

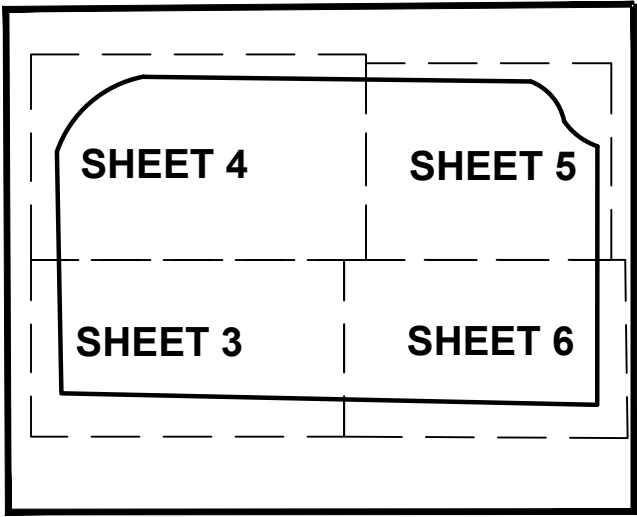
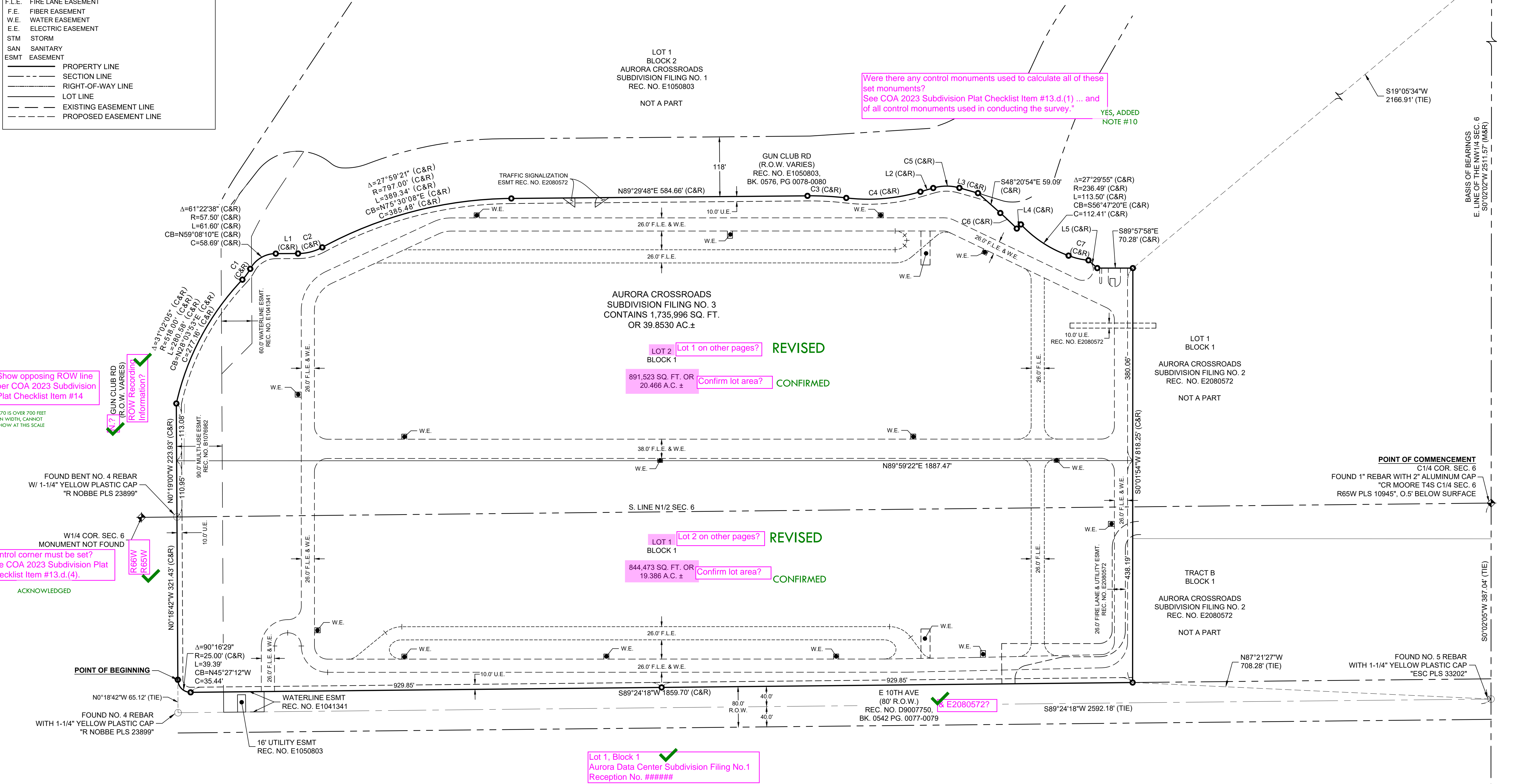




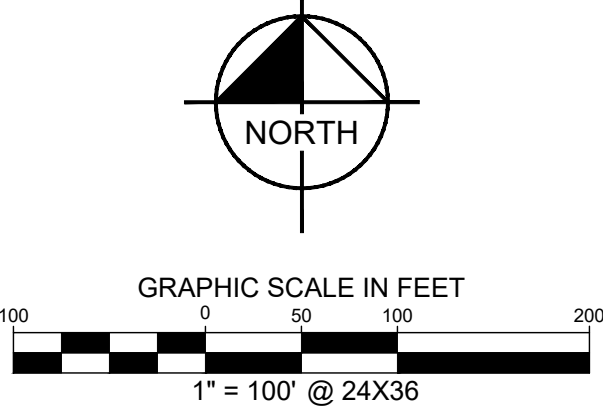
**LEGEND**

- SECTION CORNER FOUND AS NOTED
- PROPERTY CORNER FOUND AS NOTED
- PROPERTY CORNER SET - SET 18" LONG NO. 5 REBAR WITH 1-1/4" YELLOW PLASTIC CAP STAMPED "PLS 38281"
- (M) MEASURED DIMENSION
- (R) RECORD DIMENSION PER RECEPTION NO. E2080572
- (C) CALCULATED DIMENSION
- U.E. UTILITY EASEMENT
- F.L.E. FIRE LANE EASEMENT
- F.E. FIBER EASEMENT
- W.E. WATER EASEMENT
- E.E. ELECTRIC EASEMENT
- STM STORM
- SAN SANITARY
- ESMT EASEMENT
- PROPERTY LINE
- SECTION LINE
- RIGHT-OF-WAY LINE
- LOT LINE
- EXISTING EASEMENT LINE
- PROPOSED EASEMENT LINE

**AURORA CROSSROADS SUBDIVISION FILING NO. 3**  
A RESUBDIVISION OF LOTS 2, LOT 3, AND LOT 4, BLOCK 1, AURORA CROSSROADS SUBDIVISION FILING NO. 2;  
SITUATED IN THE WEST HALF OF SECTION 6, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M.,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



KEY MAP  
N.T.S.

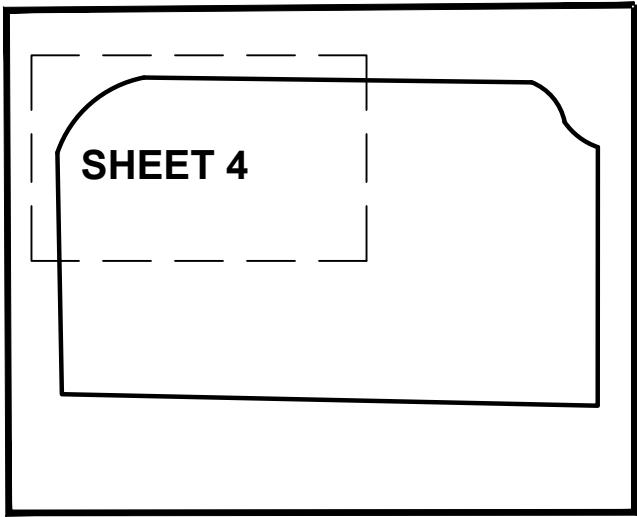


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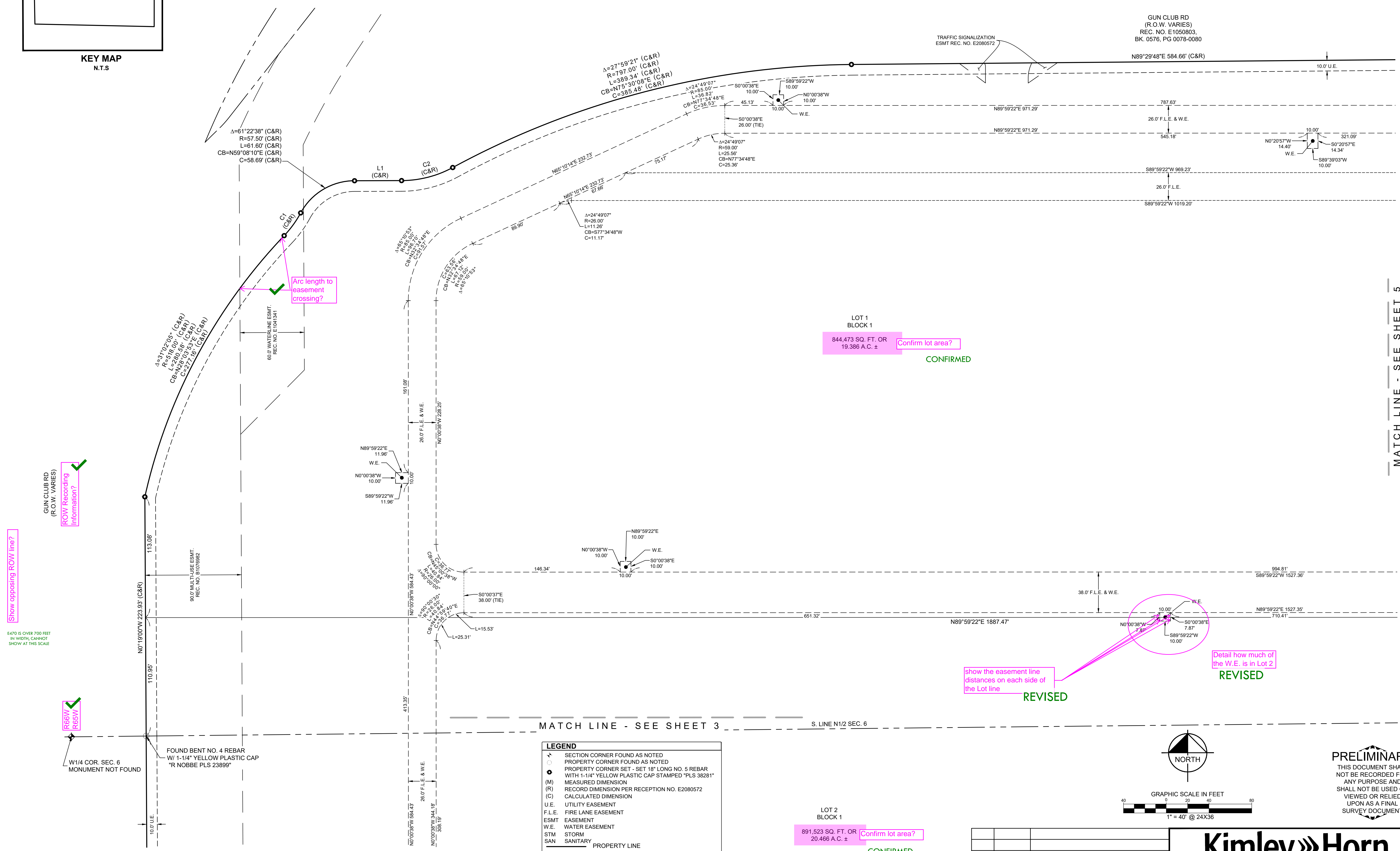
			<b>Kimley»Horn</b>					
			6200 S. SYRACUSE WAY #300 GREENWOOD VILLAGE, COLORADO 80111					
			Tel. No. (303) 228-2300 www.kimley-horn.com					
1	9/25/23	REV.	Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
No.	DATE	REVISION DESCRIPTION	1"=100'	MC/PTM	DRW	Oct. 2023	196067003	2 OF 6







AURORA CROSSROADS SUBDIVISION FILING NO. 3  
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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



LEGEND	
+	SECTION CORNER FOUND AS NOTED
○	PROPERTY CORNER FOUND AS NOTED
●	PROPERTY CORNER SET - SET 18\"/>
(M)	MEASURED DIMENSION
(R)	RECORD DIMENSION PER RECEPTION NO. E2080572
(C)	CALCULATED DIMENSION
U.E.	UTILITY EASEMENT
F.L.E.	FIRE LANE EASEMENT
ESMT	EASEMENT
W.E.	WATER EASEMENT
STM	STORM
SAN	SANITARY
---	PROPERTY LINE
---	SECTION LINE
---	RIGHT-OF-WAY LINE
---	LOT LINE
---	EXISTING EASEMENT LINE
---	PROPOSED EASEMENT LINE

No.	DATE	REVISION DESCRIPTION
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Scale  
1"=40'

Drawn by  
MC/PTM

Checked by  
DRW

Date  
Oct. 2023

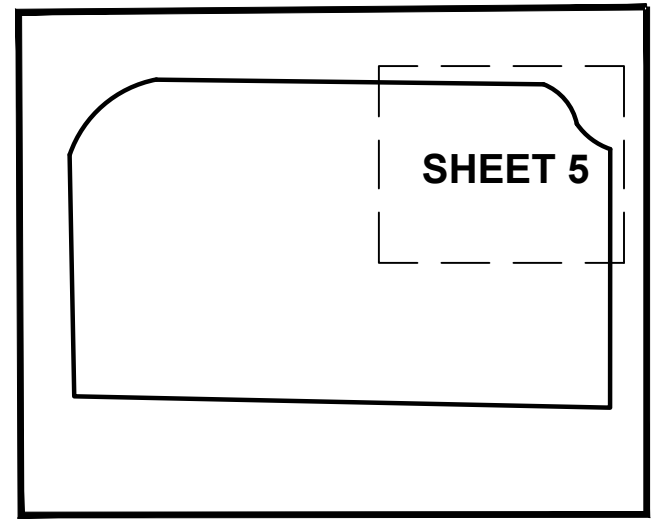
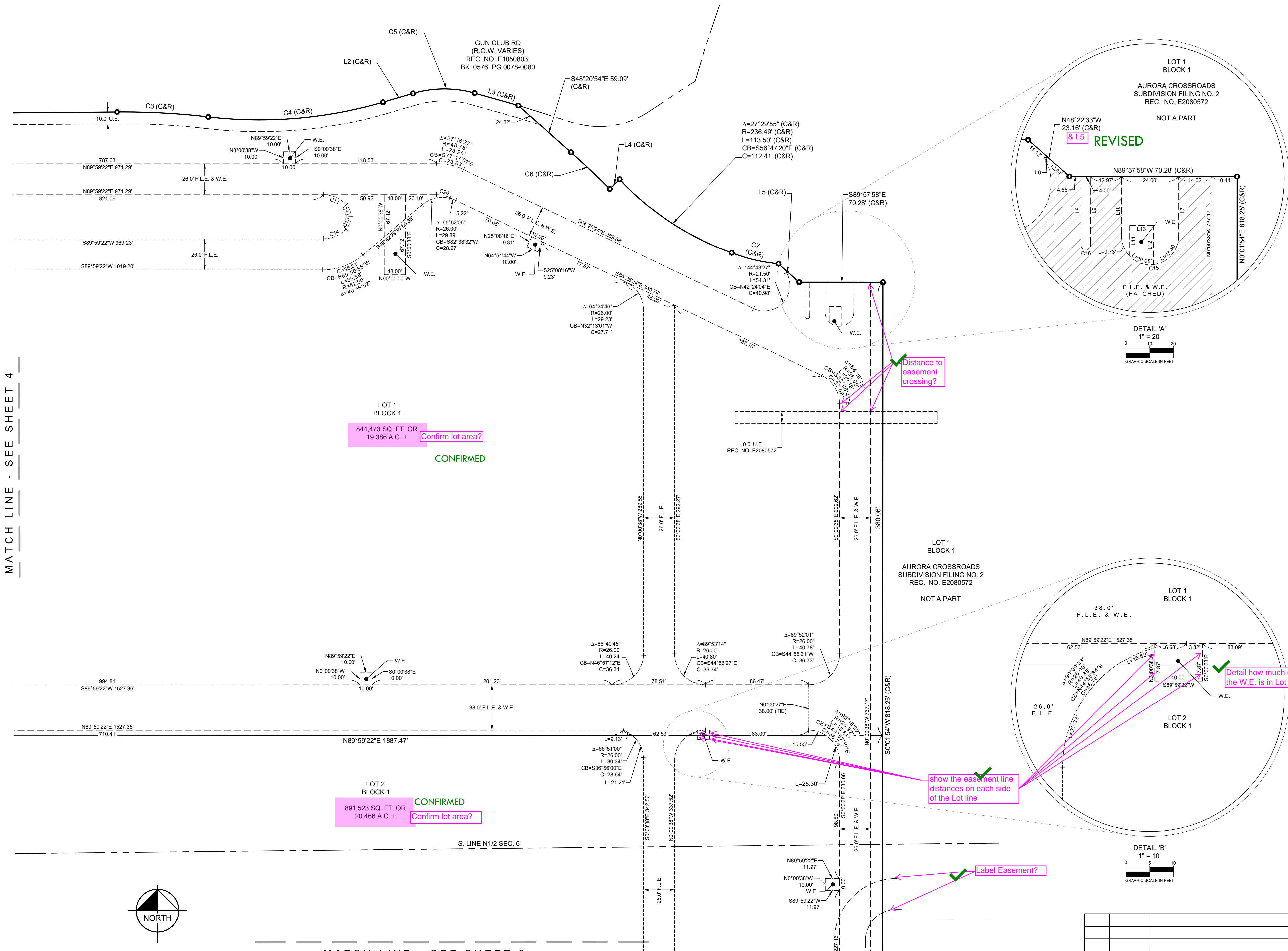
Project No.  
196067003

Sheet No.  
4 OF 6

MATCH LINE - SEE SHEET 5

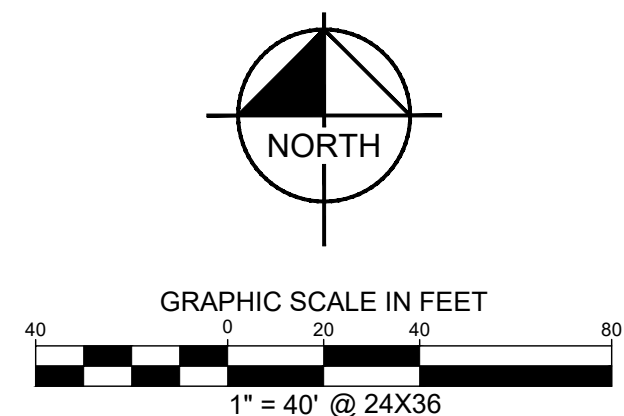
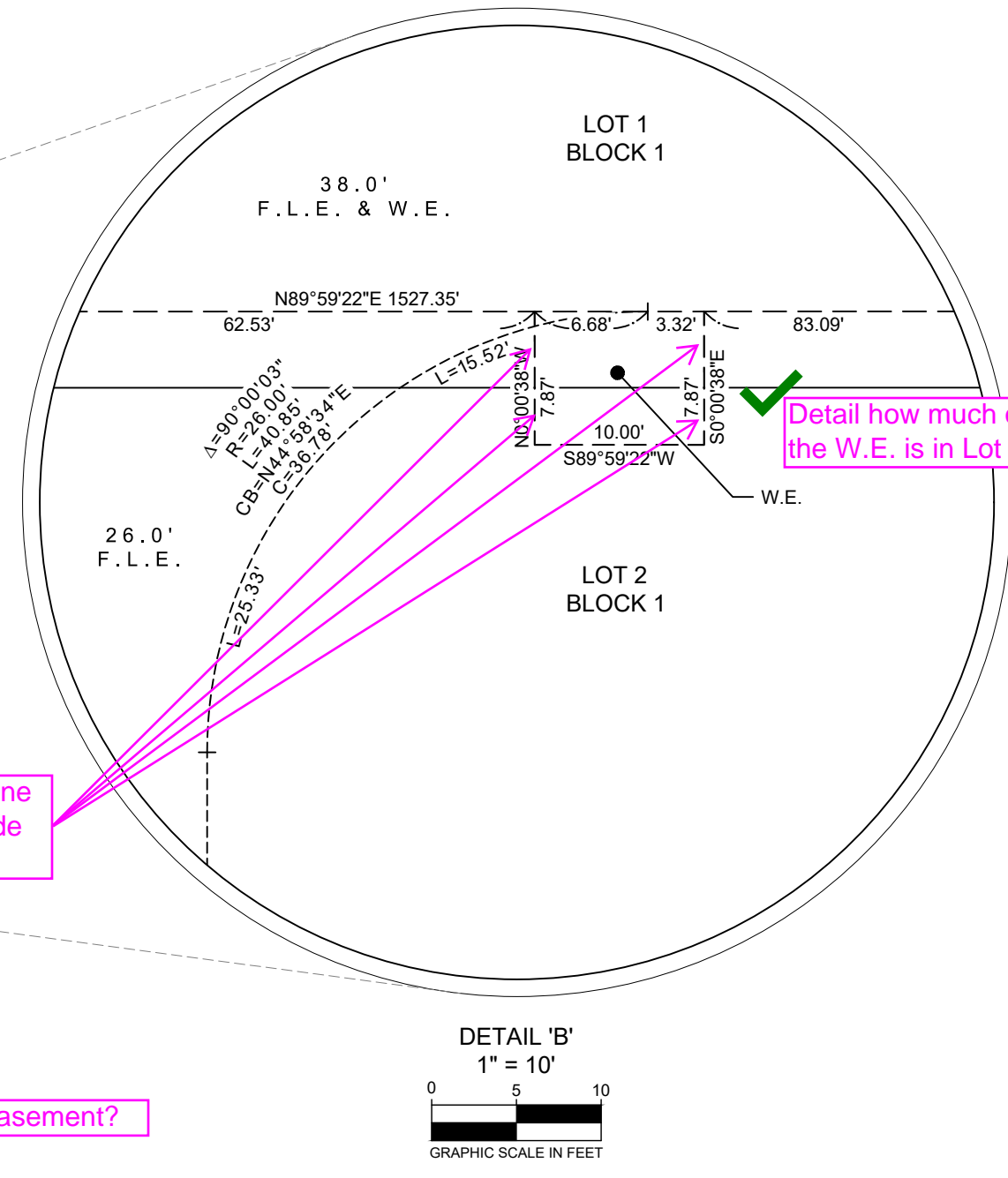
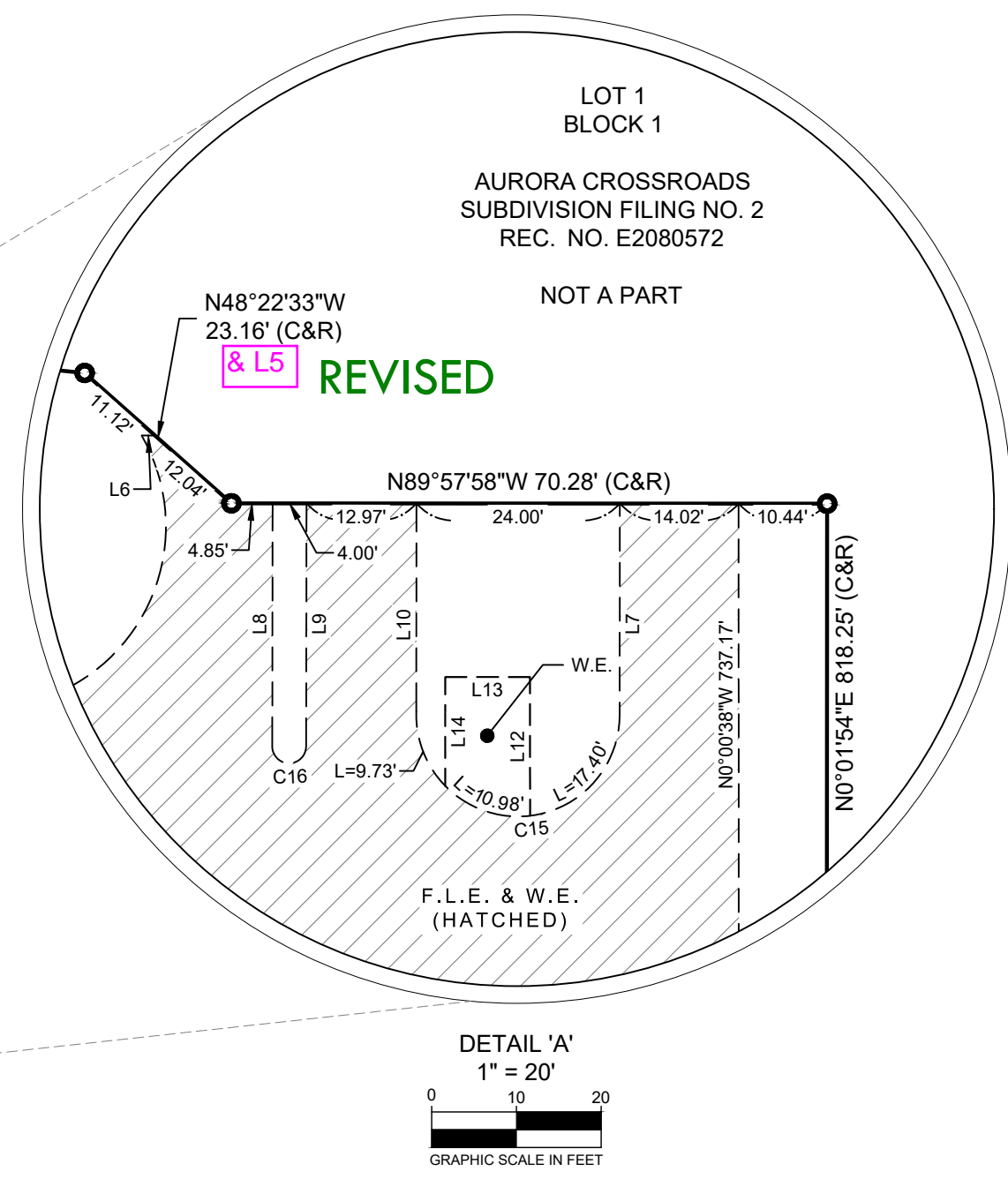
DWG NAME: \\KIMLEY-HORN\\COMMIT\_DWG\\196067003\_013\_AURORA PHASE 2\\CDR\\SURVEY\\DWG\\196067003\_P1\_AURORA CROSSROADS\\S03.DWG PLOTTED BY: MCCORMACK, PATRICK 10/11/2023 9:51 AM LAST SAVED 10/11/2023 9:50 AM

AURORA CROSSROADS SUBDIVISION FILING NO. 3  
A RESUBDIVISION OF LOTS 2, LOT 3, AND LOT 4, BLOCK 1, AURORA CROSSROADS SUBDIVISION FILING NO. 2;  
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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



**LEGEND**

SECTION CORNER FOUND AS NOTED	PROPERTY CORNER SET - SET 18" LONG NO. 5 REBAR WITH 1-1/4" YELLOW PLASTIC CAP STAMPED "PLS 38281"
(M) MEASURED DIMENSION	(R) RECORD DIMENSION PER RECEPTION NO. E2080572
(C) CALCULATED DIMENSION	U.E. UTILITY EASEMENT
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SAN SANITARY	PROPERTY LINE
---	SECTION LINE
---	RIGHT-OF-WAY LINE
---	LOT LINE
---	EXISTING EASEMENT LINE
---	PROPOSED EASEMENT LINE



MATCH LINE - SEE SHEET 6

MATCH LINE - SEE SHEET 4

No.	DATE	REVISION DESCRIPTION
1	9/25/23	REV.

**Kimley»Horn**

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Tel. No. (303) 228-2300  
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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1"=40'	MC/PTM	DRW	Oct. 2023	196067003	5 OF 6

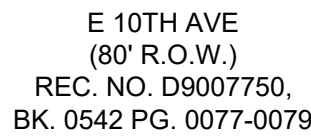
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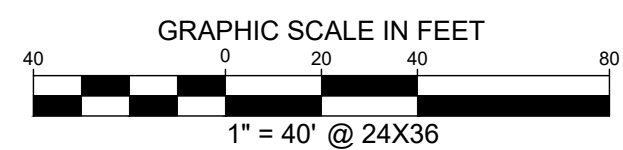
TRACT B  
BLOCK 1

AURORA CROSSROADS  
SUBDIVISION FILING NO. 2  
REC. NO. E2080572


NOT A PART



CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	15°08'04"	100.00'	26.41'	S36°00'S3°W	26.34'
C2	28°19'02"	101.00'	49.92'	S75°39'S8°W	49.48'
C3	7°09'11"	614.50'	76.72'	N86°55'S36°W	76.67'
C4	22°51'44"	940.00'	147.84'	S85°13'08"W	146.86'
C5	31°54'45"	370.50'	52.36'	S89°44'38"W	51.68'
C6	3°30'34"	731.00'	44.78'	N46°35'37"W	44.77'
C7	15°56'38"	145.50'	40.49'	N76°50'31"W	40.36'
C8	46°29'24"	26.00'	21.50'	S89°17'11"E	20.92'
C9	85°58'18"	15.50'	23.26'	S00°03'18"E	21.14'
C10	47°00'51"	26.00'	21.74'	S66°26'13"E	20.74'
C11	47°00'51"	26.00'	21.34'	S66°23'33"E	21.14'
C12	42°59'09"	15.00'	11.25'	S21°27'33"E	10.99'
C13	42°59'09"	15.00'	11.25'	S21°31'36"E	10.99'
C14	47°00'51"	26.00'	21.34'	S66°31'36"E	20.74'
C15	182°01'17"	12.00'	38.13'	N88°57'20"W	24.00'
C16	186°05'57"	2.01'	6.51'	N86°55'00"E	4.01'
C17	48°04'48"	26.50'	21.74'	N66°31'35"E	21.14'
C18	85°58'18"	15.50'	23.26'	N00°02'02"E	21.14'
C19	47°00'51"	26.00'	21.74'	N66°27'34"W	21.14'
C20	25°35'41"	26.00'	11.61'	S77°13'14"E	11.52'



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1	9/25/23	REV.						
No.	DATE	REVISION DESCRIPTION	Scale 1"=40'	Drawn by MC/PTM	Checked by DRW	Date Oct. 2023	Project No. 196067003	Sheet No. 6 OF 6