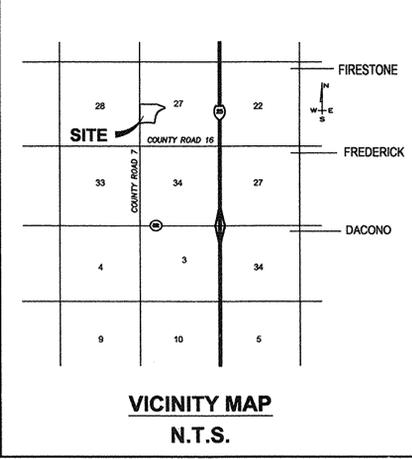


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LEGAL DESCRIPTION
 2763429 04/24/2000 02:48P JA Suki Tsukamoto
 1 of 1 R 10.00 0 0.00 Weld County CO

COUNTRY MEADOWS FARM SUBDIVISION FILING NO. 1

A PART OF THE S.W. 1/4 OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 68 WEST, OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF FREDERICK, COUNTY OF WELD, STATE OF COLORADO

FINAL PLAT



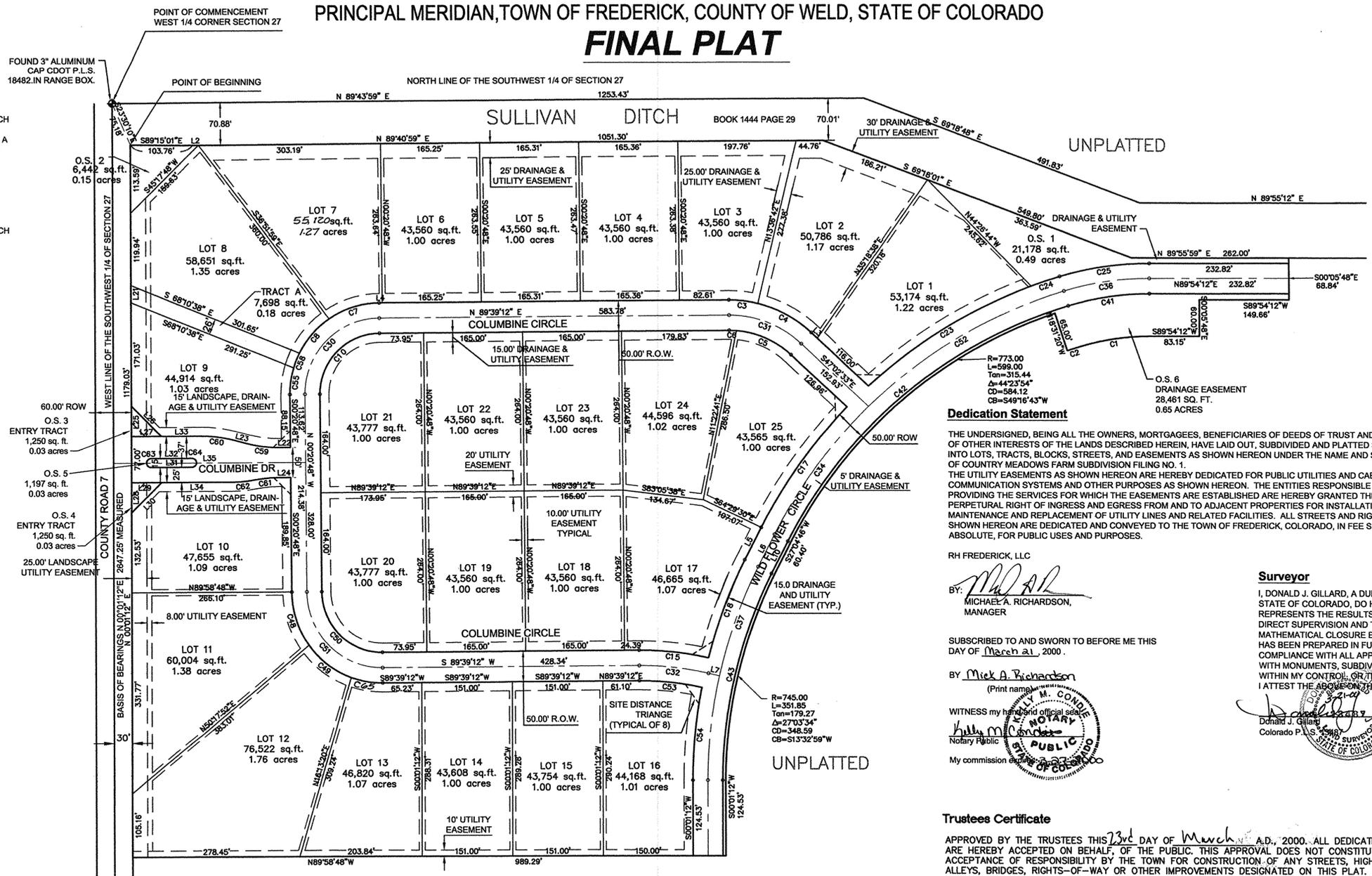
COMMENCING AT THE WEST 1/4 CORNER OF SECTION 27
 THENCE, S 23°30'10" E, 75.18 FEET TO THE POINT OF BEGINNING;
 THENCE, S 89°15'01" E, 103.76 FEET TO A POINT;
 THENCE, N 89°40'59" E, 1051.30 FEET TO A POINT;
 THENCE, S 69°18'01" E, 549.80 FEET TO A POINT;
 THENCE, N 89°55'59" E, 262.00 FEET TO A POINT;
 THENCE, S 00°05'48" E, 68.84 FEET TO A POINT;
 THENCE, S 89°54'12" W, 149.66 FEET TO A POINT;
 THENCE, S 00°05'48" E, 60.00 FEET TO A POINT;
 THENCE, S 89°54'12" W, 83.15 FEET TO A POINT;
 THENCE, ALONG A TANGENT CURVE TO THE LEFT WITH A RADIUS OF 405.00 FEET, A CENTRAL ANGLE OF 16°34'23", AN ARC LENGTH OF 117.15 FEET, THE CHORD OF WHICH BEARS S 81°37'01" W, FOR A DISTANCE OF 116.74 FEET TO A POINT;
 THENCE, ALONG A COMPOUND CURVE TO THE LEFT WITH A RADIUS OF 708.00 FEET, A CENTRAL ANGLE OF 1°51'09", AN ARC LENGTH OF 22.89 FEET, THE CHORD OF WHICH BEARS S 72°24'15" W, FOR A DISTANCE OF 22.89 FEET TO A POINT;
 THENCE, N 18°31'20" W, 65.00 FEET TO A POINT;
 THENCE, ALONG A NON-TANGENT CURVE TO THE LEFT WITH A RADIUS OF 773.00 FEET, A CENTRAL ANGLE OF 44°23'54", AN ARC LENGTH OF 599.00 FEET, THE CHORD OF WHICH BEARS S 49°16'43" W, FOR A DISTANCE OF 584.12 FEET TO A POINT;
 THENCE, S 27°04'48" W, 60.40 FEET TO A POINT;
 THENCE, ALONG A TANGENT CURVE TO THE LEFT WITH A RADIUS OF 745.00 FEET, A CENTRAL ANGLE OF 27°03'34", AN ARC LENGTH OF 351.85 FEET, THE CHORD OF WHICH BEARS S 13°32'59" W, FOR A DISTANCE OF 348.59 FEET TO A POINT;
 THENCE, S 00°01'12" W, 124.53 FEET TO A POINT;
 THENCE, N 89°58'48" W, 989.29 FEET TO A POINT;
 THENCE, N 00°01'12" E, 1179.03 FEET TO THE POINT OF BEGINNING.

CONTAINING 33.51 ACRES, 1,459,756 SQ.FT. MORE OR LESS.

SITE DATA

25 LOTS	27.46 ACRES
PROPOSED STREETS	4.80 ACRES
OPEN SPACE	1.26 ACRES
TOTAL	33.51 ACRES

- NOTE:**
- PROPOSED STREETS ARE WITHIN A PROPOSED 50' RIGHT-OF-WAY.
 - ABUTTING LAND OWNED BY RH FREDERICK, LLC
 - OPEN SPACE TRACTS 1 THROUGH 6 ARE OWNED AND MAINTAINED BY THE HOME OWNERS ASSOCIATION. THESE TRACTS ARE DEDICATED AS LANDSCAPE, UTILITY AND DRAINAGE EASEMENTS PER THIS DOCUMENT.
 - TRACT A SHALL BE DEDICATED TO THE TOWN OF FREDERICK AND USED FOR WATER UTILITIES AND FIRE ACCESS.
 - BASIS OF BEARINGS: THE WEST LINE OF THE S.W. 1/4 OF SECTION 27 IS ASSUMED TO BEAR N 00°01'12" E BETWEEN MONUMENTS SHOWN HEREON.



CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1	117.15'	405.00'	16°34'23"	S81°37'01"W	116.74'
C2	22.89'	708.00'	1°51'09"	S72°24'15"W	22.89'
C3	48.72'	200.00'	13°57'30"	N83°22'03"W	48.60'
C4	102.44'	200.00'	29°20'45"	N61°42'56"W	101.32'
C5	101.38'	150.00'	38°43'25"	N66°24'16"W	99.48'
C6	11.99'	150.00'	4°34'49"	N88°03'23"W	11.99'
C7	88.79'	150.00'	33°54'56"	S72°41'44"W	87.50'
C8	75.77'	150.00'	28°56'37"	S41°15'58"W	74.97'
C9	157.08'	100.00'	90°00'00"	S44°39'12"W	141.42'
C10	116.54'	525.00'	12°43'06"	N83°59'15"W	116.30'
C11	247.87'	828.00'	17°09'07"	S35°39'20"W	246.94'
C12	171.59'	800.00'	12°17'20"	S20°56'06"W	171.26'
C13	320.25'	828.00'	22°09'39"	S58°46'38"W	318.26'
C14	50.19'	828.00'	3°28'22"	S71°35'38"W	50.18'
C15	151.86'	525.00'	16°34'23"	S81°37'01"W	151.33'
C16	196.35'	125.00'	89°59'57"	S44°39'10"W	176.78'
C17	132.26'	175.00'	43°18'15"	N68°41'41"W	129.14'
C18	116.49'	500.00'	13°20'55"	N83°40'20"W	116.23'
C19	265.96'	803.00'	18°58'37"	S36°34'05"W	264.75'
C20	144.63'	500.00'	16°34'23"	S81°37'01"W	144.12'
C21	190.42'	775.00'	14°04'39"	S20°02'27"W	189.94'
C22	137.40'	475.00'	16°34'23"	S81°37'01"W	136.92'
C23	628.03'	778.00'	46°15'03"	S50°12'18"W	611.11'
C24	354.21'	750.00'	27°03'34"	S13°32'59"W	350.93'
C25	93.03'	150.00'	35°32'06"	S18°06'51"E	91.55'
C26	89.21'	150.00'	34°04'33"	S52°55'10"E	87.90'
C27	157.08'	100.00'	90°00'00"	S45°20'48"E	141.42'
C28	196.35'	125.00'	90°00'00"	S45°20'48"E	176.78'
C29	382.24'	803.00'	27°16'26"	S59°41'36"W	378.65'
C30	104.89'	475.00'	12°39'08"	N84°01'14"W	104.68'
C31	156.23'	800.00'	11°11'20"	S05°36'52"W	155.98'
C32	45.02'	150.00'	17°11'50"	S08°15'07"W	44.85'
C33	26.03'	150.00'	9°56'37"	S21°49'21"W	26.00'
C34	51.82'	200.00'	14°50'47"	S82°33'25"E	51.68'
C35	54.67'	211.00'	14°50'47"	N82°33'25"W	54.52'
C36	37.79'	200.00'	10°49'31"	S84°36'26"W	37.73'
C37	39.87'	211.00'	10°49'31"	N84°36'26"E	39.81'
C38	23.56'	7.50'	180°00'00"	S00°01'12"W	15.00'
C39	23.56'	7.50'	180°00'00"	N00°01'12"E	15.00'
C40	53.38'	150.00'	20°23'21"	S80°09'07"E	53.10'

LINE TABLE

LINE	LENGTH	BEARING
L2	9.67	N89°40'59"E
L3	13.58	S47°02'33"E
L4	5.26	N89°39'12"E
L5	60.40	N27°04'46"E
L6	60.40	N27°04'46"E
L7	18.83	N76°59'53"W
L10	60.40	S27°04'46"W
L21	28.00	N00°01'12"E
L22	19.89	N89°58'48"W
L23	23.28	S75°08'01"E
L24	21.86	N89°58'48"W
L25	60.00	N00°01'12"E
L26	70.71	S44°58'48"E
L27	60.00	S89°58'48"E

LINE TABLE

LINE	LENGTH	BEARING
L28	50.00	N00°01'12"E
L29	50.00	N89°58'48"W
L30	70.71	N45°01'12"E
L31	68.00	N89°58'48"W
L32	68.00	N89°58'48"W
L33	66.86	N89°58'48"W
L34	115.83	N89°58'48"W
L35	319.72	N89°58'48"W

Clerk and Recorder

STATE OF COLORADO
 COUNTY OF WELD
 I HEREBY CERTIFY THAT THIS PLAT WAS FILED IN MY OFFICE ON THIS ___ DAY OF _____, 2000 A.D., AT ___ A.M./P.M., AND WAS RECORDED AT RECEPTION NUMBER _____.

County Clerk and Recorder

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED ON 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 CERTIFICATION SHOWN HEREON.

Dedication Statement

THE UNDERSIGNED, BEING ALL THE OWNERS, MORTGAGEES, BENEFICIARIES OF DEEDS OF TRUST AND HOLDERS OF OTHER INTERESTS OF THE LANDS DESCRIBED HEREIN, HAVE LAID OUT, SUBDIVIDED AND PLATTED SAID LANDS INTO LOTS, TRACTS, BLOCKS, STREETS, AND EASEMENTS AS SHOWN HEREON UNDER THE NAME AND SUBDIVISION OF COUNTRY MEADOWS FARM SUBDIVISION FILING NO. 1. THE UTILITY EASEMENTS AS SHOWN HEREON ARE HEREBY DEDICATED FOR PUBLIC UTILITIES AND CABLE COMMUNICATION SYSTEMS AND OTHER PURPOSES AS SHOWN HEREON. THE ENTITIES RESPONSIBLE FOR PROVIDING THE SERVICES FOR WHICH THE EASEMENTS ARE ESTABLISHED ARE HEREBY GRANTED THE PERPETUAL RIGHT OF INGRESS AND EGRESS FROM AND TO ADJACENT PROPERTIES FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF UTILITY LINES AND RELATED FACILITIES. ALL STREETS AND RIGHTS-OF-WAY SHOWN HEREON ARE DEDICATED AND CONVEYED TO THE TOWN OF FREDERICK, COLORADO, IN FEE SIMPLE ABSOLUTE, FOR PUBLIC USE AND PURPOSES.

RH FREDERICK, LLC

BY: *Michael A. Richardson*
 MICHAEL A. RICHARDSON,
 MANAGER

SUBSCRIBED TO AND SWORN TO BEFORE ME THIS DAY OF March, 2000.

BY: *Mick A. Richardson*
 (Print name)
 MICK A. RICHARDSON
 Notary Public
 STATE OF COLORADO

WITNESS my hand and official seal
John M. Conner
 Notary Public
 STATE OF COLORADO
 My commission expires _____

Surveyor

I, DONALD J. GILLARD, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE ON 01-12-2000, BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON; THAT MATHEMATICAL CLOSURE ERRORS ARE LESS THAN 1:50,000; AND THAT SAID PLAT HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF COLORADO DEALING WITH MONUMENTS, SUBDIVISIONS OR SURVEYING OF LAND AND ALL PROVISIONS, WITHIN MY CONTROL, OR THE TOWN SUBDIVISION REGULATIONS. I ATTEST THE ABOVE ON THIS 21 DAY OF MARCH, 2000.

Donald J. Gillard
 Donald J. Gillard
 Surveyor
 STATE OF COLORADO

Trustees Certificate

APPROVED BY THE TRUSTEES THIS 23rd DAY OF March, A.D., 2000. ALL DEDICATIONS ARE HEREBY ACCEPTED ON BEHALF OF THE PUBLIC. THIS APPROVAL DOES NOT CONSTITUTE ACCEPTANCE OF RESPONSIBILITY BY THE TOWN FOR CONSTRUCTION OF ANY STREETS, HIGHWAYS, ALLEYS, BRIDGES, RIGHTS-OF-WAY OR OTHER IMPROVEMENTS DESIGNATED ON THIS PLAT.

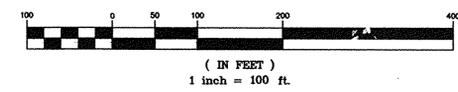
Edward J. Tagliente
 BOARD OF TRUSTEES

ATTEST:
John M. Conner
 TOWN CLERK

LEGEND

- SECTION CORNER
- O.S. OPEN SPACE
- NR NON-RADIAL

GRAPHIC SCALE



Futura Engineering Inc.
 Engineering Consultants and Surveyors

12741 East Caley Avenue, Suite 126
 Englewood, Colorado 80111 - (303) 649-9292
 FAX (303) 649-9499

FINAL PLAT
 COUNTRY MEADOWS FARM SUBDIVISION FILING NO. 1
 TOWN OF FREDERICK, WELD COUNTY, COLORADO

Prepared For: **RH FREDERICK, LLC**

DATE: 12-20-99	DRAWN: TWD
CHECKED: ABA	FILE NO: 0499001
REVISIONS	DATE
ROAD ALIGN	3/15/00
TRACT A	3/17/00
Sheet	1 of 1

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