

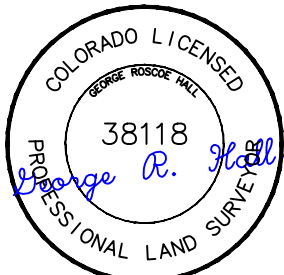
Lot 79, Florissant Heights Filing No. 2,
County of Teller, State of Colorado.

Improvement Location Certificate
465 Peak View Circle Florissant, Colorado 80816

Legal Description
Lot 79, Florissant Heights Filing No. 2,
County of Teller, State of Colorado.

I, George R. Hall, C.P.L.S. hereby certify that this improvement location certificate was prepared for Fidelity National Title Company that it is not a land survey plat or improvement survey plat, and that it is not to be relied upon for the establishment of fence, building or other future improvement lines. I further certify that the improvements on the above described parcel on this

18th day of April in the year 2024, except utility connections are entirely within the boundaries of the parcel, except as shown, that there are no encroachments upon the described premises by improvements on any adjoining premises, except as indicated, and there is no apparent evidence or sign of any easement crossing or burdening any part of said parcel, except as noted.



George R. Hall
C.P.L.S. 38118

Fidelity
Client:
310-F02617-24
Title Commitment No.:
2024147peakviewcircle465
File name:
Tobiasson
Ordered by:



Scale 1" = 75'

"Land Survey Plat" as defined in the Colorado Revised Statutes
"means a plat which shows the information developed by a monumented
land survey, including any conflicting boundary evidence, which plat
is suitable for recording pursuant to Section 38-51-102".

*Crown Point
Land Services*

719-275-5005 PHONE 391 Arrowhead Dr., Florissant, CO 80816