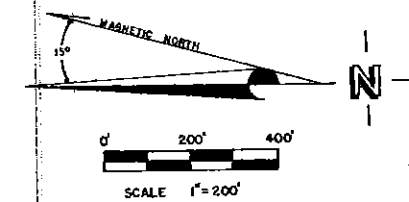


ATTACHMENT C



BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHWEST 1/4, SECTION 01, TOWNSHIP 2 SOUTH, RANGE 80 WEST, 6th P.M. TAKEN FROM THE U.S.B.L.M. TOWNSHIP MAP, BEING N00°01'00"E.

SPRING CREEK RANCH CENTERLINE CURVE DATA

CURVE	ARC	DELTA	RADIUS	TAN.	ARC
2	338.02	88°09'50"	220.00	213.06	
3	217.88	10°24'11"	1189.99	108.24	
4		01°28'29"			
5	327.00	37°28'21"	499.99	168.59	
6	206.41	22°57'51"	516.00	104.61	
7	261.13	34°00'21"	439.98	134.54	
8	178.80	25°06'30"	408.02	90.66	
9	213.19	12°31'43"	974.94	107.02	
10	313.82	04°29'42"	4000.11	156.99	
11	209.92	11°01'41"	1076.04	103.78	
12	187.34	12°16'00"	876.04	94.03	
13	240.69	18°49'45"	732.40	121.44	
14	182.49	09°27'41"	984.00	81.43	
15	242.67	13°23'27"	1042.58	122.39	
16	186.00	23°52'15"	350.01	79.32	
17	184.27	33°43'46"	330.00	100.04	
18	149.90	03°03'25"	2809.63	74.97	

LEGEND

PA = Parcelation Acceptable
 All lots not so identified depict here acceptable parcelation for Summit County Health Department regulations.
 The following abbreviations as defined in Department of Coroner and Restriction/Resorption number 100079 and P.U.D. Agreement Reception number 100079:
 R = Range
 IA = Improvement Area
 RH = Ranch House Site
 GE = Grazing Easement
 WR = Working Ranch

ID COUNTY ROAD NO. 10
 155' TO ARAPAHO NATIONAL
 151'

RANGE 1 = 99.6 ACRES M/L = more or less
 RANGE 2 = 56.10 ACRES M/L
 RANGE 3 = 1.48 ACRES M/L
 108.79 ACRES M/L TOTAL RANGE AREA — 157.27 ACRES M/L
 IA = 97.66 ACRES M/L
 GE = 64.00 ACRES M/L
 RH = 161.86 ACRES M/L RANCH HOUSE SITE — 161.86 ACRES M/L
 TOTAL AREA ROAD R.O.W. 10.63 ACRES M/L — 10.63 ACRES M/L
 TOTAL AREA OF PHASE I, FILING 1, = 338.88 ACRES M/L

ASPEN ROAD CENTERLINE CURVE DATA

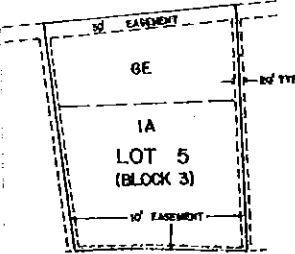
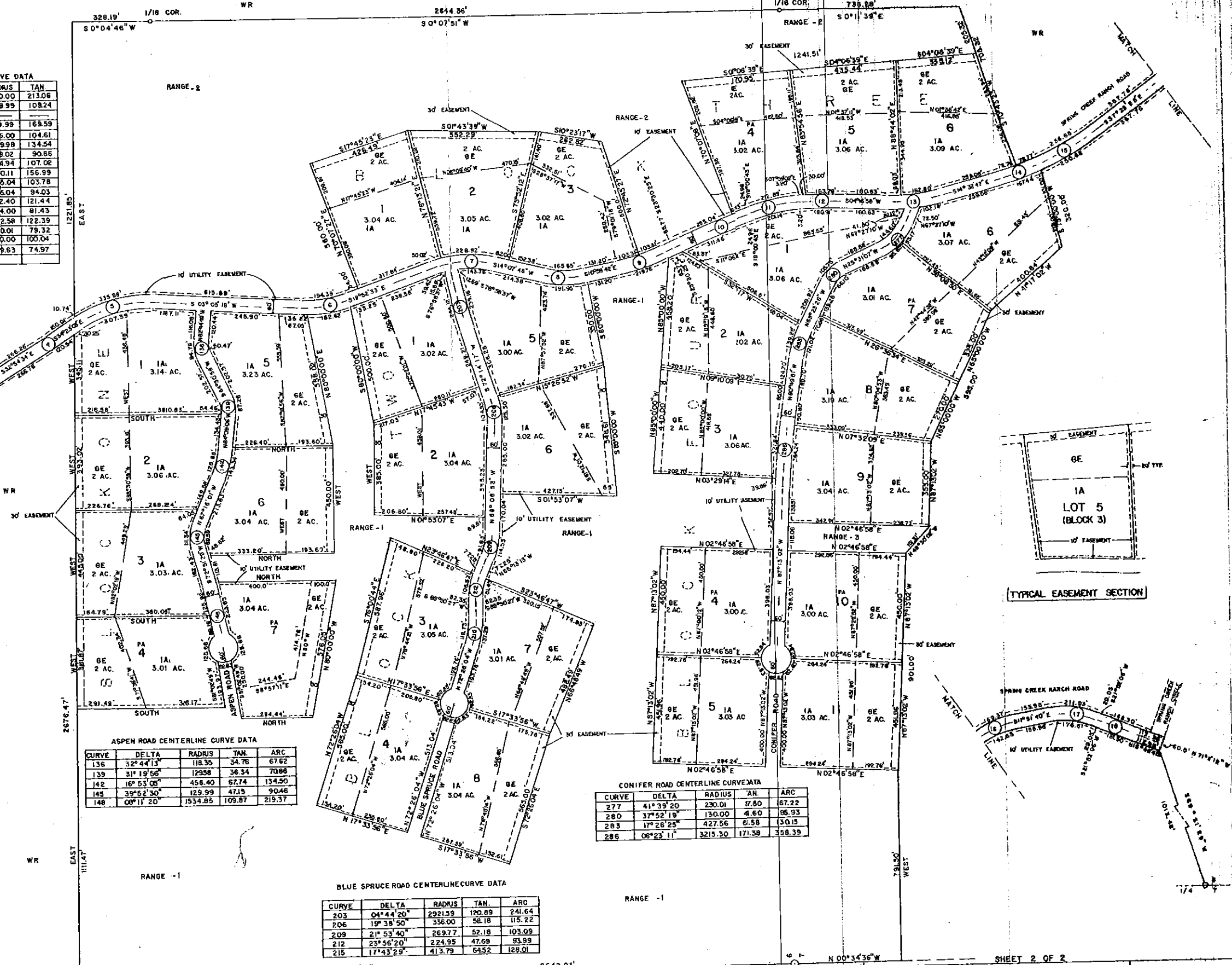
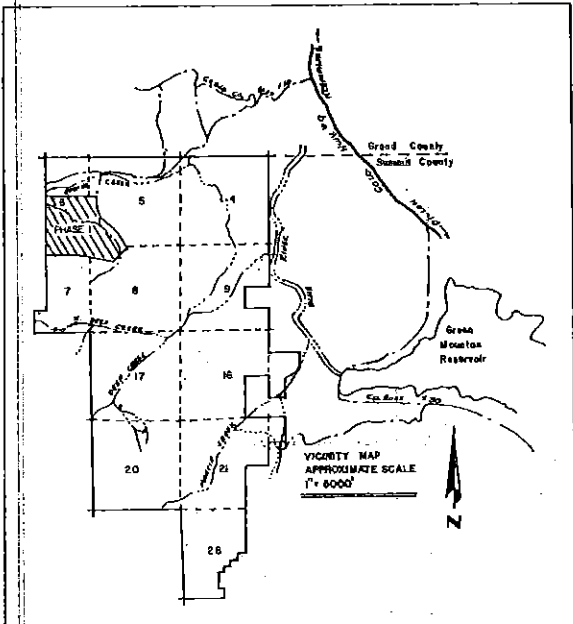
CURVE	DELTA	RADIUS	TAN.	ARC
136	32°44'13"	118.35	34.78	67.62
139	31°19'56"	129.88	36.34	70.86
142	16°53'05"	456.40	87.74	134.50
145	39°52'30"	129.99	47.15	90.46
148	06°11'20"	1534.85	109.87	219.37

BLUE SPRUCE ROAD CENTERLINE CURVE DATA

CURVE	DELTA	RADIUS	TAN.	ARC
203	04°44'20"	2921.39	120.89	241.64
206	19°38'50"	356.00	58.18	115.22
209	21°53'40"	269.77	57.18	103.09
212	23°56'20"	224.95	47.69	93.99
215	17°43'29"	413.79	64.52	128.01

CONIFER ROAD CENTERLINE CURVE DATA

CURVE	DELTA	RADIUS	TAN.	ARC
277	41°39'20"	230.01	77.50	167.22
280	37°52'19"	130.00	4.60	95.93
283	17°28'25"	427.56	61.58	130.15
286	06°23'11"	3215.30	171.38	358.39



SPRING CREEK RANCH
 PHASE I FIRST FILING
 SUMMIT COUNTY, COLORADO

IN THE E 1/2, SEC. 8, N 1/2, SEC. 9, N 1/2, SEC. 7,
 NW 1/4, SEC. 8, T. 2N., R. 80W., 6th P.M.

DATE	DRAWN BY	JOB NO.	CHECKED
JAN. 1980	DJM SCA JFD		PJO

MOUNTAIN WEST SURVEYS
 908 PARK AVENUE
 KREMALING, COLO. 80459

PLAN HOLD CORPORATION, IRVINE, CALIFORNIA
 207217

PHASE I FIRST FILING
 SPRING CREEK RANCH
 SUMMIT COUNTY, COLORADO

IN THE EAST 1/2, SECTION 6, WEST 1/2, SECTION 5, NORTH 1/2, SECTION 7,
 NORTHWEST 1/4, SECTION 6, TOWNSHIP 2 SOUTH, RANGE 80 WEST, 6th P.M.

KNOW ALL MEN BY THESE PRESENTS, THAT SPRING CREEK DEVELOPMENT CO., LTD. IS THE OWNER OF THAT REAL PROPERTY SITUATED IN SUMMIT COUNTY, COLORADO MORE FULLY DESCRIBED AS FOLLOWS:

A tract of land in the East 1/2, Section 6, West 1/2, Section 5, North 1/2, Section 7, NW 1/4, Section 6, Township 2 South, Range 80 West, 6th P.M. Summit County, Colorado, containing 335.98 Acres more or less, and more particularly described as follows:

Beginning at a point on the Southerly edge of Grand County Road #10 from which the Northwest corner of said Section 5, Bears N 24°14'28" E for a distance of 709.48 feet;

Thence S 45°08'55" E, 30.00 feet; Thence S 44°51'05" W, 580.18 feet; Thence along a 88°09'50" Delta curve to the left with a radius of 190.00 for a distance of 292.36 whose long chord bears S 00°46'10" W 264.36 feet; Thence S 45°18'45" E, 604.82 feet; Thence along a 10°24'11" Delta curve to the right with a radius of 1229.99 for a distance of 223.33 feet whose long chord bears S 38°06'39" E for 222.88 feet; Thence S 32°59'39" E, 266.26 feet; Thence S 34°23'03" E, 150.01 feet; Thence along a 189°59" Delta curve to the right with a radius of 529.99 feet for a distance of 10.74 feet whose long chord bears S 33°48'10" E, for 10.74 feet; Thence East 1221.85 feet to a point on the North-South 1/16 line; Thence along said 1/16 line S 00°04'46" W for 328.19 feet to the West Center 1/16 corner of said Section 5; Thence S 00°07'51" W along North-South 1/16 for 264.36 feet; to the South Southwest 1/16 of said Section 5; Thence S 00°11'39" E along North-South 1/16 line for 738.28 feet; Thence S 70°43'23" W, for 705.12 feet; Thence along a 44°43'50" Delta curve to the left with a radius of 954.00 for a distance of 78.77 whose long chord bears S 21°38'33" E, for 78.75 feet; Thence along a 13°23'27" Delta curve to the left with a radius of 1012.50 for a distance of 236.65 whose long chord bears S 30°42'12" E, for 236.12 feet; Thence S 37°23'55" E, 367.76 feet; Thence along a 25°32'15" Delta curve to the right with a radius of 388.01 for a distance of 169.37 whose long chord bears S 28°37'48" E, for 167.94 feet; Thence S 11°51'46" E, 153.96 feet; Thence along a 33°43'46" Delta curve to the right with a radius of 380.00 for a distance of 211.93 whose long chord bears S 05°00'13" W, for 208.88 feet; Thence S 21°52'06" W, 29.05 feet; Thence along a 3°03'25" Delta curve to the left with a radius of 2777.63 for a distance of 148.30 whose long chord bears S 20°20'24" W, for 148.29 feet; Thence S 18°48'41" W, 112.96 feet; Thence N 71°11'19" W, 60.00 feet; Thence N 18°48'41" E, 112.96 feet; Thence along a 3°03'25" Delta curve to the right with a radius of 2899.63 for a distance of 151.50 whose long chord bears N 20°20'24" E, for 151.49 feet; Thence N 21°52'06" E, 29.05 feet; Thence along a 33°43'46" Delta curve to the left with a radius of 300.00 for a distance of 176.61 whose long chord bears N 05°00'13" E, for 174.07 feet; Thence N 11°51'46" W, for 153.96 feet; Thence along a 25°32'15" Delta curve to the left with a radius of 320.01 for a distance of 142.63 whose long chord bears N 24°37'47" W, for 141.46 feet; Thence N 37°23'55" W, 367.76 feet; Thence along a 13°23'27" Delta curve to the right with a radius of 1072.50 for a distance of 236.68 whose long chord bears N 30°42'12" E, for 236.11 feet; Thence S 75°00'00" W, 320.00 feet; Thence N 41°17'02" W, 400.84 feet; Thence N 65°00'00" W, 495.00 feet; Thence N 87°13'02" W, 395.00 feet; Thence N 48°30'02" W, 151.31 feet; Thence N 87°13'02" W, 301.00 feet; Thence N 90°00'00" W, 791.50 feet to a point on the North-South center quarter (1) line of said Section 7; Thence N 24°36" W along said quarter (1) line 439.86 feet to the quarter (4) corner of Sections 6 and 7; Thence N 08°02'32" E, along the North-South center quarter (4) line of said Section 6 for 264.36 feet to the center quarter (1) corner of said Section 6; Thence N 00°02'13" E, 328.28 feet; Thence East, 2676.47 feet; Thence N 34°23'03" W, 120.54 feet; Thence N 32°48'54" W, 266.76 feet; Thence along a 10°24'11" Delta curve to the left with a radius of 1189.99 for a distance of 212.43 whose long chord bears N 38°06'39" E, 212.28 feet; Thence N 45°18'45" W, 604.82 feet; Thence along a 88°09'50" Delta curve to the right with a radius of 250.00 for a distance of 364.69 whose long chord bears N 00°46'10" E, 347.84 feet; Thence N 44°51'05" E, 580.28 feet; Thence S 45°08'54" E, 30.00 to the Point of Beginning.

That he has caused said real property to be laid out and set-off as Spring Creek Ranch Phase I First Filing, and does hereby dedicate and set apart all the streets, alleys, and other public ways and places shown on the accompanying plat for the use of the public forever, and does hereby dedicate these portions of said real property which are indicated as easements on the accompanying plat as easements.

IN WITNESS WHEREOF, HERBERT BUCHWALD HAS CAUSED HIS NAME TO BE HERETOBY SUBSCRIBED THIS 22 DAY OF MARCH, 1980

Herbert Buchwald
 HERBERT BUCHWALD

STATE OF COLORADO }
 COUNTY OF SUMMIT }
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF March, 1980,
 BY *Louis Holt*
 MY COMMISSION EXPIRES: _____
 6th Commission Expires Nov. 2, 1983

Louis Holt
 NOTARY PUBLIC

SUMMIT COUNTY REGIONAL PLANNING COMMISSION APPROVAL:

THE SUMMIT COUNTY REGIONAL PLANNING COMMISSION DID AUTHORIZE AND APPROVE THIS FIRST FILING OF SPRING CREEK RANCH, PHASE I FIRST FILING, AT A MEETING OF SAID COMMISSION HELD THIS DAY OF MARCH, 1980 AD

Richard G. Hoff
 CHAIRMAN

SUMMIT COUNTY COMMISSIONER'S APPROVAL:

THE BOARD OF COUNTY COMMISSIONERS OF SUMMIT COUNTY, COLORADO DOES HEREBY AUTHORIZE AND APPROVE THIS FIRST FILING OF SPRING CREEK RANCH, PHASE I FIRST FILING, AT A MEETING OF SAID COMMISSIONERS HELD ON THIS DAY OF MARCH, 1980 AD.

Richard G. Hoff
 CHAIRMAN

ATTORNEY'S OPINION:

I, J. ALBERT SEBALD AN ATTORNEY-AT-LAW, DULY LICENSED TO PRACTICE BEFORE THE COURTS OF COLORADO, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TITLE OF ALL LAND HEREIN PLATTED AND SHOWN UPON THE WHEREOF PLAT, AND THAT THE TITLE TO SUCH LAND IS IN THE OPERATORS HANDS AND CLEAR OF LIENS AND ENCUMBRANCES EXCEPT AS SHOWN AND THAT SUCH LAND IS SALABLE. DATED THIS DAY OF APRIL, 1980 AD. REC. RECEPTION No. 207217

J. Albert Sebold
 ATTORNEY-AT-LAW

PLANNER'S CERTIFICATE:

ME GERALD F. KESSLER & ASSOCIATES, INC. BEING A QUALIFIED PROFESSIONAL ENGINEER, OR ENGINEERING, DESIGNING OR PLANNING FIRM, CERTIFY THAT THIS PLAT OF SPRING CREEK RANCH, PHASE I FIRST FILING, HAS BEEN ENGINEERED, DESIGNED AND PLANNED IN ACCORDANCE WITH ALL APPLICABLE DESIGN STANDARDS AND OTHER REQUIREMENTS OF THE SUMMIT COUNTY SUBDIVISION REGULATIONS.

Gerald F. Kessler
 GERALD F. KESSLER

SURVEYOR'S CERTIFICATE:

I, PAUL J. OHRI, A DULY REGISTERED LAND SURVEYOR IN THE STATE OF COLO., DO HEREBY CERTIFY THAT THIS PLAT OF SPRING CREEK RANCH, PHASE I FIRST FILING, TRULY AND CORRECTLY REPRESENTS THE BOUNDARIES OF A CERTAIN PART OF ME OR UNDER MY DIRECTION; AND THAT SAID PLAT COMPLIES WITH THE REQUIREMENTS OF TITLE 38, ARTICLE 51, COLORADO REVISION STATUTES, 1973, AND THAT THE MONUMENTS REQUIRED BY SAID STATUTE AND BY THE SUMMIT COUNTY SUBDIVISION REGULATIONS HAVE BEEN PLACED ON THE GROUND.

Paul J. Ohri
 PAUL J. OHRI, COLORADO LICENSE NO. 12428



SUMMIT COUNTY CLERK AND RECORDER'S ACCEPTANCE:

This plat was accepted for filing in the Office of the Clerk and Recorder of Summit County, Colorado, on this 22d day of March, AD 1980.
 Book Number: _____ Page Number: _____
 Reception Number: 207217 Time: 11:25 A.M.
 Separate Protective Covenants were recorded this day in Book: _____
 Page: _____ Reception Number: _____ Time: _____

Oliver H. Ward / Grace R. Peterson
 Summit County Clerk and Recorder

NOTES:

Mountain Parks Electric requires ten (10') foot easement along either side of all headways together with anchors as necessary.

Mountain Bell Telephone will use same easements as Mountain Parks Electric.

The real property included within this plat and subdivision is subject to the terms and provisions of the PUD Agreement recorded the 19th day of March, 1980, under reception number 204857, and the terms and provisions of the Declaration of covenants and restrictions, recorded the ___ day of _____, 1980, and the reception number 206077-4 206077.

ROAD DECLARATION STATEMENT -

Acceptance of this platted subdivision by the County of Summit does not constitute an acceptance of the roads and rights-of-way reflected hereon or maintenance by said County. Until such roads and rights-of-way are County specifications and are specifically accepted for maintenance by Resolution of the Board of County Commissioners of Summit County, 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 embraced within the subdivision. The roads and road right-of-ways reflected on this plat shall be for the use and benefit of all of the owners of property within Spring Creek Ranch, their lessees, guests, invitees, and all employees, agents and representatives of Summit County, all other appropriate governmental authorities, and utilities companies and suppliers, all of whom are acting within the scope of their employment.

MOUNTAIN WEST SURVEYS, INC. 908 PARK AVENUE KREMMLING, COLORADO 80459			
DATE	DRAWN BY	JOB NO.	CHECKED
JANUARY 1980	M.L.O.	501	P.L.O.



PLAN HOLD
 Spring Creek Ranch First Filing
 SHEET 1 OF 2
 207217
 PLAN HOLD CORPORATION RANGE 80 WEST, TOWNSHIP 2 SOUTH, RANGE 80 WEST, 6th P.M.