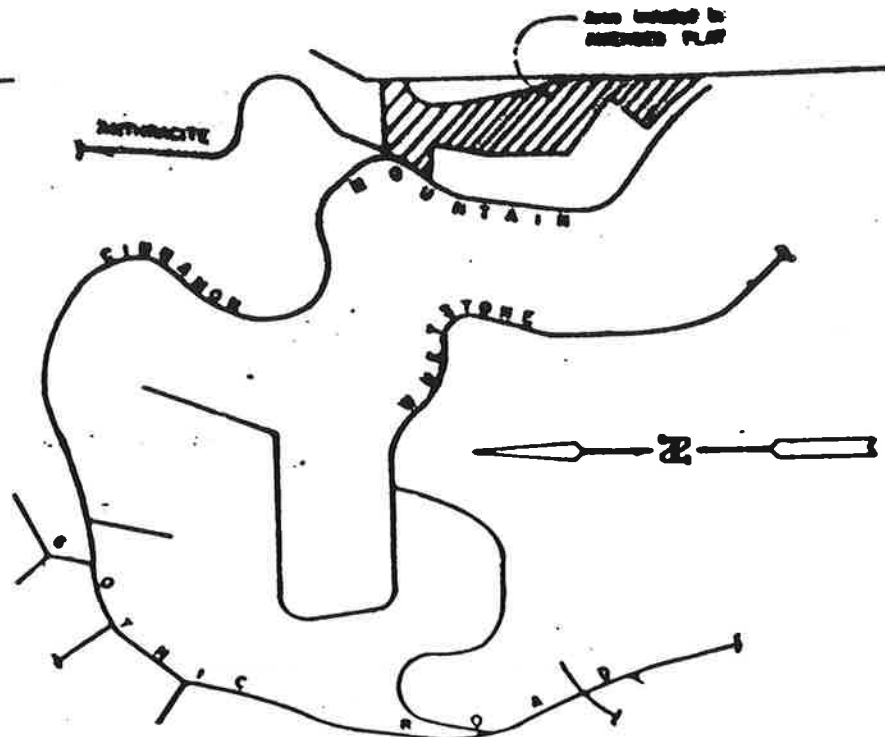


# SECOND AMENDED PLAT OF A PORTION OF OF CHALET VILLAGE ADDITION NO. 6 LOCATED IN SE1/4 SEC 23, T13S, R86W, 6th PM TOWN OF MT. CRESTED BUTTE, COLORADO



**VICINITY MAP**  
SCALE: 1"=400'

**CURVE DATA TABLE BY NUMBERED CURVES (ALL LENGTHS IN FEET)**

CURVE NO.	CHORD BEARING	CHORD LENGTH	CENTRAL ANGLE	RADIUS	ARC LENGTH
1	N22°13'14"W	73.63	0°30'27"	408.83	73.72
2	N23°04'22"W	36.29	4°15'16"	408.83	36.30
3	N12°04'34"W	118.26	13°33'43"	408.83	118.33
3a	N88°23'22"W	19.23	0°43'18"	1048.17	19.23
4	N81°09'04"E	161.36	6°30'01"	1048.17	161.44
5	N84°32'38"E	27.90	1°04'04"	1048.17	27.90
6	N30°09'43"E	63.32	33°29'20"	136.32	64.37
7	N89°32'04"E	66.13	23°26'09"	136.32	66.63
8	N22°19'21"W	81.48	12°02'02"	389.47	81.80
9	N28°21'10"W	136.46	20°04'36"	329.47	136.13
10	N48°08'39"W	16.08	6°36'37"	150.00	16.93
11	N44°34'18"W	267.00	17°38'18"	871.00	268.13
12	N11°30'23"W	63.10	36°09'09"	100.00	64.20
13	N88°04'36"E	33.44	43°37'22"	45.00	34.26
14	N12°38'46"W	68.48	37°33'22"	70.00	66.29
14	N84°28'09"W	72.94	34°14'35"	80.00	73.74

**TABLE OF STRAIGHT LINE SEGMENTS FOR ROAD ALIGNMENT CENTER LINE**

**BOUNDARY DESCRIPTION OF LIMITED ACCESS DRIVE**

Commencing at the Southeast corner of Section 23, Township 13 South, Range 84 West, Sixth Principal Meridian; thence North 0° 31' 00" East 109.83 feet to the Southeast corner of Lot 19 as situated on Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6, filed May 23, 1966 as Reception No. 394247 of the records of Summit County, Colorado, from Mt. Crested Butte, Colorado; thence 46.00 feet along the arc of a 871.00 foot radius curve to the left, said curve having a chord of North 33° 32' 07" West 64.00 feet, said curve being the southwest boundary of said Lot 19, to the POINT OF BEGINNING for the herein described Limited Access Drive; thence the following courses around the boundary of said Drive:

1. North 6° 34' 34" West 99.75 feet;
2. 54.00 feet along the arc of a 84.00 foot radius curve to the right, said curve having a chord of North 11° 30' 23" East 53.07 feet;
3. South 60° 04' 42" East 18.00 feet;
4. North 29° 30' 18" East 31.92 feet to the east boundary of said Lot 19;
5. North 0° 31' 00" East 81.09 feet along said east boundary;
6. North 13° 42' 05" West 67.99 feet;
7. South 76° 17' 58" West 18.00 feet;
8. 36.07 feet along the arc of a 86.00 foot radius curve to the left, said curve having a chord of North 33° 34' 16" West 55.84 feet;
9. North 31° 30' 27" West 192.81 feet;
10. 46.99 feet along the arc of a 84.00 foot radius curve to the right, said curve having a chord of North 34° 28' 09" East 58.33 feet;
11. North 2° 35' 08" East 173.09 feet;
12. 89.47 feet along the arc of a 30.00 foot radius curve to the left, said curve having a chord of North 23° 29' 27" West 59.83 feet;
13. North 84° 00' 00" West 13.33 feet to the northwest corner of Lot 22 of said Amended Plat;
14. South 1° 33' 00" East 275.00 feet along the westerly boundary of said Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6;
15. South 50° 00' 00" East 243.00 feet along said boundary to the northwest corner of said Lot 19;
16. South 40° 43' 00" West 2.20 feet along the westerly boundary of said Lot 19;
17. 26.43 feet along the arc of a 56.00 foot radius curve to the right, said curve having a chord of South 27° 42' 31" East 26.17 feet;
18. South 13° 42' 05" East 99.10 feet;
19. North 76° 17' 58" East 6.00 feet;
20. 26.65 feet along the arc of a 15.00 foot radius curve to the right, said curve having a chord of South 0° 04' 36" West 26.01 feet;
21. South 29° 55' 18" West 20.23 feet;
22. North 60° 04' 42" East 6.00 feet;
23. 74.37 feet along the arc of a 116.00 foot radius curve to the left, said curve having a chord of South 11° 30' 23" West 75.29 feet;
24. South 6° 34' 34" East 5.39 feet to a point on the southerly boundary of said Lot 19;
25. 63.09 feet along the arc of a 871.00 foot radius curve to the right, said curve having a chord of South 37° 21' 35" East 65.08 feet, said curve being the southerly boundary of said Lot 19, said curve being to the POINT OF BEGINNING.

**MT. CRESTED BUTTE TOWN COUNCIL**

The within Plat of SECOND AMENDED PLAT OF A PORTION OF THE AMENDED PLAT OF CHALET VILLAGE ADDITION NO. 6 is approved for filing this 10th day of ~~August~~ September, 1966 and the Limited Access Drive is approved subject to the terms and conditions of the Dedication Ordinance No. 3, Series 1965, and the Surrendered Covenants Agreement for the Second Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6.

This Plat supersedes and replaces in its entirety the prior Amended Plat of a Portion of the Amended Plat of the Chalet Village Addition No. 6, approved February 18, 1966, and filed May 23, 1966 under Reception No. 394247 of the records of Summit County, Colorado, which prior Plat became null and void and of no further force and effect.

TOWN COUNCIL  
MT. CRESTED BUTTE, COLORADO

By: *[Signature]*

ATTEST:

*[Signature]*  
Treasurer

# LAT OF A PORTION OF THE AMENDED PLAT T VILLAGE ADDITION NO. 6 LOCATED IN EC 23, T13S, R86W, 6th PM Mt. CRESTED BUTTE, COLORADO

MT. CRESTED BUTTE TOWN COUNCIL

The within Plat of SECOND AMENDED PLAT OF A PORTION OF THE AMENDED PLAT OF CHALET VILLAGE ADDITION NO. 6 is approved for filing this day of November, 1964 and the Limited Access Drive is approved subject to the terms and conditions of the Dedication, Ordinance No. 2, Series 1965, and the Restrictive Covenant Agreement for the Second Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6.

This Plat supersedes and replaces in its entirety the prior Amended Plat of a Portion of the Amended Plat of the Chalet Village Addition No. 6, approved February 18, 1964, and filed May 23, 1964 under Reception No. 394247 of the records of Gunnison County, Colorado, which prior Plat became null and void and of no further force and effect.

TOWN COUNCIL  
MT. CRESTED BUTTE, COLORADO

ATTEST:

*Virginia Hamilton*  
Village Clerk

ATTORNEY'S OPINION

I, Harrison F. Russell, being an Attorney at Law duly licensed to practice before Courts of Record in the State of Colorado, do hereby certify that I have examined the title to Lots 19 through 23, CHALET VILLAGE ADDITION NO. 6, according to the Amended Plat of Chalet Village Addition No. 6, recorded October 19, 1964, as Reception No. 394247 of the records of Gunnison County, Colorado and the Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6 recorded May 23, 1964 as Reception No. 394247 in the records of Gunnison County, Colorado, Town of Mt. Crested Butte, Colorado and title to Lots 19, 20, and 21 is vested in Carlton T. Wiebe, also known as Carlton Wiebe and title to Lots 22 and 23 is vested in Commercial Landmark Corporation, an Oklahoma corporation, free and clear of all liens, taxes, and encumbrances except as follows:

1. The reservations and exceptions set forth in the Patent of the United States of America.
2. All easements and rights-of-way in place as of record.
3. Any unpaid taxes or assessments.
4. Easements and rights-of-way for access and utilization as set forth in the deed recorded September 3, 1962, in Book 384 at Page 34 of the records of Gunnison County, Colorado.
5. Ordinance No. 2, series 1965, Mt. Crested Butte, Colorado.
6. The Restrictive Covenant Agreement dated           , 1964 and recorded December           , 1964 in Book            at Page            of the records of Gunnison County, Colorado.

Dated this 12 day of November, 1964.  
*Harrison F. Russell*  
Harrison F. Russell, Esq.  
Russell, Angelo & Wright, P.C.  
P. O. Box 179  
Gunnison, Colorado 81230

KNOW ALL MEN BY THESE PRESENTS, that CARLTON T. WIEBE, also known as Carlton Wiebe and COMMERCIAL LANDMARK CORPORATION, an Oklahoma Corporation, being the owners of Lots 19 through 23, CHALET VILLAGE ADDITION NO. 6, according to the Amended Plat of Chalet Village Addition No. 6, filed October 19, 1964, as Reception No. 394247 of the records of Gunnison County, Colorado and the Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6, filed May 23, 1964 as Reception No. 394247 of the records of Gunnison County, Colorado, Town of Mt. Crested Butte, Colorado, do hereby dedicate the Limited Access Drive as shown on this Second Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6, and as more fully described by the notes and bounds description thereof set forth on this Plat as a perpetual and permanent Limited Access Drive for access and as a public utility easement over and across said Lots 19 through 23.

The Owners, their heirs, successors and assigns, shall be responsible for the initial construction, maintaining, grading and drainage, and all other normal and proper maintenance of the Limited Access Drive, without any liability on the part of the Town of Mt. Crested Butte, Colorado.

The Owners of said Lots 19 through 23 further acknowledge and agree that fire protection on said lots depends upon the condition, maintenance and width of the Limited Access Drive and the said Owners for themselves, their heirs, successors and assigns, hereby waive any liability which may accrue to the Town of Mt. Crested Butte, Colorado or to any person or entity, for any damages occurring to such property, or the improvements or appurtenances adjacent thereon, or to the owners of said lots, due to the failure of fire or other emergency vehicles to gain access to said Lots 19 through 23.

This dedication of the Limited Access Drive is pursuant to and subject to the terms and conditions of Ordinance No. 2, Series 1965, Town of Mt. Crested Butte, Colorado recorded in Book            at Page            of the records of Gunnison County, Colorado and the Restrictive Covenant Agreement for Second Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6 recorded in Book            at Page            of the records of Gunnison County, Colorado.

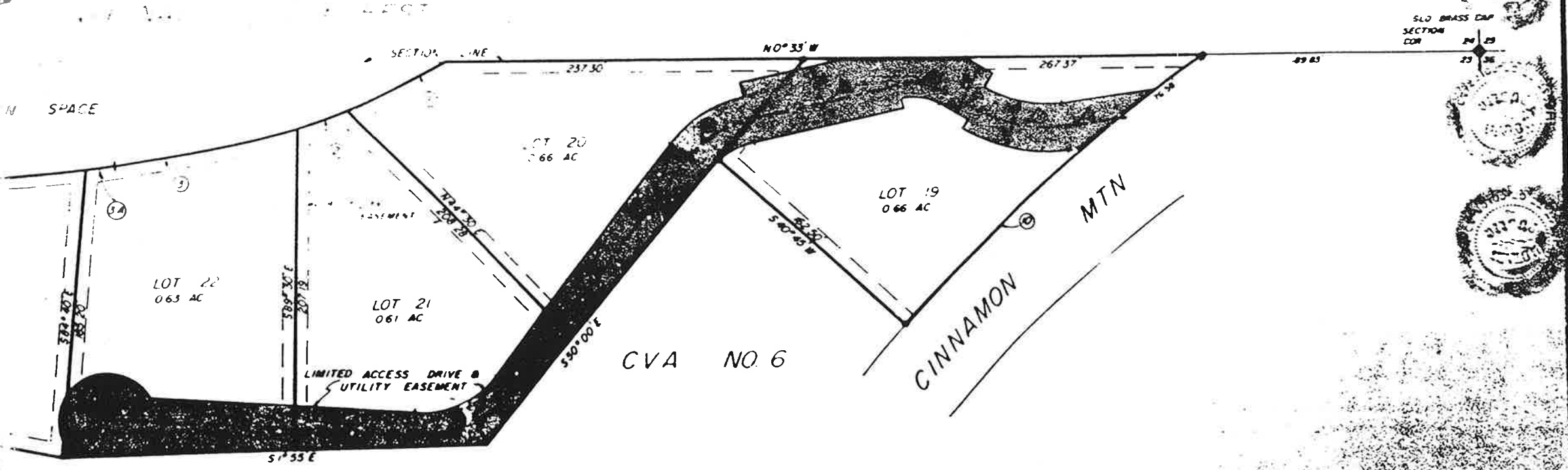
The Owners of said lots further acknowledge and agree that the comments and approvals heretofore given pursuant to the Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6 filed May 23, 1964 and bearing Reception No. 394247 in the records of Gunnison County, Colorado and further consent and agree that upon the approval of this Second Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6 by the Town of Mt. Crested Butte, Colorado, the prior Amended Plat of a Portion of the Amended Plat of Chalet Village Addition No. 6 shall be superseded and replaced in its entirety by this Plat.

IN WITNESS WHEREOF Carlton T. Wiebe, also known as Carlton Wiebe, and Commercial Landmark Corporation, an Oklahoma corporation, have caused their names to be hereunto subscribed this 12 day of November, 1964.

*Carlton T. Wiebe*  
CARLTON T. WIEBE also known as  
Carlton Wiebe  
COMMERCIAL LANDMARK CORPORATION,  
an Oklahoma Corporation  
*Harrison F. Russell*  
Harrison F. Russell, Attorney  
at Law

STATE OF COLORADO )  
County of Gunnison )  
The foregoing instrument was acknowledged before me this 12 day of November, 1964 by Carlton T. Wiebe, also known as Carlton Wiebe, and by Harrison F. Russell as attorney in fact for Commercial Landmark Corporation, an Oklahoma Corporation.

By Commission Expires            P. M. Commission Expires Dec. 23, 1969  
Witness my hand and official seal Dec. 23, 1969  
*Patricia J. Talley*  
Notary Public



CVA NO 6

LAND SURVEYOR'S CERTIFICATE

I, James P. Purdy, being a Registered Land Surveyor in the State of Colorado, do hereby certify that this Plat and Survey of the Limited Access Drive of the SEVEN ACRES PLAT OF A PORTION OF THE SEVEN ACRES PLAT OF GOLF VILLAGE SUBDIVISION NO. 6 was made by me and under my supervision and that both are accurate to the best of my knowledge. Remarques have been set or found as shown on this plat.

Dated this 26<sup>th</sup> day of November, 1985.



*James P. Purdy*  
 James P. Purdy  
 Colorado L. S. No. 11280  
 Golden, Colorado



GUNNISON COUNTY CLERK AND RECORDS RECEIPT

This Plat was deposited for filing in the office of the Clerk and Recorder of Gunnison County, Colorado, this 26<sup>th</sup> day of November, 1985.

are based on a bearing of North 0° 33' West  
 corner and the southeast corner of Section  
 being marked by UNBLED brass cap monuments)