all in block 5.
Block 6. (A11)

Centerline Curve Data					
NO.	R	L	L.C.L.	Bearing	
1.	8° 35'	1432.5	215.77	215.57	N28°19'30"E
2.	24° 00'	520.9	218.19	216.60	N20°36"E
3.	15° 28'	573.0	154.84	154.37	N16° 20' 30"E
4.	32° 26'	477.5	270.85	267.24	N40° 19"E
5.	30° 00' 00"	90.0	47.21	46.67	N60° 01' 33" W
6.	69° 02'	120.0	144.62	136.02	N10° 23' 30" W
7.	20° 57'	240.0	87.76	87.27	N 55° 28' 30" W
9.	45° 00'	90.0	70.69	68.88	N 22° 30' E
10.					N 22° 30' E
11.					N 67° 30' W
12.					N 67° 30' W
13.					N 22° 30' E
14.					N 22° 30' E
15.	45° 00'	90.0	70.69	68.88	N 22° 30' E

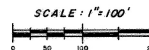
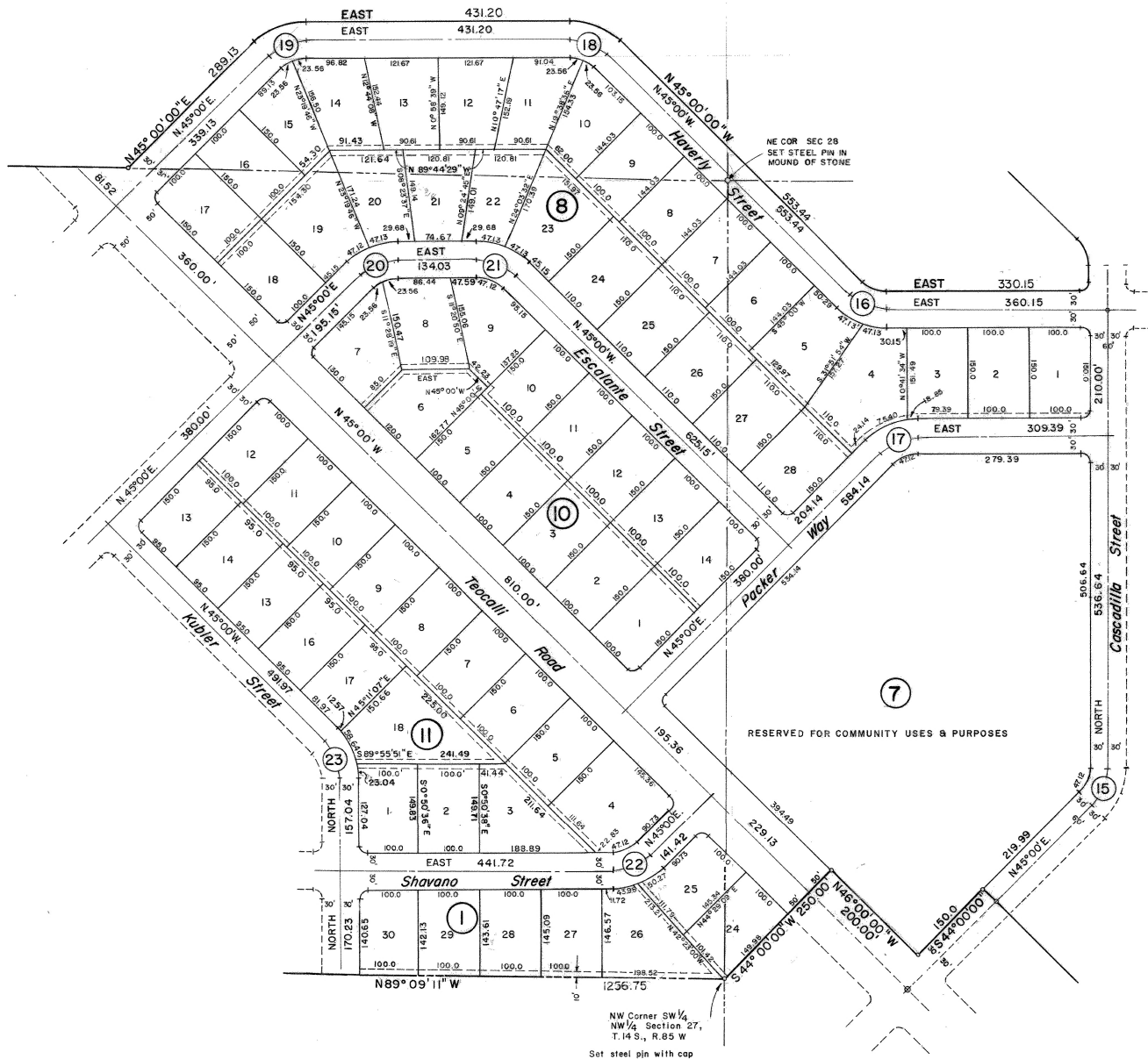
- NOTE
- 1) All radii on block corners are 15 feet except as where shown.
 - 2) All dimensions on lot corners are measured from intersection of lot lines extended.
 - 3) Utility easements are 8' unless otherwise noted.
 - 4) Easements shown hereon are subject to relocation pursuant to provisions of "COVENANTS AND RESTRICTIONS" recorded in Book 422, Page 404.
 - 5) Bearings based upon assumed bearing for west line of Section 27



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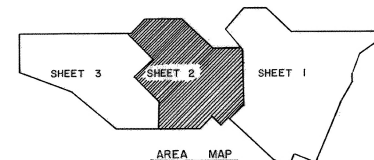
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SHEET 2 OF 3



Centerline Curve Data					
NO.	Δ	R	L	L.C.L. Bearing	
15	45°	90'	70.69'	68.88'	N 67° 30' E
16	↷	90'	70.69'	68.88'	N 67° 30' W
17					N 67° 30' E
18	↶	90'	70.69'	68.88'	N 67° 30' W
19					S 67° 30' W
20	↷	90'	70.69'	68.88'	N 67° 30' E
21					N 67° 30' W
22	↶	90'	70.69'	68.88'	N 67° 30' E
23					N 22° 30' W

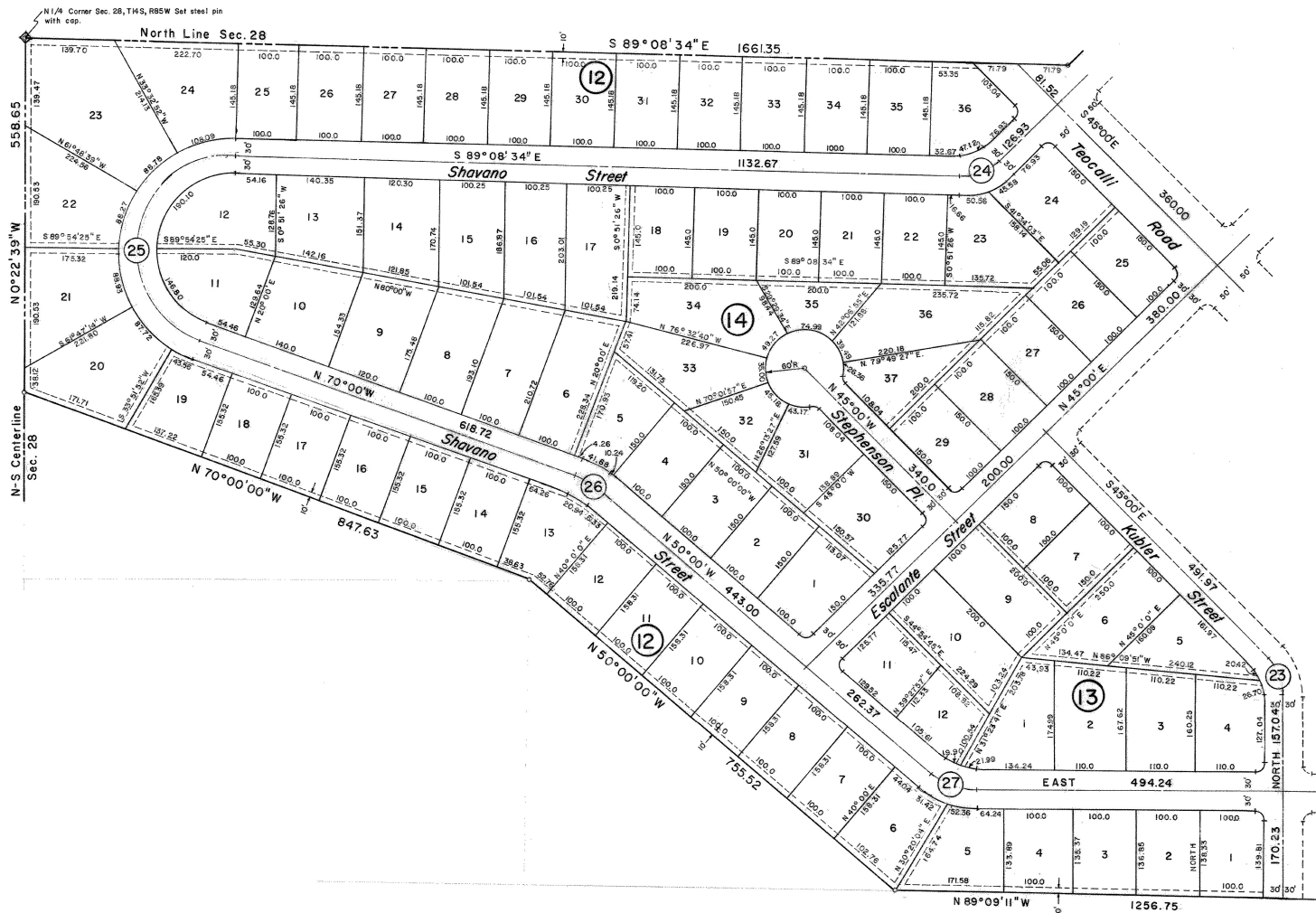
- NOTE:
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 - 2) All dimensions on lot corners are measured from intersection of lot lines extended.
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 - 5) Bearings based upon assumed bearing for west line of Section 27.



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SHEET 3 OF 3



Centerline Curve Data					
NO.	Δ	R	L	Bearing	
23	45°	90'	70.68	68.88'	N22°30'W
24	45°01'26"	90'	72.03	70.13	N67°59'43"E
25	160°01'26"	150'	421.12	235.	N10°25'43"E
26	20°	90'	31.42	31.26'	N60°W
27	45°00'00"	90'	62.83	61.56	N70°W

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 - 3) Utility easements are 8' unless otherwise noted.
 - 4) Easements shown hereon are subject to relocation pursuant to provisions of "COVENANTS AND RESTRICTIONS" recorded in Book 222, Page 404.
 - 5) Bearings based upon assumed bearing for west line of Section 27.

