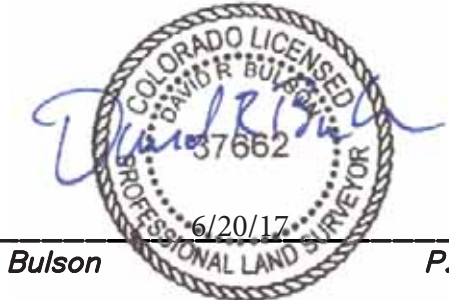


IMPROVEMENT LOCATION CERTIFICATE:

I hereby certify that this Improvement Location Certificate was prepared for Land Title Guarantee Company, that it is not a land survey plat or improvement survey plat, that it is not to be relied upon for the establishment of fence, building, or other improvement lines.

I further certify that the improvements on the below described parcel on this date May 12, 2017, except utility connections, are entirely within the boundaries of the parcel, except as shown, that there are no encroachments upon the described premises by improvements on any adjoining premises, except as indicated, and that there is no apparent evidence or sign of any easement crossing or burdening any part of said parcel, except as noted.



David R. Bulson P.L.S. 37662

LEGAL DESCRIPTION:

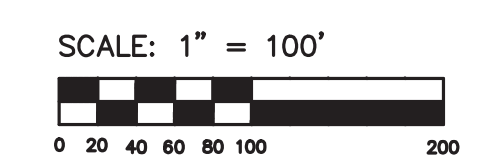
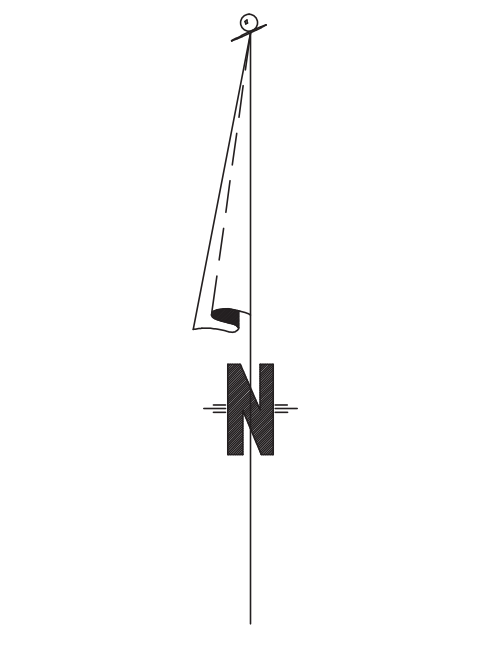
Lot 2, The Bluffs, Phase 1, a Subdivision, according to the Plat recorded August 20, 1987 in Plat Book 1 at page 740,
County of San Miguel, State of Colorado.

NOTES:

- Easement research and legal description from Alpine Title, File No. 1154CEA dated May 24, 2017.
- According to FEMA Flood Insurance Rate Maps dated September 30, 1988, this parcel is not within the 100-year flood plain.

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.



LEGEND

- ☒ TRANSFORMER
- FOUND REBAR AND ALUMINUM CAP, L.S. 16840
- FOUND REBAR AND ALUMINUM CAP, L.S. 10738
- FOUND NAIL IN ROCK WITH TAG, L.S. 10738

Improvement Location Certificate
 Lot 2, The Bluffs, Phase 1, San Miguel County, Colorado

Project Mgr:	DB	Rev.	description	date	by
Technician:	FD				
Checked by:					
Start date:	06-2017				



970-728-6153 970-728-6050 fax
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 125 W. PACIFIC, SUITE B-1
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