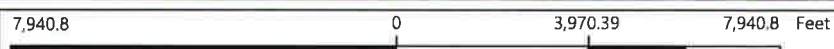


Legend

- Parcels
- Highway
- Road
- Highway
- County Boundary

1: 47,645



This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.




THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes

73.427 +/- Acres



Legend

-  Parcels
-  Highway
-  County Boundary

1: 6,703



1,117.1 0 558.56 1,117.1 Feet

Notes

73.427 +/- Acres

APPLICANT: Party 2 of 2
 REGISTERED BY STATE OF COLORADO
 REGISTERED NUMBER: 30462

CORRECTED RECORDED EXEMPTION NO 0961-24-1-RE2623

LOT A AND LOT B OF RECORDED EXEMPTION NO. 0961-24-1-RE2623, BEING A PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 5 NORTH, RANGE 65 WEST OF THE 8TH P.M., COUNTY OF WELD, STATE OF COLORADO.

PLAT NOTES:

- 1. All proposed or existing structures and/or any other improvements on the site must conform to the minimum setbacks and other requirements for the zone district in which the property is located. Pursuant to the definition of SETBACKS in the Weld County Zoning Ordinance (Ordinance 03, as amended), the required setbacks are measured from the future right-of-way line.
- 2. Any future structures or uses on site must obtain the appropriate zoning and building permits.
- 3. All construction or improvements occurring in the Airport Overlay Zone shall comply with all requirements of the Airport Overlay District.
- 4. Prior to the release of a building permit on Lot B of the recorded exemption, the applicant for the building permit shall be required to submit to the Department of Planning Services evidence that the lot had adequate water at sufficient quality, quantity and dependability.
- 5. Prior to the release of building permits on Lot A, or Lot B, the applicant will be required to submit a recorded deed describing the lot upon which the building permit is requested with the building permit application. The legal description on such deed shall include the lot and recorded exemption number.
- 6. Should noxious weeds exist on the property or become established as a result of the proposed development, the applicant/landowner shall be responsible for controlling the noxious weeds, pursuant to Ordinance 189A.
- 7. RIGHT TO FARM COVENANT: Weld County is one of the most productive agricultural counties in the United States. The rural areas of Weld County may be open and peaceful, but they are intensely used for agriculture. Persons moving into a rural area must recognize there are drawbacks, including conflicts with long-standing agricultural practices and a lower level of services than in town.

Agricultural users of the land should not be expected to change their long-established agricultural practices to accommodate the intrusions of urban users into a rural area. Well-run agricultural activities will generate off-site impacts, including noise from tractors and equipment, dust from animal pens, feed work, harvest, and other noise, odor from animal confinement, sludge and manure, smoke from stub burning, fires and misappurates, the use of pesticides and fertilizers in the fields, including the use of aerial spraying. Odors and residues cannot simply be moved out of the way of residential development without threatening the efficient delivery of irrigation to fields which is essential to farm production.

Weld County covers a land area of over 4,000 square miles in size (twice the size of the State of Delaware) with more than 3,700 miles of State and County roads outside of municipalities. The sheer magnitude of the area to be served stretches available resources. Law enforcement is limited as response to complaints more than 60 miles of the County, and the distances which must be traveled may delay an emergency response, including law enforcement, ambulance, and fire. The protection is usually provided by volunteers who must leave their jobs and families to respond to emergencies. County gravel roads, no matter how often they are graded, will not provide the same kind of surface expected from a paved road. Snow removal activities mean that roads from subdivisions to arterial may not be cleared for several days after a major snowstorm. Snow removal for roads within subdivisions are of the lowest priority for public works or may be the private responsibility of the homeowner. Services in rural areas, in many cases, will not be equivalent to municipal services.

Children are exposed to different hazards in the County than in an urban or suburban setting. Farm equipment and off-road equipment, ponds and irrigation ditches, electrical power for pumps and center pivot operations, high speed traffic, sand-burk, pesticide risks, herbicide, farm dogs and livestock present real threats to children. Controlling children's activities is important, not only for their safety, but also for the protection of the farmer's livelihood.

GENERAL NOTES:

- 1. Bases of Bearings for this survey are based on the recorded bearing of South 86°17'32" East on the North line of the Northeast Quarter of Section 24, Township 5 North, Range 65 West of the 8th P.M., County of Weld, State of Colorado per Recorded Exemption No. 0961-24-1-RE2623, recorded May 15, 2020 at Reception No. 2767680. Note: Monumentation of said line as shown on Map.
- 2. Commitment For Title Insurance was furnished to Intermill Land Surveying, Inc. by the client. Commitment For Title Insurance was prepared by Stewart Title Guaranty Company (File No. 1380247, dated August 18, 2024). Only those statements and/or rights of way which are extractable, as listed in Schedule B-2 (Exceptional) Items 1-49 of said Commitment For Title Insurance are addressed and/or shown on this Map. No further research and/or right of way research, other than may be shown on this Map, was required by the client or performed by Intermill Land Surveying, Inc. for the preparation of this survey. Property Description as shown on this Map is the same as identified in said Commitment For Title Insurance.
- 3. There are no buildings encroaching onto adjoining properties, known easements and/or rights-of-way, except as may be shown on this Map.
- 4. Any utilities and/or evidence of utilities, if shown herein, are based upon on-site observation and known information only.
- 5. The purpose of this Corrected Recorded Exemption is to correct errors in closure found within Lots A and B of Recorded Exemption No. 0961-24-1-RE2623.
- 6. 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 herein.

DEPARTMENT OF PLANNING SERVICES ADMINISTRATIVE REVIEW CERTIFICATE:

This plat is accepted, approved by the Department of Planning Services for filing

T. A. Parks
 Director, Department of Planning Services

State of Colorado }
 County of Weld }

The foregoing instrument was acknowledged before me this 20th day of April, 2024.

My commission expires: 4/6/2024

Witness My Hand and Official Seal

Wendy J. Anderson
 Notary Public



SURVEYOR'S CERTIFICATE:

I, Steven John Stencel, a duly Registered Professional Land Surveyor in the State of Colorado, do hereby certify that a survey of the above described premises was conducted by me or under my direct supervision and that this plat is an accurate delineation of said survey and that an informal on shown herein is true and correct to the best of my own knowledge.

PREPARED BY AND ON BEHALF OF:

INTERMILL LAND SURVEYING, INC.
 1301 North Clewland Avenue
 Loveland, Colorado 80537
 P: (970) 869-0516

Steven John Stencel
 Colorado PLS 30482



PROPERTY DESCRIPTION:

Lot A and Lot B of Recorded Exemption No. 0961-24-1-RE2623, recorded May 15, 2020 at Reception No. 2767680, being a part of the North Half of the Northeast Quarter of Section 24, Township 5 North, Range 65 West of the 8th P.M., County of Weld, State of Colorado.

EXCEPTING THEREFROM that portion conveyed to the County of Weld in Deed of Dedication for Public Road Right-of-way recorded April 28, 2014 at Reception No. 4011400.

ALSO EXCEPTING THEREFROM that portion of Colorado State Highway 34 as shown in Colorado Department of Transportation Project No. CAFR 03-0034-16 (Sheets S11 and S12)

PROPERTY OWNER'S CERTIFICATE:

I, (We), the undersigned, being the sole owner(s) in fee of the above described property, do hereby subdivide the same as shown on the attached map. We understand this property is located in the Agriculture Zone District and is also intended to provide space for the conduct of other uses by right, accessory uses, and uses by special review.

LOT A OWNER(S)

S. P. L. S.
 Steven P. L. S.

State of Colorado }
 County of Weld }

The foregoing instrument was acknowledged before me this 20th day of April, 2024.
 My commission expires: 6/12/2024

Witness My Hand and Official Seal
Sarah E. Hoshur
 Notary Public



PROPERTY OWNERS CERTIFICATE:

We, the undersigned, being the sole owners in fee of the above described property, do hereby subdivide the same as shown on the attached map. We understand this property is located in the Agriculture Zone District and is also intended to provide space for the conduct of other uses by right, accessory uses, and uses by special review.

LOT B OWNER(S)

Jamita McCauley Estate By Gal McCauley As Special Representative

State of Colorado }
 County of Weld }

The foregoing instrument was acknowledged before me this 20th day of April, 2024.
 My commission expires: 1/1/2025

Witness My Hand and Official Seal
Wendy J. Anderson
 Notary Public



FILED	

INTERMILL LAND SURVEYING, INC.
 L.S. 9516, CLARK CO. ARIZONA
 L.S. 9516, CLARK CO. ARIZONA

EST. (970) 869-0516 / Fax (970) 869-0575

JAMITA MCCAULEY ESTATE

INTERMILL LAND SURVEYING, INC.
 L.S. 9516, CLARK CO. ARIZONA
 L.S. 9516, CLARK CO. ARIZONA

CORRECTED RECORDED EXEMPTION NO. 0961-24-1-RE2623

EST. (970) 869-0516 / Fax (970) 869-0575

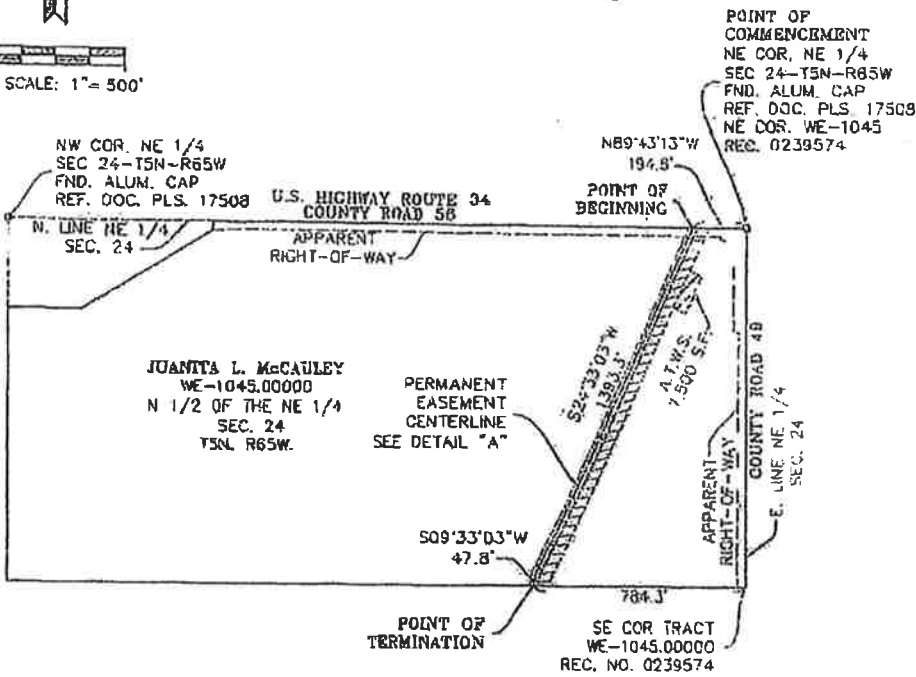
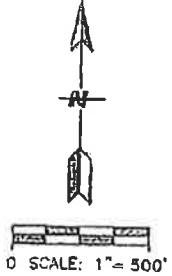
DRAWN BY: WJS
 CHECKED BY:
 APPROVED BY:
 DATE: 24-APR-2024
 SCALE: 1" = 500'

PROJECT NO

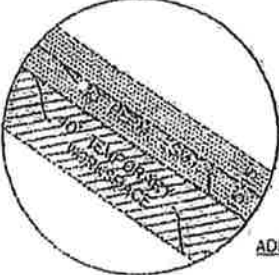
P-21-9160	
SHEET	OF
1	2

CO-WE-1045.00000
 WELD COUNTY, COLORADO
 FRONT RANGE PIPELINE LLC
 FRONT RANGE SEGMENT 1

EASEMENT EXHIBIT B



DETAIL "A"



SUMMARY

- PERMANENT EASEMENT AREA**
43,231 S.F. 0.99 ACRES
- TOTAL LENGTH**
1,441.1 FEET OR 87.3 RODS
- TEMPORARY WORKSPACE AREA**
57,674 S.F. 1.32 ACRES
- ADDITIONAL TEMPORARY WORKSPACE AREA**
7,500 S.F. 0.17 ACRES

LEGEND

- PERMANENT EASEMENT
- TEMPORARY WORKSPACE
- ADDITIONAL TEMPORARY WORKSPACE

GENERAL NOTES:

1. BASIS OF BEARINGS: UTM ZONE 13 NORTH, NAD-83, CORS96.
2. RECORD INFORMATION AND TAX ID NUMBERS SHOWN HEREON ARE BASED ON A PUBLIC RECORDS SEARCH CONDUCTED BY SUMMIT RESOURCES, LLC.
3. THIS EXHIBIT MAY NOT DEPICT ALL EXISTING UTILITIES IN THE AREA. PLEASE NOTIFY THE COLORADO 811 SYSTEM FOR UTILITY LOCATIONS BEFORE EXCAVATING OR DIGGING.
4. THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION.
5. SECTION AND TOWNSHIP LINES SUBJECT TO A 60' ROAD RIGHT OF WAY PER U.S. REV. STATUTE 2477 IN 1976.



JAMES P. GROGAN
 COLORADO PROFESSIONAL SURVEYOR LICENSE NO. 26959
 ABOVE, DESCRIPTION FOR AND ON BEHALF OF SKW INC

REV.4: 9/6/12	DRAFTED BY: ALH
CHECKED BY: JRJ	LS REVIEWED: JPG

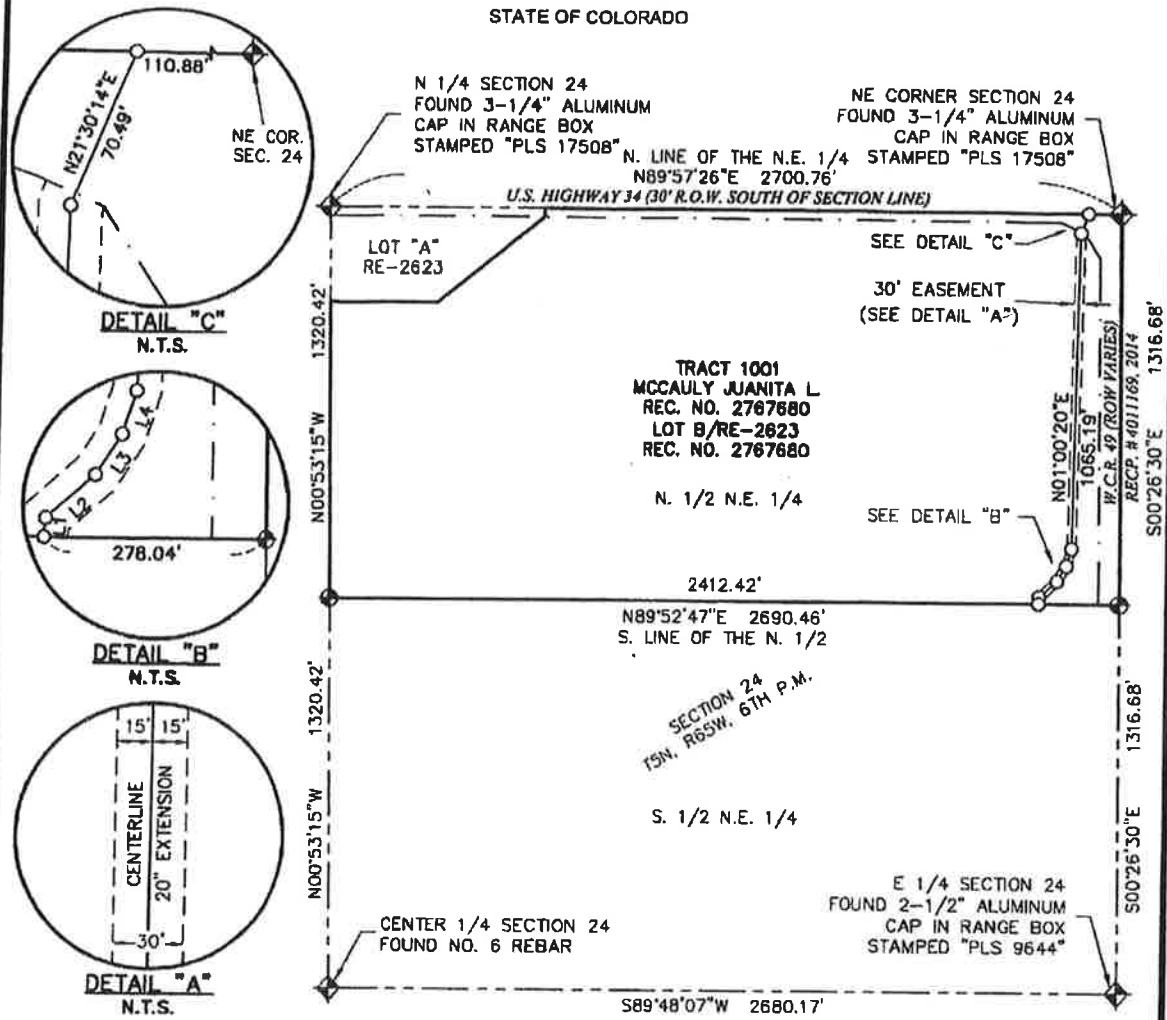
SHAFFER, KLINE & WARREN, INC.
 1700 Swift, Suite 100,
 North Kansas City, MO 64118
 816/756-0444

JUANITA L. McCAULEY
 CO-WE-1045.00000
 SECTION 24,
 TOWNSHIP 5 N, RANGE 65 W,
 WELD COUNTY, COLORADO

FRONT RANGE
 PIPELINE LLC

EXHIBIT B

PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 5 NORTH, RANGE 65 WEST OF THE 8TH PRINCIPAL MERIDIAN, WELD COUNTY STATE OF COLORADO



SURVEYOR'S STATEMENT:

I, BRANDON A. MOSER, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO, DO HEREBY STATE THAT THIS EXHIBIT WAS PREPARED UNDER MY SUPERVISION DURING THE MONTH OF JUNE 2014, AND THAT THE PROPOSED PIPELINE LOCATION SHOWN HEREON IS CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF. I ALSO STATE THAT THIS EXHIBIT IS NOT A LAND SURVEY PLAT OR IMPROVEMENT SURVEY PLAT AND IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OF FENCES, BUILDINGS, OR OTHER FUTURE IMPROVEMENTS.



NOTES:


- THIS EXHIBIT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT AND THEREFORE LW SURVEY CO. HAS NOT RESEARCHED OR SHOWN ANY OTHER EASEMENTS, RIGHTS-OF-WAY, VARIANCES AND OR AGREEMENTS OF RECORD EXCEPT AS SHOWN HEREON.
- THE LOCATION OF THE EASEMENT SHOWN HEREON IS BASED ON THE PROPOSED LOCATION OF THE PIPELINE. THE EXACT LOCATION OF THE CENTERLINE OF THE EASEMENT HERETOFORE CONVEYED SHALL BE ADJUSTED TO MATCH THE AS-CONSTRUCTED LOCATION.
- THE BEARINGS SHOWN HEREON WERE ESTABLISHED BY COLORADO STATE PLANE NORTH, NAD 83. ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES AND ARE IN U.S. SURVEY FEET. TO OBTAIN GROUND DISTANCES MULTIPLY VALUES GIVEN HEREON BY 1.00025817.
- THIS EXHIBIT IS NOT A LAND SURVEY PLAT, OR AN IMPROVEMENT SURVEY PLAT.

Scale: 1" = 500'
0 500' 1000'
FEET

LINE	BEARING	DISTANCE
L1	N04°33'28"E	23.93'
L2	N48°09'17"E	81.95'
L3	N32°09'17"E	60.36'
L4	N17°00'20"E	59.50'

THE TOTAL LENGTH OF 20" NORTH EXTENSION LINE CENTERLINE SHOWN HEREON IS 1,381.42 FEET (82.51 RODS).
THE TOTAL AREA OF THE 30' PERMANENT EASEMENT SHOWN HEREON IS 38,863 SQUARE FEET (0.892 ACRES).


- ⬤ CALCULATED SECTION CORNER POSITION
- THIS SYMBOL DOES NOT REPRESENT A MONUMENTED LINE. THIS SYMBOL ONLY DEPICTS A CHANGE IN DIRECTION



BU: 45000
RC: G017
AFE: 500211945

TRACT 1001
MCCAULY JUANITA L.

PART OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 65 WEST, 6TH P.M., WELD COUNTY, COLORADO

SCALE: 1"=500'	DRAWN BY: BAM 07/14/2014	REV: 1
 <p>LW Survey Co. 18348 W. Alameda Pkwy, Suite 205 Lakewood, CO 80228</p>	<p>20" NORTH EXTENSION WELD COUNTY, COLORADO</p>	<p>8/1/11 1 of 1</p>

WARRANTY DEED

THIS DEED, Made this 8th day of June 19 94, between CLARENCE W. MCCAULEY

of the State of Colorado, grantor, and *County of Larimer and CLARENCE W. MCCAULEY and JUANITA L. MCCAULEY

whose legal address is 2706 Daffodil Place, Loveland, Colorado 80537

of the County of Larimer and State of Colorado, grantees:

WITNESS, that the grantor, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto the grantees, their heirs and assigns forever, not in tenancy in common but in joint tenancy, all the real property, together with improvements, if any, situate, lying and being in the County of Weld and State of Colorado, described as follows:

The North Half (N1/2) of the Northeast Quarter (NE1/4), Section Twenty-Four (24), Township Five (5) North, Range Sixty-five (65) West of the 6th P.M.; together with two (2) shares of the Lower Latham Ditch Company stock and two (2) shares of the Lower Latham Reservoir Company stock, and one (1) adjudicated irrigation well, Case No. W3835, including pump and 15 hp motor. Said well adjudicated at 1.95 cu. ft. per second, known as the Nichols well, #1-11845; also together with one domestic water tap under Central Weld Water District also known by street and number as

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the grantees, their heirs and assigns forever. And the grantor, for himself, his heirs and personal representatives, does covenant, grant, bargain and agree to and with the grantees, their heirs and assigns, that at the time of the ensuing and delivery of these presents, he is well seized of the premises above conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except

The grantor shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantees, their heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders. IN WITNESS WHEREOF the grantor has executed this deed on the date set forth above.

Clarence W. McCauley
Clarence W. McCauley

STATE OF COLORADO }
County of LARIMER } ss.

The foregoing instrument was acknowledged before me this 8th day of June, 19 94, by Clarence W. McCauley



Witness my hand and official seal.
My Commission Expires January 19, 19 97.
Shirley R. Wiest
Notary Public

*If in Denver, insert "City and."

Form and Address of Person Creating Newly Created Legal Description (8-38-95-106.3, C.R.S.)