

FINAL PLAT

VAIL/LIONSHEAD, SECOND FILING, BLOCK 1, A RESUBDIVISION OF LOT 2W

TOWN OF VAIL, COUNTY OF EAGLE, STATE OF COLORADO

CERTIFICATE OF DEDICATION AND OWNERSHIP

Know all men by these presents that HCT Member, LLC, a Colorado Limited Liability Company, being sole owners in fee simple of all the real property situated in the Town of Vail, Eagle County, Colorado, described as follows:

LOT 2W, VAIL/LIONSHEAD SECOND FILING, A RESUBDIVISION OF LOT 2, BLOCK 1, ACCORDING TO THE PLAT RECORDED JANUARY 23, 2014 AT RECEPTION NO. 201401066, COUNTY OF EAGLE, STATE OF COLORADO.

EXCEPT

CONDOMINIUM UNITS 5-A, 5-B, 5-C, 5-D, 5-E, 6-A, 6-B, 6-C, 6-D, 6-E, 6-F, 6-G, 6-H, 6-I, 6-J, 7-A, 7-B, 7-C, 7-D TOGETHER WITH ALL PORTIONS OF COMMON ELEMENTS OWNED BY THE OWNERS OF VAIL INN CONDOMINIUMS (FORMERLY TALBLICK CONDOMINIUMS) ACCORDING TO THE MAP RECORDED MAY 29, 1974 IN BOOK 234 AT PAGE 872 AND THE FIRST AMENDMENT RECORDED NOVEMBER 15, 1977 IN BOOK 262 AT PAGE 327, AND THE SECOND AMENDMENT RECORDED FEBRUARY 18, 1988 IN BOOK 479 AT PAGE 155, AND IN ACCORDANCE WITH THE CONDOMINIUM DECLARATION OF VAIL INN CONDOMINIUMS RECORDED MAY 29, 1974 IN BOOK 234 AT PAGE 871, AND FIRST AMENDMENT TO SAID DECLARATION RECORDED AUGUST 6, 1974 IN BOOK 235 AT PAGE 941 AND SECOND AMENDMENT TO SAID DECLARATION RECORDED NOVEMBER 15, 1977 IN BOOK 262 AT PAGE 327, AND THIRD AMENDMENT THERETO RECORDED FEBRUARY 18, 1988 IN BOOK 479 AT PAGE 154, containing 2.3952 acres, more or less.

have by these presents laid out, platted and subdivided the same into parcels as shown on this final plat under the name and style of Vail/Lionshead Second Filing, Block 1, a Resubdivision of Lot 2W, a subdivision in the Town of Vail, Eagle County, Colorado; and do hereby dedicate and set apart all of the public roads and other public improvements and places as shown on the accompanying plat to the use of the public forever; and do hereby dedicate those portions of said real property which are indicated as easement on the accompanying plat as easements for the purpose shown hereon; and do hereby grant the right to install and maintain structures to the entity responsible for providing the services for which the easements are established.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_.

Owner:  
HCT Member, LLC,  
a Colorado limited liability company

Address: \_\_\_\_\_

\_\_\_\_\_

By: \_\_\_\_\_

As: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

STATE OF \_\_\_\_\_ )

COUNTY OF \_\_\_\_\_ ) ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_ by \_\_\_\_\_ as \_\_\_\_\_ of HCT Member, LLC, a Colorado Limited Liability Company.

My Commission expires: \_\_\_\_\_  
Witness my hand and seal.

Notary Public

Address: \_\_\_\_\_

\_\_\_\_\_

Notary Public

Address: \_\_\_\_\_

\_\_\_\_\_

SURVEYOR'S CERTIFICATE

I do hereby certify that I am a professional Land Surveyor licensed under the laws of the State of Colorado, that this plat is true, correct and complete as laid out, platted, dedicated and shown hereon, that such plat was made from an accurate survey of said property by me and under my supervision and correctly shows the location and dimensions of the lots, easements and streets of said subdivision as the same are staked upon the ground in compliance with applicable regulations governing the subdivision of land.

In witness thereof I have set my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_.

\_\_\_\_\_

Stan Hogfeldt

Colorado PLS 26598

CERTIFICATE OF DEDICATION FOR MORTGAGEE OR DEED OF TRUST HOLDER

Know all men by these presents that Wells Fargo Bank, N.A., being the holder of a mortgage or deed of trust on that real property situated in the Town of Vail, Eagle County, Colorado, described as follows:

LOT 2W, VAIL/LIONSHEAD SECOND FILING, A RESUBDIVISION OF LOT 2, BLOCK 1, ACCORDING TO THE PLAT RECORDED JANUARY 23, 2014 AT RECEPTION NO. 201401066, COUNTY OF EAGLE, STATE OF COLORADO.

EXCEPT

CONDOMINIUM UNITS 5-A, 5-B, 5-C, 5-D, 5-E, 6-A, 6-B, 6-C, 6-D, 6-E, 6-F, 6-G, 6-H, 6-I, 6-J, 7-A, 7-B, 7-C, 7-D TOGETHER WITH ALL PORTIONS OF COMMON ELEMENTS OWNED BY THE OWNERS OF VAIL INN CONDOMINIUMS (FORMERLY TALBLICK CONDOMINIUMS) ACCORDING TO THE MAP RECORDED MAY 29, 1974 IN BOOK 234 AT PAGE 872 AND THE FIRST AMENDMENT RECORDED NOVEMBER 15, 1977 IN BOOK 262 AT PAGE 327, AND THE SECOND AMENDMENT RECORDED FEBRUARY 18, 1988 IN BOOK 479 AT PAGE 155, AND IN ACCORDANCE WITH THE CONDOMINIUM DECLARATION OF VAIL INN CONDOMINIUMS RECORDED MAY 29, 1974 IN BOOK 234 AT PAGE 871, AND FIRST AMENDMENT TO SAID DECLARATION RECORDED AUGUST 6, 1974 IN BOOK 235 AT PAGE 941 AND SECOND AMENDMENT TO SAID DECLARATION RECORDED NOVEMBER 15, 1977 IN BOOK 262 AT PAGE 327, AND THIRD AMENDMENT THERETO RECORDED FEBRUARY 18, 1988 IN BOOK 479 AT PAGE 154, containing 2.3952 acres, more or less.

as shown on this final plat under the name and style of Vail/Lionshead Second Filing, Block 1, a Resubdivision of Lot 2W, a subdivision in the Town of Vail, Eagle County, Colorado; agrees to the dedication and setting apart all of the public roads and other public improvements and places as shown on the accompanying plat to the use of the public forever; and does hereby agree to the dedication of those portions of said real property which are indicated as easements on the accompanying plat as easements for the purpose shown hereon; and does hereby agree to the granting of the right to install and maintain necessary structures to the entity responsible for providing the services for which the easements are established.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_.

Mortgagee:  
Wells Fargo Bank, N.A.

Address: \_\_\_\_\_

\_\_\_\_\_

By: \_\_\_\_\_

(Title) \_\_\_\_\_

STATE OF \_\_\_\_\_ )

COUNTY OF \_\_\_\_\_ ) ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_ by \_\_\_\_\_ as \_\_\_\_\_ of Wells Fargo Bank, N.A.

My Commission expires: \_\_\_\_\_

Witness my hand and seal.

Notary Public

Address: \_\_\_\_\_

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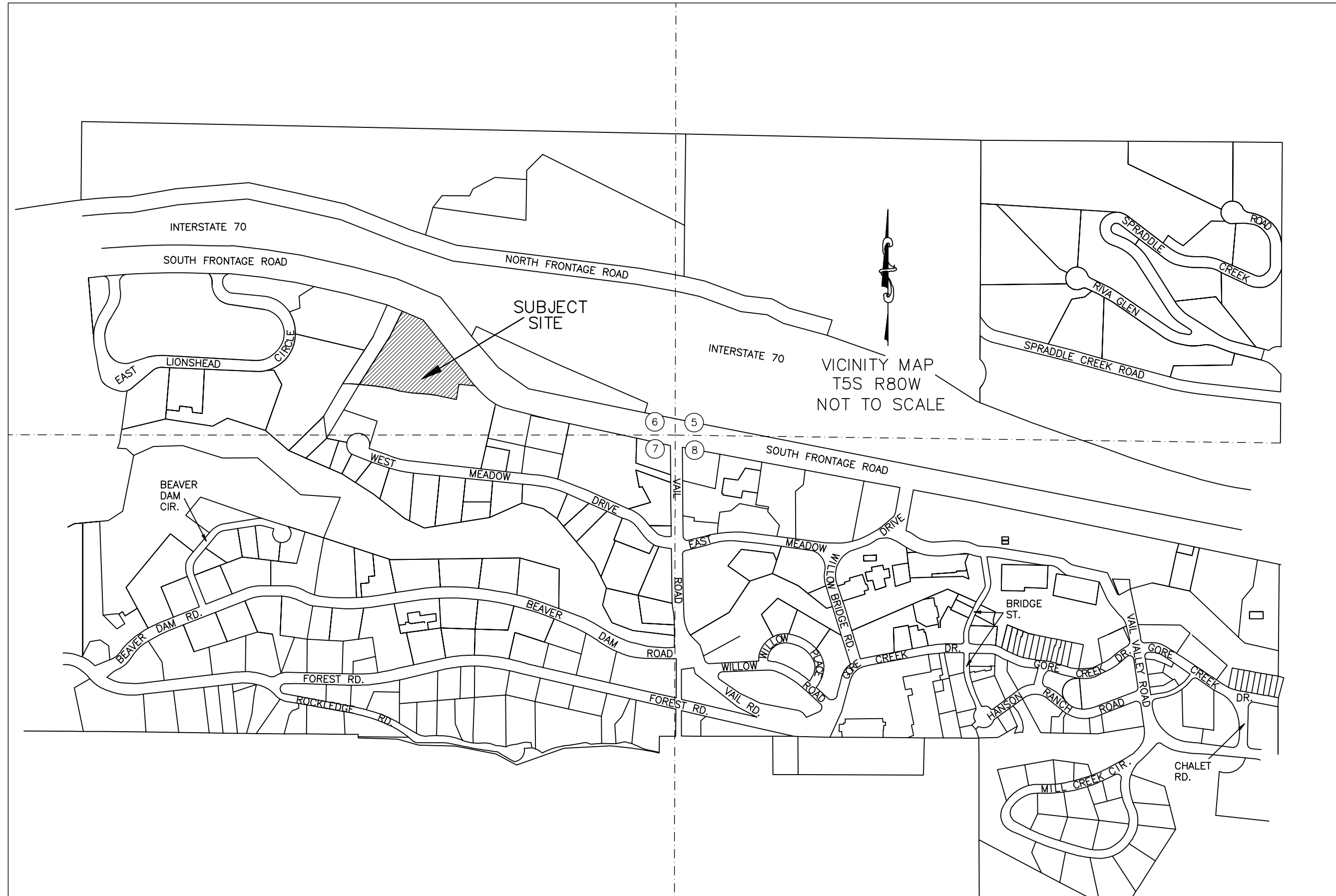
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LAND USE SUMMARY

LOT	AREA(ACRES/SQ. FT.	ADDRESS
2W	2.166/94335	250 South Frontage Road West
2E-1	0.2296/10000	250 South Frontage Road West

NOTE: Addresses are for informational purposes only and may be subject to change. Please verify addresses with the Town of Vail.



TITLE CERTIFICATE

Land Title Guarantee Company does hereby certify that the title to all lands shown upon this final plat has been examined and is vested in: HCT Member LLC, a Colorado limited liability company and that title to such lands is free and clear of all liens and encumbrances, except as follows:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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\_\_\_\_\_

Dated this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_.

Land Title Guarantee Company

Address: \_\_\_\_\_

\_\_\_\_\_

By: \_\_\_\_\_

As: \_\_\_\_\_

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PLANNING AND ENVIRONMENTAL COMMISSION CERTIFICATE

This final plat was approved by the Town of Vail Planning and Environmental

Commission this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_.

ATTEST:

\_\_\_\_\_

Town Clerk

Town of Vail, Colorado

\_\_\_\_\_

Chairman

Town of Vail Planning and

Environmental Commission

CLERK AND RECORDER'S CERTIFICATE

This Plat was filed for record in the Office of the Clerk and Recorder at

\_\_\_\_\_ o'clock \_\_\_\_ M., on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

and is duly recorded as Reception No. \_\_\_\_\_.

\_\_\_\_\_

Clerk and Recorder

By: \_\_\_\_\_

Deputy

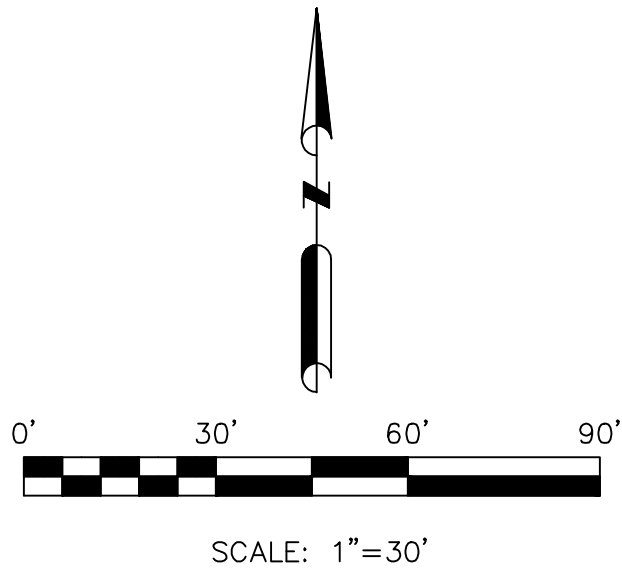
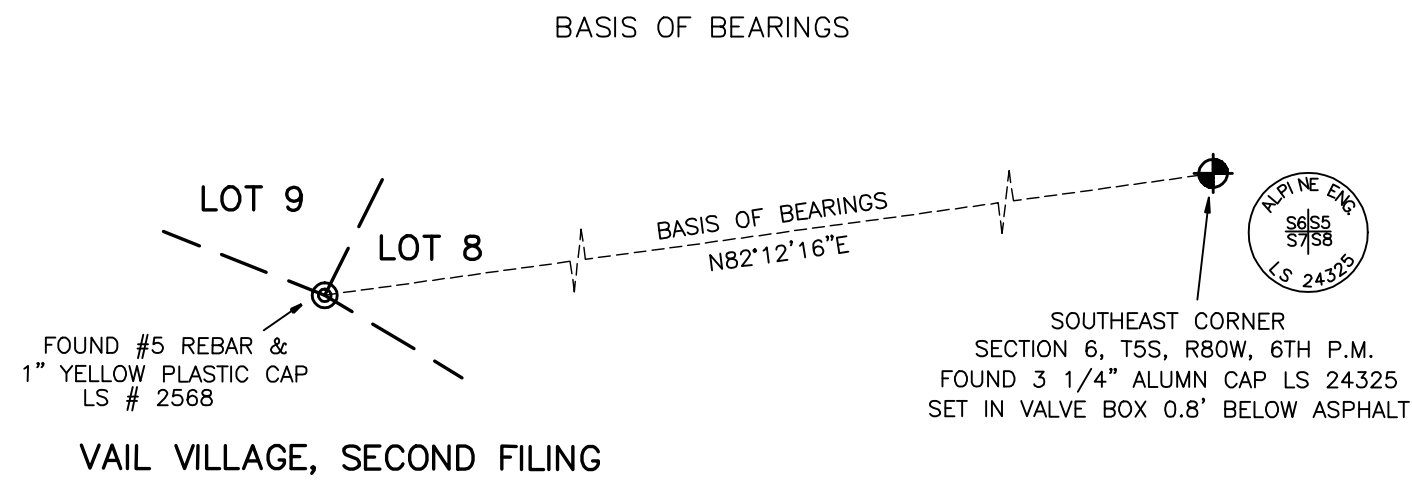
EAGLE VALLEY SURVEYING, INC.

41199 HIGHWAY 6 & 24, EAGLE-VAIL  
P.O. BOX 1230  
EDWARDS, CO. 81632  
(970)949-1406

FINAL PLAT

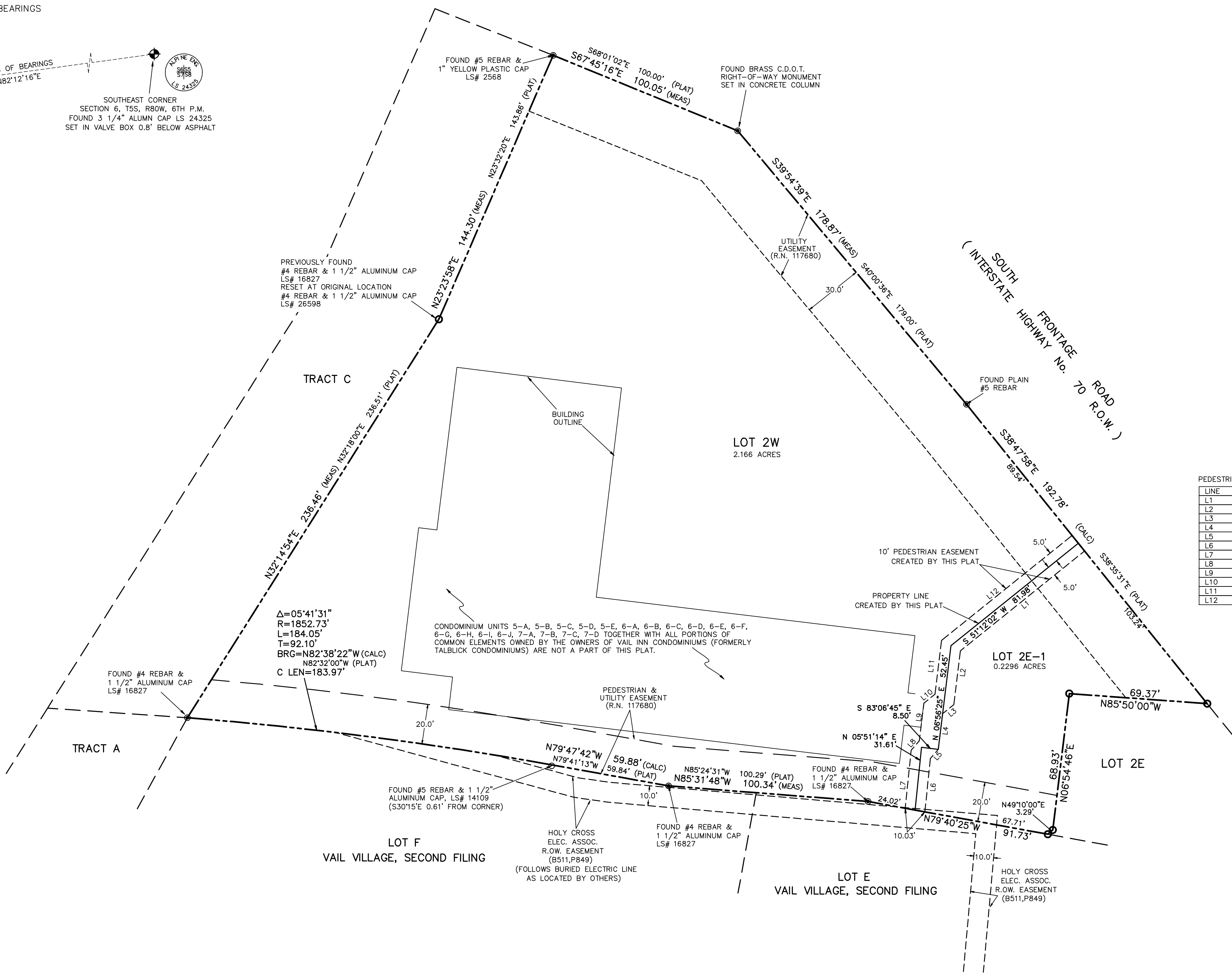
VAIL/LIONSHEAD, SECOND FILING, BLOCK 1, A RESUBDIVISION OF LOT 2W

TOWN OF VAIL, COUNTY OF EAGLE, STATE OF COLORADO



MONUMENTATION (OTHER THAN INDICATED)

○ SET #4 REBAR & 1 1/2" ALUMINUM CAP LS #26598



PEDESTRIAN EASEMENT LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 51°12'02\"	79.95'
L2	S 06°56'25\"	27.22'
L3	S 51°12'02\"	7.16'
L4	S 06°56'25\"	18.06'
L5	S 41°10'24\"	6.05'
L6	S 05°51'14\"	26.91'
L7	N 05°51'14\"	29.31'
L8	N 41°10'24\"	6.16'
L9	N 06°56'25\"	19.05'
L10	N 51°12'02\"	7.16'
L11	N 06°56'25\"	27.22'
L12	N 51°12'02\"	84.02'