

DIVISION SWMD

ROW AGENT R Lamm

DOC. NO.

LOCATION S Broadway between  
W Jamison Ave & W Dry Creek Ct  
( Horseshoe Park)

DESCRIPTION AUTHOR N Simonson PLS 28288  
AUTHOR ADDRESS SEH  
Lakewood, CO 80228

PLAT/GRID NO. 2143108/88992  
WO/JO/CREG NO.

Littleton Feeder Job

## PUBLIC SERVICE COMPANY OF COLORADO EASEMENT

The undersigned Grantor hereby acknowledges receipt of good and valuable consideration from PUBLIC SERVICE COMPANY OF COLORADO (Company), 1800 Larimer Street, Suite 1100, Denver, CO 80202, in consideration of which Grantor(s) hereby grants unto said Company, its successors and assigns, a non-exclusive easement to construct, operate, maintain, repair, and replace utility lines and all fixtures and devices, used or useful in the operation of said lines, through, over, under, across, and along a course as said lines may be hereafter constructed in **A PARCEL OF LAND**, in the NW 1/4 of Section **34**, Township **5 South**, Range **68 West** of the Sixth Principal Meridian in the County of Arapahoe, State of Colorado, the easement being described as follows:

See "EXHIBIT A" attached hereto and made part hereof.

The easement is 15.0 feet in width. The side boundary lines of the easement shall be lengthened and shortened as necessary to encompass a continuous strip of not less than the above width at all points on Grantor's property crossed by the above described easement and extending to the boundaries of adjacent properties.

Together with the right to enter upon said premises, to survey, construct, maintain, operate, repair, replace, control, and use said utility lines and related fixtures and devices, and to remove objects interfering therewith, including the trimming of trees and bushes, and together with the right to use so much of the adjoining premises of Grantor during surveying, construction, maintenance, repair, removal, or replacement of said utility lines and related fixtures and devices as may be required to permit the operation of standard utility construction or repair machinery. The Grantor reserves the right to use and occupy the easement for any purpose consistent with the rights and privileges above granted and which will not interfere with or endanger any of the said Company's facilities therein or use thereof. Such reservations by the Grantor shall in no event include the right to erect or cause to be erected any buildings or structures upon the easement granted or to locate any mobile home or trailer units thereon. In case of the permanent abandonment of the easement, all right, privilege, and interest granted shall terminate.

The work of installing and maintaining said lines and fixtures shall be done with care; the surface along the easement area and any adjoining premises used by Company shall be restored substantially to its original level and condition.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2014

(Type or print name below each signature line with official title if corporation, partnership, etc.):

GRANTOR: CITY OF LITTLETON

BY: \_\_\_\_\_  
\_\_\_\_\_  
(print name)

ITS: \_\_\_\_\_

STATE OF COLORADO, )  
 )ss.  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2014  
by[Grantor name(s) from above]:

Witness my hand and official seal.

My commission Expires \_\_\_\_\_

\_\_\_\_\_  
Notary Public



Sheet 1 of 2

**EXHIBIT A  
PERMANENT EASEMENT – PARCEL A  
HORSESHOE PARK**

A 15 foot wide strip of land lying in the northwest one-quarter (NW1/4) of Section 34, Township 5 South, Range 68 West, of the 6th Principal Meridian, County of Arapahoe, State of Colorado, being a portion of that Tract of land described in Book 3722, Page 607, Arapahoe County Records, lying 7.5 feet on each side of the following described line:

Beginning on the south line of said Tract, from which the southeast corner thereof bears N89°52'13"E, 21.00 feet;  
thence N00°01'32"E, 818.65 feet, to the north line of said Tract, the Point of Terminus.

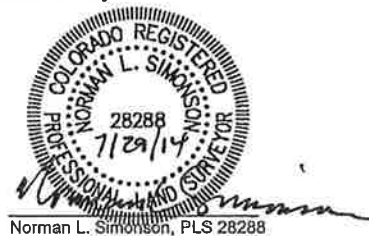
The sidelines of said 15 foot wide strip are to be lengthened or shortened to terminate on said south and north lines.

Containing 12,280 square feet (0.282 acres) more or less.

As shown and described on Exhibit A Sheet 2 of 2 attached hereto and made a part hereof.

For the purpose of this description, bearings are based on the east line of the northwest one-quarter (NW1/4) of said Section 34, which is assumed to bear S00°01'32"W.

The author of this description is Norman L. Simonson, PLS 28288, prepared on behalf of SEH, 12640 W. Cedar Dr., Suite F, Lakewood, CO 80228, on July 29, 2014, under Job No. 126952-5.0, for Public Service Company of Colorado, and is not to be construed as representing a monumented land survey.



Norman L. Simonson, PLS 28288

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390 Union Boulevard, Suite 630, Lakewood, CO 80228-1557

SEH is an equal opportunity employer | www.sehinc.com | 303.586.5800 | 303.586.5801 fax

# EXHIBIT A - HORSESHOE PARK PERMANENT EASEMENT - PARCEL A

SHEET 2 OF 2

NW1/4,  
SEC. 34,  
T5S, R68W

HORSESHOE PARK(BK. 3722 PG.607)

PARCEL A  
12,280 S.F. (0.282 AC.) M/L

N00°01'32"E  
818.65'

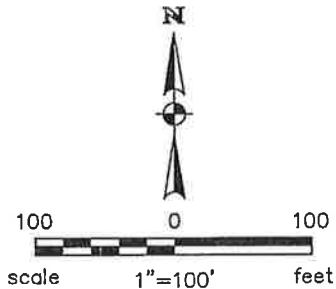
S BROADWAY

E. LINE, NW1/4, SEC. 34  
S00°01'32"W (BASIS OF BEARINGS)

POINT OF  
BEGINNING

N89°52'13"E  
21.00'

SE COR  
BK. 3722, PG. 607



12640 West Cedar Drive  
Suite F  
Lakewood, Colorado 80228  
Phone: 303-585-5800  
FAX: 303-585-5801  
www.sehinc.com

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