

OWNERSHIP AND DEDICATION STATEMENT

PROPERTY DESCRIPTION:

NOTES:

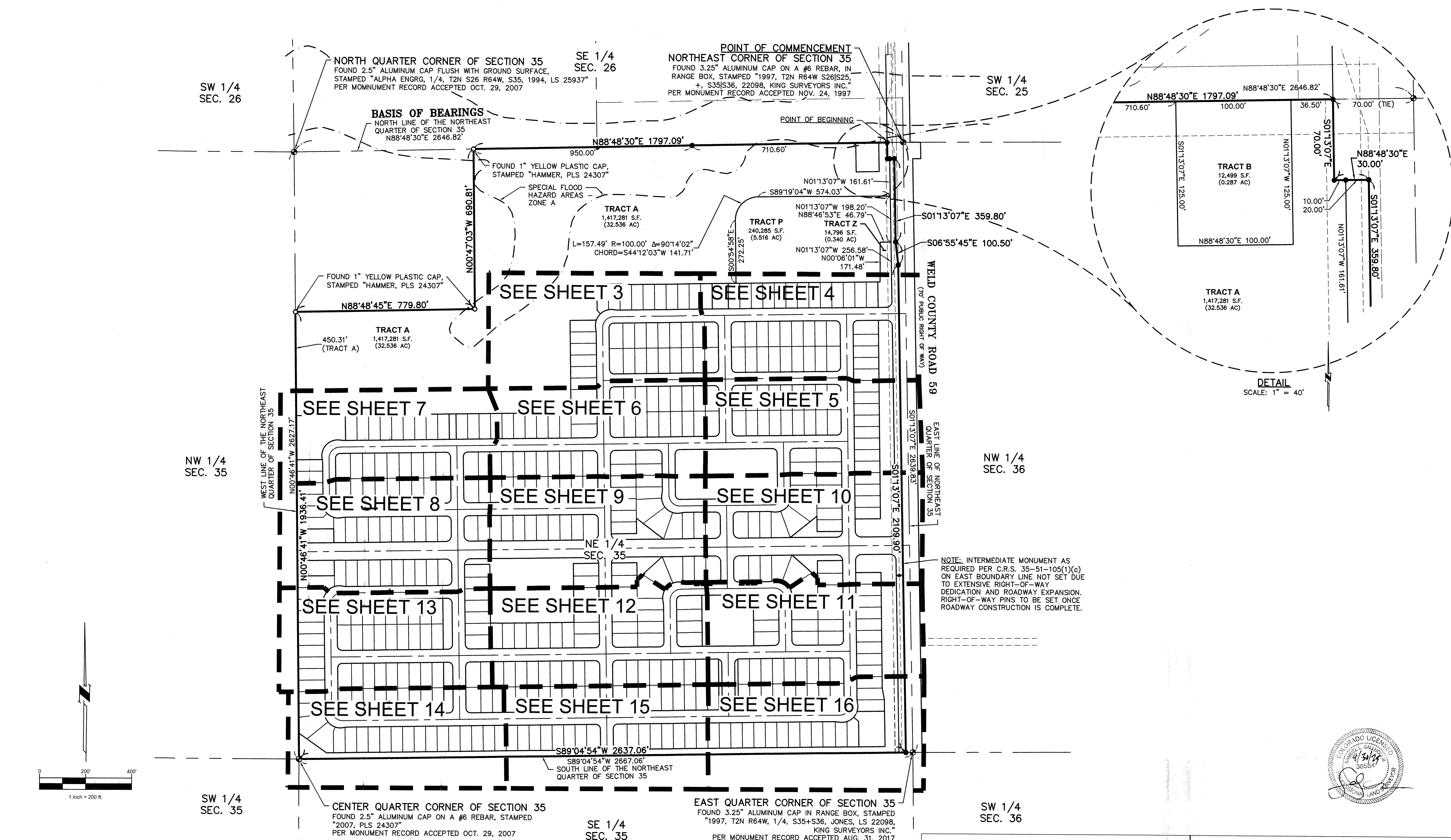
- ### SURVEYOR'S CERTIFICATE

PLANNING AND ZONING COMMISSION APPROVAL

TOWN BOARD OF TRUSTEES APPROVAL

SHEET 1
OF 16 SHEETS

A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT



- FOUND MONUMENT, AS NOTED
- ◆ FOUND PLSS CORNER, AS NOTED
- SET 1.5" ALUMINUM CAP ON 30" LONG
- #5 REBAR, FLUSH WITH GROUND
- SURFACE, STAMPED "EMK, PLS 38584"

_____ SECTION/ALIQUOT LINE
 _____ BOUNDARY LINE
 _____ RIGHT-OF-WAY LINE
 _____ CENTER/RANGE LINE
 _____ LOT/PARCEL LINE
 _____ EASEMENT LINE

SUMMERFIELD SOUTH SUBDIVISION

NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO



EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING & SURVEYING
 7006 SOUTH ALTON WAY, BLDG. F
 CENTENNIAL, COLORADO 80112-2019
 (303)694-1520 www.EMKC.com
 JOB NO. 13318



720 S. Colorado Blvd.
Suite 940 - North Tower
Denver, CO 80246

APPLICANT/DEVELOPER
MSP INVESTMENT
CO., LLP
SUITE 940, NORTH TOWER,
720 S. COLORADO BLVD.
DENVER, COLORADO, 80246
ATTN: MARCUS PALKOWITSH
TELEPHONE: 303-399-9804

DATE: 9/26/2025
DRAWN BY: JTH
QA/QC: SLG3

SHEET 2
OF 16 SHEETS

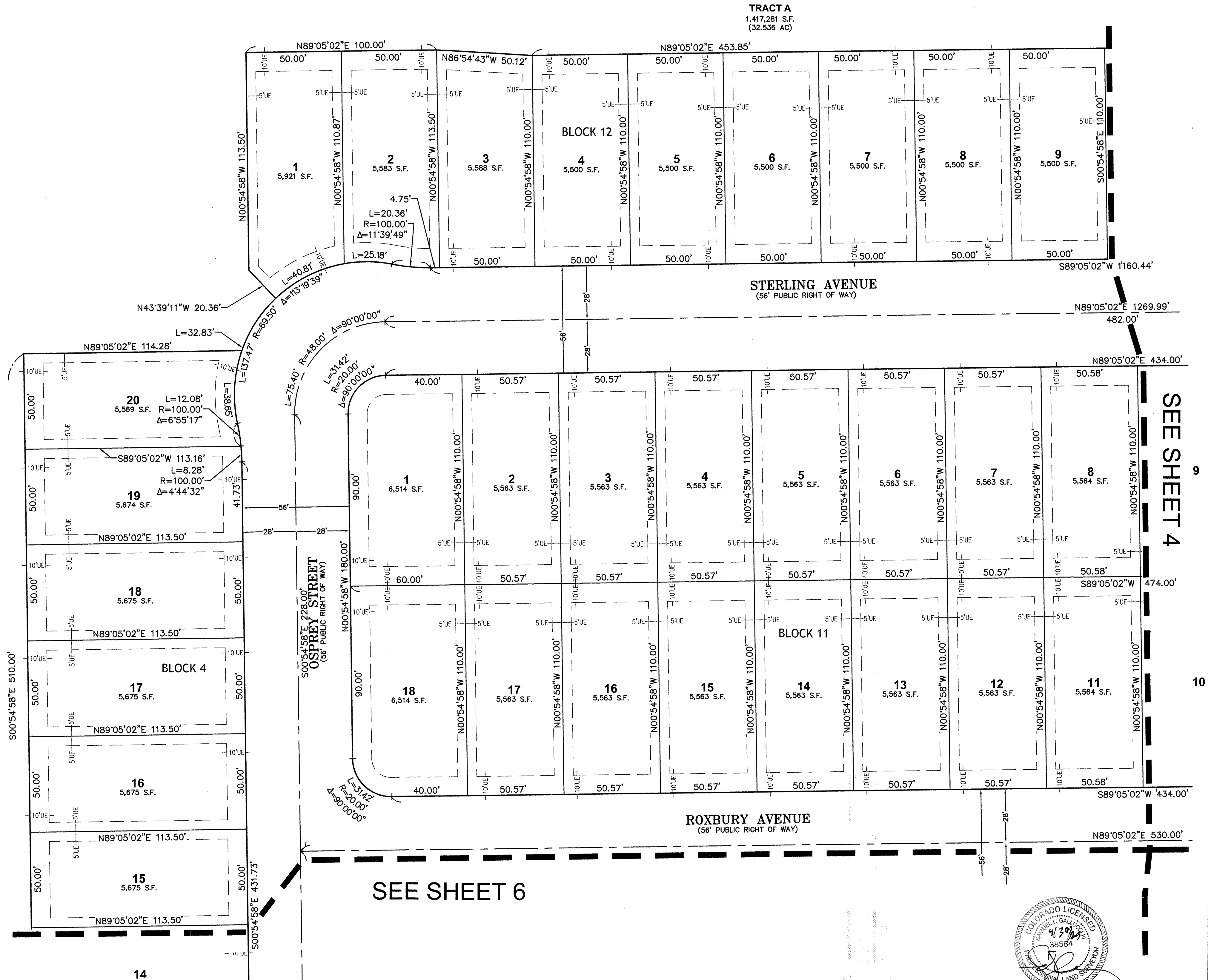
5078839 Pages: 3 of 16
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 Emily Koppes, Clerk and Recorder, Weld County, CO

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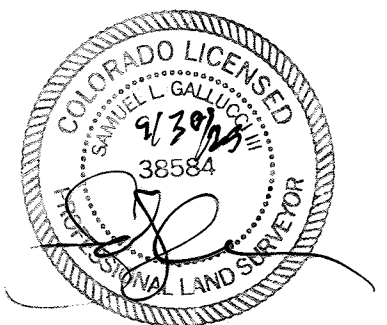
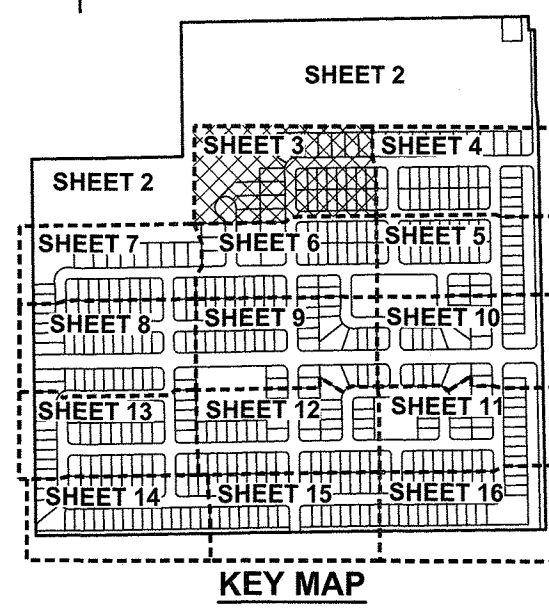
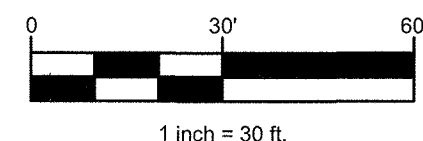


SEE SHEET 4

SEE SHEET 6

LEGEND

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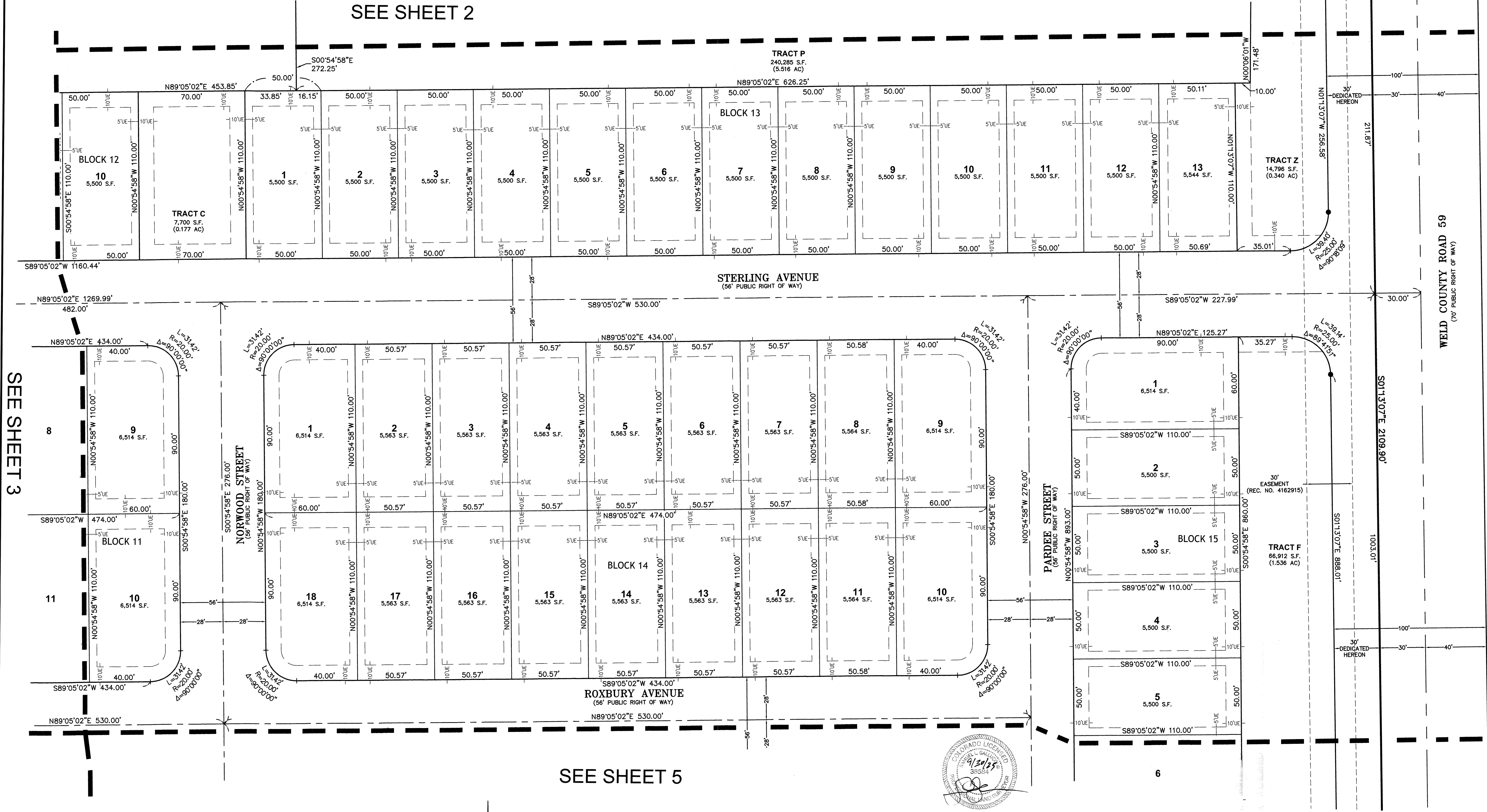
SHEET 3
 OF 16 SHEETS

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FINAL PLAT

SEE SHEET 2



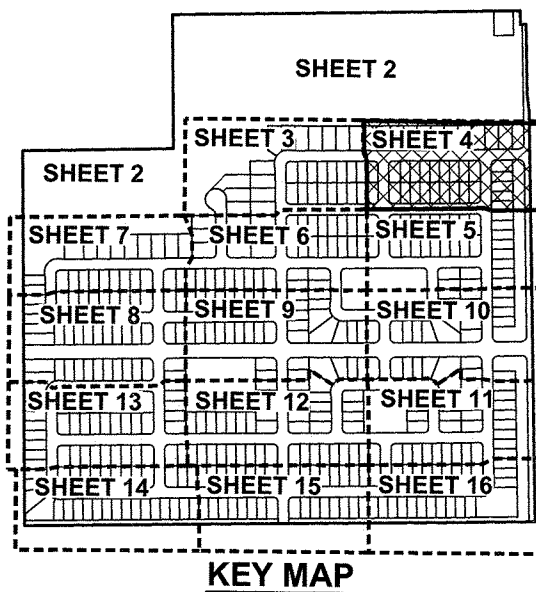
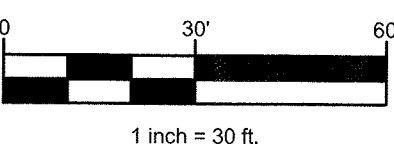
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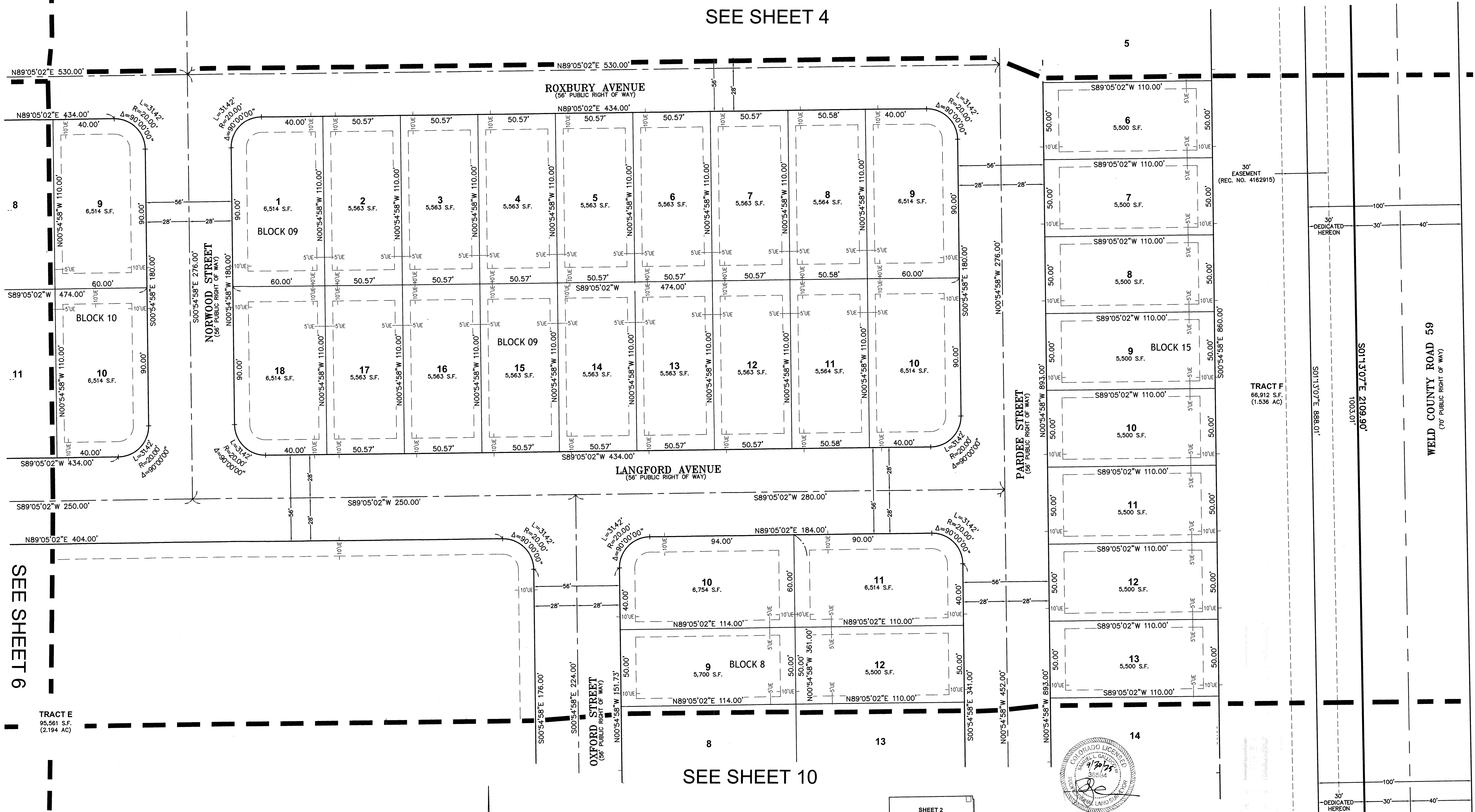
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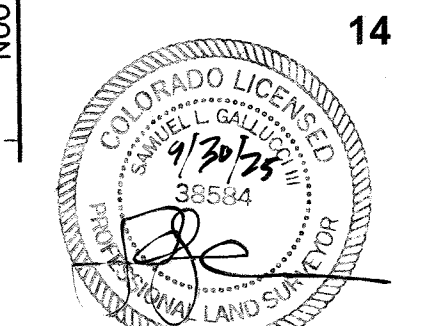
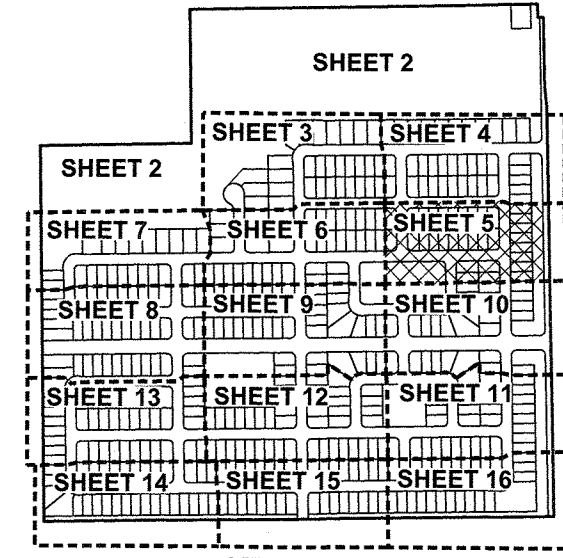


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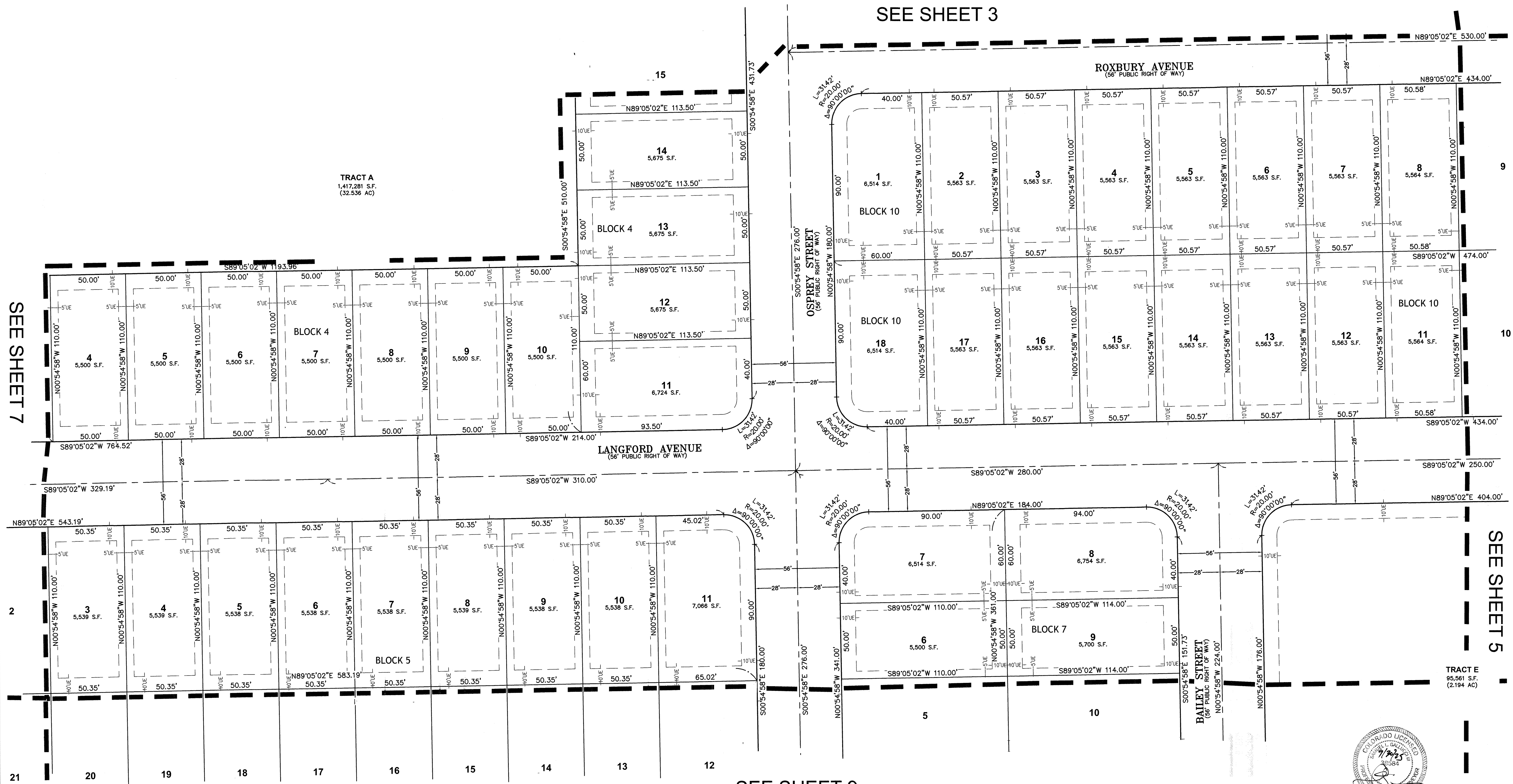
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SEE SHEET 7

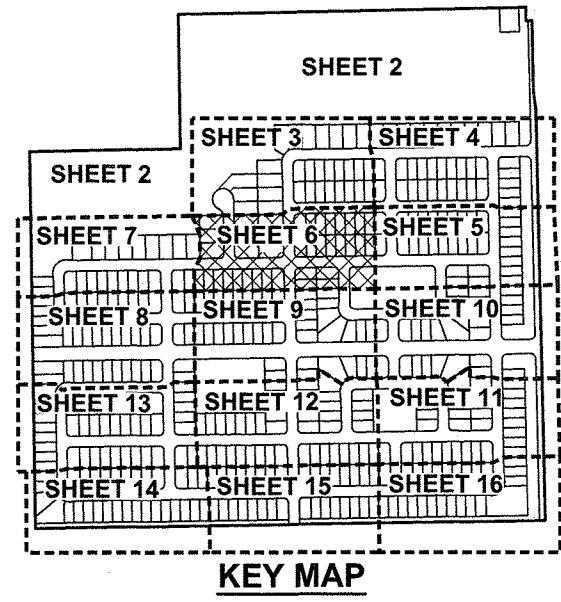
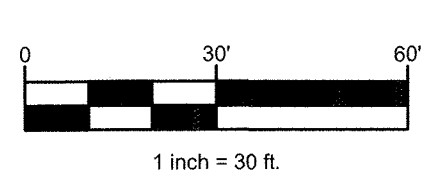
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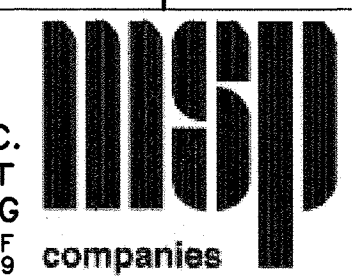


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TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT

28009 7/16

TRACT A
1,417,281 S.F.
(32.536 AC)

SEE SHEET 2

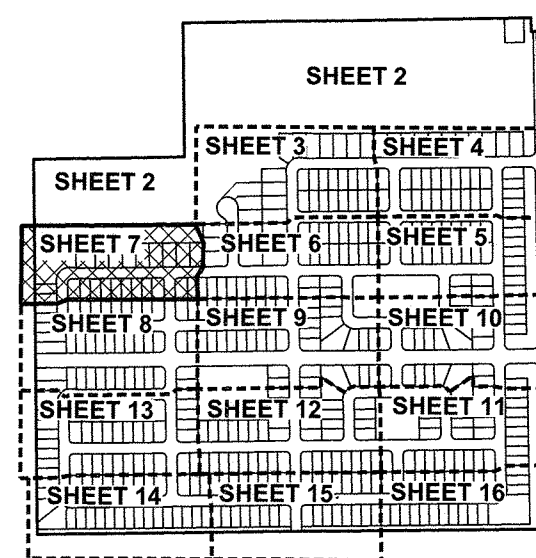
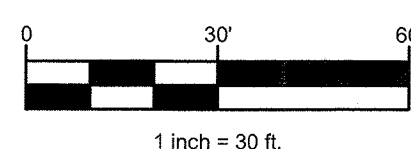
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SHEET 7
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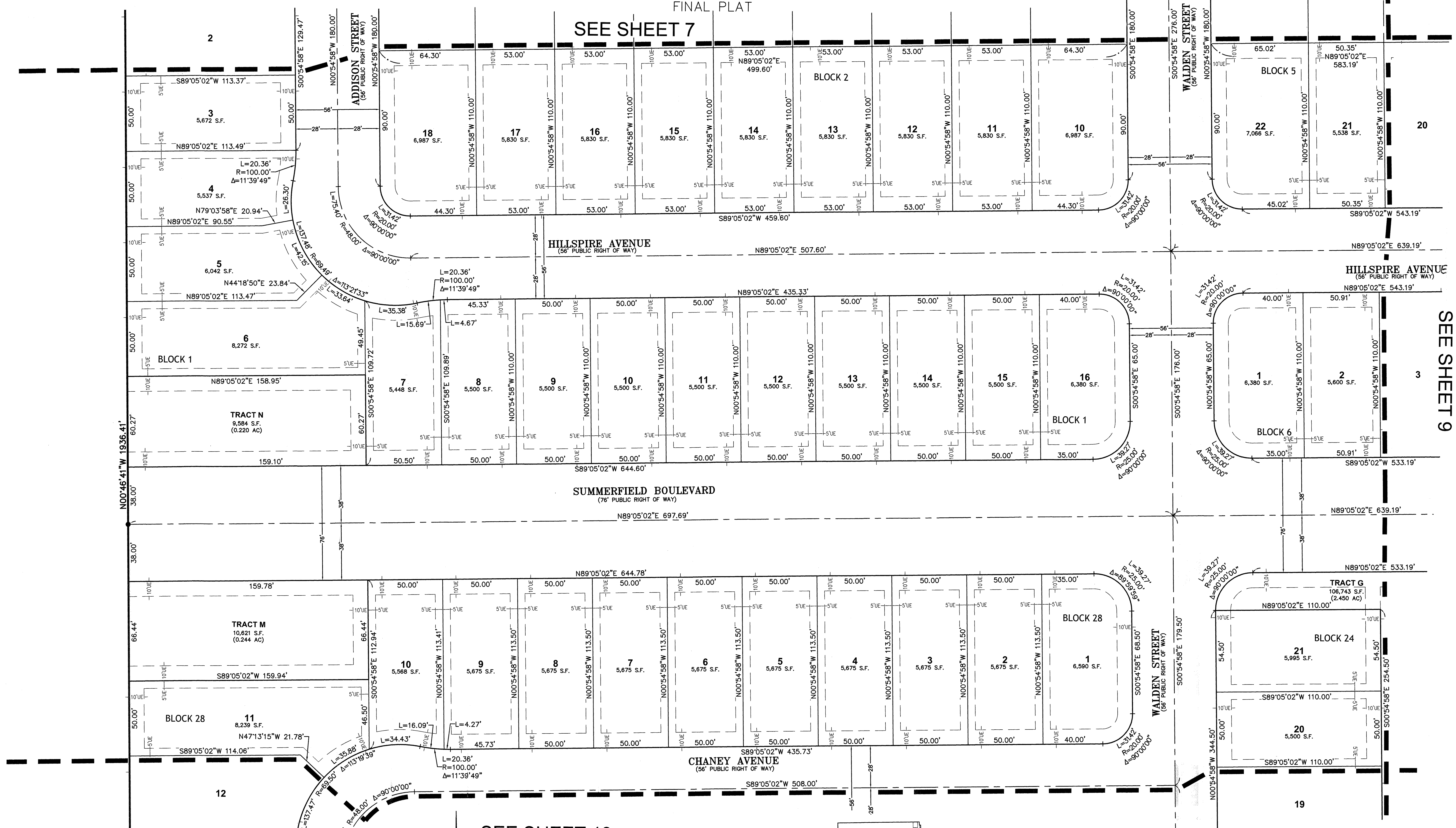


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SUMMERFIELD SOUTH SUBDIVISION

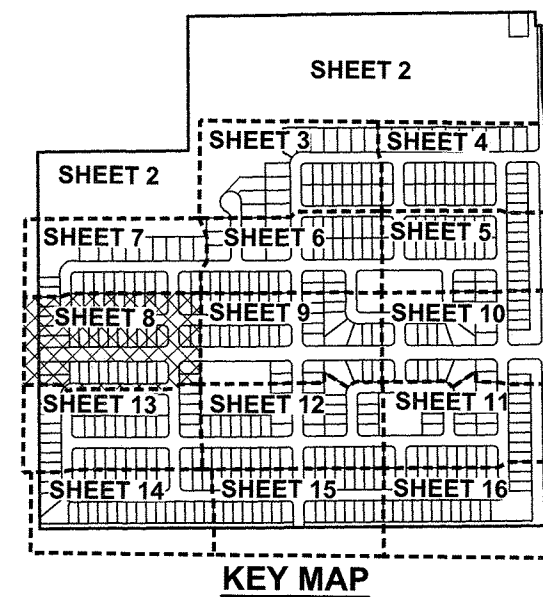
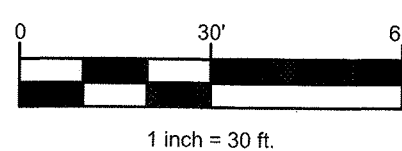
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TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO

FINAL PLAT



SEE SHEET 13

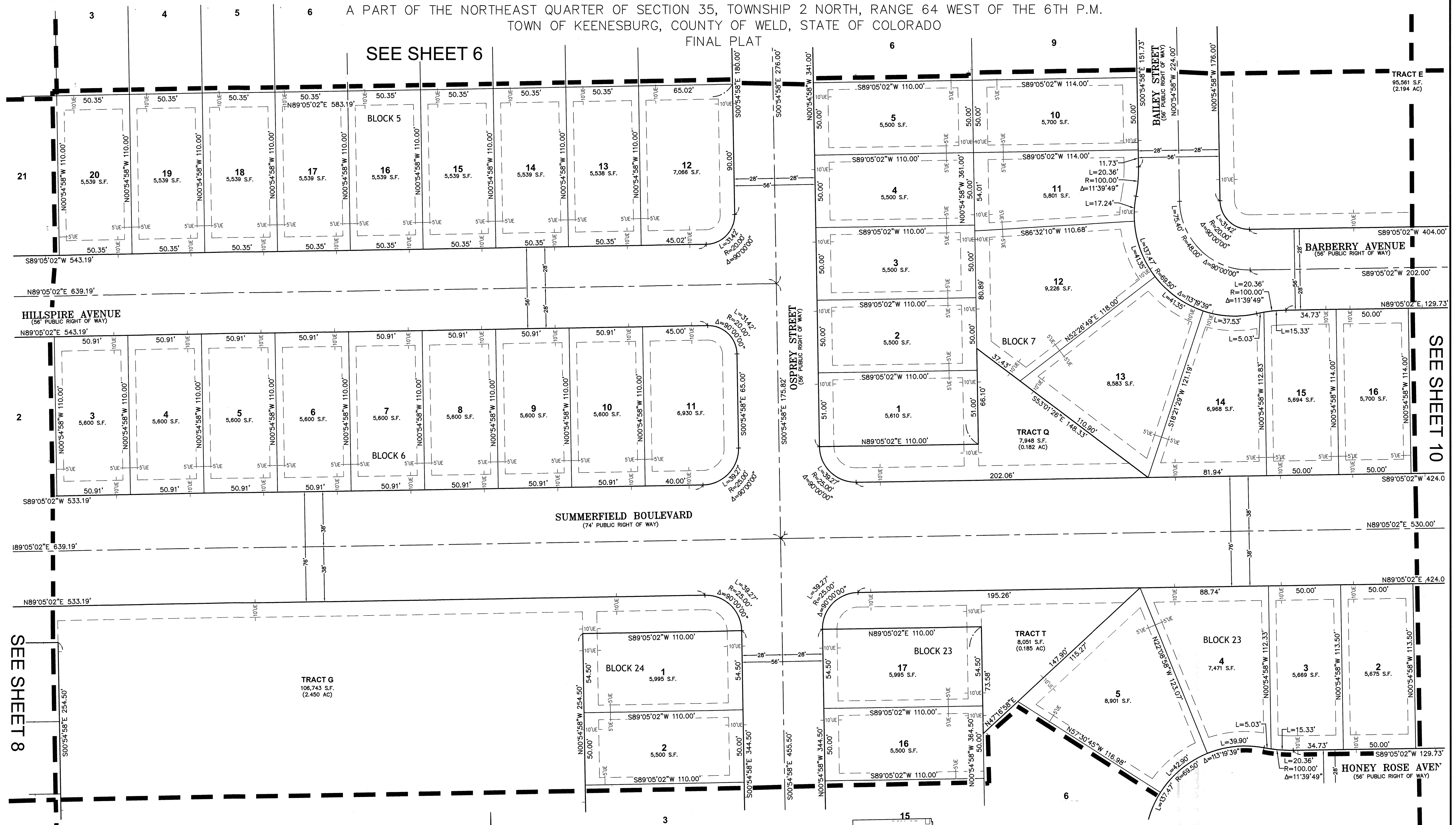
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SUMMERFIELD SOUTH SUBDIVISION		NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M. TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO	
	EMK CONSULTANTS, INC. LAND DEVELOPMENT ENGINEERING & SURVEYING 7008 SOUTH ALTON WAY, BLDG. F CENTENNIAL, COLORADO 80112-2019 (303) 694-1520 www.emkco.com JOB NO. 13318		APPLICANT/DEVELOPER MSP INVESTMENT CO., LLP SUITE 940, NORTH TOWER, 720 S. COLORADO BLVD. DENVER, COLORADO, 80246 ATTN: MARCUS PALKOWITSH TELEPHONE: 303-399-9804
	DATE: 9/26/2025 DRAWN BY: JTH QA/QC: SLG3 SHEET 8 OF 16 SHEETS		

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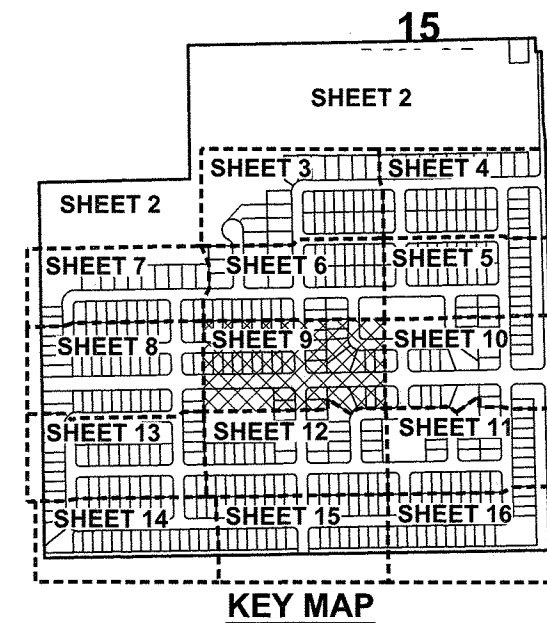
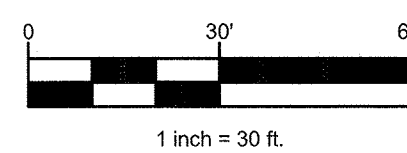


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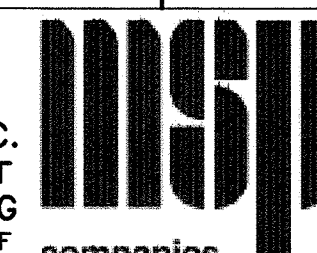


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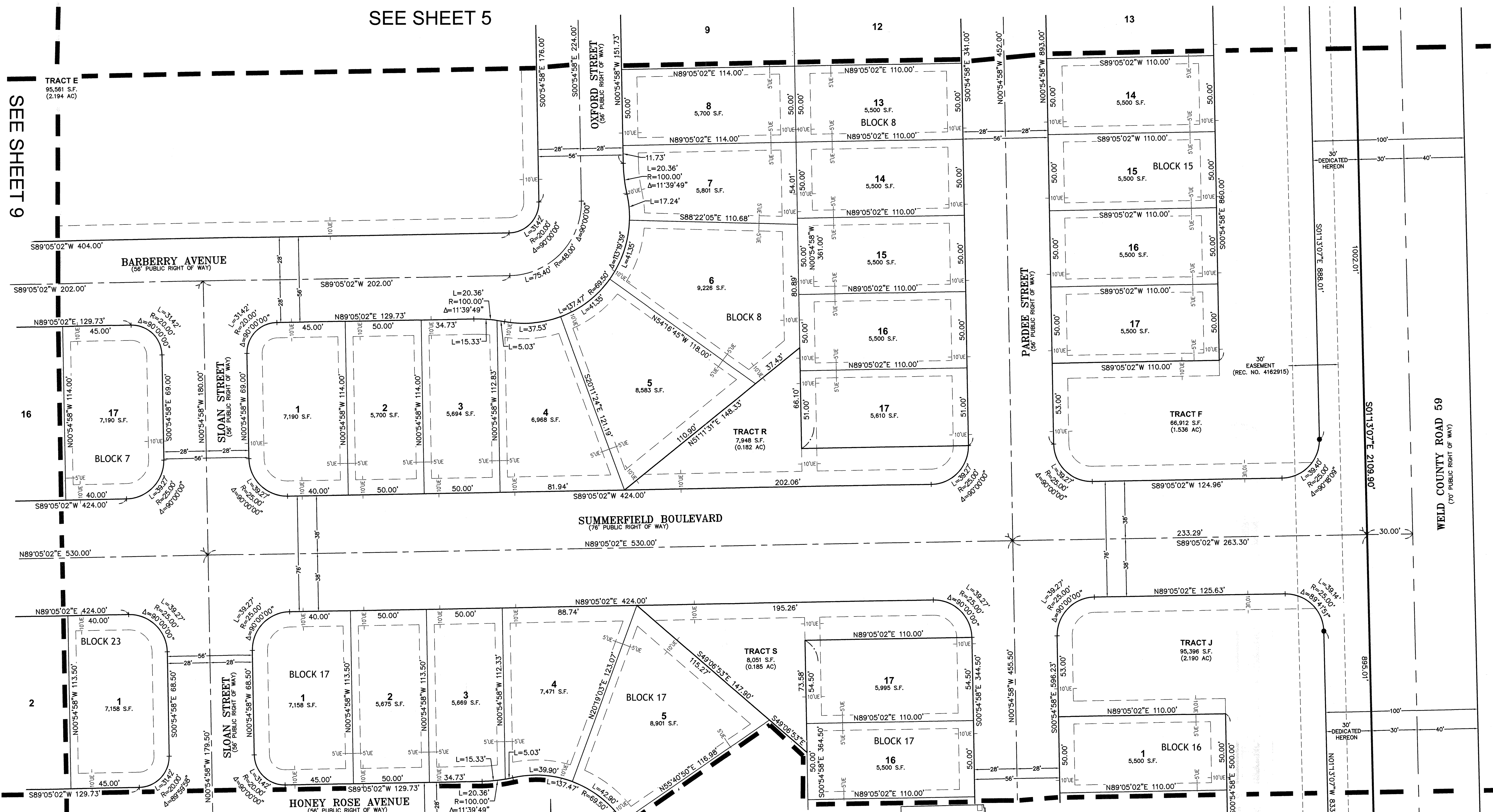
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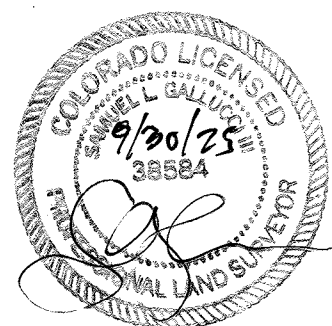
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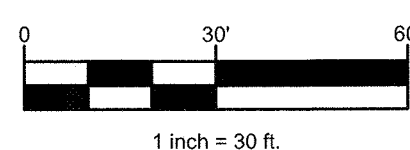
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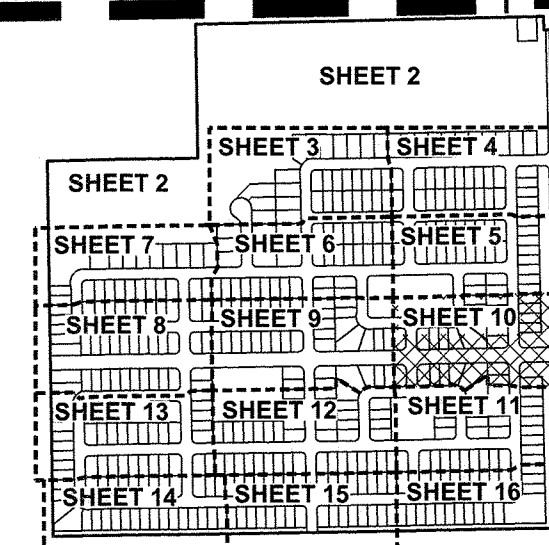


6

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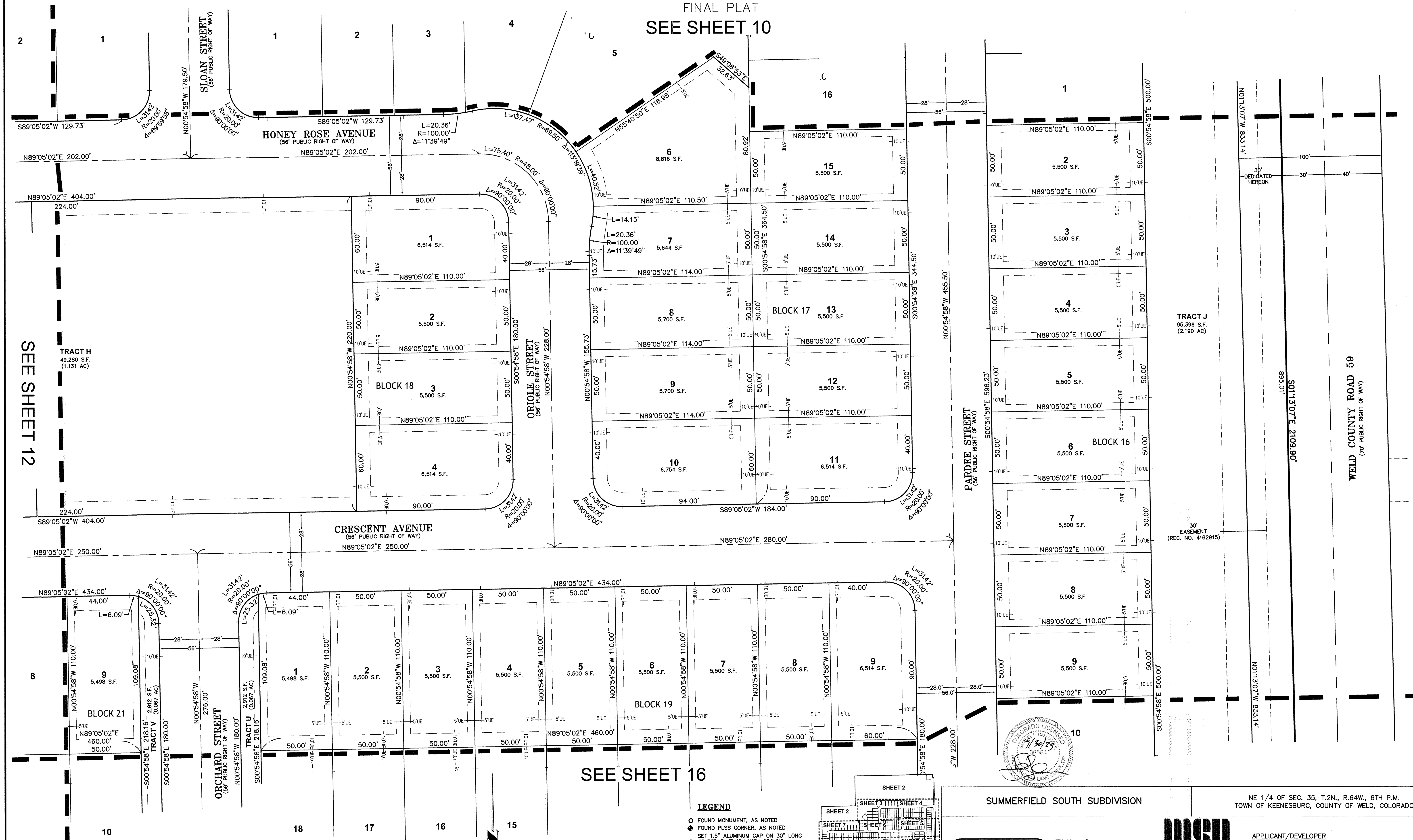
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5078839 Pages: 11 of 16
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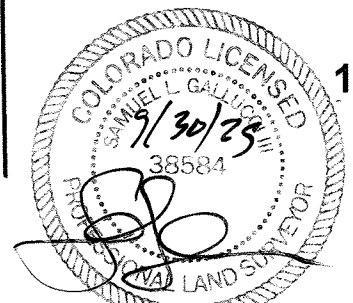
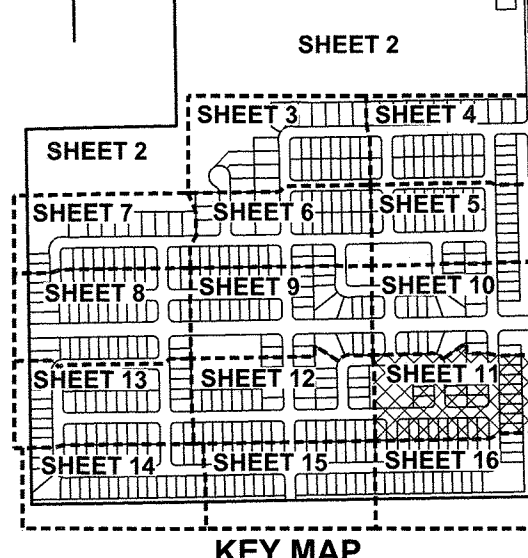
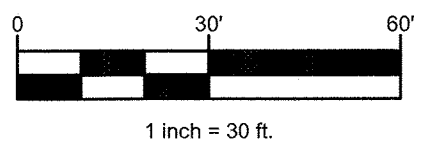


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- LOT/PARCEL LINE
- EASEMENT LINE

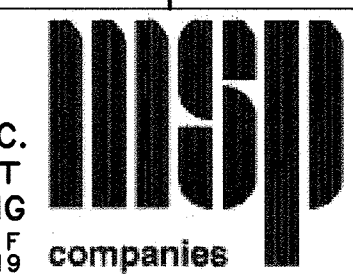


SUMMERFIELD SOUTH SUBDIVISION

NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO



EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING & SURVEYING
7008 SOUTH ALTON WAY, SUITE 940
DENVER, COLORADO 80246
(303) 694-1520 www.EMKC.com
JOB NO. 13318



720 S. Colorado Blvd.
Suite 940 - North Tower
Denver, CO 80246

APPLICANT/DEVELOPER
MSP INVESTMENT
CO., LLP
SUITE 940, NORTH TOWER,
720 S. COLORADO BLVD.,
DENVER, COLORADO, 80246
ATTN: MARCUS PALKOWITSH
TELEPHONE: 303-399-9804

DATE: 9/26/2025
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QA/QC: SLG3
SHEET 11
OF 16 SHEETS

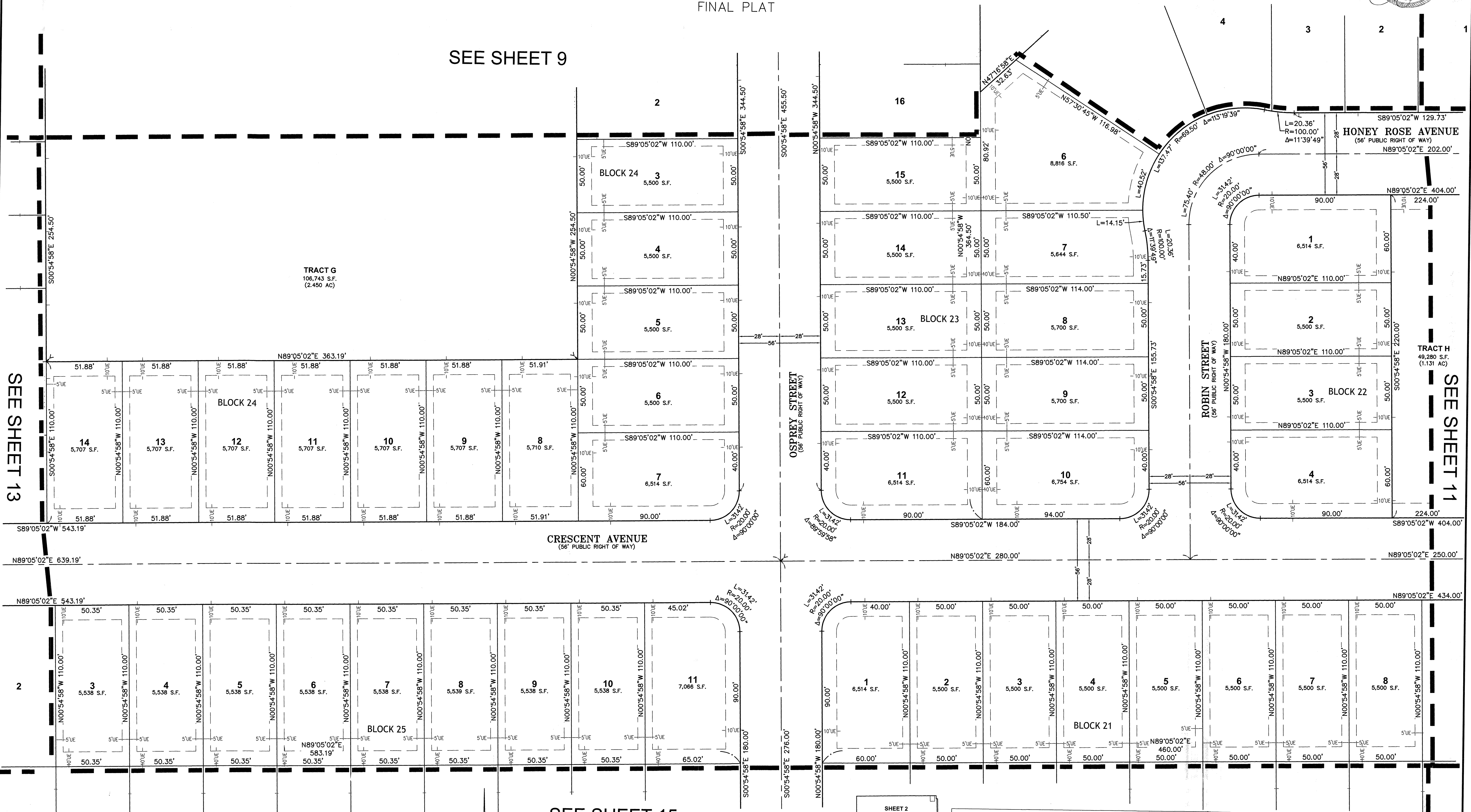
5078839 Pages: 12 of 16
01/23/2026 10:43 AM R Fee: \$43.00
City of Keenesburg, Clerk and Recorder, Weld County, CO
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SUMMERFIELD SOUTH SUBDIVISION

A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT



SEE SHEET 9



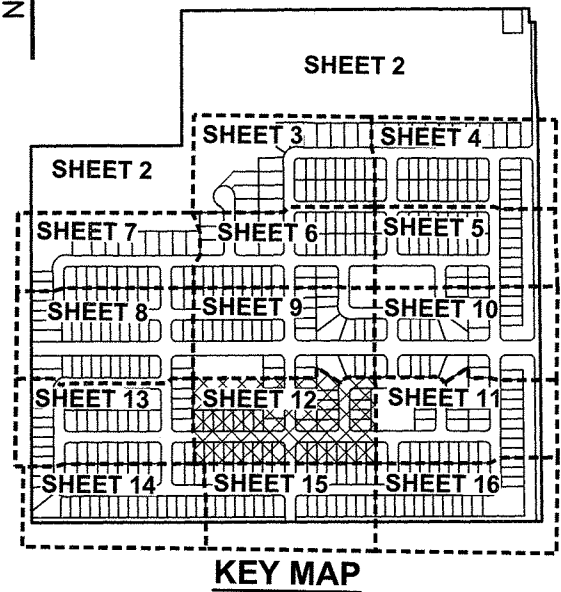
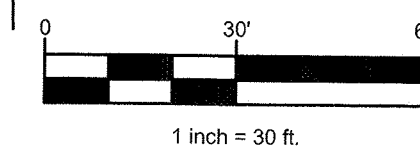
SEE SHEET 13

SEE SHEET 11

SEE SHEET 15

LEGEND

- FOUND MONUMENT, AS NOTED
- ◆ FOUND PLSS CORNER, AS NOTED
- SET 1.5" ALUMINUM CAP ON 3" LONG
- #5 REBAR, FLUSH WITH GROUND SURFACE, STAMPED "EMK, PLS 38584"
- SECTION/ALIQUOT LINE
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- CENTER/RANGE LINE
- LOT/PARCEL LINE
- EASEMENT LINE

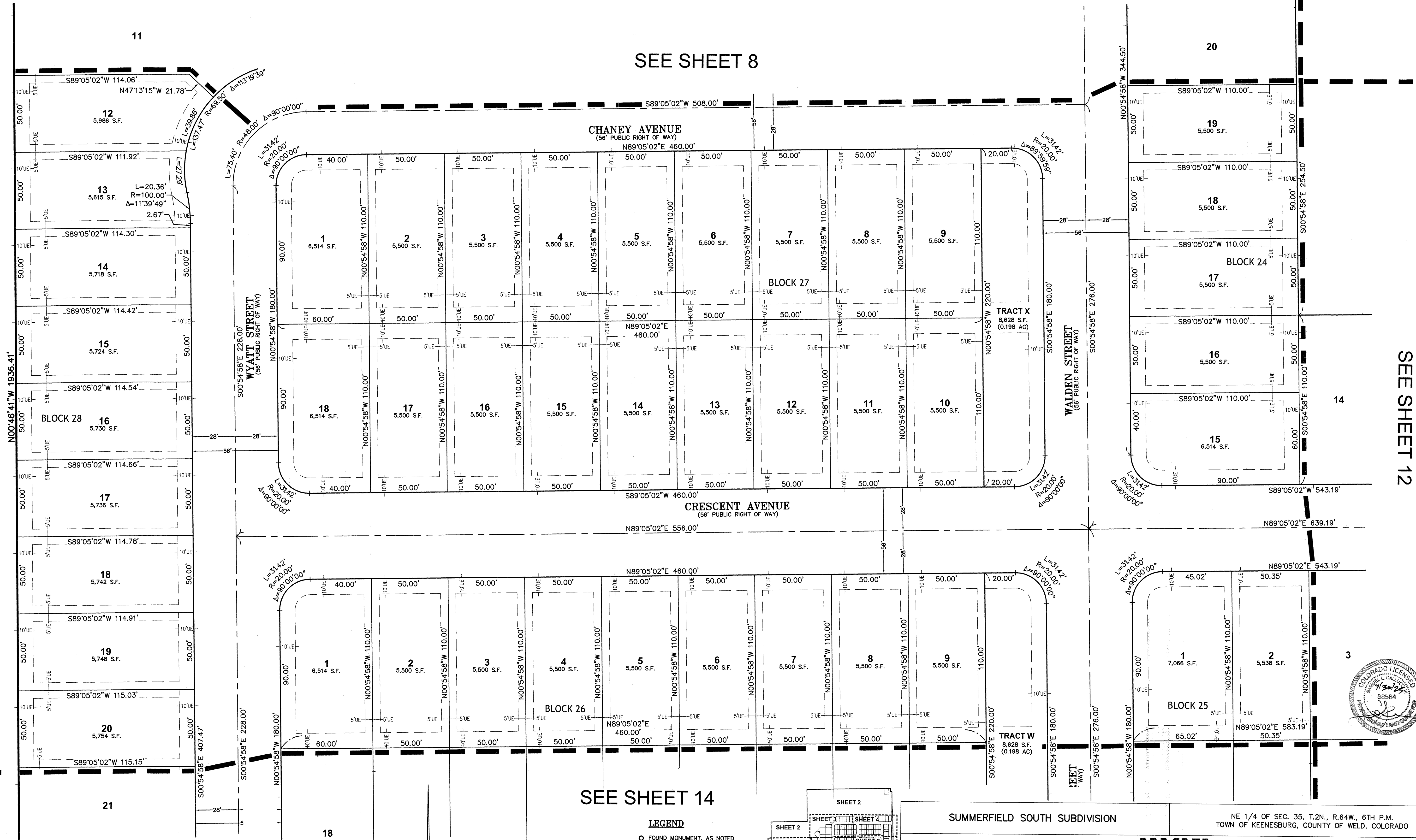


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	EMK CONSULTANTS, INC. LAND DEVELOPMENT ENGINEERING & SURVEYING 7006 SOUTH ALTON WAY, BLDG. F CENTENNIAL, COLORADO 80112-2019 (303)694-1120 www.EMKC.com JOB NO. 13318		APPLICANT/DEVELOPER MSP INVESTMENT CO., LLP SUITE 940, NORTH TOWER, 720 S. COLORADO BLVD. DENVER, COLORADO, 80246 ATTN: MARCUS PALKOWITSH TELEPHONE: 303-399-9804
	DATE: 9/26/2025 DRAWN BY: JTH QA/QC: SLG3 SHEET 12 OF 16 SHEETS		

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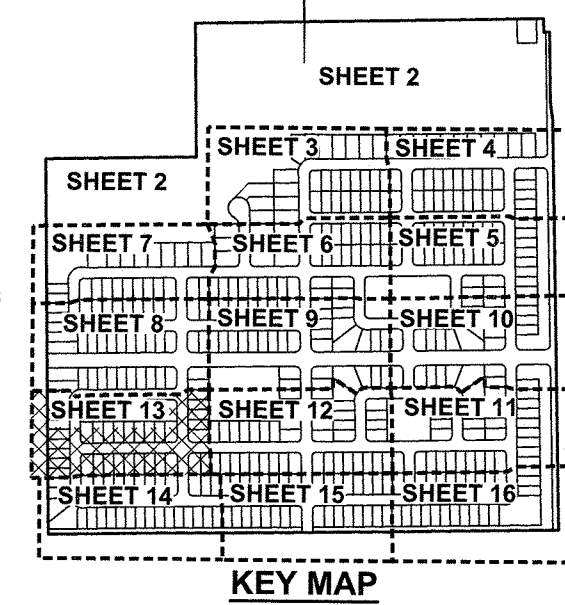
A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT



LEGEND

- FOUND MONUMENT, AS NOTED
- ◆ FOUND PLSS CORNER, AS NOTED
- SET 1.5" ALUMINUM CAP ON 30" LONG
- #5 REBAR, FLUSH WITH GROUND SURFACE, STAMPED "EMK, PLS 38584"

- SECTION/ALLOT QUOTE LINE
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- CENTER/RANGE LINE
- LOT/PARCEL LINE
- EASEMENT LINE



EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING & SURVEYING
7006 SOUTH ALTON WAY, BLDG. F
CENTENNIAL, COLORADO 80122-2015
(303)694-1520 www.EMKco.com

JOB NO. 13318

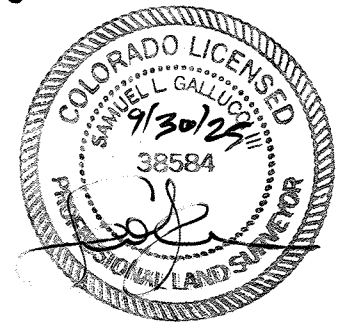


companies
720 S. Colorado Blvd.
Suite 940 - North Tower
Denver, CO 80246

NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO

APPLICANT/DEVELOPER
MSP INVESTMENT
CO., LLP
SUITE 940, NORTH TOWER,
720 S. COLORADO BLVD.
DENVER, COLORADO, 80246
ATTN: MARCUS PALKOWITZ
TELEPHONE: 303-399-9804

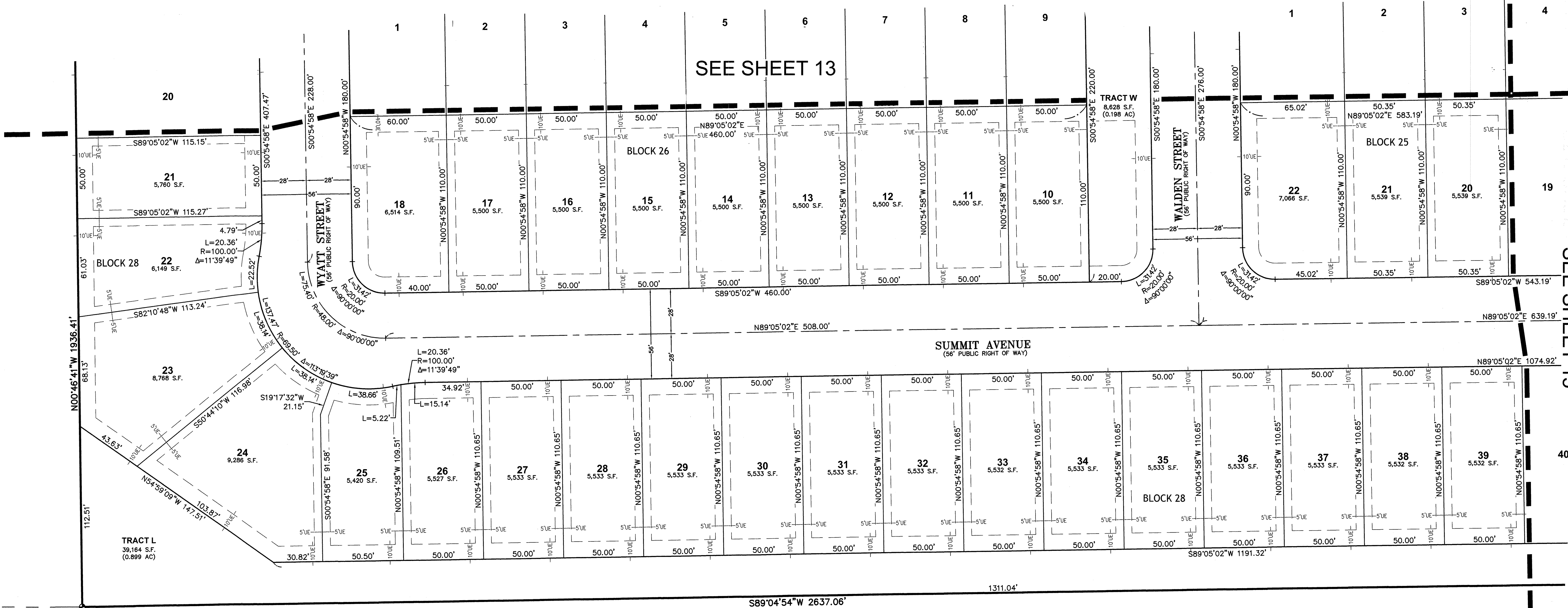
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OF 16 SHEETS



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City of Keenesburg, Clerk and Recorder, Weld County, CO
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A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT

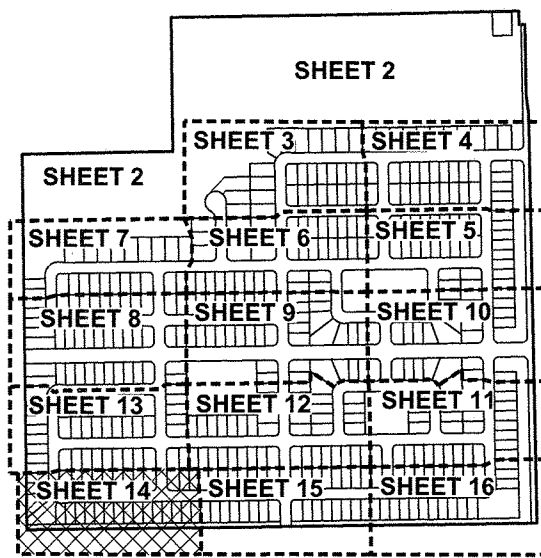
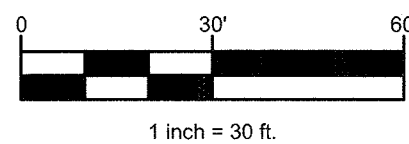


CENTER QUARTER CORNER OF SECTION 35
FOUND 2.5" ALUMINUM CAP ON A #6 REBAR, STAMPED "2007, PLS 24307"
PER MONUMENT RECORD ACCEPTED OCT. 29, 2007

LEGEND

- FOUND MONUMENT, AS NOTED
- ◆ FOUND PLSS CORNER, AS NOTED
- SET 1.5" ALUMINUM CAP ON 30" LONG
- #5 REBAR, FLUSH WITH GROUND SURFACE, STAMPED "EMK, PLS 38584"

- SECTION/ALLOTMENT LINE
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- CENTER/RANGE LINE
- LOT/PARCEL LINE
- EASEMENT LINE



SUMMERFIELD SOUTH SUBDIVISION



EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING & SURVEYING
7008 SOUTH ALTON WAY, BLDG. F
CENTENNIAL, COLORADO 80112-2019
(303) 694-1520 www.EMKC.com
JOB NO. 13318



720 S. Colorado Blvd.
Suite 940 - North Tower
Denver, CO 80246

NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO

APPLICANT/DEVELOPER
MSP INVESTMENT
CO., LLP
SUITE 940, NORTH TOWER,
720 S. COLORADO BLVD.
DENVER, COLORADO, 80246
ATTN: MARCUS PALKOWITSH
TELEPHONE: 303-399-9804

DATE: 9/26/2025
DRAWN BY: JTH
QA/QC: SLG3
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OF 16 SHEETS



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Cathy Gossett, Clerk and Recorder, Weld County, CO

SUMMERFIELD SOUTH SUBDIVISION

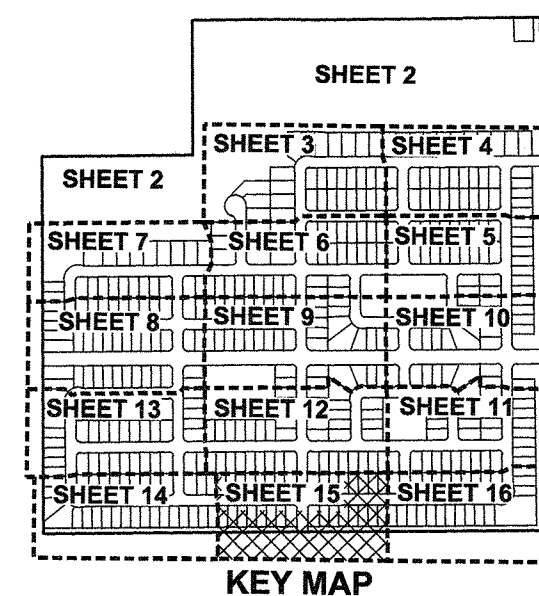
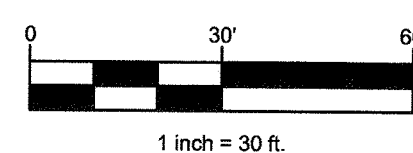
A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT



LEGEND

- FOUND MONUMENT, AS NOTED
- ◆ FOUND PLSS CORNER, AS NOTED
- ◆ SET 1.5" ALUMINUM CAP ON 30" LONG
- #5 REBAR, FLUSH WITH GROUND SURFACE, STAMPED "EMK, PLS 38584"

--- SECTION/ALIQUOT LINE
--- BOUNDARY LINE
--- RIGHT-OF-WAY LINE
--- CENTER/RANGE LINE
--- LOT/PARCEL LINE
--- EASEMENT LINE



SUMMERFIELD SOUTH SUBDIVISION

NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO



EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING ■ SURVEYING
7008 SOUTH ALTON WAY, BLDG. F
CENTENNIAL COLORADO 80112-2019
(303) 694-1520 www.EMKC.com

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Suite 940 - North Tower
Denver, CO 80246

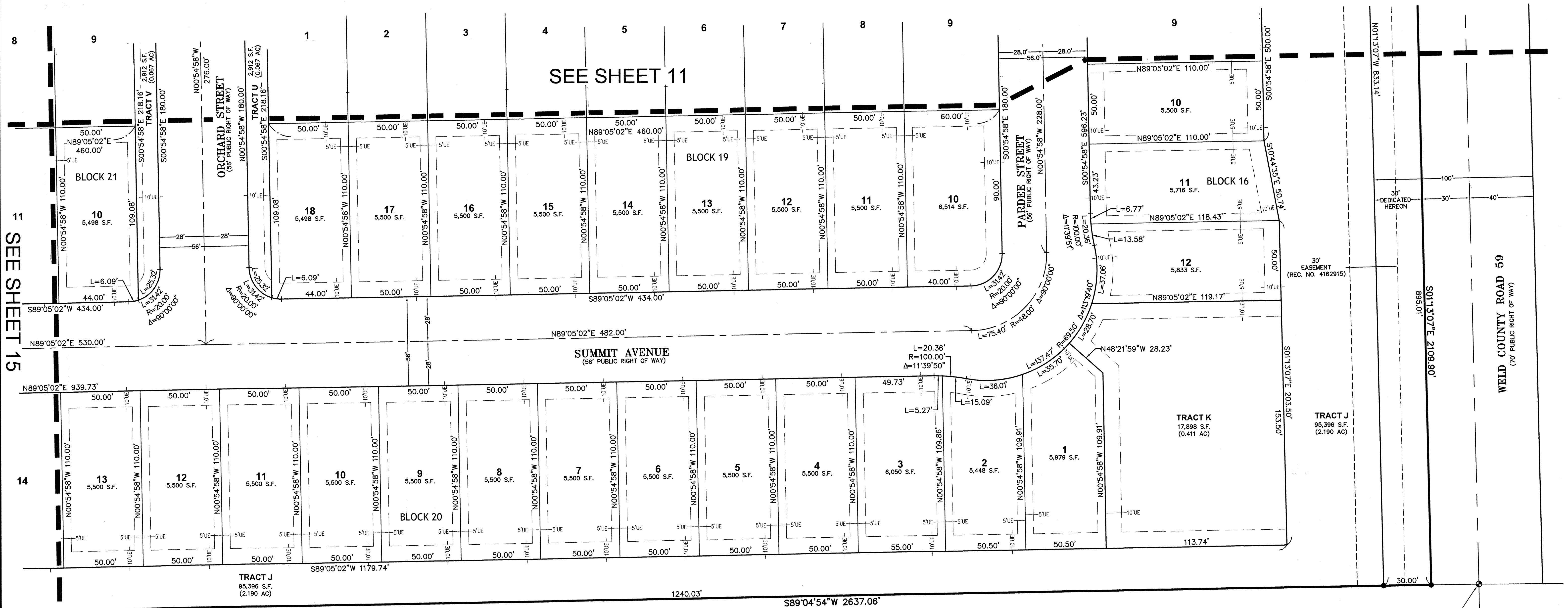
APPLICANT/DEVELOPER
MSP INVESTMENT
CO., LLP
SUITE 940, NORTH TOWER,
720 S. COLORADO BLVD.
DENVER, COLORADO, 80246
ATTN: MARCUS PALKOWITSH
TELEPHONE: 303-399-9804

DATE: 9/30/2025
DRAWN BY: JTH
QA/QC: SLG3
SHEET 15
OF 16 SHEETS

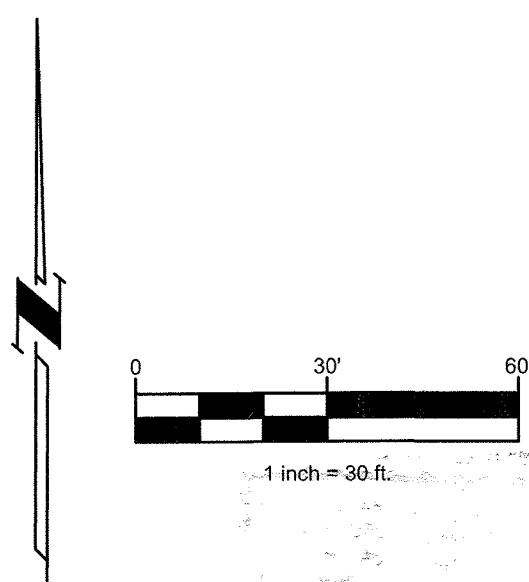
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01/23/2026 10:43 AM \$ Fee: \$43.00
Carly Koonce, Clerk and Recorder, Weld County, CO

SUMMERFIELD SOUTH SUBDIVISION

A PART OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 64 WEST OF THE 6TH P.M.
TOWN OF KEENESBURG, COUNTY OF WELD, STATE OF COLORADO
FINAL PLAT

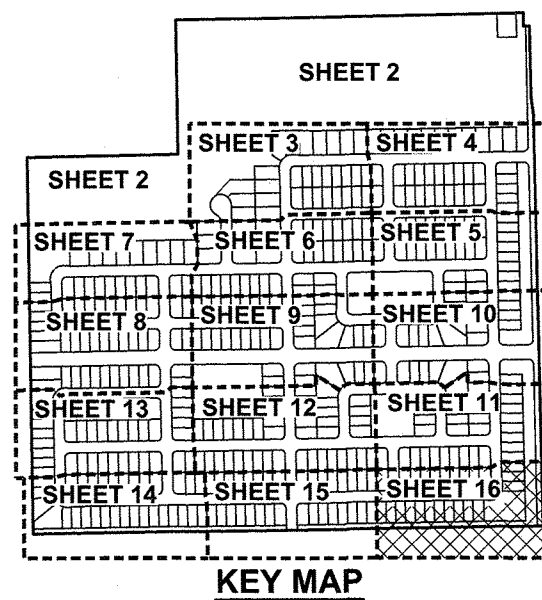


EAST QUARTER CORNER OF SECTION 35
FOUND 3.25" ALUMINUM CAP IN RANGE BOX, STAMPED "1997, T2N R64W, 1/4, S35+S36, JONES, LS 22098, KING SURVEYORS INC."
PER MONUMENT RECORD ACCEPTED AUG. 31, 2017



LEGEND

- FOUND MONUMENT, AS NOTED
- FOUND PLSS CORNER, AS NOTED
- SET 1.5" ALUMINUM CAP ON 30" LONG
- #5 REBAR, FLUSH WITH GROUND SURFACE, STAMPED "EMK, PLS 38584"
- SECTION/ALIQUOT LINE
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- CENTER/RANGE LINE
- LOT/PARCEL LINE
- EASEMENT LINE



SUMMERFIELD SOUTH SUBDIVISION		NE 1/4 OF SEC. 35, T.2N., R.64W., 6TH P.M. TOWN OF KEENESBURG, COUNTY OF WELD, COLORADO	
	EMK CONSULTANTS, INC. LAND DEVELOPMENT ENGINEERING & SURVEYING 7008 SOUTH ALTON WAY, BLDG. F CENTENNIAL, COLORADO 80112-2019 (303)894-1520 www.EMKC.com JOB NO. 13318		APPLICANT/DEVELOPER MSP INVESTMENT CO., LLP SUITE 940, NORTH TOWER, 720 S. COLORADO BLVD. DENVER, COLORADO, 80246 ATTN: MARCUS PALKOWITSH TELEPHONE: 303-399-9804
			DATE: 9/26/2025 DRAWN BY: JTH QA/QC: SLG3 SHEET 16 OF 16 SHEETS

