THE CHATEAUX AT FOX MEADOWS
FINAL PLAT
BEING A PART OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 1 SOUTH,
RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF BROOMFIELD, COUNTY OF ADAMS, STATE OF COLORADO.

LEGAL DESCRIPTION:
That part of the southwest quarter of section 19, township 1 south, range 68 west of the 6th principal meridian, county of Adams, state of Colorado, more particularly described as follows:

Conveying at the west 1/4 corner of said section 19, being a 2 1/2" zinc brass cap in concrete, marked "5-4019", Thence north 89°33'31" east along the east-west center line of said section 19 a distance of 1202.53 feet to a point on said east-west line, Thence south 00°23'27" east parallel with the east line of said section 19 a distance of 1948.72 feet to the point of beginning.

Thence south 00°23'27" east parallel with the east line of said section 19 a distance of 656.33 feet.

Thence south 89°33'06" west parallel with the south line of said section 19 a distance of 638.84 feet.

Thence north 00°13'05" west a distance of 656.89 feet.

Thence north 89°33'30" east a distance of 636.68 feet to the point of beginning.

CONTAINING 9.62 acres, more or less.

DEDICATION:
As shown on the map attached hereto and set forth herein, the undersigned owner of said tract of land by these presents hereby grants, dedicates and conveys to the City of Broomfield for any and all public purposes, together with all privileges and appurtenances thereto.

(1) "Tract B" for street right-of-way in fee simple.

(2) All easements shown on said map, including, but not limited to, easements for public utilities, storm and sanitary sewers, water lines, natural gas lines, telecommunication lines, television lines, telephone and electric transmission lines, conduits, poles, cables and drainage.

(3) "Tract A" for access, utility and firelane easement.

OWNER/SUBDIVIDER:

[Signature]

NOTARY PUBLIC

MAILING ADDRESS:

1102 S. Main St., Malino, Co.

CLERK AND RECORDER'S CERTIFICATE:

STATE OF COLORADO

COUNTY OF ADAMS

This final plat was filed for record in the office of the Adams County Clerk and Recorder, state of Colorado, on 9-18-18, O'Day, E.M., this 10th day of November, 1987.

CLERK AND RECORDER:

FILE NO. 817

MAP NO. 063914

RECEIPT NO. 160341641

Gillans
ARCHITECTURE ENGINEERING SURVEYING
97140PT2 11-24-97