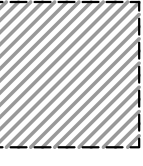

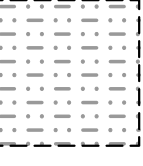
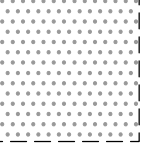
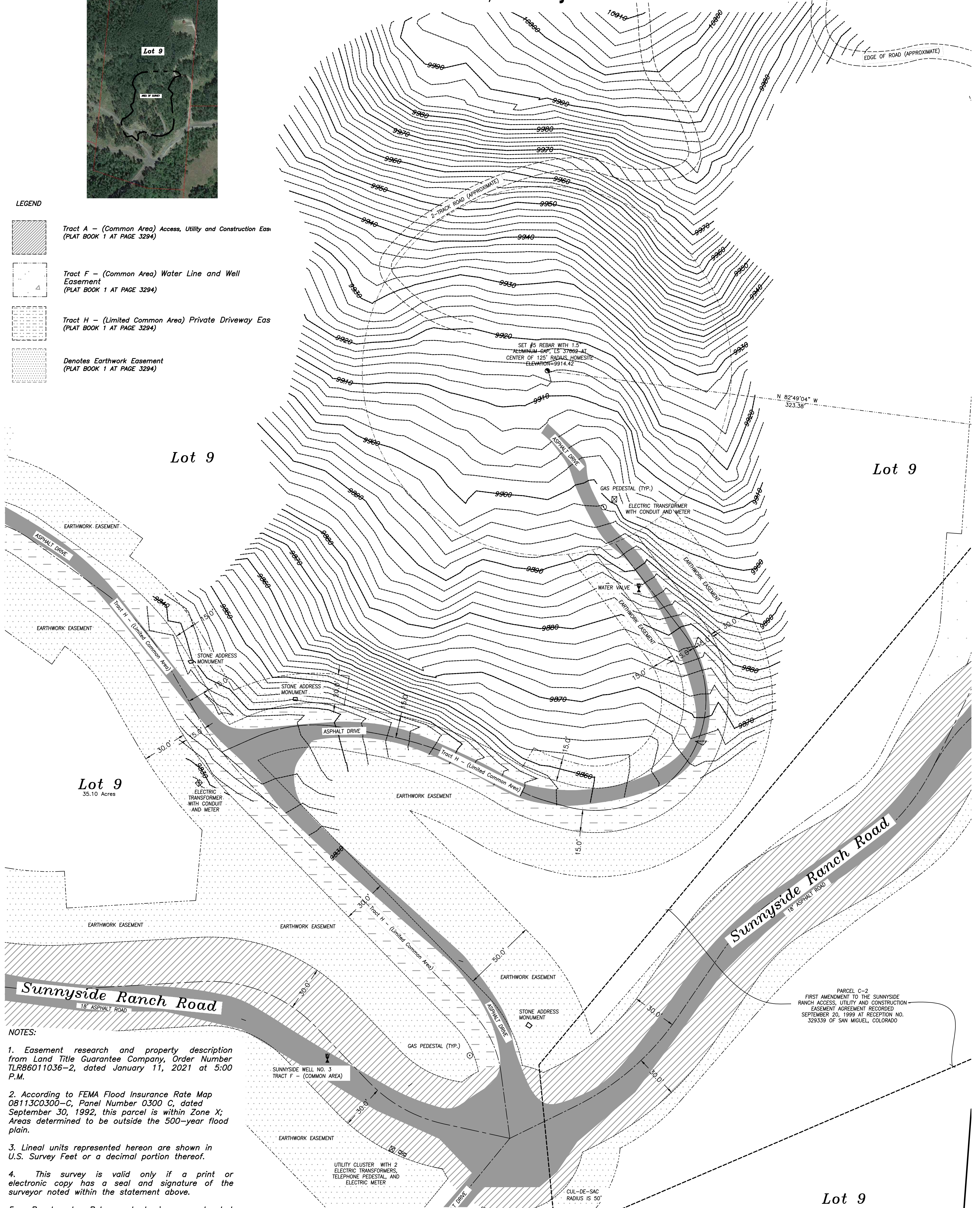


Existing Conditions/Improvements Survey Portion of Lot 9, Sunnyside Ranch West



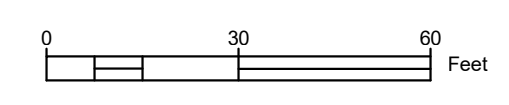
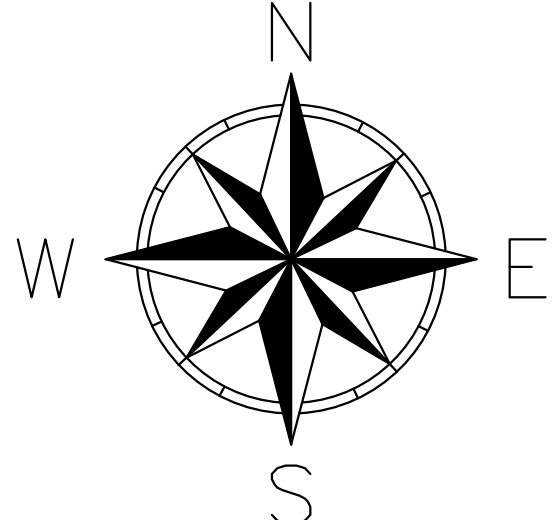
LEGEND


-  Tract A - (Common Area) Access, Utility and Construction Eas (PLAT BOOK 1 AT PAGE 3294)
-  Tract F - (Common Area) Water Line and Well Easement (PLAT BOOK 1 AT PAGE 3294)
-  Tract H - (Limited Common Area) Private Driveway Eas (PLAT BOOK 1 AT PAGE 3294)
-  Denotes Earthwork Easement (PLAT BOOK 1 AT PAGE 3294)



- NOTES:**
1. Easement research and property description from Land Title Guarantee Company, Order Number TLR86011036-2, dated January 11, 2021 at 5:00 P.M.
 2. According to FEMA Flood Insurance Rate Map 08113C0300-C, Panel Number 0300 C, dated September 30, 1992, this parcel is within Zone X; Areas determined to be outside the 500-year flood plain.
 3. Lineal units represented hereon are shown in U.S. Survey Feet or a decimal portion thereof.
 4. This survey is valid only if a print or electronic copy has a seal and signature of the surveyor noted within the statement above.
 5. Benchmark: Rebar and aluminum cap located at the center of homesite of Lot 9 Sunnyside Ranch at Telluride West as shown hereon, with an elevation of 9914.42 feet.
 6. Contour interval is two (2.0) foot.
 7. The word certify as used hereon means an expression of professional opinion regarding the facts of this survey and does not constitute a warranty or guarantee, expressed or implied.
 8. Due to winter conditions only visible improvements are shown on this survey

This Existing Conditions/Improvement Survey of Lot 9, Sunnyside Ranch at Telluride West, was field surveyed on January 19, 2020 under the direct responsibility, supervision and checking of David R. Bulson being a Colorado Licensed Surveyor, in compliance with CRS § 38-51-106.



TBD Sunnyside Ranch Road Telluride, CO, 81435	Lot 9 Sunnyside Ranch West Section 28 T43N R9W N.M.P.M
1/25/2021	 BULSON SURVEYING
PROJECT NUMBER 20010	

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.