EX. NO. DATE RECORD

HEREON IS SUBJECT TO THE FOLLOWING:

9-9-1889 BK 1M PG 126

9-9-1889 BK 1M PG 12

7-21-1986 BK 637 PG 66

12-31-1986 BK 641 PG 7

ACCORDING TO SCHEDULE B-2 OF THE ABOVE DESCRIBED TITLE COMMITMENT.THE PROPERTY DESCRIBED

2-7-1918 BK 104 PG 158 THE WRAY DITCH 6 FEET WIDE ON THE BOTTOM AND 12 FEET WIDE

5-25-1953 BK 337 PG 260 RIGHT OF WAY . WHETHER IN FEE OR EASEMENT ONLY. THE RIGHT TO

5-25-1953 BK 337 PG 284 RIGHT OF WAY EASEMENT. WHETHER IN FEE OR EASEMENT ONLY. TO

EFFECT THE SUBJECT PROPERTY)

10-16-1975 BK 499 PG 156 RIGHTS OF WAY FOR COUNTY ROADS 30 FEET WIDE ON EITHER SIDE

5-7-1965 BK 431 PG 308 RIGHT OF WAY, WHETHER IN FEE OR EASEMENT ONLY, TO

(BLANKET EASEMENT)

INTEREST THEREIN

RESERVATIONS OF (1) RIGHT OF PROPRIETOR OF ANY PENETRATING

RIGHT OF WAY, WHETHER IN FEE OR EASEMENT ONLY, FOR THE USE

WATER RIGHT RESERVATION FOR THE FREE USE OF WATER FLOWING

IN THE WRAY DITCH FOR THE IRRIGATION OF SAID LANDS DURING

ON THE TOP AND CONSTRUCTED TO CARRY 2 FEET IN DEPTH OF WATER WITH A GRADE OF 3 FEET FALL TO THE MILE, THE CARRYING

TIME, AND ANY ASSIGNMENT THEREOF OR INTEREST THEREIN.

CAPACITY OF THE WRAY DITCH IS 36 CUBIC FEET PER 2 SECONDS OF

ENTER UPON THE W1/2 W1/2 NW1/4 NW1/4, SECTION 12, TOWNSHIP 1

AND MAINTAIN AN ELECTRIC TRANSMISSION AND/OR DISTRIBUTION LINE OR SYSTEM AND TO CUT AND TRIM TREES AND SHRUBBERY THAT

NORTH, RANGE 44 WEST OF THE 6TH P.M. TO CONSTRUCT, OPERATE

MAY INTERFERE WITH OR THREATEN TO ENDANGER THE OPERATION

AND MAINTENANCE OF SAID LINE OR SYSTEM, AS GRANTED TO Y-W

CONSTRUCT, OPERATE AND MAINTAIN ON AND/OR IN OR UPON ALL

12. TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M. LINE TO RUN WEST OF BUILDINGS, AND FLECTRIC TRANSMISSION OR

DISTRIBUTION LINE OR SYSTEM, AND TO CUT AND TRIM TREES AND SHRUBBERY THAT MAY INTERFERE WITH OR ENDANGER THE

CONSTRUCT, INSTALL, MAINTAIN, RENEW, REPLACE AND OPERATE

APPURTENANCES THERETO, FOR THE TRANSPORTATION OF GAS, IN,

ON, OVER AND THROUGH THE W 1/2 NW 1/4, EXCEPT A TRACT IN W 1/2 W

1/2 NW 1/4 NW 1/4 SECTION 12, TOWNSHIP 1 NORTH, RANGE 44 WEST OF

THE 6TH P.M., AS GRANTED TO KANSAS-NEBRASKA NATURAL GAS

OF SECTION AND TOWNSHIP LINES AS ESTABLISHED BY ORDER OF

THE RIGHT, WHETHER IN FEE OR EASEMENT ONLY, TO CONSTRUCT

TRANSMISSION OF NATURAL GAS IN. UNDER, UPON, AND ALONG THE

TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M., AS GRANTED

TO KANSAS-NEBRASKA NATURAL GAS COMPANY, INC. IN INSTRUMENT

SURVEY, CONSTRUCT, INSTALL, INSPECT, REPAIR, MAINTAIN, RENEW AND REPLACE PIPELINES AND APPURTENANCES THERETO, FOR THE

TRANSPORTATION OF GAS, GASOLINE, OIL PETROLEUM PRODUCTS,

THROUGH A 10 FOOT WIDE EASEMENT ON A TRACT OF LAND IN THE

W% NW % SECTION 12. TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE

CONSTRUCTING, INSTALLING, MAINTAINING, RENEWING, REPAIRING REPLACING AND OPERATING THE PROPERTY AS GRANTED TO KIN

TRIBUTARY WATER RIGHTS DECREED TO THE WRAY DITCH ON JULY 3.

APPURTENANT TO THE SW 1/4, NW 1/4. E 1/2 NW 1/4 NW 1/4, E 1/2, W 1/2,

THE 6TH P.M. TO HAVE AND TO HOLD FOR SO LONG AS GRANTEE USES

THE WATER FOR THE BENEFIT OF THE CITIZENS OF THE CITY OF WRAY

TRANSFER THE RIGHTS GRANTED HEREUNDER, THE WATER RIGHTS L

SHALL IMMEDIATELY REVERT TO THE GRANTOR, AS GRANTED TO THE

TRIBUTARY WATER RIGHTS DECREED TO THE WRAY DITCH ON JULY 3.

SECTION 12, TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M. TO

HAVE AND TO HOLD FOR SO LONG AS GRANTEE USES THE WATER FOR

OWNERSHIP OF THESE WATER RIGHTS FOR PURPOSES OTHER THAN

AUGMENTATION, BUILDING CONSUMPTIVE USE OR THE PERFECTION

TRIBUTARY WATER RIGHTS DECREED TO THE WRAY DITCH ON JULY 3,

APPURTENANT TO THE SW 1/4 NW 1/4, E 1/2 NW 1/4 NW 1/4, E 1/2 W 1/2 NW 1/4

P.M. TO HAVE AND TO HOLD FOR SO LONG AS GRANTEE USES THE

CONSTITUENTS OF THE WRAY SCHOOL DISTRICT. TRANSFER OF

NW 1/4 SECTION 12, TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH

OWNERSHIP OF THESE WATER RIGHTS FOR PURPOSES OTHER THAN

AUGMENTATION, BUILDING CONSUMPTIVE USE OR THE PERFECTION

OF THE RIGHT ITSELF SHALL REVERT OWNERSHIP OF THE WATER

ON OR NEAR THE PERIMETER OF THE LAND DO NOT COINCIDE WITH

THE EXACT PROPERTY LINES AS SHOWN ON ALTA/ACSM LAND TITLE

TERMS, CONDITIONS, PROVISIONS, AGREEMENTS AND OBLIGATIONS

TERMS, CONDITIONS, PROVISIONS, AGREEMENTS AND OBLIGATIONS

EXECUTED BY ZB, NATIONAL ASSOCIATION DBA ZIONS BANK FKA ZIONS

FIRST NATIONAL BANK, SOLELY IN ITS CAPACITY AS TRUSTEE UNDER

TERMS, CONDITIONS, PROVISIONS, AGREEMENTS AND OBLIGATIONS

SCHOOLS TODAY SERIES LEASE PURCHASE AGREEMENT BY

AND BETWEEN ZB, NATIONAL ASSOCIATION DBA ZIONS BANK FKA ZIONS FIRST NATIONAL BANK, SOLELY IN ITS CAPACITY AS TRUSTEE

CONTAINED IN THE STATE OF COLORADO BUILDING EXCELLENT

SCHOOLS TODAY MASTER TRUST INDENTURE EXECUTED BY ZB,

FKA ZIONS FIRST NATIONAL BANK, SOLELY IN ITS CAPACITY AS

CONTAINED IN THE STATE OF COLORADO BUILDING EXCELLENT

A LEASE ENTITLED STATE OF COLORADO BUILDING EXCELLENT

CONTAINED IN THE STATE OF COLORADO BUILDING EXCELLENT

A LEASE ENTITLED STATE OF COLORADO BUILDING EXCELLENT

THE EFFECT OF ANY FAILURE TO COMPLY WITH THE TERMS.

SCHOOLS TODAY SUBLEASE WITH CERTAIN TERMS, COVENANTS,

COVENANTS, CONDITIONS AND PROVISIONS OF THE LEASE DESCRIBED

SCHOOLS TODAY SITE LEASE WITH CERTAIN TERMS, COVENANTS,

SCHOOLS TODAY SERIES SUPPLEMENTAL TRUST INDENTURE

RIGHT TO THE GRANTOR, AS GRANTED TO THE CITY OF WRAY IN

WATER FOR THE BENEFIT OF THE CITIZENS OF THE CITY OF WRAY AND

OF THE RIGHT ITSELF SHALL REVERT OWNERSHIP OF THE WATER

RIGHT TO THE GRANTOR, AS GRANTED TO THE CITY OF WRAY IN

APPURTENANT TO THE SW 1/4 NW 1/4, E 1/2 NW 1/4 NW 1/4, E 1/2 W 1/2 NW 1/4

NW 1/4, NW 1/4 SECTION 12, TOWNSHIP 1 NORTH, RANGE 44 WEST OF

AND THAT UPON AN ATTEMPT TO SELL, CONVEY OR OTHERWISE

6TH P.M., TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FROM SAID PREMISES FOR THE PURPOSE OF SURVEYING.

ENERGY, INC. IN INSTRUMENT AND ANY ASSIGNMENT THEREOF

1912, WITH AN APPROPRIATION DATE OF OCTOBER 4, 1888

1912 WITH AN APPROPRIATION DATE OF OCTOBER 4, 1888

THE BENEFIT OF THE CITIZENS OF THE CITY OF WRAY AND

1912 WITH AN APPROPRIATION DATE OF OCTOBER 4, 1888

CONSTITUENTS OF THE WRAY SCHOOL DISTRICT. TRANSFER OF

INTEREST THEREIN (SHOWN - ALSO SEE NOTE 5)

2-16-2007 REC. 00531273 ALL INTEREST IN 3.33 OF 10.00 CUBIT FEET PER SECOND OF

CITY OF WRAY, IN INSTRUMENT.

4-3-2007 REC.00532021 ALL INTEREST IN 3.33 OF 10.00 CUBIT FEET PER SECOND OF

5-8-2015 REC. 00563638 ANY LOSS OR DAMAGE ARISING FROM THE FACT THAT FENCE LINES

SURVEY BY ANNE M. KORBE DATED MAY 4, 2015,

TRUSTEE UNDER THE INDENTURE AS SET FORTH

CONDITIONS AND PROVISIONS SET FORTH THEREIN

UNDER THE INDENTURE AS SET FORTH BELOW:

CONDITIONS AND PROVISIONS SET FORTH

OR REFERRED TO IN SCHEDULE A.

NATIONAL ASSOCIATION DBA ZIONS BANK

THE INDENTURE AS SET FORTH

3-16-2007 REC. 00531766 ALL INTEREST IN 3.33 OF 10.00 CUBIT FEET PER SECOND OF

INSTRUMENT.

INSTRUMENT.

OR ANY OTHER SUBSTANCES WHICH CAN BE TRANSPORTED BY PIPELINE, OR ANY THEREOF IN, ON, OVER, UNDER, UPON AND

PUBLIC ROAD SITUATED ALONG THE NORTH LINE OF SECTION 12,

THE BOARD OF COUNTY COMMISSIONERS FOR YUMA COUNTY,

COMPANY, INC. AND ANY ASSIGNMENT THEREOF OR INTEREST

THEREIN (BLANKET EASEMENT - EFFECTS TRACT NO. 1).

INSTALL, MAINTAIN AND OPERATE A PIPELINE FOR THE

AND ANY ASSIGNMENT THEREOF OR INTEREST THEREIN

UTILITY EASEMENT, WHETHER IN FEE OR EASEMENT ONLY, TO

OPERATION AND MAINTENANCE OF SAID LINE OR SYSTEM AS

GRANTED TO Y-W ELECTRIC ASSOCIATION, INC. AND ANY

PIPELINES, EITHER ABOVE OR BELOW GROUND, AND

STREETS, ROADS OR HIGHWAYS ABUTTING THE SE 1/4 NW 1/4 SECTION

ASSIGNMENT THEREOF OR INTEREST THEREIN. (DOES NOT APPEAR TO

ELECTRIC ASSOCIATION, INC. AND ANY ASSIGNMENT THEREOF OR

NOTE: THE RIGHT-OF-WAY / EASEMENT DESCRIBED IN BOOK 337

AT PAGE 260 DOES NOT APPEAR TO AFFECT THE SUBJECT PROPERTY.

VEIN OR LODE TO EXTRACT HIS ORE; AND (2) RIGHT OF WAY FOR

DITCHES AND CANALS AS CONSTRUCTED BY AUTHORITY OF THE

OF THE WRAY DITCH, AS GRANTED TO WILLIAM L.CAMPBELL IN

INSTRUMENT AND ANY ASSIGNMENT THEREOF OR INTEREST

THE SEASON OF IRRIGATION, AS RESERVED BY CORDELIA B. GREENWOOD AND ANY ASSIGNMENT THEREOF OR INTEREST

UNITED STATES OF AMERICA AS RESERVED IN PATENT

STANDARD EXCEPTIONS

LOCATED IN THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M., COUNTY OF YUMA, STATE OF COLORADO

TOTAL AREA (AS SURVEYED) = 3,509,057 SQ. FT. (80.56 ACRES) SHEET 1 OF 5

PROPERTY DESCRIPTION: OWNER: EAST YUMA COUNTY SCHOOL DISTRICT NO. RJ-2 NOW KNOWN AS WRAY RD-2 SCHOOL DISTRICT PER TITLE COMMITMENT (SEE NOTE 1) TRACT NO. 1: TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M.

SECTION 12: SW1/4 NW1/4; E1/2 NW1/4 NW1/4; E 1/2 W1/2 NW1/4 NW1/4; COUNTY OF YUMA,

STATE OF COLORADO NOTE: THE EAST 50 FEET THEREOF WAS NOT ON THE ANNEXATION MAP TO THE CITY OF WRAY DATED JULY 20, 1985 RECORDED AUGUST 21, 1985 IN BOOK 625 AT PAGE 493, YUMA COUNTY, COLORADO RECORDS.

TRACT NO. 2: TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M.

SECTION 12: W1/2 W1/2 NW1/4 NW1/4; COUNTY OF YUMA, STATE OF COLORADO

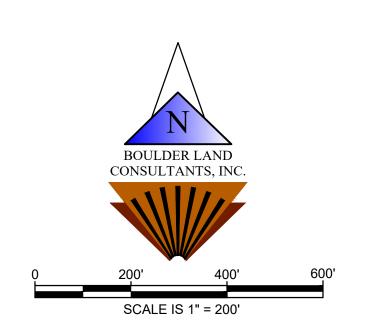
NOTE: THIS TRACT IS NOT ANNEXED INTO THE CITY OF WRAY.

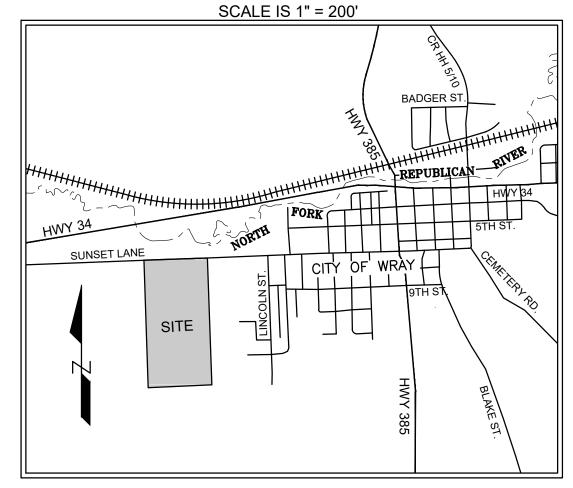
WEST QUARTER CORNER OF SECTION 12: 9

PER MONUMENT RECORD

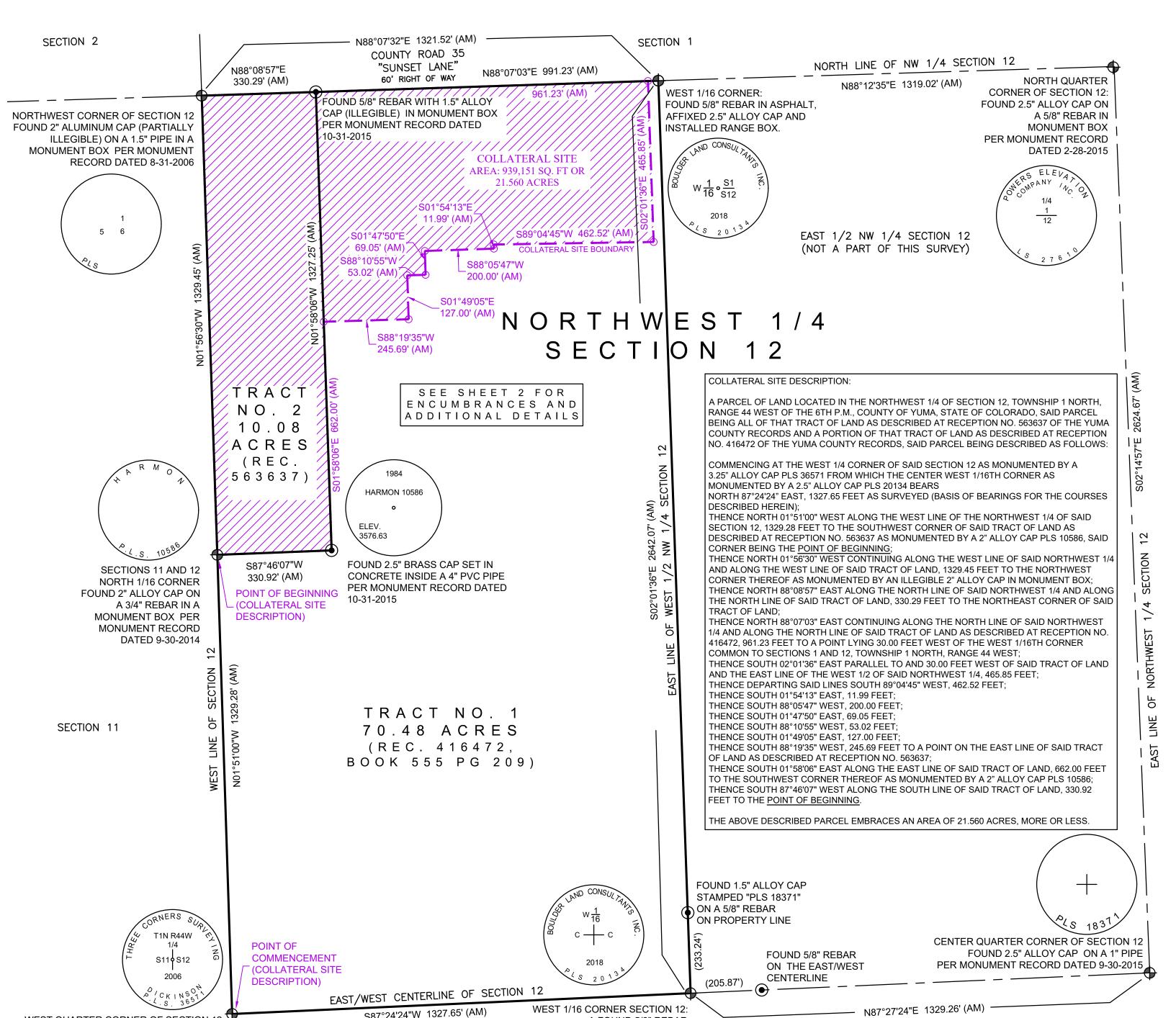
DATED 3-26-2007

FOUND 3.25" ALLOY CAP ON A 5/8" REBAR





**VICINITY MAP** 



A FOUND 5/8" REBAR

AFFIXED WITH A 2.5" ALLOY CAP

BASIS OF BEARINGS

## SURVEY NOTES:

THE PROPERTY SURVEYED AND SHOWN HEREON IS THE SAME PROPERTY AS DESCRIBED IN FIDELITY NATIONAL TITLE COMPANY. COMMITMENT NO. 099-F0615895-625-YKO, DATED AUGUST 23, 2018. SAID TITLE COMMITMENT WAS ENTIRELY RELIED UPON FOR THE PROPERTY DESCRIPTION AND RECORDED INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND OTHER ENCUMBRANCES AFFECTING THE SUBJECT PROPERTY. THIS MAP DOES NOT REPRESENT A TITLE SEARCH PERFORMED BY BOULDER LAND CONSULTANTS, INC. OR THE UNDERSIGNED.

2. BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF LINE OF TRACT NO. 1, ALSO BEING THE SOUTH LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 12, MONUMENTED AS SHOWN HEREON, AND DETERMINED TO BEAR SOUTH 87°24'24" WEST (1327.65') BY GPS OBSERVATION.

DIMENSIONS SHOWN HEREON ARE IN U.S. SURVEY FEET.

4. PROJECT BENCHMARK FOR VERTICAL INFORMATION SHOWN HEREON IS NGS DESIGNATION "H 14", PID LK0067, A NGS BENCH MARK DISK SET IN A CONCRETE MONUMENT LOCATED 1.7 MILES NORTH OF WRAY ALONG STATE HIGHWAY 51. NAVD88 ELEVATION: 3602.51 FEET. SITE BENCHMARKS ARE SHOWN HEREIN. CONTOUR INTERVAL IS 1 FOOT.

TOPOGRAPHIC MAPPING SHOWN HEREON IS BASED ON AN AERIAL SURVEY FLOWN AUGUST 20, 2018 AND PRODUCED BY LANDMARK MAPPING, LTD (PROJECT NO. LM1811) AT A MAP SCALE OF 1" = 20'. THIS MAPPING WAS BASED ON GROUND CONTROL ESTABLISHED BY BOULDER LAND CONSULTANTS, INC. UTILIZING SURVEY GRADE GPS METHODOLOGIES IN AUGUST 2018.

PLANIMETRICS SHOWN HEREON REPRESENTS A COMPILATION OF AERIAL BASED PLANIMETRICS AND GROUND BASED DATA COLLECTED BY BOULDER LAND CONSULTANTS, INC.

THE LOCATIONS FOR UNDERGROUND UTILITIES WERE BASED UPON VISIBLE SURFACE EVIDENCE AND PAINTED SURFACE MARKINGS DELINEATED BY UNDERGROUND CONSULTING SOLUTIONS, INC. (MARKED AUGUST 22, 2018). AS STATED IN TABLE A, ITEM 17 OF THE 2016 ALTA/NSPS MINIMUM STANDARD DETAIL REQUIREMENTS "LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND (UTILITY) FEATURES CANNOT BE ACCURATELY, COMPLETELY OR RELIABLY DEPICTED".

WATERLINES WERE 'NOT LOCATABLE' BY THE UNDERGROUND CONSULTING SOLUTIONS, INC.

NO UTILITY FEATURE INVERT INFORMATION WAS COLLECTED AS A PART OF THIS SURVEY. SANITARY SEWER ALIGNMENTS ARE NOT REPORTED IN THIS SURVEY. SELECTED STORM SEWER ALIGNMENTS ARE SHOWN HEREON ALTHOUGH ADDITIONAL ALIGNMENTS MAY

THE SURVEY MARKERS RECOVERED WERE ACCEPTED AS DELINEATING THE ACTUAL LOCATION OF THE PROPERTIES DESCRIBED HEREON. THE POSITIONS OF SAID MARKERS WERE FOUND TO BE IN SUBSTANTIAL AGREEMENT WITH THE FOUND PUBLIC LAND SURVEY

FENCE LINES ARE NOT COINCIDENT WITH THE PROPERTY LINES AS SHOWN HEREON.

THE GAS LINE EASEMENT PER DOCUMENT RECORDED IN BOOK 641 AT PAGE 7 DOES NOT APPEAR TO ENCOMPASS ALL GAS LINE FEATURES AS SURVEYED AND SHOWN HEREIN. SAID EASEMENT DOCUMENT CALLS FOR "COMMENCING ON THE NORTH PROPERTY LINE...". THE NORTH LINE OF THE SUBJECT PROPERTY IS ACTUALLY THE NORTH LINE OF SECTION 12. BUT IS STRADDLED BY THE 60' RIGHT-OF-WAY FOR COUNTY ROAD 35. ALTHOUGH THE DOCUMENT LANGUAGE IS AMBIGUOUS, IT IS OUR OPINION THAT THE INTENDED LOCATION OF THE "NORTH PROPERTY LINE" IS THE SOUTH LINE OF THE COUNTY ROAD RIGHT-OF-WAY. THIS INTERPRETATION BETTER FITS CONDITIONS ON THE GROUND.

A GRAVEL ROAD EXTENDING SOUTH FROM SUNSET LANE APPEARS TO PROVIDE ACCESS TO THE SCHOOL PROPERTY. NO EASEMENT FOR THIS ACCESS WAS IDENTIFIED IN THE TITLE COMMITMENT.

A WATER TANK FOR THE CITY OF WRAY APPEARS TO BE ON THE SCHOOL DISTRICT PROPERTY. NO DOCUMENTATION (FEE OWNERSHIP LEASE OR EASEMENT) WAS INDICATED IN THE TITLE COMMITMENT THAT ADDRESSES THE FENCED TANK AREA, ACCESSORIES, AND ACCESS ROAD(S). DIRT/GRAVEL DRIVES APPEAR TO EXTEND ACROSS THE EASTERLY LINE FOR ACCESS AS SHOWN HEREON.

A GUY ANCHOR AND ACCOMPANYING WIRES FOR A CELL TOWER (LOCATED OFFSITE TO THE EAST) EXTEND OVER THE SUBJECT PROPERTY LINE NEAR THE THE SOUTHEAST CORNER AS SHOWN HEREON. NO EASEMENT WAS DISCLOSED IN THE TITLE COMMITMENT.

THE WIDTH OF WRAY DITCH EASEMENT IS 30' TOTAL;17.5' ON THE NORTHERLY SIDE AND 12.5' ON THE SOUTHERLY SIDE OF THE

CENTERLINE LOCATION. THE TOP OF BANK APPEARS TO EXTEND OUTSIDE THIS WIDTH AS SHOWN HEREON. WRAY DITCH APPEARS TO BE PIPED THROUGH A PORTION OF TRACT NO. 1. THE LOCATION OF THIS PIPED DITCH IS ESTIMATED HEREON

BASED ON A FIELD VISUAL INSPECTION AND CONTOURS. THE ACTUAL LOCATION OF THIS DITCH IS UNKNOWN.

SEVERAL UNDERGROUND TELECOMMUNICATION LINES EXTEND ACROSS THE EASTERLY PROPERTY LINE AS SHOWN HEREON.

A GUY ANCHOR FOR THE OVERHEAD UTILITY LINE ALONG THE EASTERLY LINE APPEARS TO EXTEND ONTO THE SUBJECT PROPERTY AS

TALL GRASSES EXISTED ONSITE AT THE TIME OF SURVEY WHICH MAY OBSTRUCT VISIBILITY OF ADDITIONAL SURFACE FEATURES.

9. DATE OF FIELD WORK: AUGUST-OCTOBER, 2018

10. FEMA INFORMATION: THE SELECT TOPOGRAPHIC AREAS ARE LOCATED IN 'ZONE C' ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 080291 0655 A, DATED JUNE 19, 1985. FLOOD INFORMATION IS SUBJECT TO CHANGE AND IS APPROXIMATED HEREON.

ZONE C AREAS OF MINIMAL FLOODING (NO SHADING)

11. NO SETBACK OR ZONING INFORMATION WAS PROVIDED REGARDING THE SUBJECT PROPERTY

12. VEHICULAR PARKING AT THE TIME OF THIS SURVEY IS AS FOLLOWS:

322 REGULAR SPACES 6 DISABLED PARKING SPACES

0 MOTORCYCLE SPACES

ADDITIONAL PARKING ALONG THE SOUTH SIDE OF WRAY ELEMENTARY SCHOOL AND THE ADMINISTRATION BUILDING EXISTS. THREE (3) ADDITIONAL HANDICAP SIGNS NOT INCLUDED IN THE ABOVE NUMBERS WERE FOUND ATTACHED TO THESE BUILDINGS. THE GRAVAL/DIRT AREA EAST AND SOUTH OF THE ADMINISTRATION BUILDING APPEARS TO BE USED AS PARKING. PARKED BUSES WERE OBSERVED IN THIS AREA. THIS UNMARKED PARKING HAS NOT BEEN INCLUDED IN THE ABOVE NUMBERS AS CLEARLY DELINEATED PARKING STRIPES WERE NOT EVIDENT.

13. THE INTERSECTION OF COUNTY ROAD 35 AND LINCOLN STREET IS +/-1320 FROM THE NORTHEAST CORNER OF THE SUBJECT

14. NO WETLANDS WERE DELINEATED FOR THIS SURVEY.

15. FRISBEE GOLF BASKETS AND METAL/WOOD POSTS, APPARENTLY INCONSEQUENTIAL, ARE NOT SHOWN HEREON.

OWNERSHIP INFORMATION SHOWN IS BASED ON AVAILABLE ONLINE MAPPING THROUGH THE YUMA COUNTY GEOGRAPHIC SYSTEM INFORMATION WHICH LINKS PARCEL INFORMATION WITH THE ASSESSOR DATABASE.

17. CERTIFICATION DEFINED: THE USE OF THE WORDS "CERTIFY" OR "CERTIFICATION" BY A REGISTERED PROFESSIONAL LAND SURVEYOR CONSTITUTES AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS AND FINDINGS WHICH ARE THE SUBJECT OF THE CERTIFICATION, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTY, EITHER EXPRESSED OR IMPLIED. (PER COLORADO STATE BOARD RULE NO. 6.2.2),

18. IN ACCORDANCE WITH C.R.S. 13-80-105:

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.

## SURVEYOR'S CERTIFICATION

TO: STATE OF COLORADO ACTING BY AND THROUGH THE DEPARTMENT OF THE TREASURY; STATE OF COLORADO DEPARTMENT OF EDUCATION; WRAY RD-2 SCHOOL DISTRICT

ZIONS BANCORPORATION, NATIONAL ASSOCIATION AS TRUSTEE UNDER THE INDENTURE, FIDELITY NATIONAL TITLE INSURANCE COMPANY;

THIS IS TO CERTIFY THAT, SUBJECT TO THE NOTES SHOWN HEREON, THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS AND INCLUDES ITEMS 1, 2, 3, 4, 5, 6A, 6B, 7A, 7B, 8, 9, 10, 11, 13, 14, 16, 17, 18, 19, AND 20 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON OCTOBER 29, 2018.

DATE OF PLAT OR MAP: OCTOBER 31, 2018

JASON G. EMERY COLORADO LICENSED PROFESSIONAL LAND SURVEYOR NO. 20134



ANLTSP: WRAY RD-2 SCHOOL DISTRICT YUMA COUNTY, COLORADO

AN ALTA/NSPS LAND TITLE SURVEY OF THE WRAY RD-2 SCHOOL DISTRICT HIGH SCHOOL/ELEMENTARY SCHOOL SITE SHEET 3 SHEET 5 LOCATED IN THE NORTHWEST QUARTER OF SECTION 12, TRACT NO. 1 TOWNSHIP 1 NORTH, RANGE 44 WEST OF THE 6TH P.M., 70.48 ACRES COUNTY OF YUMA, STATE OF COLORADO TOTAL AREA (AS SURVEYED) = 3,509,057 SQ. FT. (80.56 ACRES) TRACT NO. 2 10.08 ACRES SHEET 2 OF 5 SHEET KEY SCALE IS 1" = 500' OWNER: THE OWNER: BLANE AND OWNER: TOMMY AND CHARLOTTE MYER SILVERADO TRUST JILL JOHNSON OWNER: STANLEY AND JERRY JONES OWNER: CHRISTOPHER AND JOSEPH CONRAD METAL PIPING OWNER: CHRISTOPHER ACCESS ROAD GUY ANCHOR IS ON AND JOSEPH CONRAD **GUY ANCHORS FOR GUY ANCHOR IS ON** EXTENDS ACROSS SUBJECT PROPERTY OFFSITE CELL SUBJECT PROPERTY THE PROPERTY LINE ELEV.: 3696.38 TOWER TO THE EAST ELEV.: 3558.61 (SEE NOTE 8) (SEE NOTE 8) BLCSP WITH PANEL (SEE NOTE 8) **GRAVEL/DIRT ACCESS** BLCSP WITH PANEL N=1285217.43 N=1286240.74 EAST LINE OF WEST 1/2 NW 1/4 SECTION 12 EXTENDS ONTO E=3911643.19 ▲ ELEV.: 3733.08 ADJOINING PROPERTY BLCSP WITH PANEL BARBED WIRE FENCE 39.8 N=1284392.63 BARBED WIRE FENCE E=3911654.59 FENCED STORAGE TRUCK TRAILER AREA & TANK STEEL TOWER WITH ELEC. GUY ANCHORS ARE ON 30' WIDE EASEMENT FOR ACCESSORIES UNIT OVERHEAD UTILITY SUBJECT PROPERTY LEGEND WRAY DITCH INE CONNECTING TO SIREN CONCRETE SWALE BK 1M AT PAGE 126 WARNING SIREN FOR 10" OVERFLOW PIPE (SEE NOTES) ALSO SEE BK 104 PG 158 WITH ELECTRICAL WATER SPIGOT BUILDING & CITY OF WRAY FOR CAPACITY DETAILS UNITS ATTACHED REPAIR SHOP WATER METER 10' UTILITY NO INFORMATION REGARDING A EASEMENT FOR TREES AND HEAVY VEGETATION ACTUAL CONTOURS MAY VARY BARBED WIRE FENCE WATER VALVE CP PID SET MAG 16" CORRÚGATÉD N=1286923.80 / TITLE REPORT FOR THE CITY OF FIRE HYDRANT PLASTIC PIPE WRAY WATER TANK, ACCESS AND/OR ACCESSORIES IRRIGATION VALVE OR ICV (SEE NOTE 8) N=1286604.83 SANITARY SEWER MANHOLE E=3911402.20 SANITARY SEWER CLEANOUT ELEV.: 3554.57 STORM SEWER MANHOLE BLCSP-N=1286150.67 BOLLARD SCHOOL 30' WIDE EASEMENT FOR ELECTRICAL METER WRAY DITCH CTUAL UNDERGROUND UTILITY POLE LOCATION UNKNOWN BK 1M AT PAGE 126 LIGHT POLE/NIGHT LIGHT (SEE NOTES) ALSO SEE BK 104 PG 158 GAS RISER FOR CAPACITY DETAILS CLEORA FIX TRACT NO. 1 **GAS METER** TELEPHONE PEDESTAL (REC. 416472 WRAY ELEMENTARY BOOK 555 PG 209) TELECOMMUNICATION SCHOOL ▲ ELEV.: 3546.35 ₩ MANHOLE BLCSP / // \ N=1286826.21 ELEV.: 3571.60 BLCSP WITH PANEL N=1285874.46 → BARBED WIRE FENCE LINE COMPOSITION TRACK — E——E——E——ELECTRICAL LINE — T— TELECOMMUNICATION LINE FO-FO-FO-FO-FIBER OPTIC LINE OVERHEAD UTILITY LINE SCHOOL 🔼 ELEV.: 3695.45 ✓BLCSP > N=1285254.84 BUILDING DIRT TRAIL/AREA WRAY HIGH SCHOOL SHOP BUILDING ASPHALT COMPOSITION TRACK AS MEASURED AT TIME ▲ ELEV.: 3559.39 OF SURVEY \_BLCSP\_ ≣N=1286337.01∖∵ CORRUGATED METAL PIPE E=3910717.92 N=1286927.20 DISABLED ACCESS RAMP WATER SPIGOT WITH ELEC. BOX DISABLED PARKING 15" PVC CULVERT HEADS EMBRACING UNDERGROUND TO EAST APPARENT 30' WIDE EASEMENT FOR SHAFTS WRAY DITCH **PLOWED** FARM BK 1M AT PAGE 126 **EQUIPMENT** (SEE NOTES) AND TRASH IN ALSO SEE BK 104 PG 158 ABANDONED THIS AREA FOR CAPACITY DETAILS CULVERT /EQUIPMENT DRAIN TO THE 60' WIDE PUBLIC FIELD TRACT NO. 2 ROAD RIGHT OF WAY 10.08 ACRES BK 499 PG 156 ▲ ELEV.: 3707.16 30' WIDE EITHER SIDE (REC. 563637 BLCSP WITH PANEL BLCSP WITH PANEL -OF SECTION LINE **ELEV.:** 3596.81 N=1284300.02 N=1286128.48 BLCSP WITH PANEL E=3910430.89 E=3910469.85 N=1285123.97 ONE STORY E=3910412.62 FRAME GARAGE \_\_ FIELD \ CENTERLINE 964 SQ. FT BARBED WIRE FENCE SHEET 2 OF 5 17.5' FROM TREES AND HEAVY VEGETATION CENTERLINE / 4 THIS MAP WAS PREPARED BY OWNER: CLEORA FIX WÉST LINE NW 1/4 SECTION 12 ACTUAL CONTOURS MAY VARY DRAINAGE BOULDER LAND N=1287024.86 CONSULTANTS, INC E=3910350.45 LIGHT POLE WITH BOULDER LAND OWNER: DEVIN AND TAMI RIDNOUR ELEC. METER CONSULTANTS, INC. OWNER: LEIGH AND OWNER: FRITZ ZACHARY BALDWIN BRUEGGEMAN, ET. AL 950 LARAMIE BLVD, UNIT D BOULDER, CO 80304 (303) 443-3616 www.BLCsurveyors.com ANLTSP: WRAY RD-2 SCHOOL DISTRICT © 2018 BOULDER LAND CONSULTANTS, INC. SCALE IS 1" = 100' YUMA COUNTY, COLORADO

