LEGAL DESCRIPTION & DEDICATION:

BY THESE PRESENTS, THE UNDERSIGNED, BEING THE OWNER OF THAT PORTION OF THE WEST HALF OF SECTION 20, TOWNSHIP 1 SOUTH, RANGE 68 WEST, SIXTH PRINCIPAL MERIDIAN, ADAMS COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH ONE-CORNER CORNER OF SECTION 20,
THEN NORTH 1/200 FEET ALONG THE EAST LINE OF THE
NORTHWEST QUARTER OF SAID SECTION 20 TO THE POINT OF BEGINNING;
THEN CONTINUING 1000.00 FEET ALONG SAID EAST LINE TO THE SOUTHEAST CORNER OF SAID NORTHWEST CORNER;
THEN CONTINUING SOUTH 90.00 FEET ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 20 TO THE MOST EASTERNLY CORNER OF GOLF COURSE TRACT B1 OF THE BROADLANDS GOLF COURSE;
THEN FOLLOWING THE NORTHEASTLY AND EASTERNLY LINE OF SAID TRACT B1 AND TRACT B1-1 OF THE BROADLANDS GOLF COURSE, THE FOLLOWING TEN POINTS:

1. 3388.73' N. 57° 08' 26" E. 183.50 FEET
2. 3388.73' N. 57° 08' 26" E. 183.50 FEET
3. 3388.73' N. 57° 08' 26" E. 183.50 FEET
4. 3388.73' N. 57° 08' 26" E. 183.50 FEET
5. 3388.73' N. 57° 08' 26" E. 183.50 FEET
6. 3388.73' N. 57° 08' 26" E. 183.50 FEET
7. 3388.73' N. 57° 08' 26" E. 183.50 FEET
8. 3388.73' N. 57° 08' 26" E. 183.50 FEET
9. 3388.73' N. 57° 08' 26" E. 183.50 FEET
10. 3388.73' N. 57° 08' 26" E. 183.50 FEET

HAS LAID OUT, PLATTED, AND SUBDIVIDED THE ABOVE DESCIRBED LAND, UNDER THE NAME AND TITLE OF THE BROADLANDS FILING NO. 14, AND BY THESE PRESENTS DEDICATES IN THE NAME AND TITLE OF THE CITY OF BROOMFIELD TO PUBLIC USE THE STREETS AND PUBLIC WAYS AND OUTLINES AS SHOWN ON THIS PLAT AND GRANTS TO THE CITY OF BROOMFIELD AND TO ALL PERSONS WHO MAY EMERGE FROM THEM, THE RIGHT TO USE THE SAME IN CONSIDERATION OF THE PROFESSIONAL FEES AND ALL OTHER EXPENSES WHICH HAVE BEEN INCURRED IN DRAWING AND EXECUTING THIS PLAT FOR ITS USE AND FOR USE BY PUBLIC AND PRIVATE UTILITIES.

EXECUTED this 22nd day of May, 2001.

[Signatures]

ACKNOWLEDGMENT

STATE OF COLORADO
COUNTY OF ADAMS

The foregoing instrument was acknowledged before me
this 22nd day of May, 2001
by William M. Moore, as President, Lakeview Land Syndicate, Inc., a Colorado corporation.

acknowledged

STATE OF COLORADO
COUNTY OF ADAMS

The foregoing instrument was acknowledged before me
this 22nd day of May, 2001
by William M. Moore, as President, Lakeview Land Syndicate, Inc., a Colorado corporation.

acknowledged

ACKNOWLEDGMENT

STATE OF COLORADO
COUNTY OF ADAMS

Witness my hand and official seal.

By my commission expires 1/30/02

[Signature]

NOTES:

1. THE Bearing BASE FOR THIS PLAT IS THE COLORADO STATE PLAN COORDINATE SYSTEM, NORTH 22.391 FEET, 30 DEGREES 27.60 MINUTES 10.87 SECONDS WESTLY FROM TRUE NORTH.
2. THE DISTANCE BETWEEN THE POINTS OF THE BOUNDARY LINES OF THE CORPORATION IS MEASURED BY 100.00 FEET TO THE NEAREST WHOLE NUMBER OF FEET.
3. ALL SOURCES WHETHER VISIBLE OR INVISIBLE ARE DEDICATED TO THE USE OF THE UNITED STATES OF AMERICA.

Surveyor's Certification

STATE OF COLORADO
COUNTY OF ADAMS

John C. Barker, a duly registered Professional Land Surveyor, in the State of Colorado, do hereby certify that this plat of the Broadlands Filing No. 14 plat is true and correct and that I, the undersigned, John C. Barker, a duly registered Professional Land Surveyor, in the State of Colorado, have personally located and measured all the lines and corners of the same.

[Signature]

By: [Name]

City of Broomfield, Colorado

City Clerk

[Signature]

[Date]

[Signature]

[Date]