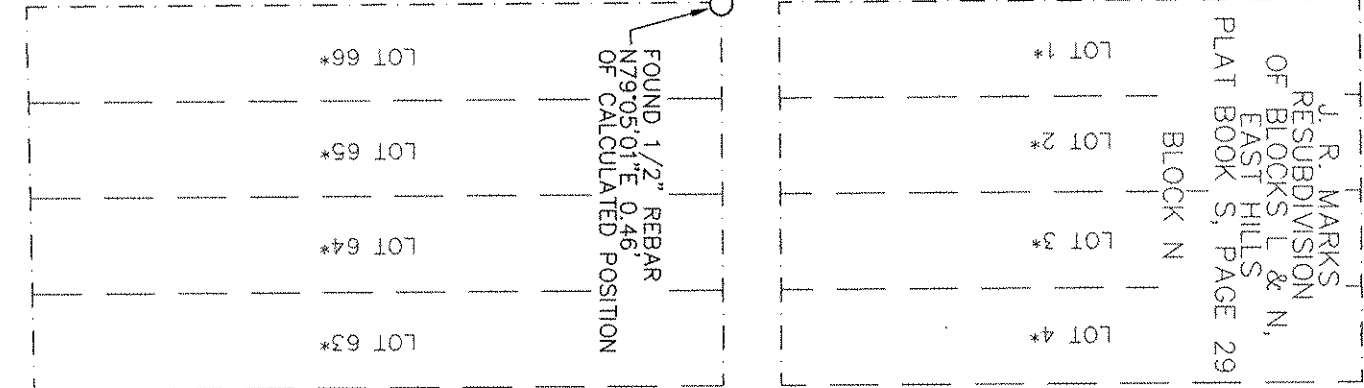
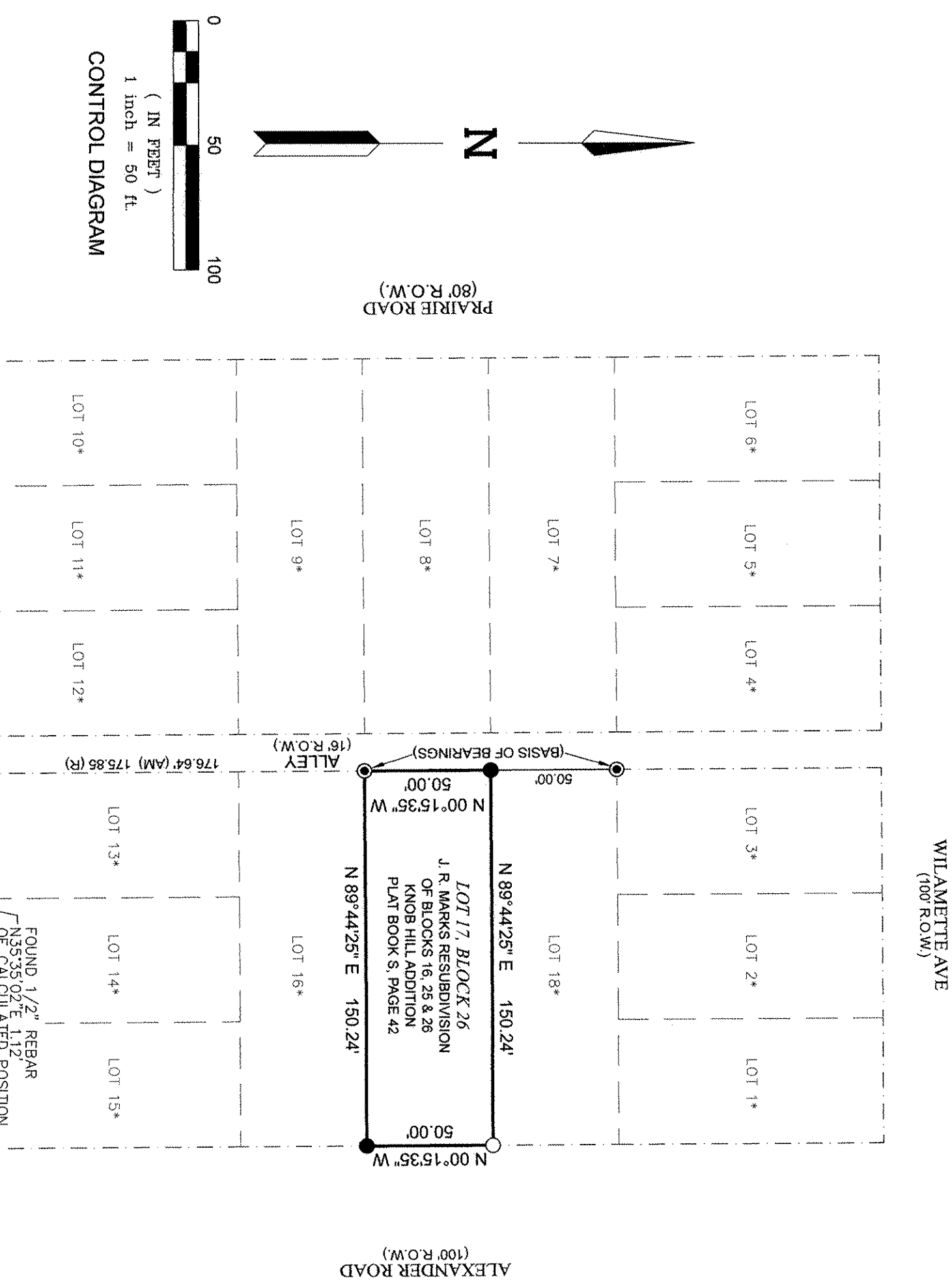
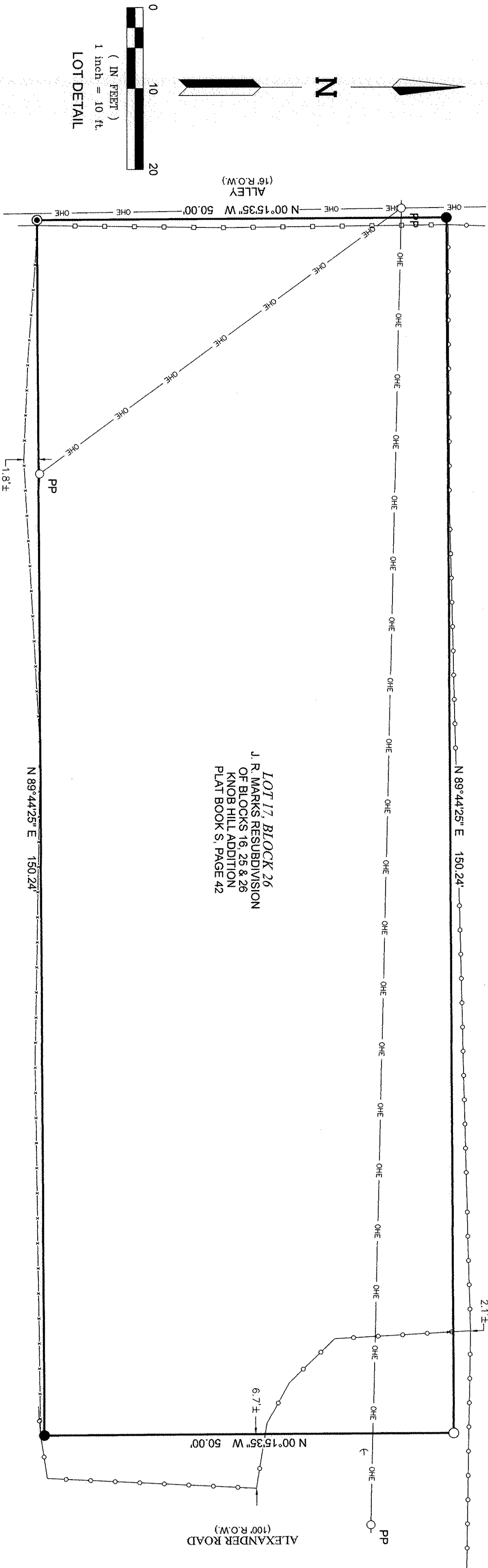
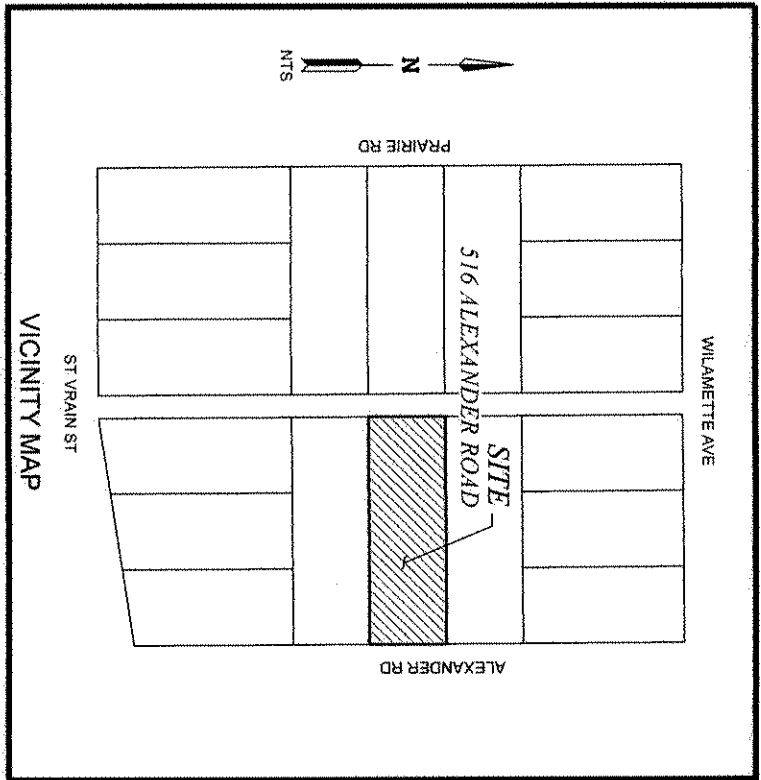


LAND SURVEY PLAT

LOT 17, BLOCK 26, J. R. MARKS RESUBDIVISION OF BLOCK 16, 25 AND 26, KNOB HILL ADDITION, IN THE CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO.

09/08/2020

220900163



LEGEND:

- SET 3/4\" 4\" REBAR WITH ORANGE PLASTIC CAP \"PLS 30106\"
- FOUND 1/2\" REBAR
- FOUND 1\" PIPE
- FOUND 3/4\" REBAR WITH RED PLASTIC CAP \"PLS 30380\"
- - - POWER POLE
- - - GUY WIRE
- BOUNDARY LINE
- ADJACENT LOT LINE
- CHAIN LINK FENCE
- OVERHEAD ELECTRIC
- NOT A PART OF THIS SURVEY
- R.O.W. - RIGHT-OF-WAY
- R.V. RECORD INFORMATION
- R.O.W. - RIGHT-OF-WAY

LEGAL DESCRIPTION:

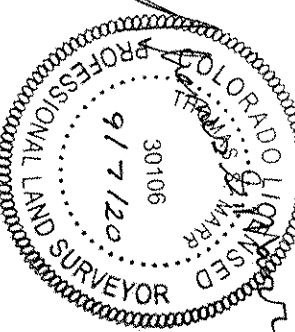
LOT 17, BLOCK 26, J. R. MARKS RESUBDIVISION OF BLOCK 16, 25 AND 26, KNOB HILL ADDITION, IN THE CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO.

NOTES:

1. THE BASIS OF BEARINGS IS THE EAST RIGHT OF WAY LINE OF THE ALLEY LOCATED IN BLOCK 26, J. R. MARKS SUBDIVISION OF BLOCK 16, 25 AND 26, KNOB HILL ADDITION DEFINED AT THE SOUTH END BY A FOUND 1/2\" REBAR AT THE SOUTHWEST CORNER OF THE ALLEY, AND AT THE NORTH END BY A FOUND 1/2\" REBAR AT THE SOUTHWEST CORNER OF BLOCK 26 AND 18 BLOCK 26, J. R. MARKS SUBDIVISION OF BLOCK 16, 25 AND 26, KNOB HILL ADDITION, ASSUMED TO BEAR N 00°15'35\" W.
2. UNITS OF MEASUREMENT ARE U.S. SURVEY FEET.
3. THIS PLAT DOES NOT CONSTITUTE A TITLE SEARCH BY MARR LAND SURVEYING TO DETERMINE OWNERSHIP OR EASEMENTS. FOR HIS A TITLE COMMITMENT FROM STEWART TITLE GUARANTY COMPANY, FILE NO. 305ALTG AMENDMENT NO. 3, EFFECTIVE DATE, JUNE 5, 2020, 07:30 AM WAS FILED ON.
4. DATE OF SURVEY 08/09/20.
5. LAND SURVEY PLAT REFERENCES: RECEPTION NO. 207900071, RECEPTION NO. 218900187.

SURVEYOR'S CERTIFICATION:

I, THOMAS S. MARR, A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, HEREBY STATE AND DECLARE THAT THE ACCOMPANYING PLAT WAS SURVEYED AND DRAWN UNDER MY RESPONSIBLE CHARGE AND ACCURATELY SHOWS THE DESCRIBED TRACT OF LAND, AND PARCEL DELINEATION THEREOF, AND THAT THE REQUIREMENTS OF TITLE 38 OF THE COLORADO REVISED STATUTES 2016 HAVE BEEN MET TO THE BEST OF MY KNOWLEDGE.



THOMAS S. MARR  
COLORADO P.L.S. NO. 30106

MONUMENTED LAND SURVEY PLAT DEPOSITING CERTIFICATE:

DEPOSITED THIS 8th DAY OF September 2020, A.D. AT 10:52 O'CLOCK A.M. AND IS RECORDED AT RECEPTION NO. 220900163 OF THE RECORDS OF EL PASO, COLORADO.

CHUCK BROERMAN, COUNTY CLERK & RECORDER

BY: *Chuck Broerman* DEPUTY SURCHARGE:           

Book 095T  
Page 6410910

MARR LAND SURVEYING  
506 Bartley Ave. B  
Colorado Springs, CO 80909  
Ph. (719) 660-8623  
tmarr@marrlandsurveying.com

| REVISIONS |             |    |
|-----------|-------------|----|
| NO.       | DESCRIPTION | BY |
|           |             |    |
|           |             |    |
|           |             |    |
|           |             |    |

| DATE |
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A PARCEL, LOCATED IN SECTION 9,  
TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE 6TH P.M.,  
COUNTY OF EL PASO, STATE OF COLORADO

|                                                                                                                                                                                                                                                                                                                      |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| NOTICE: DRAWING 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 BE BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON. |
| PROJECT NO. 20-062                                                                                                                                                                                                                                                                                                   |
| Drawn By: TSM                                                                                                                                                                                                                                                                                                        |
| Checked By: TSM                                                                                                                                                                                                                                                                                                      |
| Date: 08/31/20                                                                                                                                                                                                                                                                                                       |
| Sheet: 1 of 1                                                                                                                                                                                                                                                                                                        |

