

Erwin & Janet Goldman
2038 Magnolia Drive
Nederland CO 80466

POORMAN

No. 454

100.00
49.60
27.00
76.60
FOUND
STONE

6.2 18
8 1.5
49.60

LITTLE MAUD

No.

614

FOUND STONE

S85°E

394.25'

SET 5/8" IRON
PIN W/ALUM. CAP

S70°17'30"E 113.26'

N29°06'45"E
POLY (OBSERVATION 8/3/77)
174.88' D.B. CO.

S24°42'42"W
43.67'

SET 5/8" IRON
PIN W/ALUM. CAP

S55°06'00"E
36.34'

S05°00'00"W
31.57'

N86°30'03"W, 40.00'

SET "PK" NAIL

S01°44'46"W
93.21'

SET 5/8" IRON
PIN W/ALUM. CAP

S04°30'10"W
55.95'

SET 5/8" IRON
PIN W/ALUM. CAP

N05°E 150.0'

N85°W

360.54'

SET 5/8" IRON
PIN W/ALUM. CAP

FOUND STONE

No.

604

S85°E

REBECCA

UTILITY EASEMENT
(FILM 1391, REC. NO. 7, SER. NO. 1/10/86)

S85°E

132.16'

N67°45'46"W
77.84'

S73°15'W
62.25'

S16°53'37"W
70.14'

S25°17'09"W
107.23'

MAGNOLIA

ROAD

SET 5/8" IRON
PIN W/ALUM. CAP

N67°45'46"W
22.13'

S73°15'W
58.70'

SET 5/8" IRON
PIN W/ALUM. CAP

Government Land

FOUND STONE

N22°14'14"E
67.37'

N67°45'46"W
116.88'

340.44'

SET 5/8" IRON
PIN W/ALUM. CAP

SET 5/8" IRON
PIN W/ALUM. CAP

N82°E

MULTI-LEVEL
FRAME RESIDENCE
2038 MAGNOLIA ROAD

No. 358

FOX

SAC

AND

DIRT DRIVE

744.20'

S82°W

No. 352

EAST 219.05'

FOUND STONE

NORTH 108.53'

SET 5/8" IRON
PIN W/ALUM. CAP

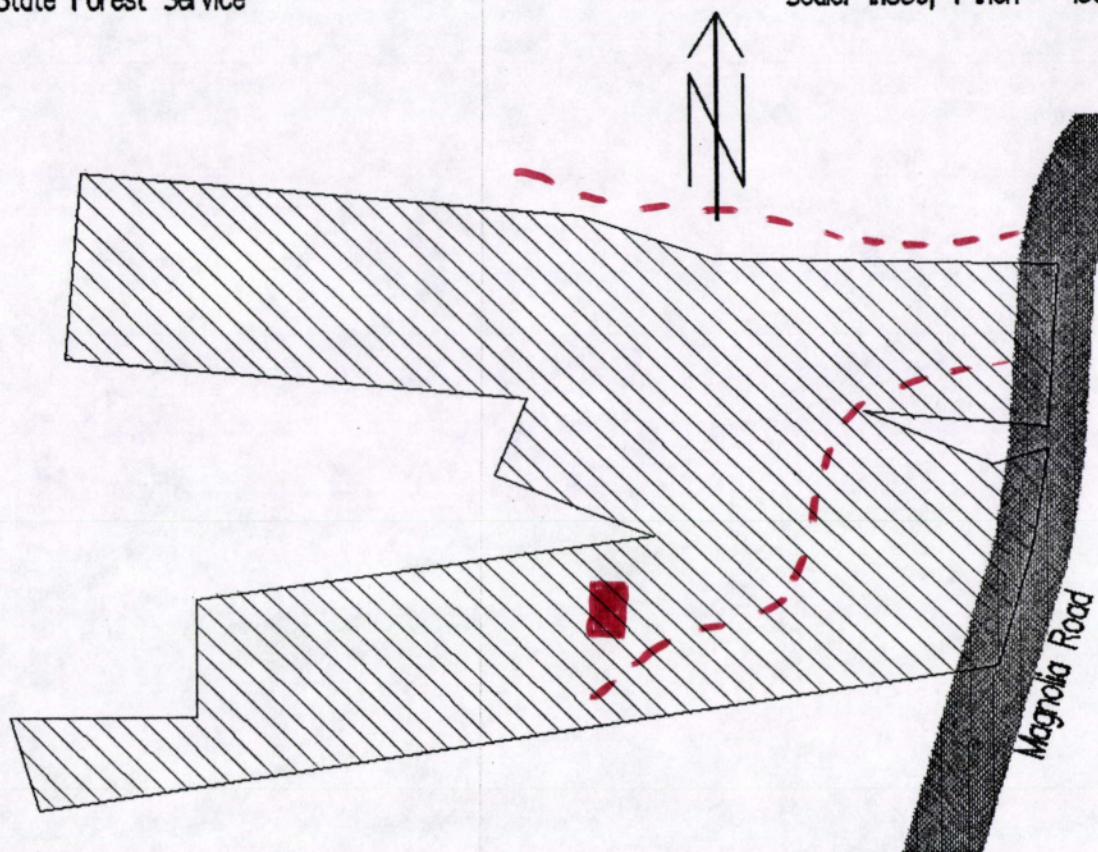
N70°30'E 210.00' (RECORD)

N16°45'W 73.20'

LINE OF THAT TRACT OF LAND AS DESCRIBED ON SAID FILM 1391 AS

Colorado State Forest Service

Scale: 1:1839; 1 Inch = 153 Feet



Erwin & Janet Goldman

SE1/4 NW1/4, Sec 5, T1S, R71W, S.P.M.

—— Property Line
—— Road
—— Permanent Stream

▨ Ponderosa Pine

Drawn By: Douglas J. Stevenson

March 5, 1999