



1" = 300'

N1°18'00"W
16.22'

S89°38'01"E
1150.59'

$\Delta=63^{\circ}04'44''$
 $R=940.00'$
 $L=1034.88'$

JACKSON CREEK
COMMERCIAL DISTRICT 6
866,183± s.f.
19.88± ac.

S0°55'53"W
700.86'

S37°21'07"W
146.03'

S72°36'55"W
30.34'

S34°11'40"W
221.77'

N64°22'43"W
402.96'

P.O.B.

S38°32'02"E
2060.11'

SEC. 23

SEC. 26

JACKSON CREEK COMMERCIAL
METRO DISTRICT EXHIBITS
JCCMD 7
MONUMENT, CO

DWG: JCCMD
SCALE: VARIES
DATE: 8/31/22
DRAWN: KMO
CHECKED:
PROJECT: 20054

LWA LAND SURVEYING, INC.
953 E. FILLMORE STREET
COLORADO SPRINGS, CO 80907
TELEPHONE (719) 636-5179

REVISIONS:

DISTRICT COURT, EL PASO COUNTY, COLORADO El Paso County Judicial Building 270 South Tejon Street Colorado Springs, CO 80903 Telephone: (719) 452-5000	DATE FILED: October 25, 2022 2:55 PM ▲ COURT USE ONLY ▲
IN RE THE ORGANIZATION OF JACKSON CREEK COMMERCIAL METROPOLITAN DISTRICT NO. 6	
<i>By the Court</i>	Case Number: 2020CV31814 Division: 16
[PROPOSED] ORDER CORRECTING THE DISTRICT'S LEGAL DESCRIPTION	

THIS MATTER, having come before the Court on Jackson Creek Commercial Metropolitan District No. 6's Motion to Correct the District's Legal Description and the Court being fully informed on its premises, IT IS ORDERED:

The Legal Description attached to the Findings, Order and Decree to Create District dated November 18, 2020 is STRUCK and REPLACED with the Corrected Legal Description attached with this Order.

The effective order of the Findings, Order and Decree shall remain November 18, 2020.

ENTERED this ____ day of _____, 2022.

October 25, 2022

State of Colorado, County of El Paso
 Certified to be a true and correct
 copy of the original in my custody.

NOV 03 2022

SHERI KING
 CLERK OF THE DISTRICT COUNTY COURT
 By *[Signature]* Deputy

BY THE COURT:

[Signature: Diana K May]

 District Court Judge

Diana K May
 District Court Judge



EXHIBIT A
Corrected Legal Description

JACKSON CREEK COMMERCIAL METROPOLITAN DISTRICT 6

A TRACT OF LAND BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE 6th P.M., IN THE TOWN OF MONUMENT, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT ON THE EASTERLY RIGHT OF WAY LINE OF JACKSON CREEK PARKWAY AS DESCRIBED IN THE DOCUMENT RECORDED UNDER RECEPTION NO. 203270646 OF THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER, FROM WHENCE THE SOUTHEAST CORNER OF SECTION 23 BEARS S38°32'02"E A DISTANCE OF 2060.11 FEET;

THENCE N64°22'43"W ON SAID EASTERLY RIGHT OF WAY LINE OF JACKSON CREEK PARKWAY A DISTANCE OF 402.96 FEET TO A POINT OF CURVE;
THENCE NORTHWESTERLY CONTINUING ON SAID EASTERLY RIGHT OF WAY ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 940.00 FEET, THROUGH A CENTRAL ANGLE OF 63°04'44" AN ARC DISTANCE OF 1034.88 FEET;
THENCE N01°18'00"W A DISTANCE OF 16.22 FEET, MORE OR LESS TO A POINT THAT IS 30.00 FEET SOUTH OF THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 23;
THENCE S89°38'01"E ON A LINE THAT IS 30.00 FEET SOUTH OF AND PARALLEL WITH SAID NORTH LINE OF THE SOUTHEAST QUARTER, A DISTANCE OF 1150.59 FEET;
THENCE S0°55'53"W A DISTANCE OF 700.86 FEET;
THENCE S37°21'07"W A DISTANCE OF 146.03 FEET;
THENCE S72°36'55"W A DISTANCE OF 30.34 FEET;
THENCE S34°11'40"W A DISTANCE OF 221.77 FEET TO THE POINT OF BEGINNING.

THE DESCRIBED TRACT CONTAINS 19.88 ACRES, MORE OR LESS.

THE BASIS OF BEARINGS FOR THIS DESCRIPTION IS THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 26, S00°29'34"E A DISTANCE OF 2662.55 FEET. THE LINE WAS FOUND TO BE DOCUMENTED BY A 3-1/4" DIA. ALUMINUM CAP PLS 13155 ON THE NORTH AND A 3-1/4" DIA. ALUMINUM CAP PLS 25955 ON THE SOUTH. THE DIRECTION IS BASED ON THE CREEKSIDE COMMERCIAL NORTH SUBDIVISION PLAT REC. NO. 215713708.