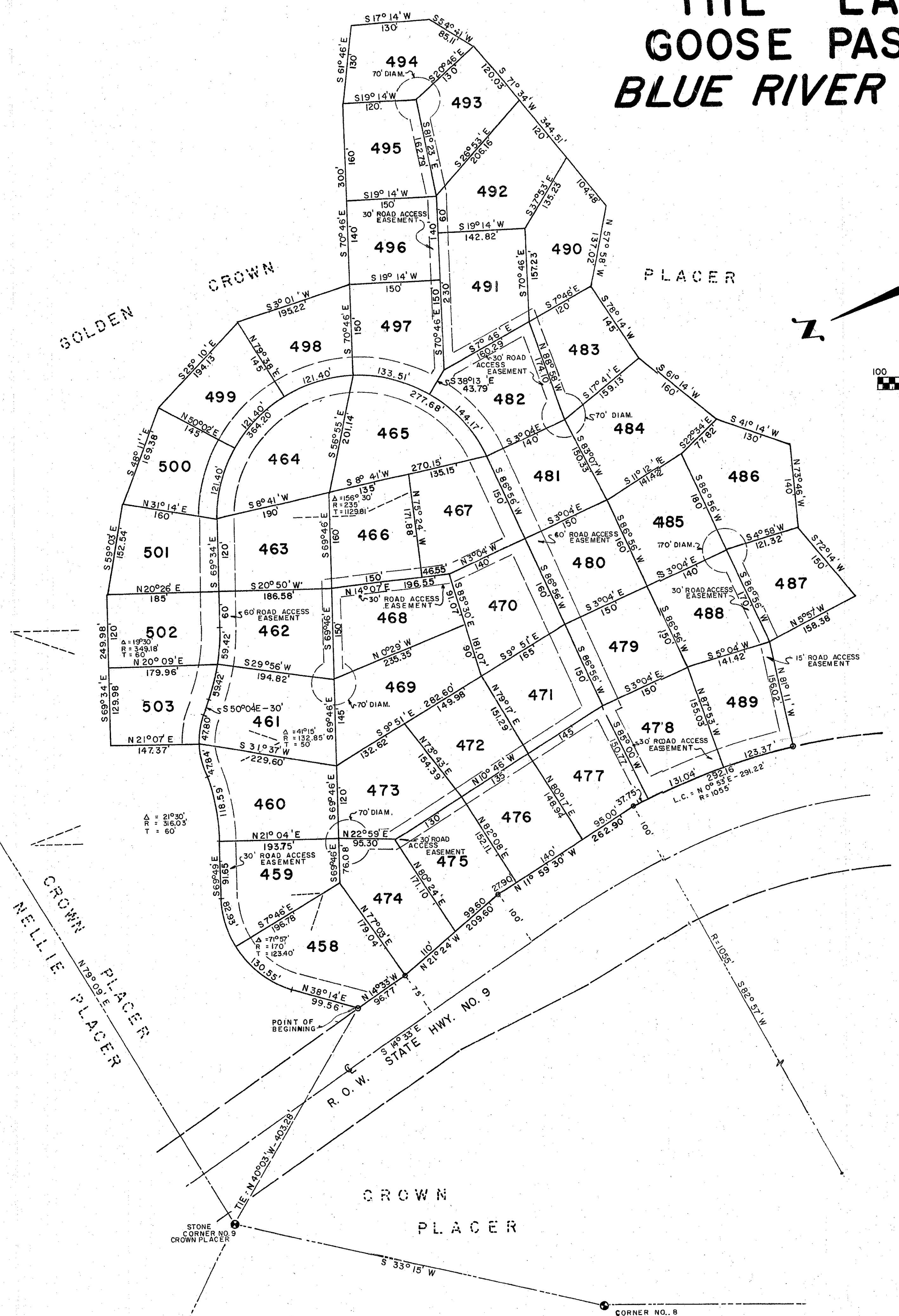


# THE LAKESHORE GOOSE PASTURE TARN BLUE RIVER ESTATES INC.



### DEDICATION:

KNOW ALL MEN BY THESE PRESENTS: THAT WE THE UNDERSIGNED, OWNERS OF THE FOLLOWING DESCRIBED PROPERTY BEING PORTIONS OF THE CROWN PLACER, MINERAL SURVEY NO. 13623, AND THE GOLDEN CROWN PLACER SURVEY NO. 5225, ALL IN THE MINERS MINING DISTRICT, SUMMIT COUNTY, COLORADO, LYING IN SECTION 7, TOWNSHIP 7 SOUTH, RANGE 77 WEST OF THE 6TH PRINCIPAL MERIDIAN, AND MORE PARTICULARLY DESCRIBED AS: BEGINNING AT A POINT ON THE EASTERLY RIGHT OF WAY LINE OF COLORADO STATE HIGHWAY NO. 9, WHENCE A STONE IDENTIFIED AS CORNER NO. 9 OF SAID CROWN PLACER BEARS N 40°03' W 403.28 FEET; THENCE N 38° 14' E 99.56 FEET; THENCE 213.48 FEET TO THE RIGHT ALONG THE ARC OF A 170.00 FOOT RADIUS CURVE, SAID ARC SUBTENDING A CENTRAL ANGLE OF 71°57'; THENCE S 69°49' E 91.65 FEET; THENCE 118.59 FEET TO THE LEFT ALONG THE ARC OF A 316.03 FOOT RADIUS CURVE, SAID ARC SUBTENDING A CENTRAL ANGLE OF 21°30'; THENCE 47.84 FEET TO THE RIGHT ALONG THE ARC OF A 132.85 FOOT RADIUS CURVE SAID ARC SUBTENDING A CENTRAL ANGLE OF 20°38'; THENCE N 21°07' E 147.37 FEET; THENCE S 69° 34' E 249.98 FEET; THENCE S 59°03' E 152.54 FEET; THENCE S 48° 11' E 169.38 FEET; THENCE S 25° 10' E 194.13 FEET; THENCE S 03° 01' W 195.22 FEET; THENCE S 70° 46' E 300.00 FEET; THENCE S 61° 46' E 130.00 FEET; THENCE S 17° 14' W 130.00 FEET; THENCE S 54° 41' W 85.11 FEET; THENCE S 71° 34' W 344.51 FEET; THENCE N 57° 58' W 137.02 FEET; THENCE S 78° 14' W 145.00 FEET; THENCE S 61° 14' W 160.00 FEET; THENCE S 41° 14' W 130.00 FEET; THENCE N 73° 46' W 140.00 FEET; THENCE S 72° 14' W 150.00 FEET; THENCE N 05° 57' W 159.38 FEET; THENCE N 81° 11' W 156.02 FEET MORE OR LESS TO THE EASTERLY RIGHT-OF-WAY LINE OF SAID HIGHWAY NO. 9; THENCE ALONG SAID RIGHT OF WAY NORTHERLY AND TO THE LEFT 292.16 FEET ALONG THE ARC OF A 1055.00 FOOT RADIUS CURVE, THE LONG CHORD OF SAID ARC BEARS N 0° 53' E 291.22 FEET; THENCE N 11° 59' 30" W 262.90 FEET; THENCE N 21° 24' W 209.60 FEET; THENCE N 14° 33' W 96.77 FEET MORE OR LESS TO THE POINT OF BEGINNING; CONTAINING 25.672 ACRES MORE OR LESS, HAVE LAID OUT, SUBDIVIDED, AND PLATTED THE SAME INTO LOTS UNDER THE NAME AND STYLE OF "THE LAKESHORE-GOOSE PASTURE TARN - BLUE RIVER ESTATES, INC.", TOWN OF BLUE RIVER, AS SHOWN HEREON AND DO BY THESE PRESENTS CONVEY TO THE OWNERS OF PROPERTY IN BLUE RIVER ESTATES THE USE OF ALL ROADS, STREETS AND OTHER EASEMENTS SHOWN THEREON.

"BLUE RIVER ESTATES INC."

*Lois G. Theobald*  
SECRETARY

*Richard W. Ferguson*  
VICE - PRESIDENT

STATE OF COLORADO  
COUNTY OF SUMMIT

S.S.  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 3<sup>RD</sup> DAY OF JANUARY, A.D. 1966 BY RICHARD W. FERGUSON AND LOIS G. THEOBALD, VICE-PRESIDENT AND SECRETARY, RESPECTIVELY OF "BLUE RIVER ESTATES, INC.", A COLORADO CORPORATION.

MY COMMISSION EXPIRES NOVEMBER 23, 1969

WITNESS MY HAND AND SEAL:

*Edna Minkus*  
NOTARY PUBLIC

### ATTORNEY'S OPINION:

I, ROBERT A. THEOBALD, BEING AN ATTORNEY-AT-LAW, DULY LICENSED TO PRACTICE BEFORE COURTS OF RECORDS OF COLORADO, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLES OF ALL LANDS HEREIN DEDICATED AND SHOWN UPON THE WITHIN PLAT AS A PUBLIC WAY AND THAT THE TITLE TO SUCH LANDS IS IN THE DEDICATORS FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES. THIS 3<sup>RD</sup> DAY OF JANUARY, A.D. 1966.

*Robert A. Theobald*  
ATTORNEY-AT-LAW

### SURVEYOR'S CERTIFICATE:

I, HOWARD P. BUNGER, JR., A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THE PLAT AND SURVEY OF "THE LAKESHORE-GOOSE PASTURE TARN - BLUE RIVER ESTATES, INC." WAS MADE BY ME AND UNDER MY SUPERVISION AND THAT BOTH ARE ACCURATE TO THE BEST OF MY KNOWLEDGE. THIS 3<sup>RD</sup> DAY OF JANUARY, A.D. 1966.

*Howard P. Bungler, Jr.*  
REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR NO. 2788

### APPROVAL:

KNOW ALL MEN BY THESE PRESENTS: THAT THE BOARD OF TRUSTEES OF BLUE RIVER, COLORADO, AUTHORIZED AND APPROVED THIS PLAT OF THE ABOVE SUBDIVISION AT A MEETING OF SAID BOARD OF TRUSTEES HELD ON THE 3<sup>RD</sup> DAY OF JANUARY, A.D. 1966, AND AUTHORIZED THE UNDERSIGNED TO SIGN AND ACKNOWLEDGE THE SAME, WHICH IS DONE ACCORDINGLY ON BEHALF OF BLUE RIVER, COLORADO. THIS 3<sup>RD</sup> DAY OF JANUARY, A.D. 1966.

ATTEST:

*Jean C. Dove*  
TOWN CLERK

*John Healy*  
MAYOR PRO TEM

### COUNTY CLERK AND RECORDER'S ACCEPTANCE:

ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER OF SUMMIT COUNTY, COLORADO THIS 5<sup>TH</sup> DAY OF JANUARY, A.D. 1966.

RECEPTION NO. 103957 TIME 9:25 AM

*Jedda C. Oaklock*  
COUNTY CLERK AND RECORDER

RICHARDS - BUNGER - HUFFSTUTLER ENGINEERS, INC.  
9485 WEST COLFAX AVENUE  
DENVER 15, COLORADO

PLAN HOLD

103957

#102901