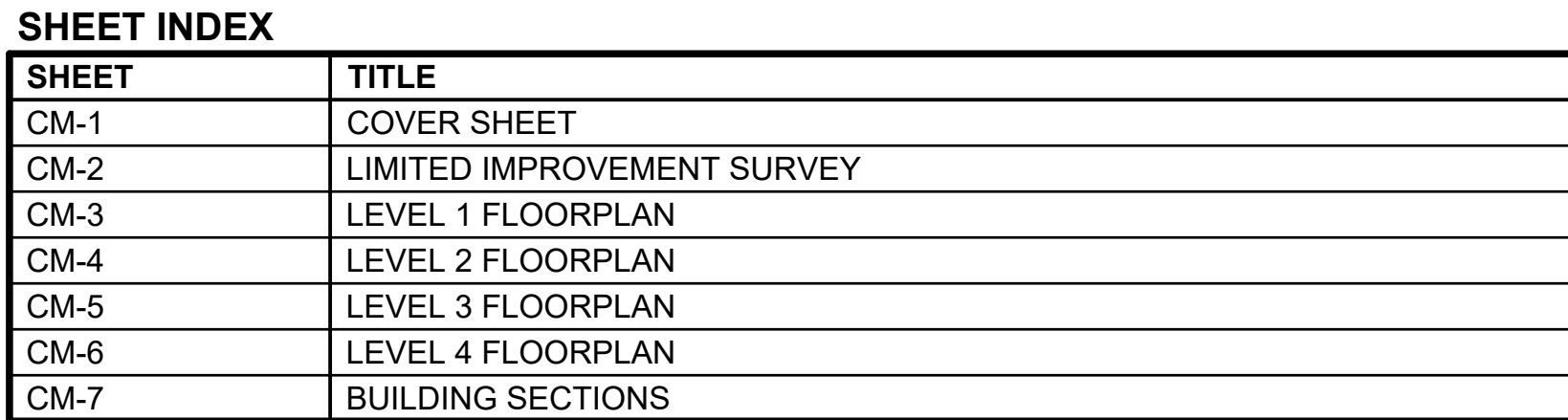


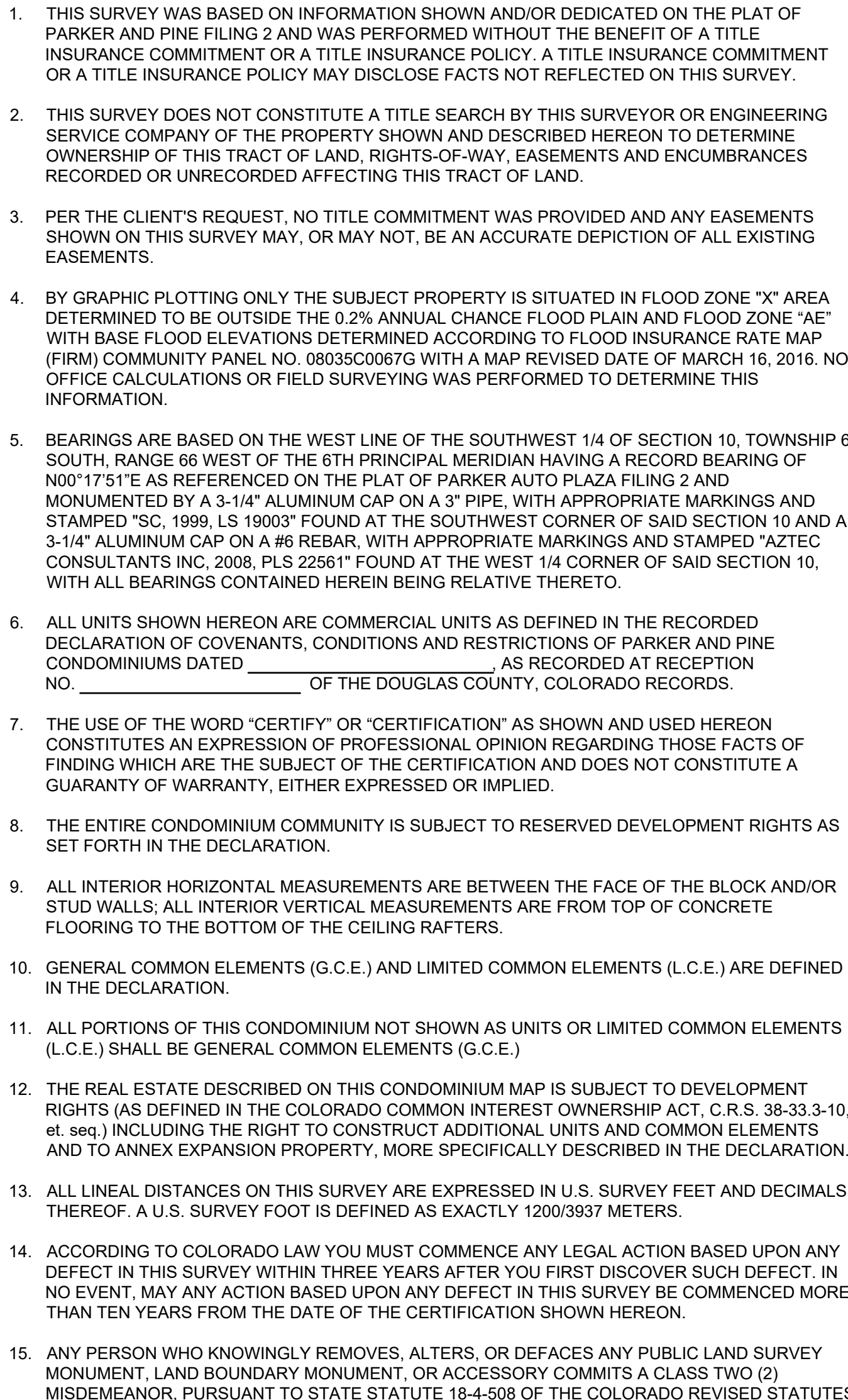
A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



I, CHARLES N. BECKSTROM, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE FOREGOING CONDOMINIUM MAP, PARKER AND PINE CONDOMINIUM WAS PREPARED BY ME OR UNDER MY CLOSE SUPERVISION AND CHECKING, ACCORDING TO THE RULES AND REGULATIONS, UNIT DESIGNATIONS, UNIT DIMENSIONS AND ELEVATIONS SUBMITTED TO THE SUBSTANTIAL COMPLETION OF THE BUILDING AND UNITS. FURTHER, ALL IMPROVEMENTS SHOWN ON THIS CONDOMINIUM MAP HAVE BEEN SUBSTANTIALLY COMPLETED, ALL STRUCTURAL COMPONENTS OF THE BUILDING HAVE BEEN SUBSTANTIALLY COMPLETED, AND ALL UTILITIES SHOWN ARE SUBSTANTIALLY COMPLETED, AND THIS CONDOMINIUM MAP CONTAINS ALL OF THE INFORMATION REQUIRED BY SECTION 38-33-3-209 OF THE COLORADO COMMON INTEREST OWNERSHIP ACT.

CHARLES N. BECKSTROM
COLORADO P.L.S. NO. 33202
FOR AND ON BEHALF OF
ENGINEERING SERVICE COMPANY



MY COMMISSION EXPIRES: _____

DOUGLAS COUNTY CLERK AND RECORDER

COVER SHEET

PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4

SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.

TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD

Client: _____

Date: **6/24/2024**

Sheet No.: **CM-1**

ESC Team: **GEN, JDP**

Drawn by: **23-025**

Date: **6/24/2024**

Client: **N.A.**

ESC Team: _____

Drawn by: _____

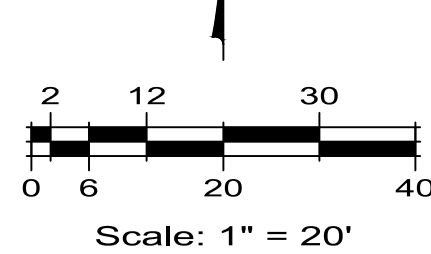
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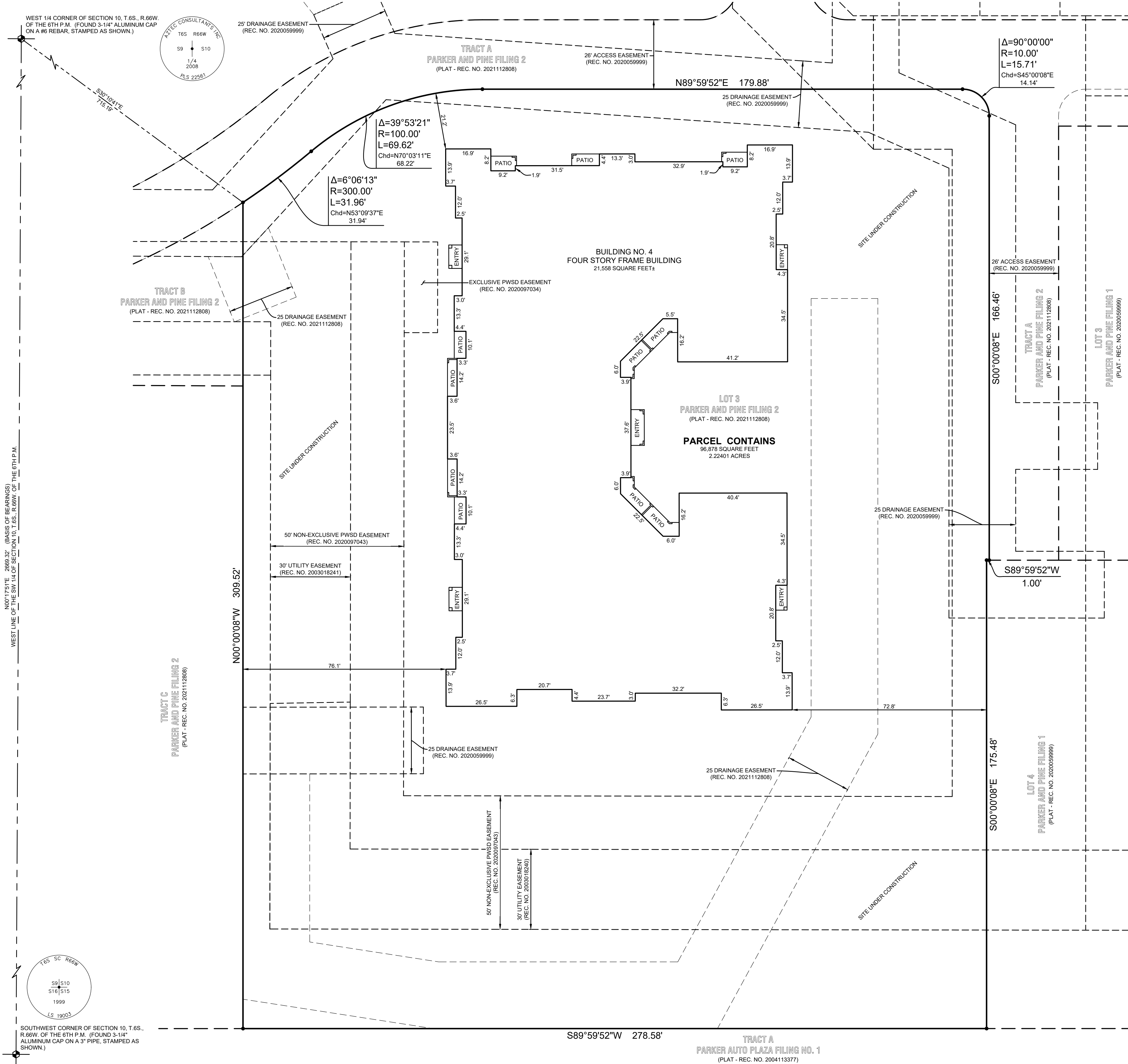
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



LEGEND	
REC. NO.	RECEPTION NUMBER
	ALIQUOT CORNER
	NO MONUMENT FOUND OR SET



LIMITED IMPROVEMENT SURVEY
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4
A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
9554 TWENTY MILE ROAD

ESC ENGINEERING SERVICE COMPANY
14190 East Evans Avenue
Aurora, Colorado 80014
P 303.337.1393
F 303.337.7481
T/F 1.877.273.0659

THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LONG TREE, COLORADO 80124
P 303.337.1393
ATTN: KARL STOUT

No.	Description	Date
1	INITIAL CONDO MAP SUBMITTAL	6/24/2024

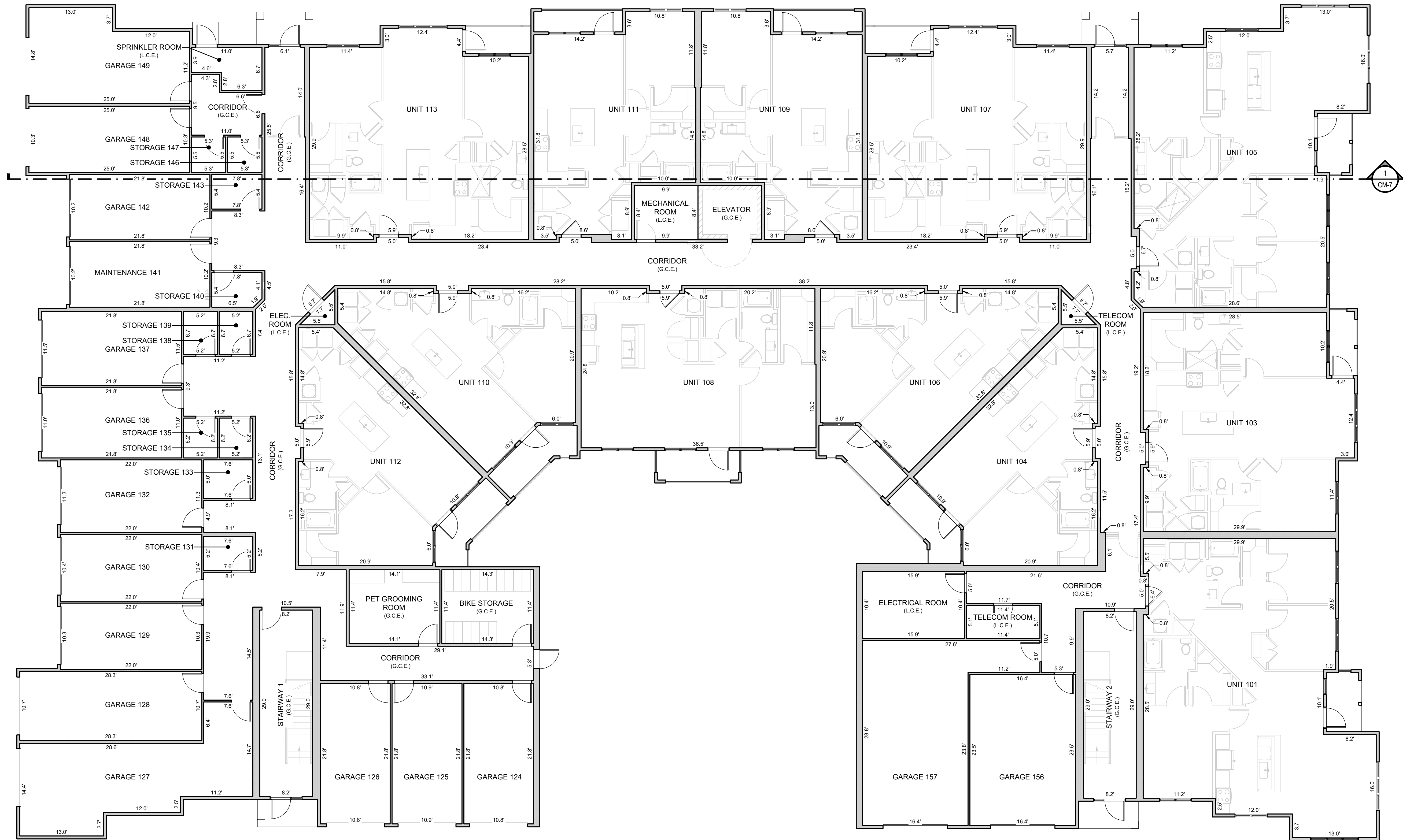
ESC Team:	CNB, JDP	Date:	6/24/2024
Survey No.:	23-025-CM	Scale:	1" = 20'
Sheet No.:			

CM-2

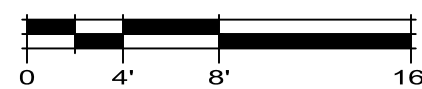
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



1 LEVEL 1 FLOORPLAN
SCALE: 1/8" = 1'-0"



LEGEND

G.C.E. GENERAL COMMON ELEMENT
L.C.E. LIMITED COMMON ELEMENT

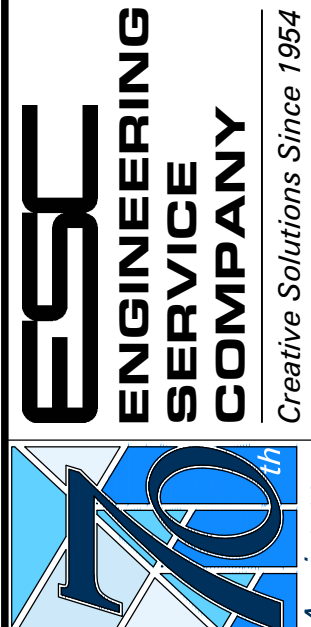
GENERAL NOTES:

ALL LINEWORK DEPICTING INTERIOR IMPROVEMENTS THAT ARE WITHIN AND PART OF A UNIT SHOWN HEREON ARE PER THE ARCHITECTURAL DESIGN PROVIDED BY SEBRE ARCHITECTS, INC. AND MAY NOT REPRESENT THE ACTUAL LOCATIONS OF SUCH INTERIOR IMPROVEMENTS.



LEVEL 1 FLOORPLAN
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4
A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
9554 TWENTY MILE ROAD

ES&C Team: CNB, JDP Date: 6/24/2024
Survey No.: 23-025-CM Scale: 1/8" = 1'-0"
Sheet No.: CM-3



14190 East Evans Avenue
Aurora, Colorado 80014
P 303.337.1393 F 303.337.7481
T/F 1.877.273.0659

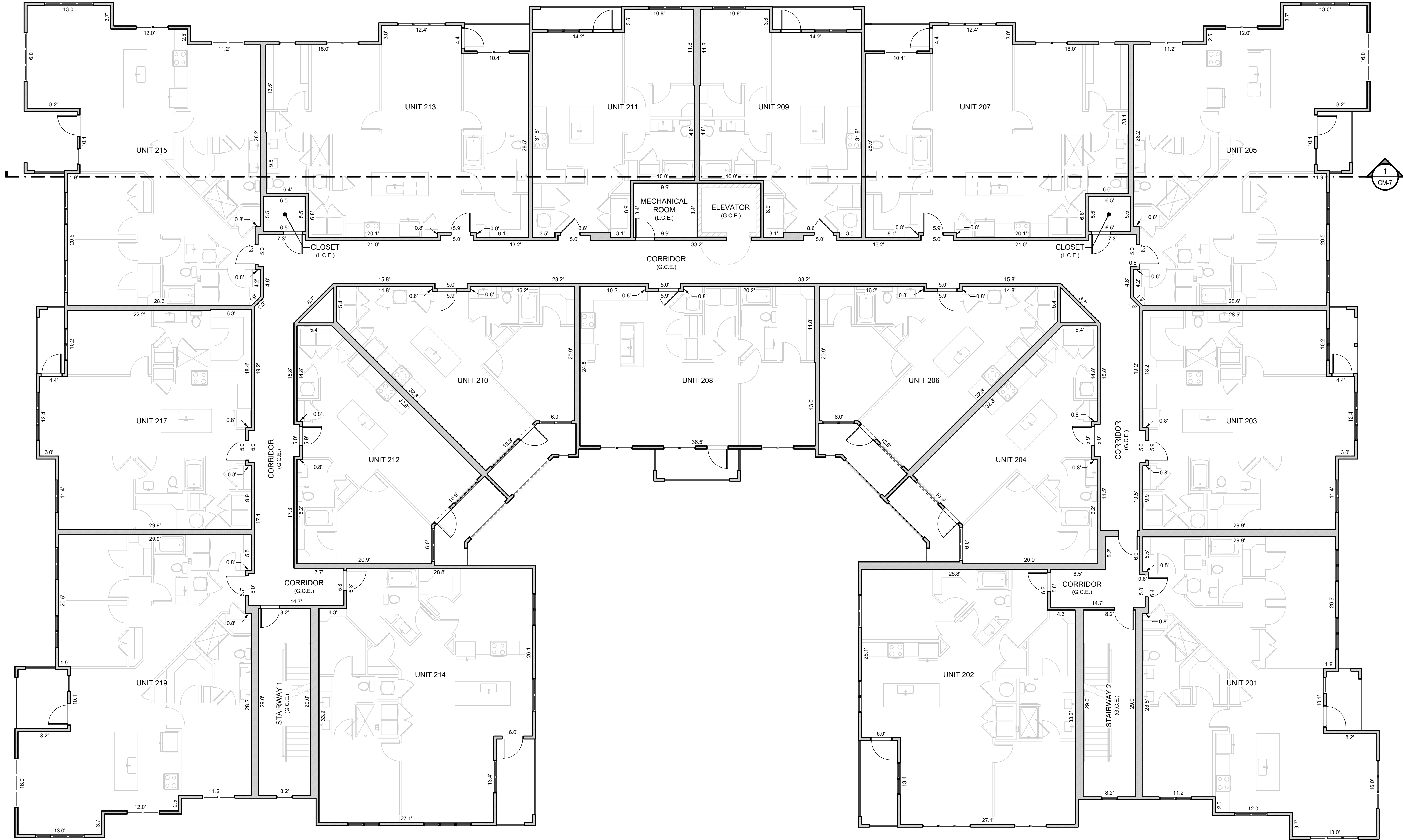
No.: 1
Description: INITIAL CONDO MAP SUBMITTAL

Date: 6/24/2024
Client: THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LOVE TREE, COLORADO 80124
ATTN: KARL STOUT

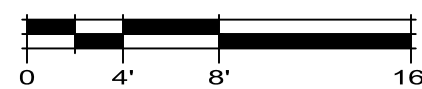
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



2 LEVEL 2 FLOORPLAN
SCALE: 1/8" = 1'-0"



BUILDING ORIENTATION



LEGEND

G.C.E. GENERAL COMMON ELEMENT
L.C.E. LIMITED COMMON ELEMENT

GENERAL NOTES:

ALL LINENWORK DEPICTING INTERIOR IMPROVEMENTS THAT ARE WITHIN AND PART OF A UNIT SHOWN HEREON ARE PER THE ARCHITECTURAL DESIGN PROVIDED BY SEBRE ARCHITECTS, INC. AND MAY NOT REPRESENT THE ACTUAL LOCATIONS OF SUCH INTERIOR IMPROVEMENTS.



LEVEL 2 FLOORPLAN
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
9554 TWENTY MILE ROAD



14190 East Evans Avenue
Aurora, Colorado 80014
engineering@esandc.com
P 303.337.1393
F 303.337.7481
T/F 1.877.273.0659

Description:

No. 1 INITIAL CONDO MAP SUBMITTAL

Date: 6/24/2024

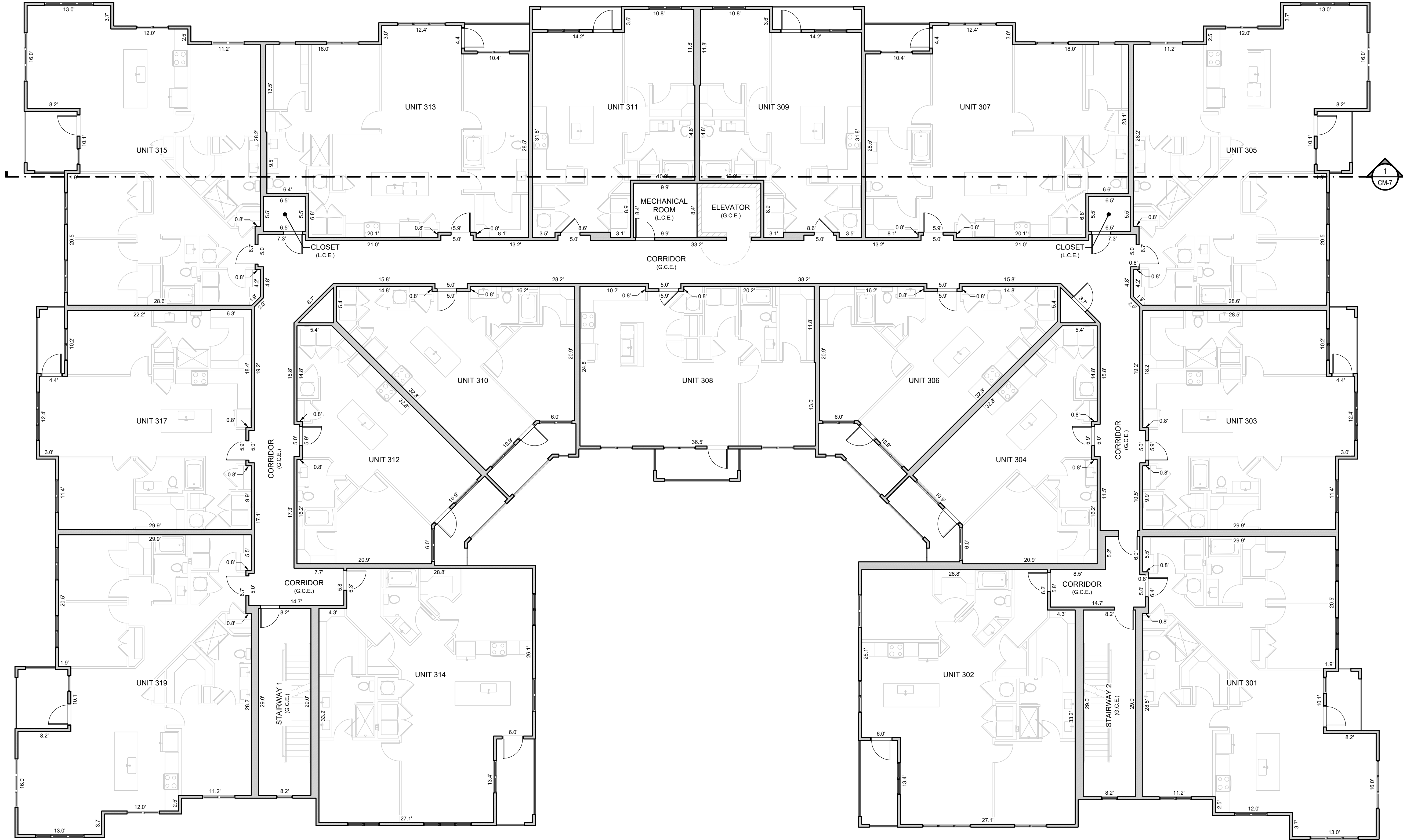
Client:

THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LOVE TREE, COLORADO 80124
P 303.337.1393
ATTN: KARL STOUT

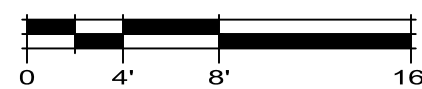
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



3 LEVEL 3 FLOORPLAN
SCALE: 1/8" = 1'-0"



BUILDING ORIENTATION



LEGEND

G.C.E. GENERAL COMMON ELEMENT
L.C.E. LIMITED COMMON ELEMENT

GENERAL NOTES:

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LEVEL 3 FLOORPLAN
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
9554 TWENTY MILE ROAD



14190 East Evans Avenue
Aurora, Colorado 80014
engineering@esandc.com
P 303.337.1393
F 303.337.7481
T/F 1.877.273.0859

Description:

No. 1 INITIAL CONDO MAP SUBMITTAL

Date: 6/24/2024

Client:

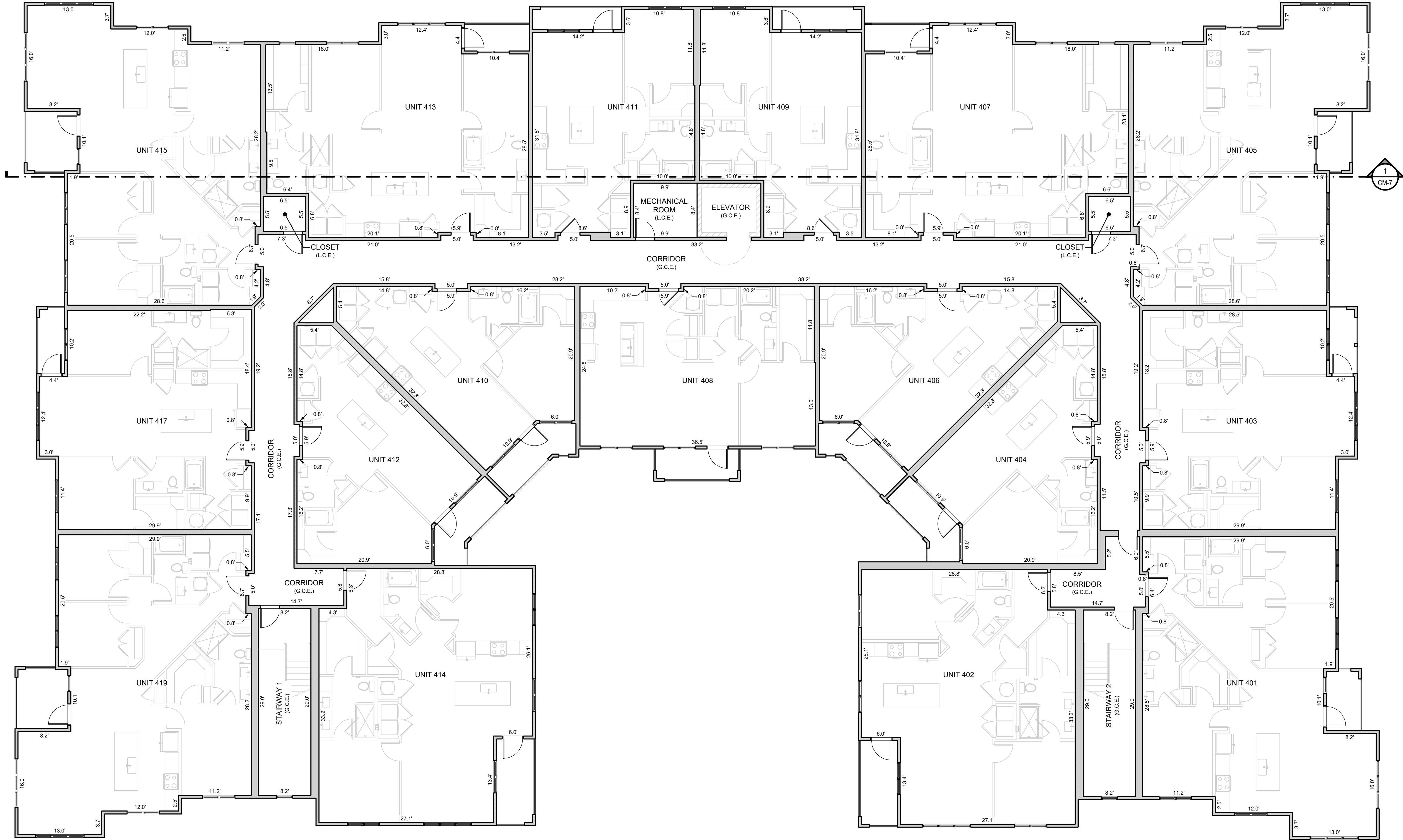
THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LOVE TREE, COLORADO 80124
P 303.337.1393
ATTN: KARL STOUT

CM-5

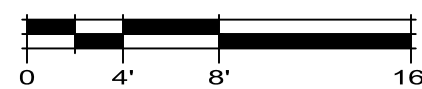
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



4 LEVEL 4 FLOORPLAN
SCALE: 1/8" = 1'-0"



BUILDING ORIENTATION



LEGEND

G.C.E. GENERAL COMMON ELEMENT
L.C.E. LIMITED COMMON ELEMENT

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LEVEL 4 FLOORPLAN
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD

ENGINEERING
SERVICE
COMPANY



14190 East Evans Avenue
Aurora, Colorado 80014
engineering@esec.com
P 303.337.1393
F 303.337.7481
T/F 1.877.273.0859

CIVIL ENGINEERS | LAND SURVEYORS

Description:

No.:

Date:

Client:

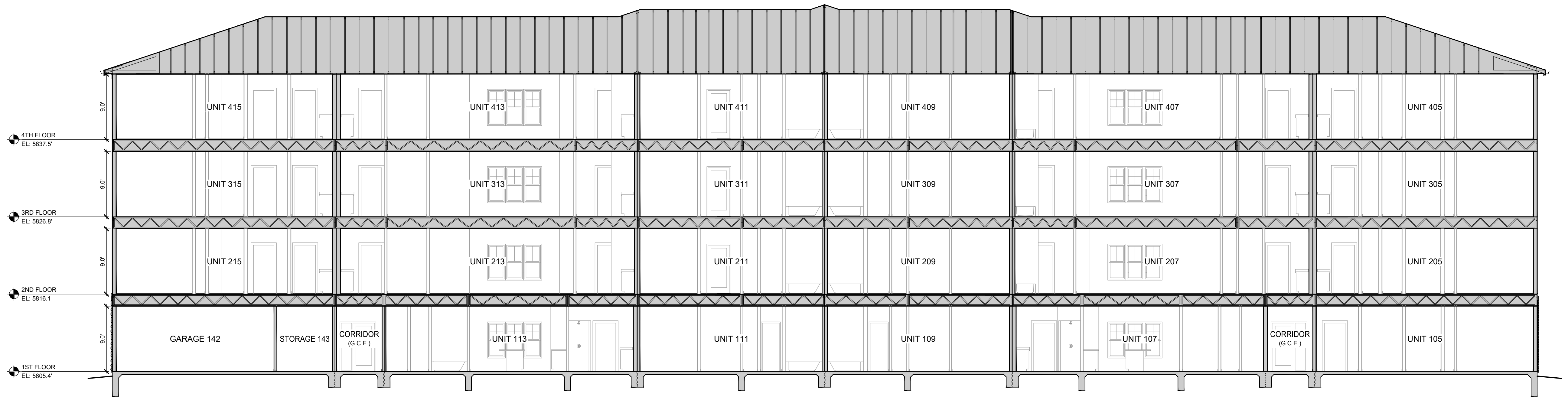
THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LOVE TREE, COLORADO 80124
(303) 555-1233
ATTN: KARL STOUT

CM-6

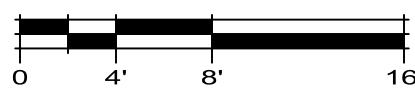
PARKER AND PINE CONDOMINIUM PLAT
BUILDING #4

A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO

9554 TWENTY MILE ROAD



BUILDING SECTION
SCALE: 1/8" = 1'-0"



LEGEND

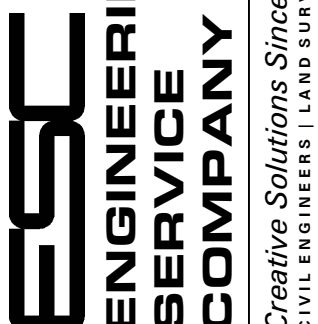
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L.C.E. LIMITED COMMON ELEMENT

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BUILDING SECTIONS
PARKER AND PINE CONDOMINIUM PLAT - BUILDING #4
A PART OF LOT 3, PARKER AND PINE FILING 2
SITUATED IN THE SE 1/4 OF SECTION 9 AND THE SW 1/4 OF SECTION 10, T.6S., R.66W. OF THE 6TH P.M.
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
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THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LONG TREE, COLORADO 80124
TEL: 303.441.1500
ATTN: KARL STOUT

No.	Description	Date
1	INITIAL CONDO MAP SUBMITTAL	6/24/2024
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

ES&C Team: CNB, JDP
Survey No.: 23-025-CM
Scale: 1/8" = 1'-0"
Date: 6/24/2024
Sheet No.: **CM-7**