

# AMENDED PLAT OF GLACIER LILY ESTATES

LOCATED IN PORTION OF SW 1/4 SW 1/4, SECTION 26, T.13S., R.86W., 6th. P.M.  
GUNNISON COUNTY, COLORADO

## DEDICATION

Glacier Lily Associated Developers, Inc., a Colorado corporation, Glacier Lily Association, a Colorado corporation, A. Scott Ritchie, Donald D. Berglund and Marcia R. Berglund, Richard S. Eflin and Marie E. Eflin, E. J. Schewe, Jr., and Pacific Sakata Development Company, Inc., an Illinois corporation being the owners of the land described as follows:

A tract of land located in the SW 1/4 of Section 26, Township 13 South, Range 86 West, Sixth Principal Meridian, Gunnison County, Colorado, said tract being more particularly described as follows:

Commencing at the west quarter corner of said Section 26 (as marked by a USGLO brass cap monument); thence South 00°41'17" East 1324.39 feet to the northwest corner of the SW 1/4 SW 1/4 of said Section 26; thence North 89°39'51" East 574.78 feet (this course being recorded as South 89°34'09" West 574.86 feet but yielding to measurements between record monuments) to the northwest corner of the Glacier Lily Corporation property as described in Book 611 at page 86 of the records of Gunnison County, said corner also being the northeast corner of the SW 1/4 SW 1/4 of said Section 26, said corner also being the Point of Beginning for the herein described tract; thence the following courses around the tract:

1. North 89°39'51" East 1280.80 feet along the north boundary of the SW 1/4 SW 1/4 of said Section 26 to a point on the westerly ROW of Washington Gulch County Road as described as an exception in the deed for said Glacier Lily Partnership property;
2. South 39°11'05" East 559.50 feet along said westerly ROW;
3. Along said westerly ROW 104.66 feet on the arc of a curve to the left, said curve having a radius of 399.78 feet and a chord of South 46°41'05" East 104.36 feet;
4. South 54°11'05" East 102.00 feet along said westerly ROW;
5. South 35°48'55" West 75.00 feet;
6. Along the arc of a curve to the right 85.88 feet, said curve having a radius of 305.00 feet and a chord of South 43°52'54" West 85.60 feet;
7. South 24°12'56" East 305.91 feet to a point on the southerly boundary of said Glacier Lily Partnership property;
8. North 89°28'49" West 441.03 feet along said boundary;
9. South 89°31'54" West 1358.24 feet to a point on the east boundary of the SW 1/4 SW 1/4 of said Section 26, said point being the southwest corner of said Glacier Lily Partnership property (this course being recorded as South 89°31'54" West 1358.66);
10. North 00°56'50" West 966.19 feet to the Point of Beginning, containing 35.53 acres more or less.

in Gunnison County, Colorado under the name of Amended Plat of Glacier Lily Estates, have laid out, platted and subdivided the same as shown on this plat and hereby dedicate and convey to the owners of lots within the subdivision and their guests, but not to the public at large, the common right to use streets, roads, and other areas as shown hereon, and hereby dedicate those portions of land labeled as easements for the installation and maintenance of public utilities as shown hereon.

IN WITNESS WHEREOF, Glacier Lily Associated Developers, Inc., a Colorado corporation, Glacier Lily Association, a Colorado corporation, A. Scott Ritchie, Donald D. Berglund and Marcia R. Berglund, Richard S. Eflin and Marie E. Eflin, E. J. Schewe, Jr., and Pacific Sakata Development Company, Inc., an Illinois corporation have executed this plat this 12th day of July, A.D. 1987.

GLACIER LILY ASSOCIATED DEVELOPERS, INC., a Colorado corporation

By Richard S. Eflin  
Richard S. Eflin, President

A. SCOTT RITCHIE, DONALD D. BERGLUND AND MARCIA R. BERGLUND AND E. J. SCHWE, JR., GLACIER LILY ASSOCIATION, a Colorado corporation, and PACIFIC SAKATA DEVELOPMENT COMPANY, INC., an Illinois corporation

By Marie E. Eflin  
Marie E. Eflin, Attorney in Fact  
By Marie E. Eflin  
Marie E. Eflin

STATE OF COLORADO } ss.  
County of Gunnison }

The foregoing instrument was acknowledged before me this 13th day of July, 1987, by Richard S. Eflin individually and as president of Glacier Lily Associated Developers, Inc., a Colorado corporation, as attorney in fact for A. Scott Ritchie, Donald D. Berglund and Marcia R. Berglund, E. J. Schewe, Jr., Glacier Lily Association, a Colorado corporation, and Pacific Sakata Development Company, Inc., an Illinois corporation, and Marie E. Eflin, individually.

Witness my hand and official seal.  
My commission expires: January 22, 1990

Paula L. Miller  
Notary Public

## GUNNISON COUNTY CLERK AND RECORDER'S ACCEPTANCE

This plat was accepted for filing in the office of the Clerk and Recorder of Gunnison County, Colorado, on this 13th day of January, A.D. 1988, Reception No. 305708  
Time 9:50 a.m., Date 1/13/88

James M. Robinson  
Clerk and Recorder

I, Robert F. Wright, Inc., an attorney at law duly licensed to practice in the State of Colorado, hereby certify that these amendments to all lands herein indicated and subdivided, with title to said lands in the name of Glacier Lily Associated Developers, Inc., a Colorado corporation, A. Scott Ritchie, Donald D. Berglund and Marcia R. Berglund, Richard S. Eflin and Marie E. Eflin, E. J. Schewe, Jr., and Pacific Sakata Development Company, Inc., an Illinois corporation being the owners of the land described as follows:

The terms, conditions, and reservations contained in the United States Patent in Book 11 at page 114 of the Gunnison County records.

Real property laws and amendments for 1987, January 1, 1988.

This document does not address mortgages, deeds of trust, or similar instruments wherein the subject property is utilized for security for a promissory note or written instrument of debt; nor does it address instruments affecting title but not recorded on or the date of this document.

Dated this 12th day of January, 1987.

Robert F. Wright, Jr.  
Robert F. Wright, Jr., Attorney at Law

## GUNNISON COUNTY PLANNING COMMISSION APPROVAL

The Planning Commission of Gunnison County, Colorado, hereby authorizes and approves this plat of the above subdivision at a meeting of said Commission held on this 17th day of July, A.D. 1987.

Linda Helgeson  
Chairman

## BOARD OF COUNTY COMMISSIONERS APPROVAL

The within plat of GLACIER LILY ESTATES is approved this day of August, A.D. 1987, and the private dedication of roads and common areas is approved on the condition that such roads and common areas shall be maintained and snow-plowed, by and at the expense of the lot owners and not by Gunnison County or any other public agency.

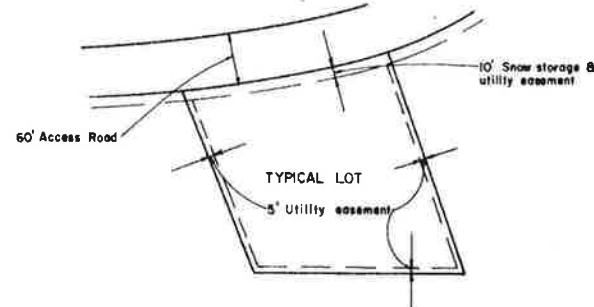
BOARD OF COUNTY COMMISSIONERS  
OF GUNNISON COUNTY, COLORADO

Attest James M. Robinson  
County Clerk

David Bernhardt  
Chairman

## TYPICAL LOT EASEMENTS

NO SCALE



## LEGEND

- Found USGLO brass cap monument
- Found 24" corner weld rod with 1.6" bronze cap inscribed "10 11250" and also inscribed with aliquot part corner identification.
- Found 1" steel stake with 3/4" metal cap inscribed "LS 11250"
- Set 45" rebar with cap "10 11250"

## CURVE DATA TABLE BY NUMBERED CURVES (ALL LENGTHS IN FEET)

CURVE NO.	CHORD BEARING	CHORD LENGTH	CENTRAL ANGLE	RADIUS	APC LENGTH
1	S18°46'18"W	180.36	38°30'10"	225.00	151.19
2	S45°28'06"E	150.56	90°00'10"	110.00	172.79
3	N50°01'54"E	180.48	79°00'10"	112.00	154.43
4	N38°18'25"E	427.78	55°25'01"	460.00	444.92
5	N77°48'23"E	110.73	23°42'56"	279.18	115.56
6	S68°50'09"E	293.20	43°00'10"	400.00	300.20
7	S02°20'09"E	100.07	90°00'10"	750.00	117.81
8	S22°44'23"W	120.94	39°50'56"	189.28	131.57
9	S70°41'05"E	527.35	147°00'10"	275.00	705.56
10	S46°41'04"E	104.36	14°59'59"	399.78	104.66

\* This curve located on west right of way of Wash. Gulch Rd.  
\*\* Curve A runs to center of Cul de sac.

## GENERAL NOTE

1. Bearings shown hereon are relative to geodetic north as determined by solar observations.

## SURVEYOR'S CERTIFICATE

I, Richard F. Barton, a registered land surveyor in the State of Colorado, certify that this AMENDED PLAT OF GLACIER LILY ESTATES was made under my supervision and is based on the plat of GLACIER LILY ESTATES prepared by James P. Furey and as recorded under Reception No. 305811. Monuments have been found or set as shown on this plat. Dated this 22nd day of June, A.D. 1987.

Richard F. Barton  
Richard F. Barton  
Colorado L.S. No. 9872