

DRAWING NUMBER  
 201502071  
 PL 02/25/2015 09:00 AM  
 Rec Fee \$8.00 Doc Fee \$  
 City and County of Broomfield  
 Recorder by PAINT NUMBER 0303

DRAWING NUMBER  
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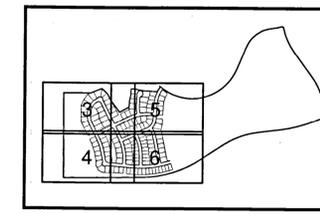
# ANTHEM FILING NO. 22, REPLAT "B"

## FINAL PLAT - NEIGHBORHOOD 12

### A REPLAT OF TRACT Z, ANTHEM FILING NO. 22

#### LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO.

201502071 PL 02/25/2015 09:00 AM  
 Page: 1 of 6 Rec Fee \$8.00 Doc Fee \$  
 City and County of Broomfield  
 Recorder by PAINT NUMBER 0303



KEY MAP  
(N.T.S.)

### PARCEL DESCRIPTION AND DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, BEING THE OWNER OF:

ALL THAT CERTAIN PARCEL OF LAND BEING TRACT Z, ANTHEM FILING NO. 22 FINAL PLAT NEIGHBORHOOD 14, RECORDED MARCH 31, 2009 AT RECEPTION NO. 2009003716 IN THE OFFICE OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO SITUATED IN THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN OF SAID CITY, COUNTY AND STATE.

CONTAINING 58.399 ACRES (2,543,854 SQ.FT.), MORE OR LESS.

HAS LAID OUT, PLATTED, AND SUBDIVIDED THE ABOVE DESCRIBED LAND, UNDER THE NAME AND STYLE OF "ANTHEM FILING NO. 22, REPLAT "B"; AND BY THESE PRESENTS DEDICATES, GRANTS AND CONVEYS IN FEE SIMPLE TO THE CITY AND COUNTY OF BROOMFIELD FOR PUBLIC USE THE STREETS, RIGHTS-OF-WAY AND OTHER PUBLIC WAYS, AND TRACTS P AND R AS SHOWN ON THE PLAT AND GRANTS TO THE CITY AND COUNTY OF BROOMFIELD ALL EASEMENTS AS SHOWN OR NOTED ON THE PLAT FOR PUBLIC AND MUNICIPAL USES AND FOR USE BY FRANCHISEES OF THE CITY AND COUNTY OF BROOMFIELD AND FOR USE BY PUBLIC AND PRIVATE UTILITIES.

### OWNER:

WS-ACB DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY

BY: *[Signature]* AS: **JEFF HANDLIN, AS AUTHORIZED SIGNATORY**

STATE OF Colorado )  
 COUNTY OF Arapahoe ) S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF FEBRUARY, 2015

BY JEFF HANDLIN AS AUTHORIZED SIGNATORY OF WS-ACB DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: 12-8-16

**TODD A. JOHNSON**  
 NOTARY PUBLIC  
 STATE OF COLORADO  
 NOTARY ID 2008403931  
 MY COMMISSION EXPIRES DECEMBER 8, 2016

### LENDERS CONSENT

THE UNDERSIGNED, TOLL CO II, LP, AS BENEFICIARY OF A DEED OF TRUST WHICH CONSTITUTES A LIEN UPON THE LAND DESCRIBED HEREON, RECORDED ON MARCH 07, 2013 AT RECEPTION NO. 2013003428 IN THE REAL PROPERTY RECORDS OF THE CITY AND COUNTY OF BROOMFIELD, COLORADO, CONSENTS TO THE DEDICATION OF LAND, STREETS, RIGHTS-OF-WAY, PUBLIC WAYS AND OTHER AREAS AS DEDICATED BY THIS PLAT AND HEREBY FOREVER RELEASES SUCH DEDICATED LANDS, STREETS, RIGHTS-OF-WAY, PUBLIC WAYS AND OTHER AREAS FROM THE LIEN CREATED BY SUCH DEED OF TRUST.

TOLL CO II, LP, A COLORADO LIMITED PARTNERSHIP  
 BY: *[Signature]* AS: **PRESIDENT**

STATE OF Colorado )  
 COUNTY OF Broomfield ) S.S.

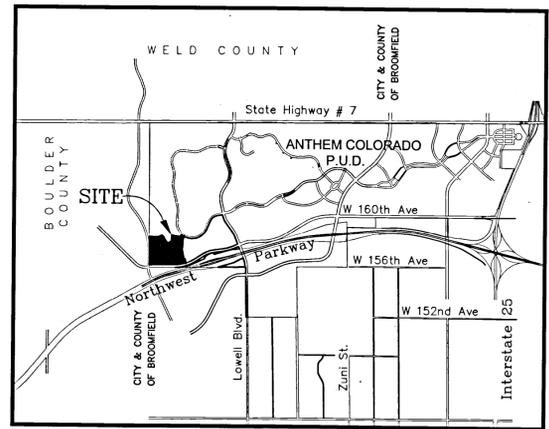
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 12 DAY OF FEBRUARY, 2015

BY MARK BOSEY AS PRESIDENT OF TOLL CO II, LP, A COLORADO LIMITED PARTNERSHIP

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: 12-8-16

**TODD A. JOHNSON**  
 NOTARY PUBLIC  
 STATE OF COLORADO  
 NOTARY ID 2008403931  
 MY COMMISSION EXPIRES DECEMBER 8, 2016



VICINITY MAP  
SCALE: 1" = 4000'

### GENERAL NOTES CONTINUED

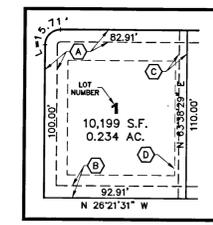
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY CALIBRE ENGINEERING INC. TO DETERMINE OWNERSHIP(S) OR EASEMENT(S) OF RECORD. FOR ALL INFORMATION REGARDING EASEMENT(S), CALIBRE ENGINEERING INC. RELIED UPON TITLE COMMITMENT NO. ABN70425463 WITH AN EFFECTIVE DATE OF SEPTEMBER 09, 2014 AT 5:00 PM PREPARED BY LAND TITLE GUARANTEE COMPANY. ALL TAX INFORMATION, LIENS, IF ANY, LEASES, DEED OF TRUST, RELEASES, ASSIGNMENTS, ASSUMPTIONS, TERMS, AGREEMENTS, PROVISIONS, CONDITIONS AND OBLIGATIONS ARE REFLECTED IN SAID TITLE COMMITMENT.
- 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 AFTER THE DATE OF THE CERTIFICATION SHOWN HEREON.
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACTO ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, OF THE COLORADO REVISED STATUTES.
- THE CITY AND COUNTY OF BROOMFIELD WILL BE RESPONSIBLE FOR ALL MAINTENANCE REGARDING POND B1, LOCATED IN TRACT R.
- ALL MAIL KIOSK EASEMENTS ARE HEREBY GRANTED TO THE ANTHEM RANCH HOME OWNERS ASSOCIATION FOR MAIL BOX KIOSK PURPOSES AND OTHER USES PERMITTED BY THE ANTHEM RANCH HOME OWNERS ASSOCIATION.

LAND USE SUMMARY TABLE				
TRACT	AREA (SF)	AREA (AC)	OWNERSHIP	USAGE
TRACT P	69,778	1.602	CITY	OPEN LANDS
TRACT Q	6,001	0.138	HOA	OPEN LANDS
TRACT R	656,338	15.067	CITY	OPEN LANDS
TRACT S	7,306	0.168	HOA	OPEN LANDS
TRACT T	8,742	0.201	HOA	OPEN LANDS
TRACT U	28,982	0.665	HOA	OPEN LANDS
TRACT V	1,087	0.025	HOA	OPEN LANDS
TRACT W	610	0.014	HOA	OPEN LANDS
TRACT X	2,101	0.048	HOA	OPEN LANDS
TRACT AA	6,826	0.157	HOA	OPEN LANDS
TRACT BB	44,772	1.028	HOA	OPEN LANDS
TRACT CC	31,681	0.727	HOA	OPEN LANDS
TOTAL TRACT AREA	864,224	19.840		
TOTAL LOT AREA	1,259,577	28.916		
TOTAL ROW AREA	420,053	9.643		
TOTAL SITE AREA	2,543,854	58.399		

CITY = CITY OF BROOMFIELD  
 HOA = HOMEOWNERS ASSOCIATION

### EASEMENT LEGEND AND DETAIL:

- 8' UTILITY ONLY EASEMENT: FRONT LOT LINE AND ADJACENT TO ALL RIGHT-OF-WAY
  - 8' UTILITY ONLY EASEMENT: REAR LOT LINE
  - 5' DRAINAGE ONLY EASEMENT: SIDE LOT LINE
  - BUILDING SETBACKS, SEE GENERAL NOTE #12
- TYPICAL EASEMENT DETAIL 1"=50'



### ATTORNEY'S CERTIFICATE:

I, Scott A. Ross AN ATTORNEY LICENSED TO PRACTICE IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE PERSON DEDICATING THE STREETS, EASEMENTS, PARCELS OF LAND, AND RIGHTS-OF-WAY TO THE CITY AND COUNTY OF BROOMFIELD OWNS THEM IN FEE SIMPLE, FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES AND THE CITY OF BROOMFIELD MAY RELY UPON THIS REPRESENTATION IN ACCEPTING SUCH DEDICATIONS.

2016  
 ATTORNEY REGISTRATION NO.  
 DATE: FEBRUARY 12, 2015

### CITY COUNCIL CERTIFICATE:

THIS FINAL PLAT IS HEREBY APPROVED AND THE DEDICATIONS ACCEPTED BY THE CITY COUNCIL OF THE CITY OF BROOMFIELD, COLORADO, ON THIS 10th DAY OF February, 2015

*[Signature]*  
 CITY CLERK, Deputy

### PLANNING AND ZONING COMMISSION CERTIFICATE:

THIS FINAL PLAT IS RECOMMENDED FOR APPROVAL BY THE CITY OF BROOMFIELD PLANNING AND ZONING COMMISSION THIS 10th DAY OF November, 2014

*[Signature]* CHAIRMAN  
*[Signature]* SECRETARY

### SURVEYOR'S CERTIFICATE:

I, DANIEL E. DAVIS, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY AND PLAT OF THE REAL PROPERTY DESCRIBED HEREON IS ACCURATE, CONFORMS TO ALL APPLICABLE COLORADO STATE LAWS, THE REQUIREMENTS SET FORTH IN CHAPTER 16-20 OF THE BROOMFIELD MUNICIPAL CODE, AND THAT THE SURVEY WAS PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LAWS BY ME OR UNDER MY DIRECT RESPONSIBILITY, SUPERVISION AND CHECKING.

38256  
 COLORADO LICENSE NO.  
 DATE: 2/12/15

**DANIEL E. DAVIS**  
 REGISTERED LAND SURVEYOR

**AZTEC** CONSULTANTS, INC.  
 300 E. Mineral Ave., Suite 1  
 Littleton, Colorado 80122  
 Phone: (303) 713-1898  
 Fax: (303) 713-1897  
 www.aztecconsultants.com  
 Aztec Proj. No. 23414-12

**Calibre**  
 Calibre Engineering, Inc.  
 8201 Southpark Lane, Unit 200  
 Littleton, CO 80120 (303) 730-0434  
 www.calibre-engineering.com  
 Construction Management Civil Engineering Surveying

**ANTHEM FILING NO. 22, REPLAT "B"**  
**FINAL PLAT COVER SHEET**

Prepared for  
**PULTE HOMES - COLORADO DIVISION**

Job Number  
**4162 / PULTE AN: NH12**

Date  
**JANUARY 9, 2015**

Sheet  
**1 OF 6**

PATH: V:\23414-12-ANTHEM NH12.FL22.REPLAT.BID\WG162-FPLAT.FL.GZ2B.DWG  
 PLOTTED BY: DEBBIE DAVIS - PLOT DATE: 2/12/2015 10:57 AM



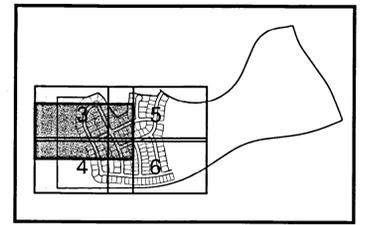
02/25/2015 09:00 AM  
 Page 3 of 6  
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 City and County of Broomfield  
 Recorder by Part Number 6552  
 SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
 REORDER BY PART NUMBER 6552  
 02/25/2015 09:00 AM  
 Page 3 of 6  
 Recorder Fee \$  
 City and County of Broomfield  
 Recorder by Part Number 6552  
 SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
 REORDER BY PART NUMBER 6552  
 02/25/2015 09:00 AM  
 Page 3 of 6  
 Recorder Fee \$  
 City and County of Broomfield  
 Recorder by Part Number 6552  
 SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
 REORDER BY PART NUMBER 6552

# ANTHEM FILING NO. 22, REPLAT "B"

## FINAL PLAT - NEIGHBORHOOD 12

A REPLAT OF TRACT Z, ANTHEM FILING NO. 22  
 LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 7,  
 TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO.

2015002071 PL 02/25/2015 09:00 AM  
 Page 3 of 6 Rec Fee \$0.00 Doc Fee \$  
 City and County of Broomfield  
 Recorder by Part Number 6552



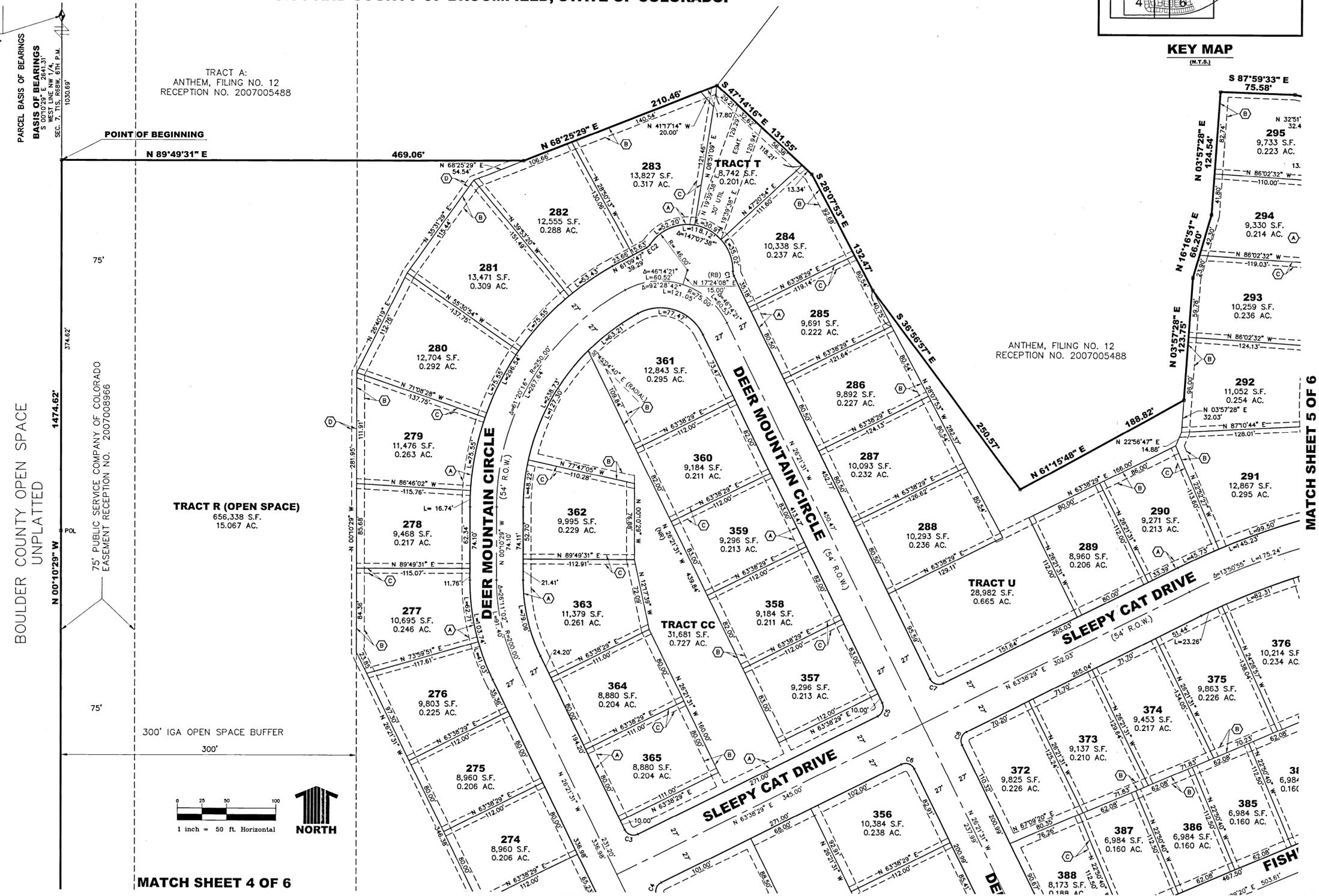
NW COR. SEC. 7, T.1S., R.68W., 6TH P.M.  
 FOUND 2 1/2" ALUM. CAP RLS 4846, 1996  
 PER MON REC. 11-28-2001

TRACT A:  
 ANTHEM, FILING NO. 12  
 RECEPTION NO. 2007005488

SEE SHEET 2 FOR  
 FOUND BOUNDARY  
 MONUMENTS.



FOR AND ON BEHALF OF CALIBRE ENGINEERING, INC.  
 FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.



**NOTE:**  
 FOR CURVE TABLES SEE SHEET 6 OF 6.

**LEGEND**

—	RIGHT-OF-WAY	—	EX. ROW / BOUNDARY	⊙	8' UTILITY ONLY EASEMENT: FRONT LOT LINE AND ADJACENT TO ALL RIGHT-OF-WAY
—	CENTERLINE	—	EX. CENTERLINE	⊙	8' UTILITY ONLY EASEMENT: REAR LOT LINE
—	PROPERTY BOUNDARY	—	EX. EASEMENT	⊙	5' DRAINAGE ONLY EASEMENT: SIDE LOT LINE
—	EASEMENT	—	EX. LOT LINE	⊙	5' UTILITY ONLY EASEMENT
—	LOT LINE				

□ FOUND #5 REBAR WITH 1 1/2" ALUMINUM CAP STAMPED "PLS 26953"  
 ○ FOUND #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"  
 ◆ LAND CORNER AS DESCRIBED  
 ● SET #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"  
 (NR) = NON-RADIAL BEARING (RB) = RADIAL BEARING

PATH: V:\03414-12-ANTHEM NH 12 EIL 22 RPLT B\DWG\4162-FPLAT-FI-G22B.DWG  
 PLOTTED BY: Daniel E. Davis PLOT DATE: 2/12/2015 10:31 AM  
 XREFS:

 300 E. Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 <a href="http://www.aztecconsultants.com">www.aztecconsultants.com</a> <small>AZTEC Proj. No.: 23414-12</small>	 Calibre Engineering, Inc. 8201 Southpark Lane, Unit 200 Littleton, CO 80120 (303) 730-0434 <a href="http://www.calibre-engineering.com">www.calibre-engineering.com</a> Construction Management Civil Engineering Surveying	<b>ANTHEM FILING NO. 22, REPLAT "B"</b> <b>FINAL PLAT</b> Prepared for <b>PULTE HOMES - COLORADO DIVISION</b>	Job Number 4162 / PULTE AN: NH12 Date JANUARY 9, 2015 Sheet 3 OF 6
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DRAWING NUMBER  
 2015002071 PL 02/25/2015 09:00 AM  
 City of Broomfield  
 City and County of Broomfield  
 RECORDS BY PART NUMBER 655

DRAWING NUMBER  
 SACD PRODUCTS - NEW HIRE, MINNESOTA  
 RECORDS BY PART NUMBER 655

DRAWING NUMBER  
 SACD PRODUCTS - NEW HIRE, MINNESOTA  
 RECORDS BY PART NUMBER 655

DRAWING NUMBER  
 SACD PRODUCTS - NEW HIRE, MINNESOTA  
 RECORDS BY PART NUMBER 655

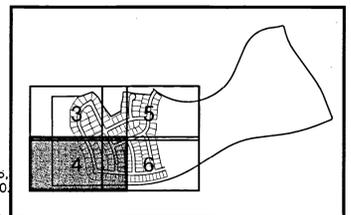
# ANTHEM FILING NO. 22, REPLAT "B"

## FINAL PLAT - NEIGHBORHOOD 12

A REPLAT OF TRACT Z, ANTHEM FILING NO. 22

LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 7,  
 TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO.

2015002071 PL 02/25/2015 09:00 AM  
 Page: 4 of 5  
 City and County of Broomfield  
 RECORDS BY PART NUMBER 655



MATCH SHEET 3 OF 6

SEE SHEET 2 FOR  
 FOUND BOUNDARY  
 MONUMENTS.

BOULDER COUNTY OPEN SPACE  
 UNPLATTED

75' PUBLIC SERVICE COMPANY OF COLORADO  
 EASEMENT RECEPTION NO. 2007008966

300' IGA OPEN SPACE BUFFER  
 300'

TRACT R (OPEN SPACE)  
 656,338 S.F.  
 15.067 AC.

TRACT BB  
 44,772 S.F.  
 1.028 AC.

TRACT P  
 69,778 S.F.  
 1.602 AC.

TRACT Q  
 6,001 S.F.  
 0.138 AC.

**DAK DAI**  
 38256  
 2/12/15  
 PROFESSIONAL LAND SURVEYOR

FOR AND ON BEHALF OF CALIBRE ENGINEERING, INC.  
 FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

**NOTE:**

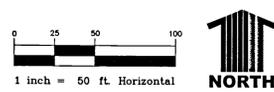
FOR CURVE TABLES SEE  
 SHEET 6 OF 6.

W 1/4 COR. SEC. 7, T.1S., R.68W., 6TH P.M.  
 FOUND 3 1/4" ALUM. CAP PLS NO. 35597, 2001

**LEGEND**

- RIGHT-OF-WAY \_\_\_\_\_
- CENTERLINE \_\_\_\_\_
- PROPERTY BOUNDARY \_\_\_\_\_
- EASEMENT \_\_\_\_\_
- LOT LINE \_\_\_\_\_
- EX. ROW / BOUNDARY \_\_\_\_\_
- EX. CENTERLINE \_\_\_\_\_
- EX. EASEMENT \_\_\_\_\_
- EX. LOT LINE \_\_\_\_\_
- 8" UTILITY ONLY EASEMENT: FRONT LOT LINE AND ADJACENT TO ALL RIGHT-OF-WAY
- 8" UTILITY ONLY EASEMENT: REAR LOT LINE
- 5" DRAINAGE ONLY EASEMENT: SIDE LOT LINE
- 5" UTILITY ONLY EASEMENT

- FOUND #5 REBAR WITH 1 1/2" ALUMINUM CAP STAMPED "PLS 26953"
- FOUND #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"
- ◆ LAND CORNER AS DESCRIBED
- SET #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"
- (NR) = NON-RADIAL BEARING (RB) = RADIAL BEARING



**AZTEC**  
 CONSULTANTS, INC.  
 300 E. Mineral Ave., Suite 1  
 Littleton, Colorado 80122  
 Phone: (303) 713-1898  
 Fax: (303) 713-1897  
 www.aztecconsultants.com  
 AZTEC Proj. No.: 23414-12

**Calibre**  
 ENGINEERING, INC.  
 Calibre Engineering, Inc.  
 8201 Southpark Lane, Unit 200  
 Littleton, CO 80120 (303) 730-0434  
 www.calibre-engineering.com  
 Construction Management Civil Engineering Surveying

ANTHEM, FILING NO. 17  
 RECEPTION NO. 2009003715

**ANTHEM - FILING NO. 22, REPLAT "B"**  
**FINAL PLAT**

Prepared for  
 PULTE HOMES - COLORADO DIVISION

Job Number  
 4162/ PULTE AN: NH12  
 Date  
 JANUARY 9, 2015  
 Sheet  
 4 OF 6

MATCH SHEET 6 OF 6

2015002071 PL 02/25/2015 09:00 AM  
 Page: 5 of 6 Rec Fee \$6.00 Doc Fee \$  
 City and County of Broomfield  
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 REGISTERED BY PART NUMBER 1052  
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 PLOTTED BY: Daniel E. Davis



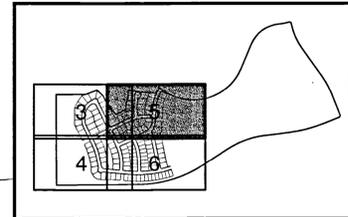
FOR AND ON BEHALF OF CALIBRE ENGINEERING, INC.  
 FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

# ANTHEM FILING NO. 22, REPLAT "B"

## FINAL PLAT - NEIGHBORHOOD 12

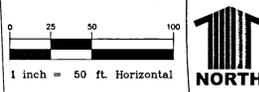
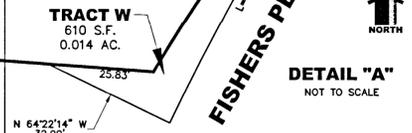
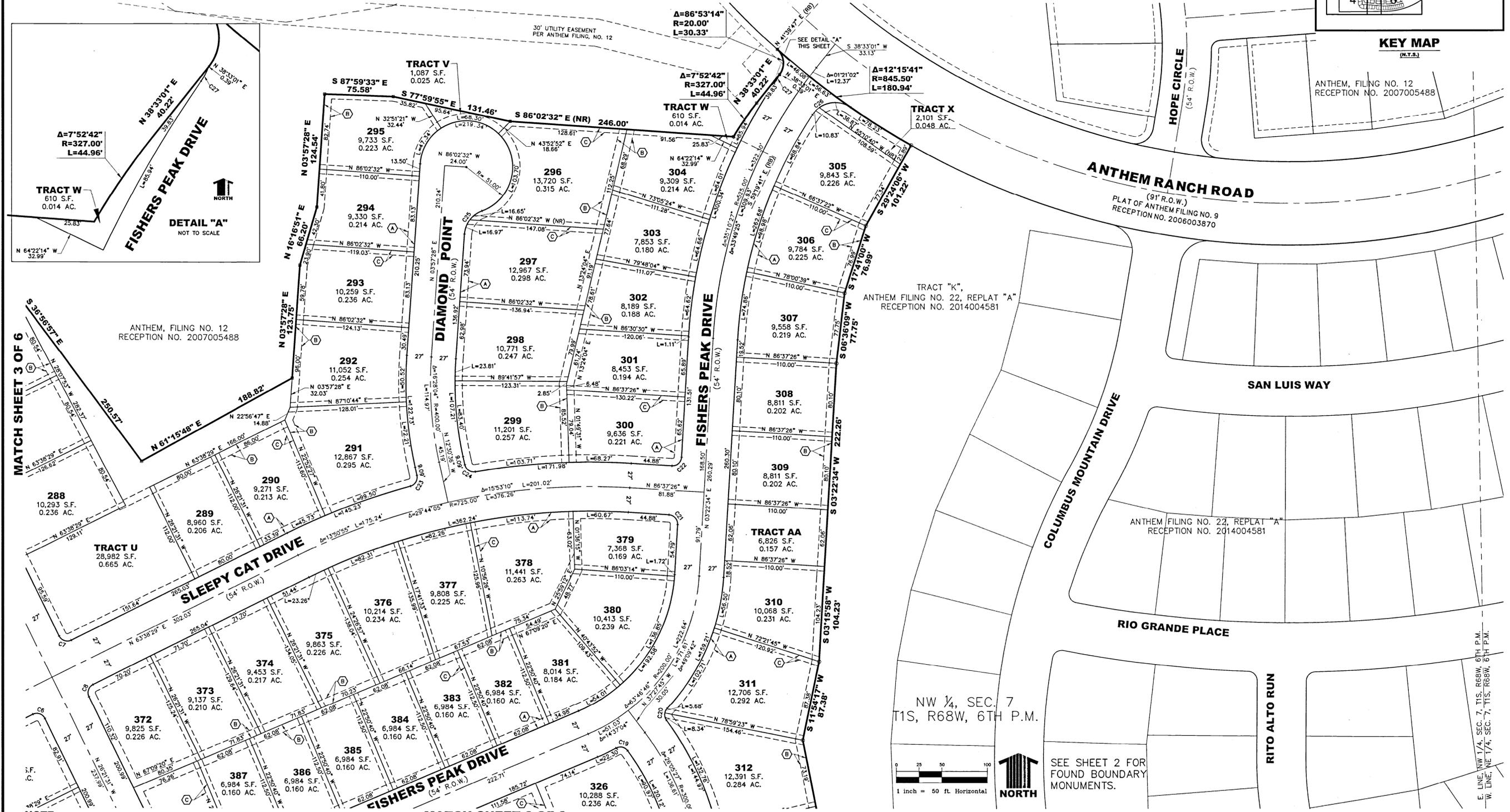
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 Page: 5 of 6 Rec Fee \$6.00 Doc Fee \$  
 City and County of Broomfield



KEY MAP  
(N.T.S.)

ANTHEM, FILING NO. 12  
 RECEPTION NO. 2007005488



SEE SHEET 2 FOR  
 FOUND BOUNDARY  
 MONUMENTS.

**NOTE:**  
 FOR CURVE TABLES SEE SHEET 6 OF 6.

**LEGEND**

RIGHT-OF-WAY  
 CENTERLINE  
 PROPERTY BOUNDARY  
 EASEMENT  
 LOT LINE

EX. ROW / BOUNDARY  
 EX. CENTERLINE  
 EX. EASEMENT  
 EX. LOT LINE

**MATCH SHEET 6 OF 6**

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 ◆ LAND CORNER AS DESCRIBED  
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8' UTILITY ONLY EASEMENT: FRONT LOT LINE AND ADJACENT TO ALL RIGHT-OF-WAY  
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 5' DRAINAGE ONLY EASEMENT: SIDE LOT LINE  
 5' UTILITY ONLY EASEMENT

**AZTEC**  
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 Phone: (303) 713-1898  
 Fax: (303) 713-1997  
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**ANTHEM - FILING NO. 22, REPLAT "B"**  
**FINAL PLAT**

Prepared for  
 PULTE HOMES - COLORADO DIVISION

Job Number	4162 / PULTE AN: NH12
Date	JANUARY 9, 2015
Sheet	5 OF 6

DRAWING NUMBER  
 201500271 PL 02/25/2015 09:00 AM  
 City and County of Broomfield  
 RECORDED BY PART NUMBER 6552

DRAWING NUMBER  
 SAFCD PRODUCTS • NEW HOPE, MINNESOTA  
 RECORDED BY PART NUMBER 6552

DRAWING NUMBER  
 SAFCD PRODUCTS • NEW HOPE, MINNESOTA  
 RECORDED BY PART NUMBER 6552

DRAWING NUMBER  
 SAFCD PRODUCTS • NEW HOPE, MINNESOTA  
 RECORDED BY PART NUMBER 6552

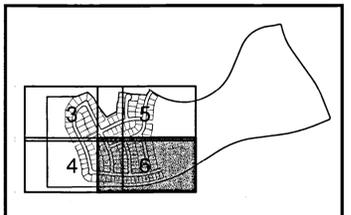
# ANTHEM FILING NO. 22, REPLAT "B"

## FINAL PLAT - NEIGHBORHOOD 12

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 TOWNSHIP 1 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 CITY AND COUNTY OF BROOMFIELD, STATE OF COLORADO.

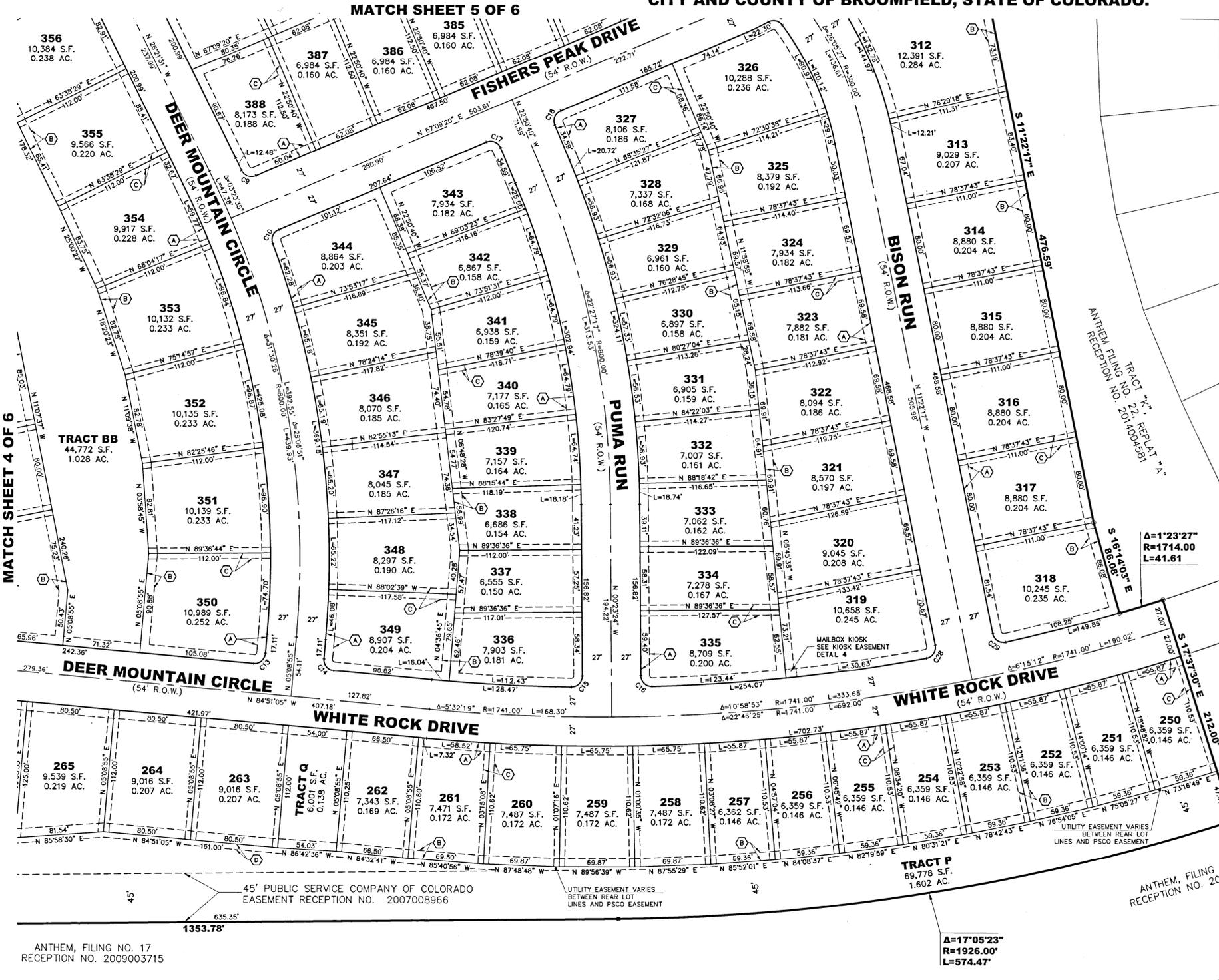
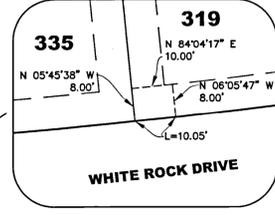
201500271 PL 02/25/2015 09:00 AM  
 Page: 5 of 8 Rec Fee \$9.00 Doc Fee \$  
 City and County of Broomfield



FOR AND ON BEHALF OF CALIBRE ENGINEERING, INC.  
 FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

**KEY MAP**  
 (N.T.S.)

CURVE TABLE				CURVE TABLE			
CURVE	DELTA	RADIUS	ARC LENGTH	CURVE	DELTA	RADIUS	ARC LENGTH
C1	27°19'28"	10.00	4.77	C15	91°14'39"	10.00	15.93
C2	27°19'28"	10.00	4.77	C16	91°14'39"	10.00	15.93
C3	90°00'00"	10.00	15.71	C17	90°00'00"	10.00	15.71
C4	90°00'00"	10.00	15.71	C18	90°00'00"	10.00	15.71
C5	90°00'00"	10.00	15.71	C19	81°53'29"	10.00	14.29
C6	90°00'00"	10.00	15.71	C20	80°20'08"	10.00	14.02
C7	90°00'00"	10.00	15.71	C21	90°00'00"	10.00	15.71
C8	90°00'00"	10.00	15.71	C22	90°00'00"	10.00	15.71
C9	87°21'02"	10.00	15.25	C23	90°00'00"	10.00	15.71
C10	87°34'56"	10.00	15.29	C24	87°13'01"	10.00	15.22
C11	44°25'33"	10.00	7.75	C25	66°25'19"	29.00	33.62
C12	44°25'33"	10.00	7.75	C26	91°06'16"	30.00	47.70
C13	90°00'00"	10.00	15.71	C27	13°41'16"	30.00	7.17
C14	90°00'00"	10.00	15.71	C28	91°14'39"	10.00	15.93
				C29	91°14'39"	10.00	15.93
				C30	73°43'28"	48.00	61.76



**LEGEND**

RIGHT-OF-WAY	EX. ROW / BOUNDARY	⊙ 8" UTILITY ONLY EASEMENT: FRONT LOT LINE AND ADJACENT TO ALL RIGHT-OF-WAY
CENTERLINE	EX. CENTERLINE	⊙ 8" UTILITY ONLY EASEMENT: REAR LOT LINE
PROPERTY BOUNDARY	EX. EASEMENT	⊙ 5" DRAINAGE ONLY EASEMENT: SIDE LOT LINE
EASEMENT	EX. LOT LINE	⊙ 5" UTILITY ONLY EASEMENT
LOT LINE		

⊙ FOUND #5 REBAR WITH 1 1/2" ALUMINUM CAP STAMPED "PLS 26953"

⊙ FOUND #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"

◆ LAND CORNER AS DESCRIBED

◆ SET #5 REBAR WITH RED PLASTIC CAP STAMPED "AZTEC LS 38256"

(NR) = NON-RADIAL BEARING (RB) = RADIAL BEARING

**AZTEC** CONSULTANTS, INC.  
 300 E. Mineral Ave., Suite 1  
 Littleton, Colorado 80122  
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 Fax: (303) 713-1897  
 www.aztecconsultants.com  
 Aztec Proj. No. 23414-12

**Calibre**  
 Calibre Engineering, Inc.  
 8201 Southpark Lane, Unit 200  
 Littleton, CO 80120 (303) 730-0434  
 www.calibre-engineering.com  
 Construction Management Civil Engineering Surveying

**ANTHEM - FILING NO. 22, REPLAT "B"**  
**FINAL PLAT**

Prepared for  
**PULTE HOMES - COLORADO DIVISION**

Job Number	4162 / PULTE AN: NH12
Date	JANUARY 9, 2015
Sheet	6 OF 6

PATH: V:\23414-12 - ANTHEM NH12.FIL 22.RPLT.BID\G162.FL2B.DWG  
 PLOTTED BY: Daniel E. Davis PLOT DATE: 2/12/2015 10:33 AM  
 XREFS:

ANTHEM, FILING NO. 17  
 RECEPTION NO. 2009003715

ANTHEM, FILING NO. 17  
 RECEPTION NO. 2009003715

TRACT DD (OPEN SPACE)  
 ANTHEM FILING NO. 22  
 RECEPTION NO. 2009003716  
 NORTHWEST PARKWAY RIGHT-OF-WAY

SEE SHEET 2 FOR  
 FOUND BOUNDARY  
 MONUMENTS.