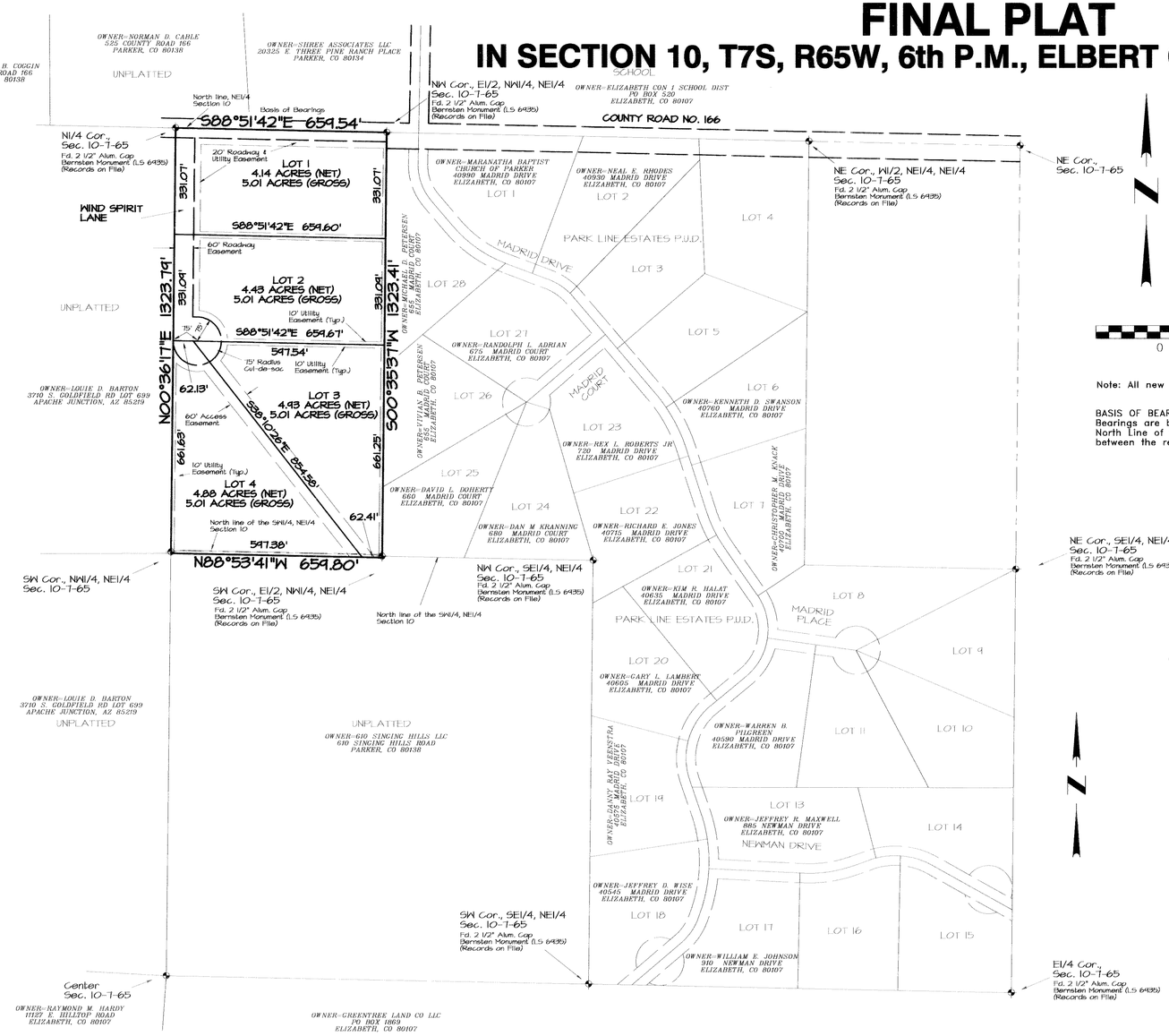
WIND SPIRIT RANCH
FINAL PLAT
IN SECTION 10, T7S, R65W, 6th P.M., ELBERT COUNTY, COLORADO



Note: All new utilities shall be underground

BASIS OF BEARINGS:
Bearings are based on the consideration that the North Line of the NE1/4 ofSection 10 bears S89°51'42"E between the recovered monuments identified hereon.

DEDICATION STATEMENT:

The undersigned, being all the owners of the land described herein, have laid out, subdivided and platted said lands into 4 lots and easements as shown hereon under the name and subdivision of WIND SPIRIT RANCH. Easements as shown hereon are dedicated to Elbert County and are for public use.

OWNER: 610 SINGING HILLS LLC

BY: _____
Gary L. Levinson, Managing Member

Subscribed and sworn to before me this 8TH day of February, 2008
by Gary L. Levinson as Managing Member of 610 Singing Hills LLC.

WITNESS my hand and official seal.
Notary Public _____
My Commission expires 12/5/09

YOLANDA POWELL NOTARY PUBLIC STATE OF COLORADO
My Commission E...

TITLE VERIFICATION

We, North American Title Company of Colorado, a qualified title insurance company, do hereby certify that we have examined the title of all lands platted hereon and that title to such land is in the dedicator free and clear of all liens, taxes, and encumbrances.

Feb. 11, 2008 By Duane E. Martin as Vice-President
Date OF North American Title Company of Colorado

Subscribed and sworn to before me this 11th day of February, 2008
by Duane E. Martin as Vice-President
of North American Title Company of Colorado
WITNESS my hand and official seal.
Notary Public _____
My Commission expires: 12/5/09

YOLANDA POWELL NOTARY PUBLIC STATE OF COLORADO
My Commission Expires 12/05/2009

PLANNING DEPARTMENT

This Plat approved by the Elbert County Planning Department
this 7TH day of March, 2008, A.D.

_____
Planning Director

BOARD OF COUNTY COMMISSIONERS

This minor development was reviewed and approved by the Elbert County Board of County Commissioners on the 20th day of February, 2008 A.D.

_____
Chair, Board of County Commissioners

CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this plat was filed in my office on this 7th day of March, 2008, A.D., at 1:28 a.m./p.m., and was recorded per Reception Number 498945, Book 13, Page 46.

_____
County Clerk and Recorder

NOTE:
This document is to be considered void without original signature (in blue) and an impression seal.
Any alteration to this document is prohibited. Submission of such altered document to any public office is a criminal offense.

PROPERTY DESCRIPTION

A tract of land situated in the West 1/2 of the Northeast 1/4 of Section 10, Township 7 South, Range 65 West, of the 6th Principal Meridian, Elbert County, Colorado, more particulary described as follows:
Beginning at the North 1/4 Corner of Section 10 and considering the West line of the Northeast 1/4 of said Section 10 to bear N00°36'17"E with all bearings contained herein relative thereto;
Thence S00°36'17"W along said line a distance of 1323.79 feet;
Thence S88°53'41"E a distance of 659.80 feet;
Thence N00°35'37"E a distance of 1323.41 feet to North Line of the West 1/2 of the Northwest 1/4 of the Northeast 1/2 of Section 10;
Thence N88°51'42"W along said line a distance of 659.54 feet to the Point of Beginning;
Containing 20.04 acres, more or less.
This property description was prepared under the direct supervision of David E. Archer (P.L.S. 6935), 105 Wilcox Street, Castle Rock, CO 80104.

UTILITY EASEMENT ACKNOWLEDGMENT

Those portions of real property, which are labeled as utility easements on this plat, whether private or public, are hereby dedicated, for the installation and maintenance of utilities and drainage facilities, including, but not limited to electric lines, gas lines, telephone lines, cable television; together with the right to trim interfering trees and brush, together with a perpetual right of ingress and egress for installation, maintenance, and replacement of such lines; said easements and right to be utilized in a responsible and prudent manner, subject to utility placement permitting procedures from Elbert County.

SURVEYOR'S CERTIFICATE

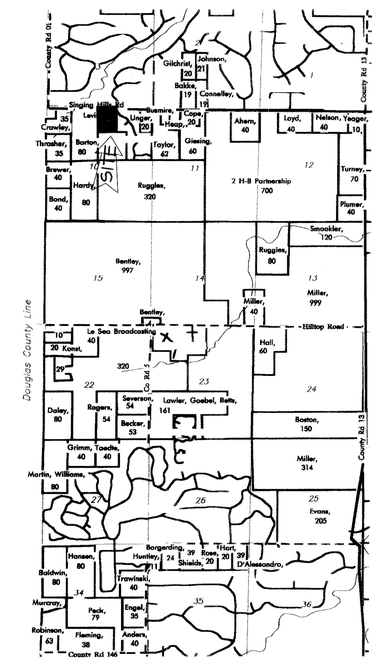
I, David E. Archer, a duly registered Professional Land Surveyor in the State of Colorado, do hereby certify that this plat truly and correctly represents the results of a survey made during August, 2006, by me or under my direct supervision and that all monuments exist as shown hereon: that mathematical closure errors are less than 1:50,000; and that said plat has been prepared in full compliance with all applicable laws of the State of Colorado dealing with monuments, subdivisions or surveying of land and all provisions, within my control, of the Elbert County Subdivision Regulations.

I attest the above on this 8 day of Feb, 2008

_____
David E. Archer, A Colorado Professional Land Surveyor, Number 6935

COLORADO REGISTERED DAVID E. ARCHER 6935 PROFESSIONAL LAND SURVEYOR

"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 from the date of the certification shown hereon."



VICINITY MAP
NTS

REVISIONS
Revised Lots 1-26-07
Revised 2-6-07
Revised 10-5-07
Deleted Mortgagee 12-11-07
Note 2-8-08

DAVID E. ARCHER & ASSOCIATES, INC.
LAND DEVELOPMENT CONSULTING
SURVEYING & ENGINEERING
PHONE (303) 688-4642
105 WILCOX ST. CASTLE ROCK, COLORADO 80104

SCALE 1"=200'
DATE 12-22-06
DR'N. AGM
CKD.
APV'D.

TITLE: FINAL PLAT
SECTION 10, T7S, R65W
6TH P. M., ELBERT COUNTY, COLORADO

CLIENT: 610 SINGING HILLS ROAD, LLC

Sheet 1 of 1
JOB NUMBER 04-1568

B13 P46

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Fri Feb 08 11:44:55 2008