ROSE FARMS ACRES
A REPLAT OF BLOCKS 2 & 3, SCHMIDT FARM FIRST SUBDIVISION, LOCATED IN THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 4 NORTH, RANGE 69 WEST OF THE 6TH P.M., COUNTY OF LARIMER, STATE OF COLORADO

LEGAL DESCRIPTION AND DESCRIPTIONS:

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, being the owner of ROSE FARMS ACRES, located in the Southwest Quarter of Section 23, Township 4 North, Range 69 West of the 6th P.M., County of Larimer, State of Colorado, more particularly described as follows:

1) The Basis of Bearings is the West line of the Southwest Quarter of Section 23, Township 4 North, Range 69 West of the 6th P.M. as monumented on drawing, based on Schmidt Farm First Subdivision.

2) All information regarding easements, right-of-way or title of record, Northern Engineering relied upon.

3) The lineal unit of measurement for this plat is U. S. Survey Feet.

NOTE:
1) The State of Colorado is the West line of the Southwest Quarter of Section 23, Township 4 North, Range 69 West of the 6th P.M. as bearing Farm SSD 17° 47' 00" West, as monumented on drawing, based on Schmidt Farm First Subdivision. (Monument bearing).

2) All information regarding easements, right-of-way or title of record, Northern Engineering relied upon. File Number 598-003.

3) The survey was made under my supervision and the accompanying plat accurately and properly shows said subdivisions and is in compliance with the Subdivision Regulations of the Town of Berthoud.

DEVELOPER/APPLICANT:
Rose Farms Acres, LLC
Steve Schmidt
c/o TB Group
444 Mountain Avenue
Berthoud, Colorado 80513

LANDSCAPE ARCHITECT:
Jim Birdsall
TB Group
444 Mountain Avenue
Berthoud, Colorado 80513

SITE ENGINEER:
Northern Engineering Services, Inc.
Steve Schmidt
200 South College Avenue, Suite 010
Fort Collins, Colorado 80524

LAND SURVEYOR:
Northern Engineering Services, Inc.
G. Gilliland
Land Surveyor No. 14823
200 South College Avenue, Suite 010
Fort Collins, Colorado 80524

NOTICE:
According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you discover such defect. In no event may any action based upon any defect in this survey hereon.

DEVELOPER/APPLICANT:
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444 Mountain Avenue
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SITE ENGINEER:
Northern Engineering Services, Inc.
G. Gilliland
Land Surveyor No. 14823
200 South College Avenue, Suite 010
Fort Collins, Colorado 80524

REPRESENTATIVE:
G. Gilliland
Colorado Registered Professional
Land Surveyor No. 14823

ATTEST:
Mary K. Cuadra, Town Clerk

DATE:
03/11/15

SHEET INDEX:
1
2
3
4
5

NORTH

Apparently by the Town of Berthoud, Colorado under the seal of the Town of Berthoud, day of, ______________, 20__.

SHEETS OF 5 SHEETS:
1
2
3
4
5

DEVELOPER/APPLICANT:
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REPRESENTATIVE:
G. Gilliland
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ATTEST:
Mary K. Cuadra, Town Clerk
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