621718 11/25/1996 12:23P B: 937 P: 459
Bernard J. Gonzales - Las Animas County Recorder

FISHER PEAK RANCH FILING 2

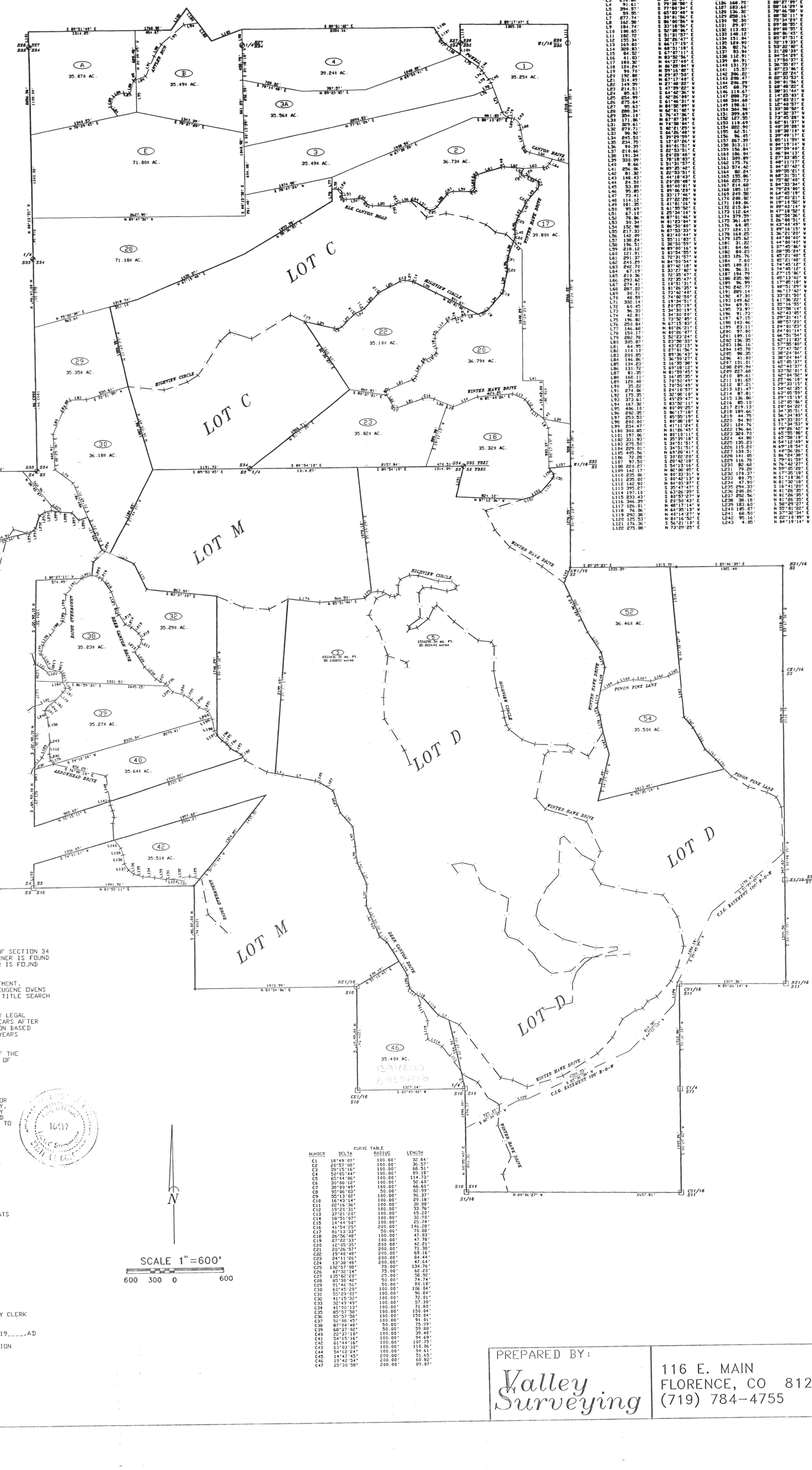
IN PORTIONS OF SECTIONS 26,27,34 AND 35 TOWNSHIP 32 SOUTH, RANGE 64 WEST AND IN PORTIONS OF SECTIONS 2,3,4,10 AND 11 TOWNSHIP 33 SOUTH, RANGE 64 WEST OF THE 6TH P.M., LAS ANIMAS COUNTY, COLORADO

LEGAL DESCRIPTION

PARCEL OF LAND LOCATED IN PORTIONS OF SECTIONS 26, 27, 34 AND 35, TOWNSHIP 32 SOUTH, RANGE 64 WEST AND IN PORTIONS OF SECTIONS 2, 3, 4, 10 AND 11, TOWNSHIP 33 SOUTH, RANGE 64 WEST OF THE 6TH P.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SW CORNER OF SAID SECTION 27 THENCE N00°10'11"E ON THE WEST LINE OF SAID SECTION 27, A DISTANCE OF 197.06 FEET;
THENCE S89°51'40"E LEAVING SAID WEST LINE, A DISTANCE OF 1768.92 FEET;
THENCE N35°39'18"E, A DISTANCE OF 331.93 FEET;
THENCE S34°51'51"E, A DISTANCE OF 504.51 FEET;
THENCE N69°28'41"E, A DISTANCE OF 405.56 FEET;
THENCE S89°51'42"E, A DISTANCE OF 2350.16 FEET TO A POINT ON THE CENTERLINE OF A 50 FOOT INGRESS/EGRESS/REGRESS EASEMENT;
(THE NEXT 4 COURSES SHALL BE ON SAID CENTERLINE)
THENCE S30°22'20"E, A DISTANCE OF 72.28 FEET;
THENCE S28°42'16"E, A DISTANCE OF 97.50 FEET;
THENCE ON A CURVE TO THE LEFT HAVING A DELTA OF 25°30'58", A RADIUS OF 200.00 FEET AND A LENGTH OF 89.07 FEET;
THENCE S54°13'16"E, A DISTANCE OF 220.27 FEET;
THENCE N02°08'05"E, A DISTANCE OF 142.17 FEET TO THE SW CORNER OF SAID SECTION 26;
THENCE N00°33'31"W ON THE WEST LINE OF SAID SECTION 26, A DISTANCE OF 235.06 FEET;
THENCE S89°17'47"E LEAVING SAID WEST LINE, A DISTANCE OF 1325.18 FEET TO A POINT ON THE EAST LINE OF THE W1/2SW1/4 OF SAID SECTION 26;
THENCE S00°42'13"W ON SAID EAST LINE, A DISTANCE OF 235.00 FEET TO THE SE CORNER THEREOF;
THENCE S00°24'05"W ON THE EAST LINE OF THE W1/2W1/2 OF SAID SECTION 35, A DISTANCE OF 5312.92 FEET TO THE SE CORNER THEREOF;
THENCE S00°55'20"W ON THE EAST LINE OF THE NW1/4NW1/4 OF SAID SECTION 2, A DISTANCE OF 1276.59 FEET TO THE SE CORNER THEREOF;
THENCE S89°29'23"E ON THE NORTH LINE OF THE SE1/4NW1/4 OF SAID SECTION 2, A DISTANCE OF 1315.72 FEET TO THE NE CORNER THEREOF;
THENCE S89°46'39"E ON THE NORTH LINE OF THE SW1/4NE1/4 OF SAID SECTION 2, A DISTANCE OF 1325.40 FEET TO THE NE CORNER THEREOF;
THENCE S00°47'36"W ON THE EAST LINE THEREOF, A DISTANCE OF 1318.38 FEET TO THE SE CORNER THEREOF;
THENCE S00°28'35"W ON THE EAST LINE OF THE W1/2SE1/4 OF SAID SECTION 2, A DISTANCE OF 2616.79 FEET;
THENCE S00°26'35"W ON THE EAST LINE OF THE NW1/4NE1/4 OF SAID SECTION 11, A DISTANCE OF 1300.56 FEET;
THENCE N89°26'14"W ON THE SOUTH LINE THEREOF, A DISTANCE OF 1329.36 FEET TO THE SW CORNER THEREOF;
THENCE S00°32'34"W ON THE EAST LINE OF THE W1/2 OF SAID SECTION 11, A DISTANCE OF 1312.86 FEET TO THE CENTER 1/4 CORNER OF SAID SECTION 11;
THENCE S00°29'42"W CONTINUING ON SAID EAST LINE, A DISTANCE OF 1303.26 FEET TO THE SE CORNER OF THE N1/2SW1/4 OF SAID SECTION 11;
THENCE N89°06'27"W ON THE SOUTH LINE THEREOF, A DISTANCE OF 2657.81 FEET TO THE SW CORNER THEREOF;
THENCE N00°25'40"E ON THE WEST LINE THEREOF, A DISTANCE OF 1298.09 FEET TO THE W1/4 CORNER OF SAID SECTION 11;
THENCE S89°49'48"W ON THE SOUTH LINE OF THE SE1/4NE1/4 OF SAID SECTION 10, A DISTANCE OF 1327.14 FEET TO THE SW CORNER THEREOF;
THENCE N00°26'27"E ON THE WEST LINE THEREOF, A DISTANCE OF 1299.54 FEET TO THE NW CORNER THEREOF;
THENCE S89°54'06"W ON THE SOUTH LINE OF THE N1/2N1/2 OF SAID SECTION 10, A DISTANCE OF 1970.99 FEET TO THE SW CORNER OF THE E1/2NE1/4NW1/4 OF SAID SECTION 10;
THENCE N00°30'58"E, ON THE WEST LINE THEREOF, A DISTANCE OF 1295.46 FEET TO THE NW CORNER THEREOF;
THENCE S89°55'11"W ON THE SOUTH LINE OF SAID SECTION 3, A DISTANCE OF 1991.76 FEET TO THE SW CORNER THEREOF;
THENCE S89°16'53"W ON THE SOUTH LINE OF SAID SECTION 4, A DISTANCE OF 2651.51 FEET TO THE S1/4 CORNER THEREOF;
THENCE N01°37'33"E ON THE WEST LINE OF THE E1/2 OF SAID SECTION 4 A DISTANCE OF 5272.00 FEET TO THE N1/4 CORNER OF SAID SECTION 4;
THENCE S89°53'04"E ON THE NORTH LINE OF SAID SECTION 4, A DISTANCE OF 2631.72 FEET TO THE NE CORNER THEREOF;
THENCE N00°14'04"W ON THE WEST LINE OF SAID SECTION 34, A DISTANCE OF 2663.98 FEET TO THE W1/4 CORNER THEREOF;
THENCE N00°13'31"W CONTINUING ON SAID WEST LINE, A DISTANCE OF 2656.96 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 2598.65 ACRES, MORE OR LESS.



LINE TABLE

NUMBER	DISTANCE	BEARING
L1	143.96'	N 39°19'18" E
L2	142.41'	N 64°46'32" W
L3	216.68'	S 82°18'01" W
L4	91.61'	S 79°38'58" E
L5	394.57'	S 77°50'34" E
L6	59.55'	S 65°50'48" W
L7	677.74'	S 30°01'56" E
L8	162.96'	S 86°00'56" W
L9	184.74'	S 33°01'56" E
L10	198.65'	S 52°08'06" E
L11	182.76'	S 31°31'57" E
L12	155.34'	S 32°26'47" E
L13	169.80'	S 64°17'15" E
L14	328.83'	N 68°51'18" E
L15	84.80'	S 57°07'11" E
L16	41.03'	N 83°52'56" E
L17	180.36'	N 44°37'48" E
L18	184.84'	N 84°28'09" E
L19	96.78'	N 39°16'08" E
L20	198.88'	N 29°07'58" E
L21	314.49'	N 67°17'48" E
L22	149.39'	S 27°48'22" W
L23	214.51'	S 47°39'22" W
L24	85.63'	S 43°37'46" W
L25	254.99'	S 42°26'08" W
L26	673.64'	S 61°46'31" W
L27	95.63'	N 80°52'09" W
L28	2386.34'	N 62°01'02" W
L29	394.18'	S 76°47'36" E
L30	171.06'	N 67°17'48" E
L31	329.61'	S 78°38'04" E
L32	676.71'	S 82°21'23" W
L33	96.82'	S 39°29'59" W
L34	245.50'	S 12°07'26" W
L35	234.75'	S 22°53'51" E
L36	90.39'	S 50°28'48" E
L37	210.66'	S 51°31'57" E
L38	191.34'	N 89°35'42" E
L39	330.09'	S 44°18'43" E
L40	8.66'	S 20°28'48" E
L41	256.06'	S 89°06'20" W
L42	91.32'	S 33°17'46" W
L43	148.43'	S 41°01'16" W
L44	24.50'	S 61°35'52" E
L45	93.09'	N 87°01'46" W
L46	95.85'	S 72°31'57" E
L47	73.41'	N 84°50'54" W
L48	114.12'	S 74°08'06" E
L49	181.25'	S 61°31'57" E
L50	95.69'	S 83°40'44" W
L51	67.18'	S 74°08'06" E
L52	78.86'	N 61°23'04" W
L53	36.34'	S 19°34'51" E
L54	152.98'	S 86°30'01" W
L55	217.33'	S 87°53'33" W
L56	142.09'	S 83°40'44" W
L57	136.84'	S 38°50'59" W
L58	196.51'	N 89°00'16" W
L59	218.12'	S 87°53'33" W
L60	121.91'	S 72°31'57" E
L61	291.37'	N 84°50'54" W
L62	240.29'	S 74°08'06" E
L63	242.70'	S 82°18'01" W
L64	67.19'	S 83°27'02" W
L65	210.36'	S 76°35'47" E
L66	293.62'	S 72°35'47" E
L67	274.41'	S 18°51'31" E
L68	287.22'	S 81°26'25" E
L69	30.71'	S 72°42'48" E
L70	48.59'	S 74°08'06" E
L71	332.14'	S 19°34'51" E
L72	60.45'	S 86°30'01" W
L73	96.33'	S 34°30'19" E
L74	42.81'	S 34°30'26" E
L75	196.82'	S 34°30'19" E
L76	250.84'	N 67°15'83" E
L77	146.68'	N 00°26'21" E
L78	158.17'	N 00°26'07" E
L79	282.78'	S 52°23'24" E
L80	305.87'	S 23°38'33" W
L81	64.95'	S 43°23'13" E
L82	116.10'	S 27°01'56" W
L83	200.85'	S 89°36'43" W
L84	146.84'	S 36°59'27" E
L85	134.23'	S 16°55'38" W
L86	131.72'	S 69°18'16" W
L87	81.35'	N 81°59'45" W
L88	168.11'	S 16°05'35" W
L89	128.48'	S 70°50'49" W
L90	35.22'	S 70°50'49" W
L91	274.06'	S 24°10'57" W
L92	175.35'	S 32°06'10" W
L93	373.61'	S 49°46'47" W
L94	167.32'	S 83°52'11" W
L95	406.10'	N 80°09'25" W
L96	282.35'	S 86°12'18" E
L97	253.53'	S 05°55'19" E
L98	200.00'	S 80°08'18" W
L99	234.47'	S 41°12'24" E
L100	300.85'	N 01°26'45" E
L101	197.06'	N 88°10'11" E
L102	231.95'	N 25°39'18" E
L103	275.50'	S 34°51'51" E
L104	229.01'	S 34°51'51" E
L105	405.56'	S 34°51'51" E
L106	72.28'	S 30°22'20" E
L107	97.50'	S 28°42'18" E
L108	220.27'	S 54°13'16" E
L109	142.17'	N 02°08'05" E
L110	235.06'	N 88°33'31" W
L111	235.00'	S 00°42'13" W
L112	142.90'	N 84°03'07" E
L113	395.27'	S 35°47'47" E
L114	197.16'	S 63°28'29" E
L115	233.43'	S 80°57'27" W
L116	346.39'	S 26°50'43" E
L117	186.01'	N 48°17'14" E
L118	76.06'	N 64°35'13" W
L119	292.38'	N 40°14'27" W
L120	125.53'	N 84°16'52" E
L121	176.36'	S 56°21'10" E
L122	275.08'	N 73°29'25" E

LINE TABLE

NUMBER	DISTANCE	BEARING
L123	214.83'	N 28°14'05" E
L124	265.89'	S 82°19'27" W
L125	186.10'	N 76°44'24" W
L126	168.75'	S 88°27'09" E
L127	183.60'	S 88°16'29" W
L128	136.36'	N 70°46'58" W
L129	258.16'	S 88°58'11" E
L130	98.30'	N 73°34'28" E
L131	89.87'	S 89°08'55" E
L132	113.03'	S 89°08'55" E
L133	148.12'	S 89°06'45" E
L134	131.84'	S 85°17'51" E
L135	129.90'	S 76°19'23" E
L136	82.76'	S 59°02'58" E
L137	93.94'	S 31°28'39" E
L138	112.91'	S 68°54'29" E
L139	84.91'	S 14°50'37" E
L140	131.73'	S 36°35'07" E
L141	15.57'	S 67°23'06" E
L142	386.22'	S 89°53'28" W
L143	288.47'	N 82°23'53" E
L144	286.29'	S 38°01'36" E
L145	68.79'	S 88°48'22" E
L146	110.67'	S 39°37'44" E
L147	888.73'	S 14°25'03" E
L148	394.68'	S 16°43'07" E
L149	190.61'	S 12°40'37" E
L150	384.98'	S 23°38'26" E
L151	399.69'	S 14°36'23" W
L152	127.35'	S 32°45'51" E
L153	118.69'	S 62°01'37" W
L154	882.90'	S 46°39'28" W
L155	62.51'	S 38°38'10" W
L156	96.45'	S 39°49'17" E
L157	267.39'	S 85°11'59" W
L158	313.11'	N 89°19'14" W
L159	156.84'	S 39°59'40" E
L160	186.84'	S 76°44'13" E
L161	309.89'	S 77°32'05" E
L162	175.76'	S 48°11'17" E
L163	574.42'	S 84°07'40" E
L164	82.24'	S 89°55'21" E
L165	135.86'	S 86°31'51" E
L166	225.73'	N 73°58'40" E
L167	214.68'	S 84°33'24" E
L168	185.12'	N 79°20'00" E
L169	249.58'	N 12°45'19" E
L170	208.82'	S 67°32'05" E
L171	100.86'	N 19°18'52" W
L172	215.84'	N 89°43'52" E
L173	112.52'	S 47°18'52" E
L174	379.39'	S 88°56'36" E
L175	361.69'	S 25°00'51" E
L176	64.85'	S 64°33'24" E
L177	124.13'	S 89°16'15" W
L178	168.25'	S 36°21'20" W
L179	125.62'	S 44°00'40" W
L180	31.22'	S 44°00'40" W
L181	64.66'	S 37°45'06" E
L182	80.23'	S 28°35'24" E
L183	186.76'	S 62°21'48" E
L184	7.60'	S 62°21'48" E
L185	189.21'	S 62°21'48" E
L186	36.31'	S 74°45'12" E
L187	194.79'	S 27°15'06" E
L188	235.96'	S 65°13'42" W
L189	96.99'	S 17°05'18" W
L190	248.77'	S 88°51'09" W
L191	889.14'	S 66°17'42" W
L192	47.30'	S 32°21'30" E
L193	149.62'	S 61°36'22" E
L194	69.91'	S 57°15'55" E
L195	73.97'	S 52°58'14" E
L196	91.73'	S 37°43'05" E
L197	67.15'	S 29°31'41" E
L198	143.46'	S 88°57'20" E
L199	83.11'	S 24°01'29" E
L200	97.00'	S 66°11'14" E
L201	189.10'	S 66°51'54" E
L202	136.35'	S 42°11'03" E
L203	186.16'	S 57°55'00" E
L204	145.78'	S 73°47'52" E
L205	98.38'	S 38°24'04" E
L206	41.00'	S 38°24'04" E
L207	131.01'	S 65°05'37" E
L208	289.94'	S 45°40'37" E
L209	227.68'	S 32°52'01" E
L210	89.61'	S 42°04'52" W
L211	181.65'	S 25°46'15" E
L212	87.21'	S 29°33'15" E
L213	121.47'	S 50°48'35" E
L214	97.81'	S 63°05'19" E
L215	136.98'	S 12°15'19" E
L216	85.10'	S 12°05'06" E
L217	219.13'	S 28°04'22" E
L218	189.66'	S 34°35'51" E
L219	44.75'	S 56°34'03" E
L220	94.90'	S 69°39'30" E
L221	124.76'	S 33°52'01" E
L222	196.66'	S 49°26'42" W
L223	328.70'	S 65°05'08" E
L224	44.86'	S 65°58'19" E
L225	135.23'	N 54°12'49" W
L226	115.80'	N 69°18'54" E
L227	138.51'	S 34°56'26" E
L228	141.05'	S 86°34'38" E
L229	116.78'	S 73°01'59" E
L230	82.68'	N 76°42'27" E
L231	79.28'	N 59°05'28" E
L232	178.37'	N 17°36'55" E
L233	89.75'	N 51°18'36" E
L234	47.90'	N 81°32'18" E
L235	294.33'	S 16°41'20" E
L236	288.26'	N 81°26'55" E
L237	252.56'	N 81°26'55" E
L238	38.18'	N 81°26'55" E
L239	183.60'	S 58°29'27" E
L240	185.07'	N 55°01'22" E
L241	68.90'	N 37°32'34" E
L242	95.16'	N 22°10'09" W
L243	4.05'	N 04°19'14" W

CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH
C1	18°49'08"	100.00'	32.84'
C2	20°57'08"	100.00'	36.57'
C3	39°15'16"	100.00'	68.51'
C4	50°05'44"	100.00'	89.18'
C5	65°44'06"	100.00'	114.73'
C6	30°08'12"	100.00'	52.60'
C7	38°09'49"	100.00'	66.61'
C8	95°06'03"	50.00'	82.99'
C9	55°13'02"	100.00'	96.37'
C10	16°43'14"	100.00'	29.18'
C11	22°16'36"	100.00'	38.88'
C12	19°20'31"	100.00'	33.76'
C13	37°21'20"	100.00'	65.20'
C14	18°51'07"	100.00'	32.90'
C15	14°44'50"	100.00'	25.74'
C16	41°54'25"	200.00'	146.28'
C17	81°13'33"	50.00'	70.88'
C18	26°36'48"	100.00'	47.03'
C19	27°22'33"	100.00'	47.78'
C20	12°05'35"	200.00'	42.21'
C21	20°26'57"	200.00'	71.38'
C22	19°48'48"	200.00'	69.16'
C23	24°11'26"	200.00'	84.44'
C24	13°38'48"	200.00'	47.64'
C25	102°57'08"	75.00'	134.76'
C26	47°32'14"	75.00'	62.23'
C27	135°62'20"	25.00'	58.92'
C28	85°38'42"	50.00'	74.74'
C29	91°46'56"	50.00'	80.10'
C30	60°45'29"	100.00'	106.04'
C31	55°29'02"	100.00'	96.84'
C32	41°15'32"	100.00'	72.01'
C33	32°49'49"	100.00'	57.30'
C34	41°08'13"	100.00'	71.80'
C35	85°57'58"	100.00'	150.04'
C36	85°57'58"	100.00'	150.04'
C37	52°08'45"	100.00'	91.01'
C38	87°04'48"	50.00'	75.99'
C39	68°37'02"	50.00'	59.88'
C40	22°37'10"	100.00'	39.48'
C41	54°15'16"	100.00'	94.69'
C42	61°44'16"	100.00'	107.75'
C43	63°03'30"	100.00'	110.06'
C44	54°12'24"	100.00'	94.61'
C45	14°47'45"	200.00'	51.65'
C46	19°42'54"	200.00'	68.82'
C47	25°30'58"	200.00'	89.07'

NOTES:

1. BASIS OF BEARING IS S 89°53'45" E ALONG THE SOUTH LINE OF SECTION 34 BETWEEN EXISTING MONUMENTS AS SHOWN ON THIS PLAT THE SW CORNER IS FOUND 2" PIPE WITH 2 1/2" BRASS CAP STAMPED 1925, THE S1/4 CORNER IS FOUND 2" PIPE WITH 2 1/2" BRASS CAP STAMPED 1925.

2. THIS PLAT WAS DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT. THE SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY (RICHARD EUGENE OWENS SURVEYOR), TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. TITLE SEARCH WAS NOT REQUESTED BY CLIENT.

3. NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

4. ROAD EASEMENTS ARE 50' IN WIDTH BEING 25' EITHER SIDE OF THE CENTERLINE. FRONT PROPERTY LINES ARE TO BE THE CENTERLINE OF THE 50' ROAD EASEMENT. ALL ROAD CONTROL IS SET ON A 25' PERPENDICULAR OFFSET TO THE ROADWAYS.

SURVEYOR'S CERTIFICATION

I, RICHARD E. OWENS, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY, ON WHICH THIS PLAT IS BASED, WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT THE MONUMENTS SHOWN WERE FOUND OR SET, AS NOTED, AND THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, BELIEF AND OPINION.

Richard E. Owens 11-21-96
RICHARD E. OWENS DATE
P.L.S. #16417

16417 STATE OF COLORADO

FILING CERTIFICATE

DEPOSITED THIS _____ DAY OF _____, 1996,

_____.M., IN BOOK _____, AT PAGE _____

RECEPTION NO. _____ OF LAND SURVEY PLATS OF LAS ANIMAS COUNTY, COLORADO

_____
COUNTY SURVEYOR

COUNTY CLERK AND RECORDER STATEMENT

STATE OF COLORADO)
SS)
COUNTY OF LAS ANIMAS)

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF LAS ANIMAS COUNTY, COLORADO,

AT _____.M., OF THE _____DAY OF _____, 19____,AD

IN BOOK _____ AT PAGE _____, UNDER RECEPTION NO. _____

_____
COUNTY CLERK AND RECORDER

N

SCALE 1"=600'
600 300 0 600

PREPARED BY:
Valley Surveying
116 E. MAIN
FLORENCE, CO 81226
(719) 784-4755