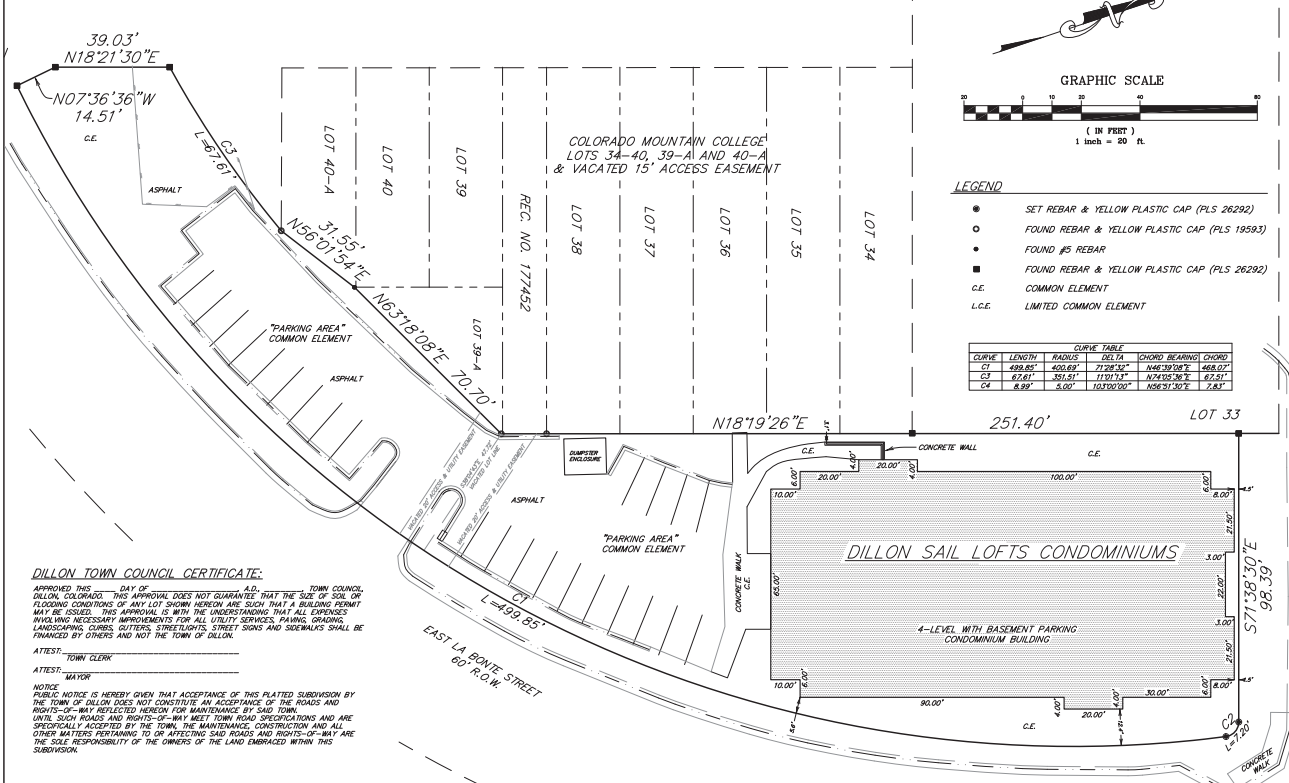


A CONDOMINIUM MAP OF
DILLON SAIL LOFTS CONDOMINIUMS
 A RESUBDIVISION OF LOTS 17A & 17B
A RESUBDIVISION OF LOTS 16, 17 AND A PORTION OF THE OPEN AREA AND A PORTION OF FIEDLER AVE.
CENTRAL BUSINESS DISTRICT NEW TOWN OF DILLON
 THE THIRD RESUBDIVISION OF BLOCK "A"
 SECTION 8, TOWNSHIP 5 SOUTH, RANGE 77 WEST OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF DILLON, SUMMIT COUNTY, COLORADO

VICINITY MAP



LEGEND

- SET REBAR & YELLOW PLASTIC CAP (PLS 26292)
- FOUND REBAR & YELLOW PLASTIC CAP (PLS 19593)
- FOUND #5 REBAR
- FOUND REBAR & YELLOW PLASTIC CAP (PLS 26292)
- C.E. COMMON ELEMENT
- L.C.E. LIMITED COMMON ELEMENT

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
CT	499.85'	400.00'	71.28°34'	N46°19'08"E	468.07'
CT	82.81'	30.00'	110.03°14'	N45°03'36"E	82.51'
CV	6.92'	3.00'	103.00°00'	N06°01'50"E	7.83'

OWNER'S CERTIFICATE:
 KNOW ALL MEN BY THESE PRESENTS:
 THAT THE SAIL LOFTS, LLC, A COLORADO LIMITED LIABILITY CORPORATION, BEING THE OWNER OF LOT 17A, BLOCK A, NEW TOWN OF DILLON, LOCATED IN SECTION 8, TOWNSHIP 5 SOUTH, RANGE 77 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF DILLON, COUNTY OF SUMMIT, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 17A & 17B, BLOCK A, NEW TOWN OF DILLON, A RESUBDIVISION OF LOTS 16, 17 AND A PORTION OF THE OPEN AREA AND A PORTION OF FIEDLER AVE. CENTRAL BUSINESS DISTRICT NEW TOWN OF DILLON (RECEPTION NO. 1082321)
 HAVE Laid OUT, SUBDIVIDED AND PLATTED THE SAME INTO LOTS, TRACTS, STREETS AND EASEMENTS AS SHOWN HEREON UNDER THE NAME AND STYLE OF "DILLON SAIL LOFTS CONDOMINIUMS"; AND
 BY THESE PRESENTS, DO HEREBY SET APART AND DEDICATE TO THE PERPETUAL USE OF THE PUBLIC ALL OF THE STREETS, ALLEYS AND OTHER PUBLIC WAYS AND PLACES AS SHOWN HEREON AND HEREBY DEDICATE THOSE PORTIONS OF LAND LABELED AS EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AS SHOWN HEREON. (AND/OR OTHER PURPOSES)

IN WITNESS WHEREOF, TM CRANE, MANAGER, HAS CAUSED HIS NAME TO BE HEREUNTO SUBSCRIBED THIS _____ DAY OF _____ A.D., _____
 BY TM CRANE, AS MANAGER OF SAIL LOFTS, LLC
 ATTEST: _____
 SECRETARY
 (CORPORATE SEAL)

ACKNOWLEDGEMENT:
 STATE OF _____
 COUNTY OF _____
 THE FORGING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ A.D., _____ BY TM CRANE AS MANAGER OF SAIL LOFTS, LLC A COLORADO LIMITED LIABILITY CORPORATION.
 WITNESS MY HAND AND OFFICIAL SEAL:
 NOTARY PUBLIC
 MY COMMISSION EXPIRES _____

DILLON TOWN COUNCIL CERTIFICATE:
 APPROVED THIS _____ DAY OF _____ A.D., _____ TOWN COUNCIL, DILLON, COLORADO. THIS APPROVAL DOES NOT GUARANTEE THAT THE SIZE OF SOIL OR FLOODING CONDITIONS OF ANY LOT SHOWN HEREON ARE SUCH THAT A BUILDING PERMIT MAY BE ISSUED. THIS APPROVAL IS WITH THE UNDERSTANDING THAT ALL EXPENSES INVOLVING NECESSARY IMPROVEMENTS FOR ALL UTILITY SERVICES, PAVING, GRADING, LANDSCAPING, CURBS, GUTTERS, STREETLIGHTS, STREET SIGNS AND SIDEWALKS SHALL BE FINANCED BY OTHERS AND NOT THE TOWN OF DILLON.

ATTEST: _____ TOWN CLERK
 ATTEST: _____ MAYOR
 NOTICE: PUBLIC NOTICE IS HEREBY GIVEN THAT ACCEPTANCE OF THIS PLATTED SUBDIVISION BY THE TOWN OF DILLON DOES NOT CONSTITUTE AN ACCEPTANCE OF THE ROADS AND RIGHTS-OF-WAY RELECTED HEREON FOR MAINTENANCE BY SAID TOWN. UNTIL SUCH ROADS AND RIGHTS-OF-WAY MEET TOWN ROAD SPECIFICATIONS AND ARE SPECIFICALLY ACCEPTED BY THE TOWN, THE MAINTENANCE, CONSTRUCTION AND ALL OTHER MATTERS PERTAINING TO OR AFFECTING SAID ROADS AND RIGHTS-OF-WAY ARE THE SOLE RESPONSIBILITY OF THE OWNERS OF THE LAND EMPRISED WITHIN THIS SUBDIVISION.

DILLON PLANNING & ZONING COMMISSION CERTIFICATE:
 APPROVED THIS _____ DAY OF _____ A.D., _____ TOWN PLANNING AND ZONING COMMISSION, DILLON, COLORADO.

CLERK'S CERTIFICATE:
 STATE OF COLORADO) SS
 TOWN OF DILLON)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT _____ O'Clock _____ A.D., _____ AND IS DULY RECORDED.

TOWN CLERK

ENGINEERS CERTIFICATE:
 ALL ROAD AND DRAINAGE IMPROVEMENTS ARE TO BE CONSTRUCTED ACCORDING TO ROAD AND DRAINAGE PLANS THAT HAVE BEEN APPROVED FOR CONSTRUCTION BY THE TOWN OF DILLON ENGINEERS.

NAME _____

CERTIFICATE OF TAXES PAID:
 I, THE UNDERSIGNED DO HEREBY CERTIFY THAT THE ENTIRE AMOUNT OF TAXES AND ASSESSMENTS DUE AND PAYABLE AS OF _____ UPON ALL PARCELS OF REAL ESTATE DESCRIBED ON THIS PLAT ARE PAID IN FULL.

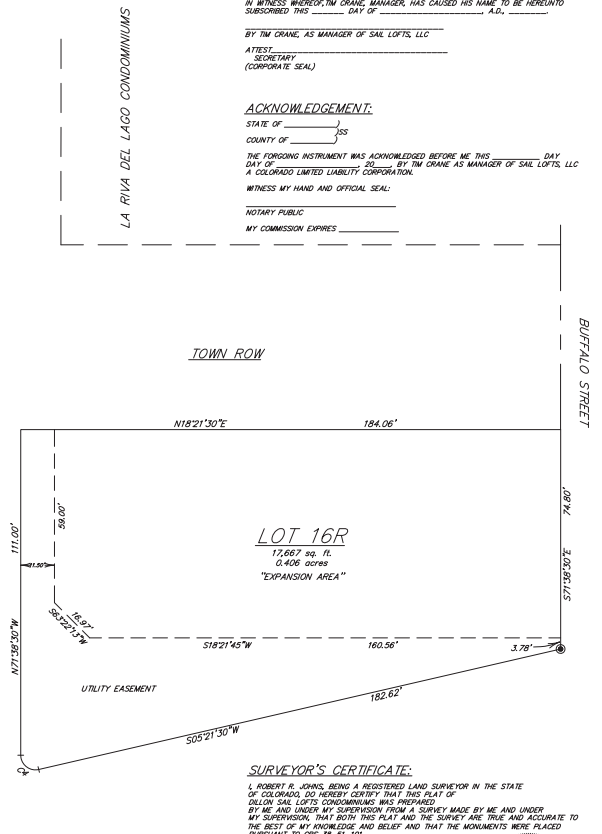
DATED THIS _____ DAY OF _____ 20____
 SIGNATURE _____
 SUMMIT COUNTY TREASURER

MORTGAGE HOLDER CERTIFICATE:
 FIRST BANK OF COLORADO, DOES HEREBY CERTIFY THAT THEY HAVE EXAMINED THIS PLAT AS A LENDER FOR THE PROJECT AND DOES HEREBY APPROVE OF THIS PLAT.

BY: _____
 NAME: MIKE SHUMBAUER
 TITLE: _____

TITLE COMPANY'S CERTIFICATE:
 _____ DOES HEREBY CERTIFY THAT HE HAS EXAMINED THE TITLE TO ALL LANDS SHOWN HEREON AND ALL LANDS HEREON DEDICATED BY WRIT OF THIS PLAT AND TITLE TO ALL SUCH LANDS IS IN THE DEEDATION FREE AND CLEAR OF ALL LIENS, TAXES AND ENCUMBRANCES, EXCEPT AS FOLLOWS:

DATED THIS _____ DAY OF _____ A.D., _____
 AGENT _____



SURVEYOR'S CERTIFICATE:
 I, ROBERT R. JOHNS, BEING A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT OF DILLON SAIL LOFTS CONDOMINIUMS WAS PREPARED BY ME AND UNDER MY SUPERVISION FROM A SURVEY MADE BY ME AND UNDER MY SUPERVISION THAT BOTH THIS PLAT AND THE SURVEY ARE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE MONUMENTS WERE PLACED PURSUANT TO CRS 38-51-101.

DATED THIS _____ DAY OF _____ 20____
 SIGNATURE: ROBERT R. JOHNS
 COLORADO REGISTRATION NO. 26292



CLERK & RECORDER'S CERTIFICATE:
 STATE OF COLORADO) SS
 COUNTY OF SUMMIT)
 I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT _____ THIS _____ DAY OF _____ A.D., _____ AND FILED UNDER RECEPTION NO. _____

SUMMIT COUNTY CLERK AND RECORDER

Drawn: RRJ/UKK/ESH	Day: SHEET1	Project: 21410
Checked: RRJ	Date: 04/16/19	Sheet: 1 of 1

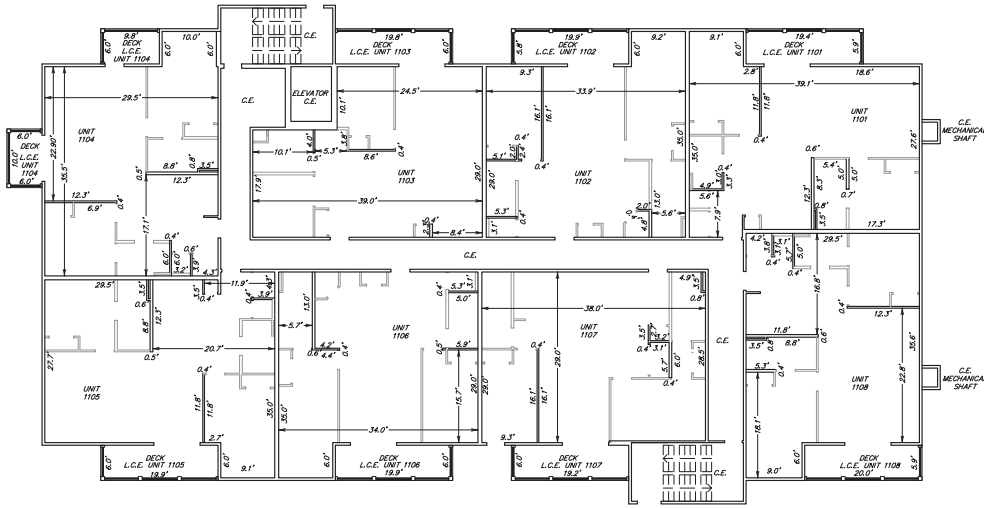
R-A-N-G-E-W-E-S-T
 ENGINEERS & SURVEYORS INC.

P.O. Box 589
 Silverthorne, CO 80498 970-468-6281

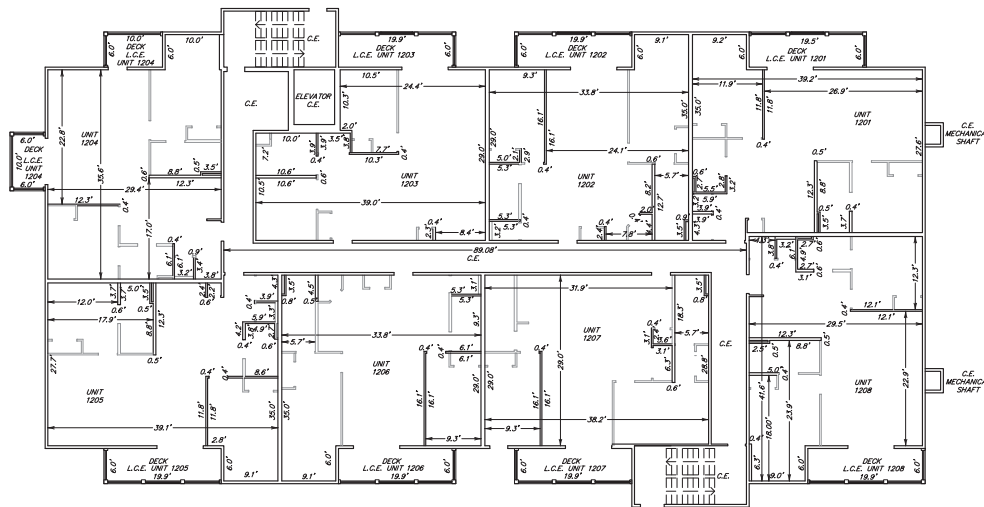
NOTE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE (3) YEARS FROM THE DATE OF THE SURVEY OR THREE (3) YEARS FROM THE DATE OF THE INSTRUMENT'S RECORDATION IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE INSTRUMENT'S RECORDATION.

A CONDOMINIUM MAP OF
DILLON SAIL LOFTS CONDOMINIUMS
A RESUBDIVISION OF LOT 17A AND 17B
CENTRAL BUSINESS DISTRICT NEW TOWN OF DILLON
 THE THIRD RESUBDIVISION OF BLOCK "A"
 TOWN OF DILLON, SUMMIT COUNTY, COLORADO
 SHEET 2 OF 3

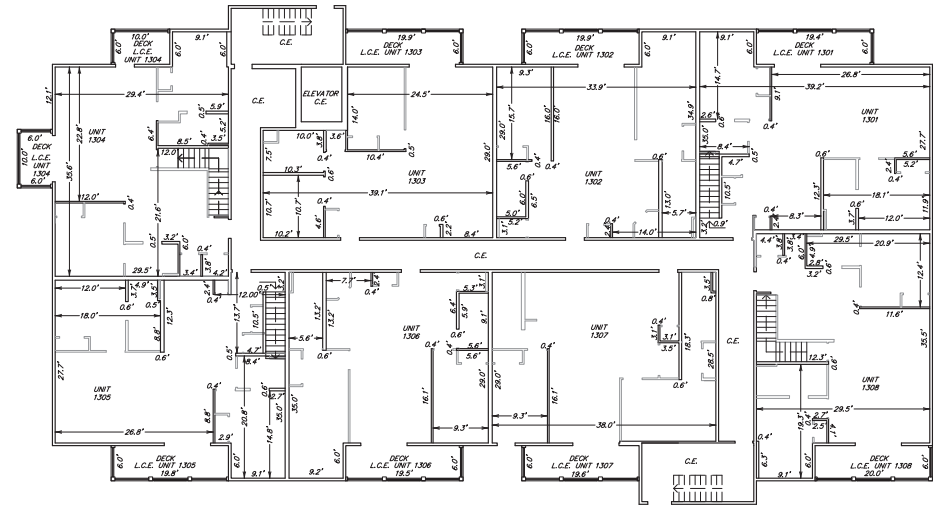
FIRST FLOOR



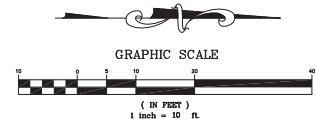
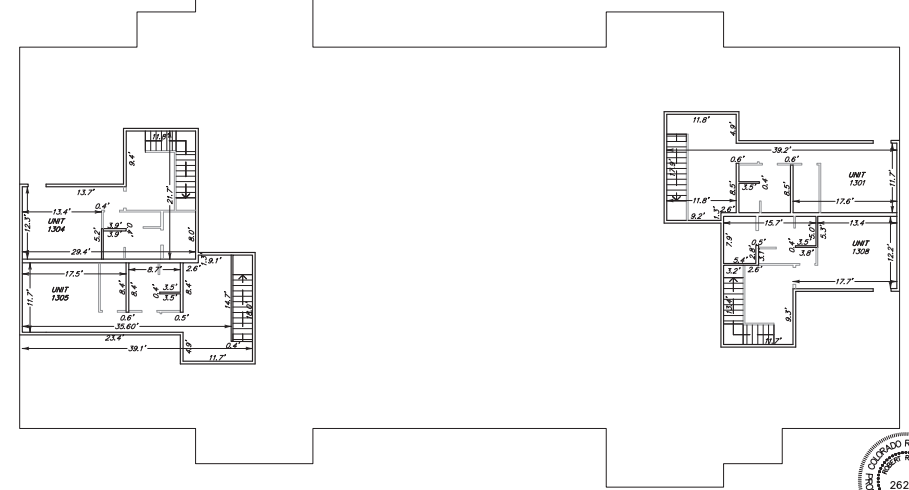
SECOND FLOOR



THIRD FLOOR



FOURTH FLOOR



NOTE: WALLS INSIDE OF UNITS THAT ARE DIMENSIONED ARE C.E. AND UNDIMENSIONED WALLS DEPICTED IN A LIGHT LINE ARE PART OF THE UNIT.

NOTE: ACCORDING TO COLORADO LAW, YOU MUST COME INTO ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU HAVE DISCOVERED SUCH DEFECT. 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.



Drawn RRU/SR/EH Dwg SHEET_2 Project 21410
 Checked RRU Date 04/18/19 Sheet 2 of 3
R-R-G-E-W-E-S-T
 ENGINEERS & SURVEYORS, INC.
 P.O. Box 589
 Silverthorne, CO 80498 970-468-6281

P:\RRU\PC\191014\191014_SHEET2.dwg, 4/18/2019 13:47 PM, RRU

