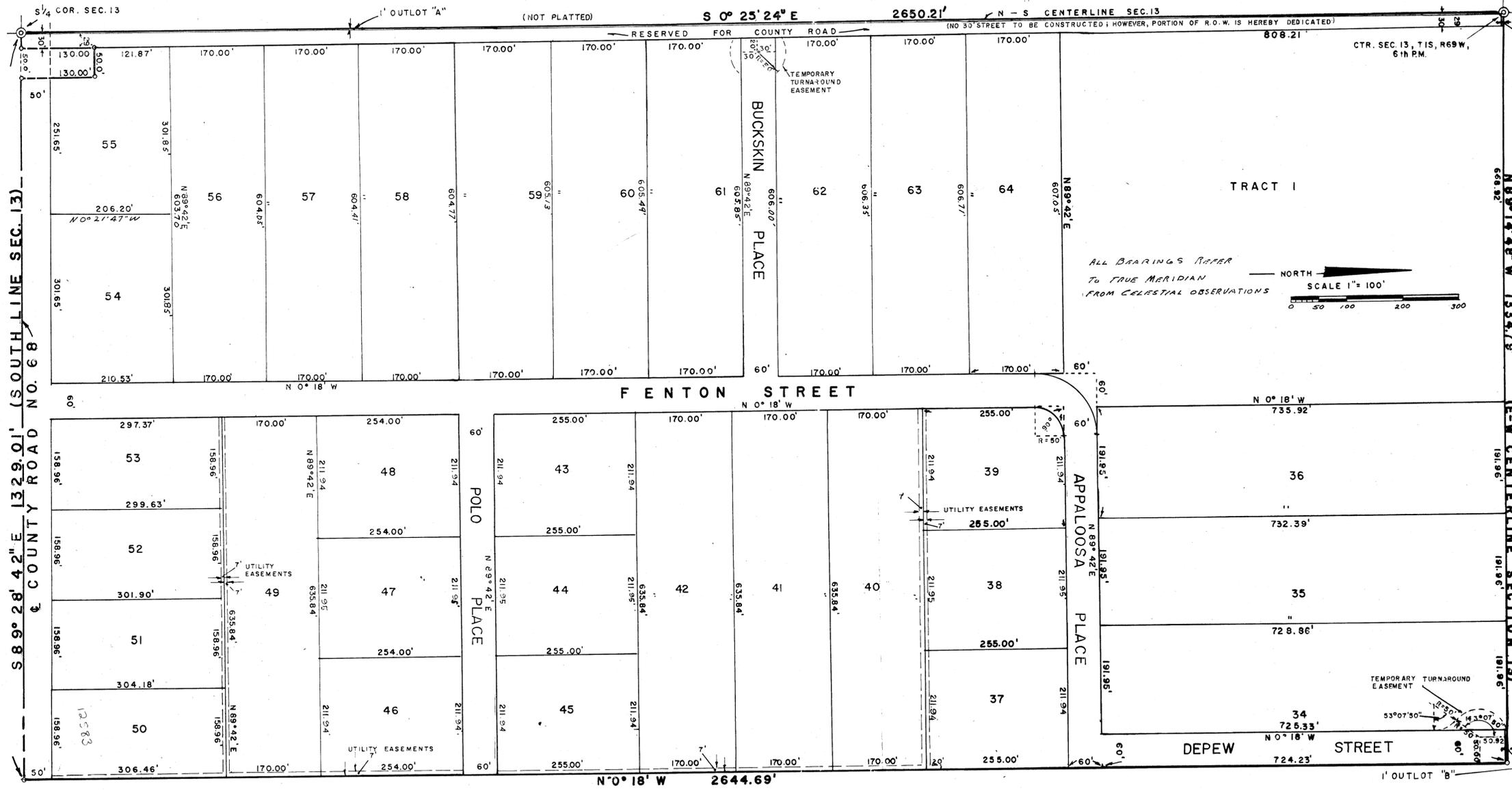


PONY ESTATES, SECOND ADDITION

A SUBDIVISION OF A PART OF THE SE 1/4 SEC. 13, T1S, R69W OF THE 6th P.M., COUNTY OF BOULDER, STATE OF COLORADO.



Control monuments were established from Pony Estates Subdivision recorded Boulder County Records March 2, 1964 in Planfile R-1-1-22. All boundaries established prior to July 1, 1967 and are marked with 5/8" steel pins 24" long set 20" in ground.

NOTICE

PUBLIC NOTICE IS HEREBY GIVEN THAT ACCEPTANCE OF THIS PLATTED SUBDIVISION BY THE COUNTY OF BOULDER DOES NOT CONSTITUTE AN ACCEPTANCE OF THE ROADS AND RIGHTS-OF-WAY REFLECTED HEREON FOR MAINTENANCE BY SAID COUNTY.

UNTIL SUCH ROADS AND RIGHTS-OF-WAY MEET COUNTY ROAD SPECIFICATIONS AND ARE SPECIFICALLY ACCEPTED BY THIS COUNTY BY RECORDING WITH THE CLERK AND RECORDER OF THIS COUNTY AN OFFICIAL "ACCEPTANCE," THE MAINTENANCE, CONSTRUCTION, AND ALL OTHER MATTERS PERTAINING TO OR AFFECTING SAID ROADS AND RIGHTS-OF-WAY ARE THE SOLE RESPONSIBILITY OF THE OWNERS OF THE LAND EMBRACED WITHIN THIS SUBDIVISION.

NOTICE IS FURTHER GIVEN THAT NO BUILDING PERMIT WILL BE ISSUED BY OFFICIALS OF THIS COUNTY FOR IMPROVEMENTS OF ANY NATURE ON ANY PROPERTY REFLECTED ON THIS PLATTED SUBDIVISION UNTIL SUCH TIME AS THE "ACCEPTANCE" AS HEREINABOVE DESCRIBED, HAS BEEN FILED FOR RECORD WITH THE CLERK AND RECORDER OF THIS COUNTY.

BY ORDER OF THE BOARD OF COUNTY COMMISSIONERS OF BOULDER COUNTY.

Paul B. ... DIRECTOR, DEPARTMENT OF DEVELOPMENT

PLANNING COMMISSION APPROVAL
APPROVED BY THE PLANNING COMMISSION OF THE COUNTY OF BOULDER, COLORADO, THIS 18th DAY OF AUGUST A.D. 1967

SECRETARY
CHAIRMAN

CLERK AND RECORDERS CERTIFICATE
STATE OF COLORADO
COUNTY OF BOULDER

RECEIVED
OCT 2 1967
FILE R-2-2-14
RECEPTION NUMBER
RECORDED

ENGINEERS CERTIFICATE
I, JAMES T. HASELWOOD, A REGISTERED PROFESSIONAL ENGINEER AND LAND SURVEYOR, STATE OF COLORADO NO. 4403, DO HEREBY CERTIFY THAT THE SURVEY OF "PONY ESTATES SECOND ADDITION" WAS MADE UNDER MY DIRECTION AND THAT THE ACCOMPANYING PLAT ACCURATELY AND PROPERLY SHOWS SAID SUBDIVISION.

JAMES T. HASELWOOD REGISTERED P.E. & L.S.

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED, BILL ROBINSON, JANE C. ROBINSON AND DORIS I. DOW ARE THE OWNERS OF THAT REAL PROPERTY SITUATED IN BOULDER COUNTY, COLORADO AND LYING WITHIN THE EXTERIOR BOUNDARIES OF "PONY ESTATES SECOND ADDITION", A SUBDIVISION OF A PART OF SECTION 13, T1S-R69W OF THE 6th P.M. AS DESCRIBED BY THE ACCOMPANYING PLAT THEREOF, THAT THEY HAVE CAUSED SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS "PONY ESTATES, SECOND ADDITION" AND DO HEREBY DEDICATE AND SET APART ALL THE STREETS AS SHOWN ON THE ACCOMPANYING PLAT TO THE USE OF THE PUBLIC FOREVER, AND DO HEREBY DEDICATE THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE LABELED AS EASEMENTS FOR THE INSTALLATION OF ALL UTILITY SERVICES.

IN WITNESS WHEREOF BILL ROBINSON, JANE C. ROBINSON AND DORIS I. DOW HAVE HEREUNTO SET THEIR HANDS THIS 20th DAY OF September A.D. 1967

Bill Robinson
Jane C. Robinson
Doris I. Dow

STATE OF COLORADO))
COUNTY OF BOULDER))
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 20th DAY OF September A.D. 1967 BY BILL ROBINSON, JANE C. ROBINSON AND DORIS I. DOW.

WITNESS MY HAND AND OFFICIAL SEAL MY COMMISSION EXPIRES September 5, 1971

James K. Van Bunkard
NOTARY PUBLIC

COMMISSIONERS' APPROVAL
APPROVED THIS 20th DAY OF October A.D. 1967 BY THE BOARD OF COUNTY COMMISSIONERS, BOULDER COUNTY, COLORADO. THIS APPROVAL DOES NOT GUARANTEE THAT ANY LOT SHOWN HEREON WILL MEET EXISTING HEALTH AND BUILDING REGULATIONS, AND IT IS WITH THE UNDERSTANDING THAT ALL EXPENSES INVOLVING NECESSARY IMPROVEMENTS FOR ALL UTILITY SERVICE, PAVING, GRADING, LANDSCAPING, CURBS, GUTTERS, STREET LIGHTS, STREET SIGNS AND SIDEWALKS SHALL BE FINANCED BY OTHERS AND NOT THE COUNTY OF BOULDER.

ATTEST: Mildred B. Sweeney
Deputy County Clerk

Gay B. ...
CHAIRMAN

RECORDED-PLAN FILE R-2-2-14