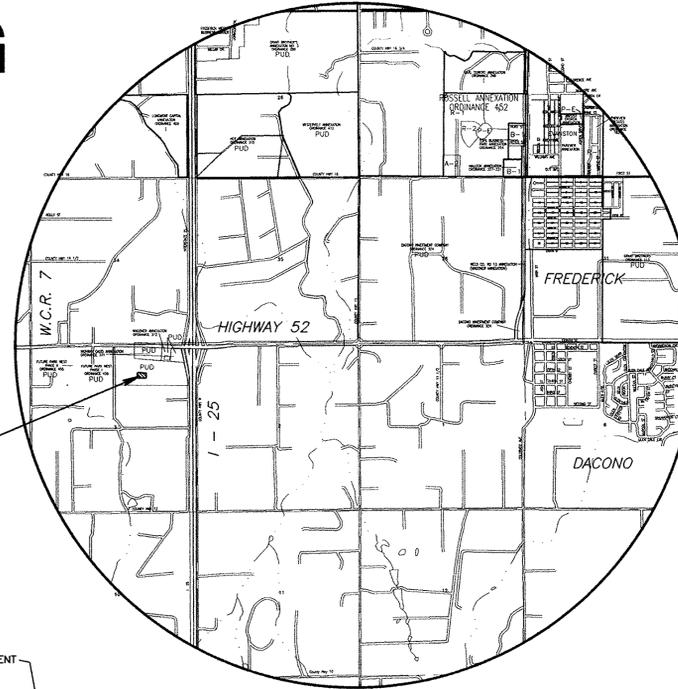


GLACIER BUSINESS PARK AMENDED FIRST FILING REPLAT OF LOTS 3 & 4, BLOCK 3

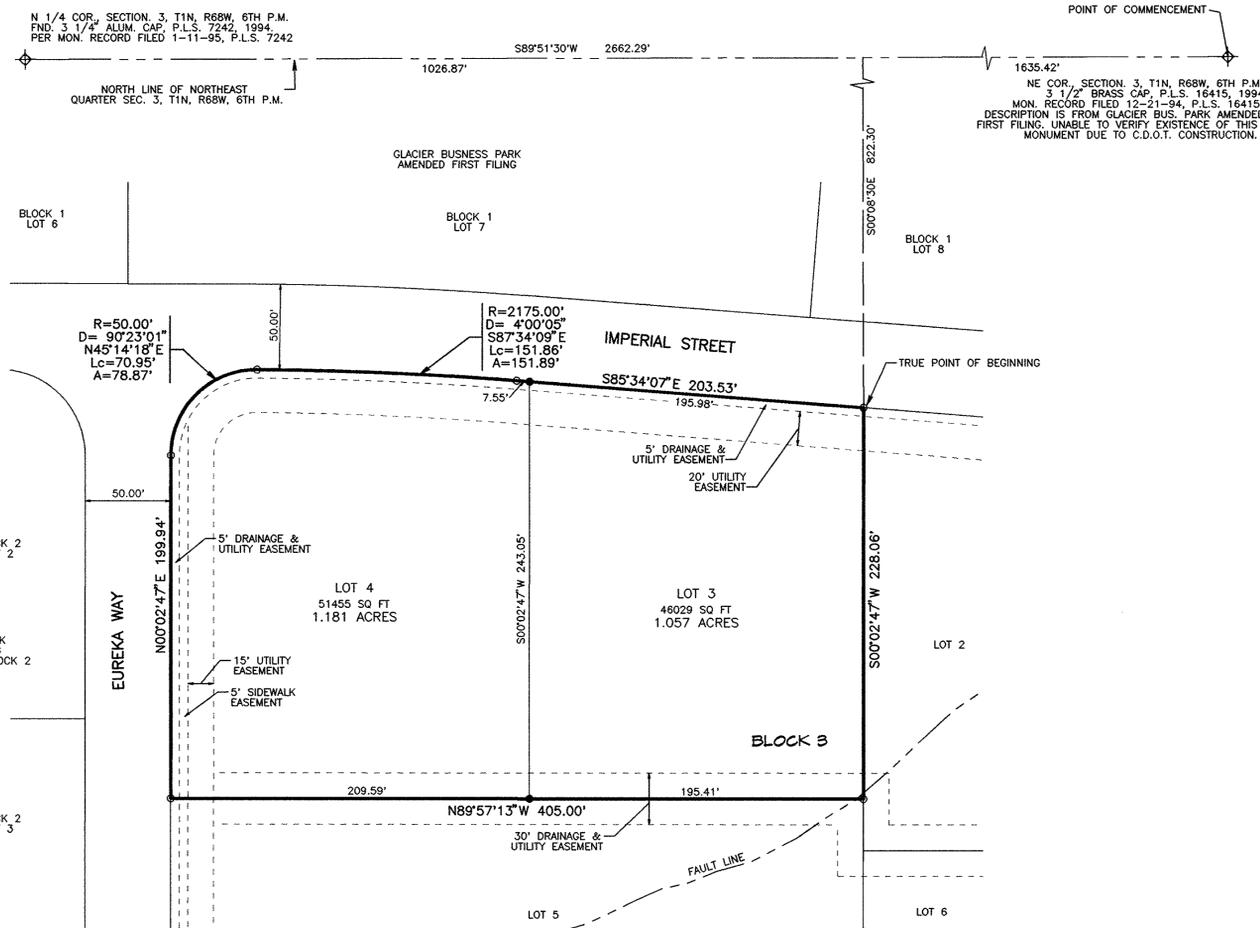
A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE SIXTH P.M., TOWN OF FREDERICK, COUNTY OF WELD, STATE OF COLORADO

009
ENV
wcl18

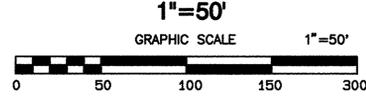
2837009 04/02/2001 01:21P JA Suki Tsukamoto
1 of 1 R 10.00 D 0.00 Weld County CO



GLACIER BUSINESS PARK AMENDED
FIRST FILING, LOTS 3 & 4, BLOCK 3



VICINITY MAP
NOT TO SCALE



DATE PREPARED: Mar 6, 2001

LEGEND:

- ⊕ FOUND MONUMENT AS NOTED
- FOUND NO. 5 PIN WITH PLASTIC CAP I.S. NO. 20873
- SET NO. 5 PIN WITH PLASTIC CAP I.S. 24302

NOTES:

1. SITE SPECIFIC GEOTECHNICAL INVESTIGATIONS MUST BE DONE PRIOR TO ANY BUILDING ON ANY LOT.
2. TOTAL AREA = 2.238 ACRES +/-
3. ZONING = PUD
4. 5' WALK ON NORTH OR EAST SIDE OF ALL STREETS, TO BE INSTALLED AND MAINTAINED BY INDIVIDUAL LOT OWNERS.

OWNERS:

ANTHONY JOHN GODDARD AND DIANE MARIE GODDARD
6440 ODELL PLACE
BOULDER, CO 80301

BASIS OF BEARINGS:

THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 68 WEST AS BEARING NORTH 89°51'30" EAST AND MONUMENTED AS SHOWN.

LOTS

TOTAL NUMBER OF LOTS = 2

FLOOD PLAIN INFORMATION

THIS PROPERTY LIES WITHIN FLOOD ZONE C (AREAS OF MINIMAL FLOODING) ACCORDING TO FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 080266 0960 D, DATED SEPTEMBER 28, 1990.

LEGAL DESCRIPTION:

LOTS 3 & 4, BLOCK 3 OF GLACIER BUSINESS PARK AMENDED FIRST FILING RECORDED AT RECEPTION NO. 2712808 OF THE WELD COUNTY RECORDS BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF FREDERICK, COUNTY OF WELD, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 3, WHENCE THE NORTH ONE-QUARTER CORNER OF SAID SECTION 3 BEARS SOUTH 89°51'30" WEST 2662.29 FEET SAID LINE FORMING THE BASIS OF BEARING FOR THIS DESCRIPTION; THENCE SOUTH 89°51'30" WEST ALONG THE NORTH LINE OF THE NORTHEAST ONE-QUARTER 1635.42 FEET; THENCE SOUTH 00°08'30" EAST 822.30 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 00°02'47" WEST 228.06 FEET; THENCE NORTH 89°57'13" WEST 405.00 FEET; THENCE NORTH 00°02'47" WEST 199.94 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 90°23'01" CHORD OF SAID ARC BEARS NORTH 45°14'18" EAST 70.95 FEET; A DISTANCE OF 78.87 FEET TO A POINT OF COMPOUND CURVATURE; THENCE ALONG THE ARC OF SAID COMPOUND CURVE (SAID ARC HAVING A RADIUS OF 2175.00 FEET, A CENTRAL ANGLE OF 4°00'05" CHORD OF SAID ARC BEARS SOUTH 87°44'09" EAST 151.86 FEET) A DISTANCE OF 151.86 FEET; THENCE SOUTH 85°34'07" EAST 203.53 FEET TO THE TRUE POINT OF BEGINNING CONTAINING 2.238 ACRES, MORE OR LESS.

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, ANTHONY JOHN GODDARD AND DIANE MARIE GODDARD, BEING THE SOLE OWNERS OF THE LAND DESCRIBED HEREIN HAS CAUSED SAID LAND TO BE LAID OUT AND PLATTED UNDER THE NAME OF GLACIER BUSINESS PARK AMENDED FIRST FILING REPLAT OF LOTS 3 & 4, BLOCK 3 AND DO HEREBY DEDICATE TO THE PUBLIC FOREVER ALL PUBLIC STREETS AND RIGHTS-OF-WAY, EASEMENTS AND PLACES DESIGNATED OR DESCRIBED AS FOR PUBLIC ACCESS.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HANDS AND SEALS THIS 7th DAY OF March, 2001.

BY: *Anthony John Goddard*
ANTHONY JOHN GODDARD AND DIANE MARIE GODDARD

NOTARIAL CERTIFICATION:

KATHLEEN A. WILLIAMSEN
NOTARY PUBLIC
STATE OF COLORADO)
COUNTY OF) SS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF March, 2001. BY ANTHONY JOHN GODDARD AND DIANE MARIE GODDARD MY COMMISSION EXPIRES: 3/20/04
Kathleen A. Williamsen
NOTARY PUBLIC

MORTGAGEE'S DEDICATION:

THE UNDERSIGNED BANK ONE COLORADO, NA, AS BENEFICIARY OF A DEED OF TRUST WHICH CONSTITUTES A LIEN UPON THE DECLARANT'S PROPERTY, RECORDED AT RECEPTION NUMBER 2658208 OF WELD COUNTY CLERK AND RECORDER, HEREBY CONSENTS TO THE DEDICATION OF LAND TO STREETS, ALLEYS, ROADS AND OTHER PUBLIC AREAS, AS DESIGNATED ON THIS PLAT, AND FOREVER RELEASES SAID LANDS FROM THE LIEN CREATED BY SAID INSTRUMENT.

BANK ONE COLORADO, NA

BY: *William J. Unrein*
WILLIAM J. UNREIN, VICE PRESIDENT

KATHLEEN A. WILLIAMSEN
NOTARY PUBLIC
STATE OF COLORADO)
COUNTY OF) SS

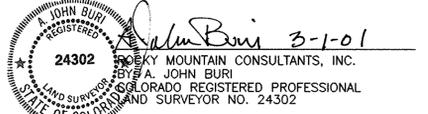
THE FOREGOING MORTGAGEE'S CONSENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF March, 2001, BY WILLIAM J. UNREIN, VICE PRESIDENT BANK ONE COLORADO, NA

MY COMMISSION EXPIRES: 3/20/04
WITNESS MY HAND AND OFFICIAL SEAL.

Kathleen A. Williamsen
NOTARY PUBLIC

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THIS FINAL PLAT ACCURATELY REPRESENTS THE RESULTS OF A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND IS DONE IN ACCORD WITH APPLICABLE STATE OF COLORADO REQUIREMENTS.



TRUSTEE CERTIFICATE:

APPROVED BY THE BOARD OF TRUSTEES THIS 7th DAY OF March A.D., 2001. 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.

ATTEST: *Edward J. Tagliente*
TOWN CLERK BOARD OF TRUSTEES

CLERK AND RECORDER'S CERTIFICATE:

STATE OF COLORADO)
COUNTY OF WELD)
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT _____ O'CLOCK _____ M., THIS _____ DAY OF _____ A.D., 20____, AND IS RECORDED IN PLAT BOOK NO. _____, FILM NO. _____, RECEPTION NO. _____

DEPUTY _____ RECORDER _____

FEES _____

