

INTERLOCKEN FILING NO. 1

A SUBDIVISION OF A PART OF THE SW/2 OF THE NE1/4 AND THE SE1/4 OF SECTION 33 AND OF THE
W1/2 OF THE SW1/4 AND THE SW1/4 OF THE NW1/4 OF SECTION 34, ALL IN T1S, R69W OF THE 6TH P.M.,
CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO
AREA = 106.109 ACRES, MORE OR LESS

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

THAT THE UNDERSIGNED, INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP, IS THE OWNER OF THAT
REAL PROPERTY SITUATED IN THE COUNTY OF BOULDER, STATE OF COLORADO, AND LYING WITHIN THE EX-
TERIOR BOUNDARY OF INTERLOCKEN FILING NO. 1, A SUBDIVISION OF A PART OF THE SW/2 OF THE NE1/4 AND
THE SW/2 OF SECTION 33 AND OF THE W/2 OF THE SW/4 AND THE SW/4 OF THE NW/4 OF SECTION 34, ALL IN
T1S, R69W OF THE 6TH P.M., CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO DESCRIBED
AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 34, THENCE N0°03'46"W, 1139.74 FEET ALONG
THE WEST LINE OF THE SW/4 OF SAID SECTION 34 TO THE NORTHERLY RIGHT-OF-WAY LINE OF COLORADO
STATE HIGHWAY NO. 128 AS DESCRIBED IN SPECIAL WARRANTY DEED RECORDED ON FILM 804 AS RECEPTION
NO. 051989 OF THE RECORDS OF BOULDER COUNTY, COLORADO; THENCE S71°33'34"E, 41.38 FEET ALONG
THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE HIGHWAY NO. 128; THENCE N28°49'00"E,
231.00 FEET; THENCE N35°58'00"E, 453.40 FEET; THENCE N02°10'00"E, 375.00 FEET; THENCE
N28°08'00"E, 188.88 FEET; THENCE N62°44'00"E, 192.44 FEET; THENCE N70°36'00"E, 241.10 FEET
TO THE TRUE POINT OF BEGINNING;

THENCE S70°36'00"W, 241.10 FEET;

THENCE S62°44'00"W, 192.44 FEET;

THENCE S28°08'00"W, 188.88 FEET;

THENCE S02°10'00"W, 375.00 FEET;

THENCE S35°58'00"W, 453.40 FEET;

THENCE S28°49'00"W, 231.00 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE
HIGHWAY NO. 128;

THENCE N71°33'34"W, 41.38 FEET ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE
HIGHWAY NO. 128 TO THE WEST LINE OF THE SW/4 OF SAID SECTION 34;

THENCE N0°03'46"W, 0.26 FEET ALONG THE WEST LINE OF THE SW/4 OF SAID SECTION 34 TO THE NORTHERLY
RIGHT-OF-WAY LINE OF COLORADO STATE HIGHWAY NO. 128 AS DESCRIBED IN CIVIL ACTION NO. 73-1020
RECORDED ON FILM 880 AS RECEPTION NO. 130533 OF THE RECORDS OF BOULDER COUNTY, COLORADO;

THENCE N85°59'16"W, 102.40 FEET ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE
HIGHWAY NO. 128;

THENCE S67°20'44"W, 341.60 FEET ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE
HIGHWAY NO. 128;

THENCE S88°47'59"W, 1524.60 FEET ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID COLORADO STATE
HIGHWAY NO. 128;

THENCE N01°12'00"W, 163.10 FEET;

THENCE N42°26'00"W, 200.00 FEET;

THENCE N02°34'00"E, 266.54 FEET;

THENCE S87°26'00"E, 126.86 FEET;

THENCE N13°41'00"W, 534.39 FEET;

THENCE N74°06'00"E, 202.42 FEET;

THENCE NORTHEASTERLY, 83.30 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHEAST, SAID ARC
HAVING A RADIUS OF 50.00 FEET, A DELTA ANGLE OF 95°27'00" AND BEING SUBTENDED BY A CHORD THAT
BEARS N31°49'30"E, 73.99 FEET;

THENCE N10°27'00"W, 592.93 FEET;

THENCE N67°07'00"E, 9.20 FEET;

THENCE N87°32'00"E, 598.32 FEET;

THENCE S67°52'00"E, 73.02 FEET;

THENCE N75°11'00"E, 181.99 FEET;

THENCE S78°28'00"E, 147.20 FEET;

THENCE S37°38'00"E, 108.70 FEET;

THENCE S07°52'00"W 133.20 FEET;

THENCE S77°17'00"E, 180.00 FEET;

THENCE N28°52'00"E, 100.91 FEET;

THENCE N16°21'00"E, 465.79 FEET;

THENCE N30°48'54"E, 64.00 FEET;

THENCE SOUTHEASTERLY, 53.87 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, SAID ARC
HAVING A RADIUS OF 782.00 FEET, A DELTA ANGLE OF 3°56'49" AND BEING SUBTENDED BY A CHORD THAT
BEARS S57°12'42"E, 53.86 FEET;

THENCE N33°34'00"E, 338.69 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 36
(FORMERLY THE DENVER-BOULDER TURNPIKE);

THENCE SOUTHEASTERLY, 343.80 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE NORTHEAST AND ALONG
THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY NO. 36 TO THE EAST LINE OF THE NE1/4 OF
SAID SECTION 33, SAID ARC HAVING A RADIUS OF 5880.00 FEET, A DELTA ANGLE 3°21'00" AND BEING
SUBTENDED BY A CHORD THAT BEARS S53°35'33"E, 343.75 FEET;

THENCE S55°23'14"E, 960.67 FEET ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY
NO. 36 TO THE NORTH LINE OF THE SW/4 OF SAID SECTION 34;

THENCE N89°40'08"E, 200.10 FEET ALONG THE NORTH LINE OF THE SW/4 OF SAID SECTION 34 TO THE
SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY NO. 36;

THENCE S59°26'40"E, 240.03 FEET ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY
NO. 36 TO A POINT FROM WHICH THE TRUE POINT OF BEGINNING BEARS S69°24'00"W;

THENCE S69°24'00"W, 295.71 FEET TO THE TRUE POINT OF BEGINNING.

AREA = 106.109 ACRES, MORE OR LESS.

THAT IT HAS CAUSED SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS "INTERLOCKEN FILING NO.
1", A SUBDIVISION IN THE CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO AND DOES
HEREBY SET APART AND DEDICATE THE STREETS AS SHOWN ON THE ACCOMPANYING PLAT TO THE USE OF THE
PUBLIC FOREVER, AND DOES HEREBY GRANT TO SAID CITY OF BROOMFIELD AND ITS ASSIGNS FOR PUBLIC
USE THOSE PORTIONS OF SAID REAL PROPERTY DESIGNATED ON THE ACCOMPANYING PLAT AS FOLLOWS:

"UTILITY EASEMENT" AS DOMINANT EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF
ALL UTILITIES AND SERVICES.

"DRAINAGE EASEMENT" AS DOMINANT EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF
DRAINAGE FACILITIES.

"PEDESTRIAN/BICYCLE EASEMENT" AS DOMINANT EASEMENTS FOR INGRESS AND EGRESS, SUBJECT
ONLY TO UTILITY EASEMENTS AND DRAINAGE EASEMENTS.

AND DOES HEREBY GRANT TO THE FARMERS RESERVOIR AND IRRIGATION COMPANY THOSE PORTIONS OF SAID
REAL PROPERTY DESIGNATED ON THE ACCOMPANYING PLAT AS "COMMUNITY DITCH EASEMENT" AS EASEMENTS
FOR THE OPERATION AND MAINTENANCE OF THE COMMUNITY DITCH, SUBJECT TO THE DOMINANT EASEMENTS
HEREIN ABOVE GRANTED TO THE PUBLIC AND TO THE CITY OF BROOMFIELD, AND DOES HEREBY GRANT TO
THE OWNER(S) OF THAT TRACT OF LAND LYING WESTERLY OF AND ABUTTING THE SOUTHERLY 200 FEET OF
THE WESTERLY LINE OF LOT 14 ON THIS PLAT, THAT PORTION OF SAID LOT 14 DESIGNATED "PRIVATE
ACCESS EASEMENT" AS AN EASEMENT FOR INGRESS AND EGRESS PURPOSES.

IN WITNESS WHEREOF, INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP, HAS CAUSED ITS NAME TO BE
HEREUNTO SUBSCRIBED THIS 14th DAY OF OCTOBER A.D., 1983.

BOSWELL PROPERTIES, INC., GENERAL PARTNER

BY: A.C. Roberts Vice President

ATTEST: A. C. Roberts
anc. Secretary

ACKNOWLEDGEMENT

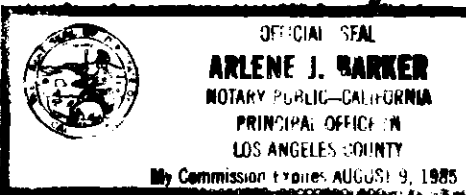
STATE OF California ss
COUNTY OF San Diego

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY John A. Roberts, VP & Secretary of Interlocken, Ltd.

THIS 14th DAY OF October A.D., 1983.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES August 9, 1985.



Arleen J. Barker
NOTARY PUBLIC

3636 Marbridge Rd. San Marcos, Ca
ADDRESS 92066

APPROVALS

APPROVED THIS 14th DAY OF June A.D., 1983, BY THE PLANNING COMMISSION OF THE CITY
OF BROOMFIELD, COLORADO.

ATTEST:

Betty J. Newman
SECRETARY

John A. Roberts
CHAIRMAN

APPROVED THIS 14th DAY OF July A.D., 1983, BY THE CITY COUNCIL OF THE CITY OF
BROOMFIELD, COLORADO.

ATTEST:

John A. Roberts
CITY CLERK

John A. Roberts
MAYOR

APPROVED:

James E. Jones
PUBLIC SERVICE COMPANY OF COLORADO

11/1/83
DATE

John A. Roberts
TELEPHONE, TELEGRAPH CO.

11/4/83
DATE

John A. Roberts
CITY OF BROOMFIELD - CITY ENGINEER

1/6/84
DATE

John A. Roberts
JONES' INTERLOCKEN

11/3/83
DATE

TITLE INSURANCE COMPANY'S OPINION

WE, Land Title Guaranty, HAVE EXAMINED THE TITLE TO ALL OF THE LAND HEREINABOVE
PLATTED AND SHOWN UPON THE WRITTEN PLAT, AND THAT THE TITLE TO SUCH LAND IS IN THE DEDICATORS NAME
FREE AND CLEAR OF LIENS AND ENCUMBRANCES EXCEPT AS SHOWN AND THAT SUCH LAND IS SALABLE, DATED
THIS 27th DAY OF October A.D., 1983.

John E. Jones
AGENT

ATTORNEY'S OPINION

I, John L. DeWitt, AN ATTORNEY AT LAW, DULY LICENSED TO PRACTICE BEFORE
THE COURTS OF RECORD OF COLORADO, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE OWNERS' TITLE TO ALL
LANDS HEREINABOVE DEDICATED AND SHOWN UPON THE WITHIN PLAT AS PUBLIC WAYS, AND THAT SAID LAND IS
OWNED BY THE DEDICATOR FREE OF ALL LIENS AND ENCUMBRANCES, EXCEPT AS SHOWN HEREON.

DATED THIS 22nd DAY OF November A.D., 1983.

John L. DeWitt
ATTORNEY AT LAW

SURVEYOR'S CERTIFICATE

I, RICHARD G. SETTERGREN, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO,
DO HEREBY CERTIFY THAT THIS PLAT OF "INTERLOCKEN FILING NO. 1" TRULY AND CORRECTLY REPRESENTS
THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

Richard G. Settergren
RICHARD G. SETTERGREN
COLORADO REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 17664

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO) ss
COUNTY OF BOULDER)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 1:30 O'CLOCK P.M. THIS 20th DAY OF
January A.D., 1984, AND IS DULY RECORDED IN PLAN FILE P-15 F-1 #19+20

FEES 20.00 PAID.

Charlotte Houston
RECORDER

Film 1287
Reception # 599879 BY: Maxine G. Archuleta
DEPUTY

P-15- F-1 #19
P-15- F-1 #19 (1482)

INTERLOCKEN FILING NO. 1

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AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 34, THENCE N0°03'46"W, 1139.74 FEET ALONG
THE WEST LINE OF THE SW/4 OF SAID SECTION 34 TO THE NORTHERLY RIGHT-OF-WAY LINE OF COLORADO
STATE HIGHWAY NO. 128 AS DESCRIBED IN SPECIAL WARRANTY DEED RECORDED ON FILM 804 AS RECEPTION
NO. 051989 OF THE RECORDS OF BOULDER COUNTY, COLORADO; THENCE S71°33'34"E, 41.38 FEET ALONG
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AREA = 106.109 ACRES, MORE OR LESS.

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HEREBY SET APART AND DEDICATE THE STREETS AS SHOWN ON THE ACCOMPANYING PLAT TO THE USE OF THE
PUBLIC FOREVER, AND DOES HEREBY GRANT TO SAID CITY OF BROOMFIELD AND ITS ASSIGNS FOR PUBLIC
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"DRAINAGE EASEMENT" AS DOMINANT EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF
DRAINAGE FACILITIES.

"PEDESTRIAN/BICYCLE EASEMENT" AS DOMINANT EASEMENTS FOR INGRESS AND EGRESS, SUBJECT
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AND DOES HEREBY GRANT TO THE FARMERS RESERVOIR AND IRRIGATION COMPANY THOSE PORTIONS OF SAID
REAL PROPERTY DESIGNATED ON THE ACCOMPANYING PLAT AS "COMMUNITY DITCH EASEMENT" AS EASEMENTS
FOR THE OPERATION AND MAINTENANCE OF THE COMMUNITY DITCH, SUBJECT TO THE DOMINANT EASEMENTS
HEREIN ABOVE GRANTED TO THE PUBLIC AND TO THE CITY OF BROOMFIELD, AND DOES HEREBY GRANT TO
THE OWNER(S) OF THAT TRACT OF LAND LYING WESTERLY OF AND ABUTTING THE SOUTHERLY 200 FEET OF
THE WESTERLY LINE OF LOT 14 ON THIS PLAT, THAT PORTION OF SAID LOT 14 DESIGNATED "PRIVATE
ACCESS EASEMENT" AS AN EASEMENT FOR INGRESS AND EGRESS PURPOSES.

IN WITNESS WHEREOF, INTERLOCKEN, LTD., A COLORADO LIMITED PARTNERSHIP, HAS CAUSED ITS NAME TO BE
HEREUNTO SUBSCRIBED THIS 14th DAY OF OCTOBER, A.D., 1983.

BOSWELL PROPERTIES, INC., GENERAL PARTNER

BY: A.C. Roberts Vice President

ATTEST: Barbara O'Connor
anc. Secretary

ACKNOWLEDGEMENT

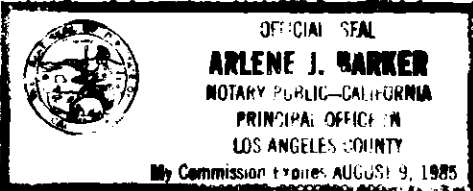
STATE OF California ss
COUNTY OF San Diego

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Barbara O'Connor, VP & Secretary of Interlocken, Ltd.

THIS 14th DAY OF October A.D., 1983.

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES August 9, 1985.



Charles J. Barker
NOTARY PUBLIC

3636 Marbridge Rd. San Marcos, CA
ADDRESS 92064

APPROVED THIS 14th DAY OF June A.D., 1983, BY THE PLANNING COMMISSION OF THE CITY
OF BROOMFIELD, COLORADO.

ATTEST:

Barbara O'Connor
SECRETARY

John A. Empey
CHAIRMAN

APPROVED THIS 14th DAY OF July A.D., 1983, BY THE CITY COUNCIL OF THE CITY OF
BROOMFIELD, COLORADO.

ATTEST:

Lucy Brown
CITY CLERK

Walter J. Spiller
MAYOR

APPROVED:

James C. Kelly
PUBLIC SERVICE COMPANY OF COLORADO

11/1/83
DATE

John A. Empey
TELEPHONE, TELEGRAPH CO.

11/4/83
DATE

John A. Empey
CITY OF BROOMFIELD - CITY ENGINEER

1/6/84
DATE

John A. Empey
JONES' INTERLOCKEN

11/3/83
DATE

TITLE INSURANCE COMPANY'S OPINION

WE, Land Title Guaranty, HAVE EXAMINED THE TITLE TO ALL OF THE LAND HEREINABOVE
PLATTED AND SHOWN UPON THE WRITTEN PLAT, AND THAT THE TITLE TO SUCH LAND IS IN THE DEDICATORS NAME
FREE AND CLEAR OF LIENS AND ENCUMBRANCES EXCEPT AS SHOWN AND THAT SUCH LAND IS SALABLE, DATED
THIS 27 DAY OF October A.D., 1983.

Shirley E. Oye
AGENT

ATTORNEY'S OPINION

I, John L. DeWee, Jr., AN ATTORNEY AT LAW, DULY LICENSED TO PRACTICE BEFORE
THE COURTS OF RECORD OF COLORADO, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE OWNERS' TITLE TO ALL
LANDS HEREINABOVE DEDICATED AND SHOWN UPON THE WITHIN PLAT AS PUBLIC WAYS, AND THAT SAID LAND IS
OWNED BY THE DEDICATOR FREE OF ALL LIENS AND ENCUMBRANCES, EXCEPT AS SHOWN HEREON.

DATED THIS 22 DAY OF November A.D., 1983.

John L. DeWee, Jr.
ATTORNEY AT LAW

SURVEYOR'S CERTIFICATE

I, RICHARD G. SETTERGREN, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO,
DO HEREBY CERTIFY THAT THIS PLAT OF "INTERLOCKEN FILING NO. 1" TRULY AND CORRECTLY REPRESENTS
THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION.

Richard G. Settergren
RICHARD G. SETTERGREN
COLORADO REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 17664

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO) ss
COUNTY OF BOULDER)

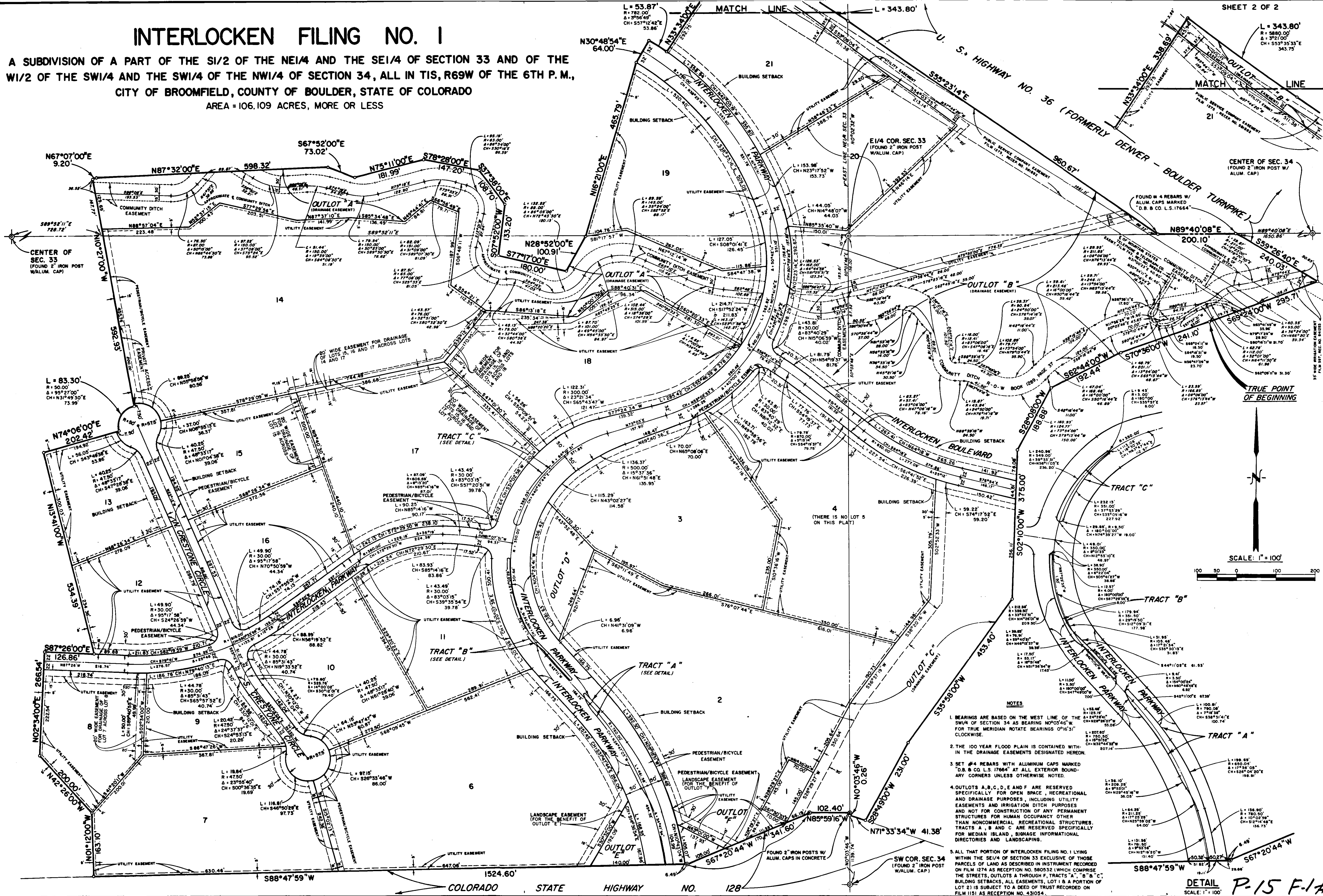
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 7:30 O'CLOCK P.M. THIS 20th DAY OF
January A.D., 1984, AND IS DULY RECORDED IN PLAN FILE P-15 F-1 #19+20
FEES 20.00 PAID.

Film 1287
Reception # 599879 BY: Maxine G. Archuleta
RECORDER DEPUTY

P-15- F-1 #19
P-15- F-1 #19 (1482)

INTERLOCKEN FILING NO. 1

A SUBDIVISION OF A PART OF THE SW1/4 OF THE NE1/4 AND THE SE1/4 OF SECTION 33 AND OF THE W1/2 OF THE SW1/4 AND THE SW1/4 OF THE NW1/4 OF SECTION 34, ALL IN T1S, R69W OF THE 6TH P.M., CITY OF BROOMFIELD, COUNTY OF BOULDER, STATE OF COLORADO
AREA = 106.109 ACRES, MORE OR LESS



DETAIL P-15 F-1#20
SCALE: 1" = 100'
(2 of 2)