

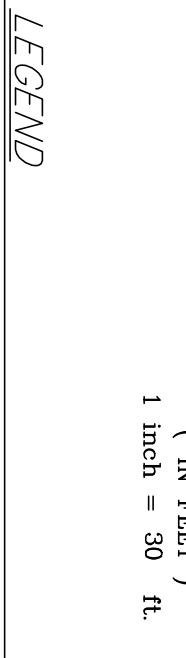
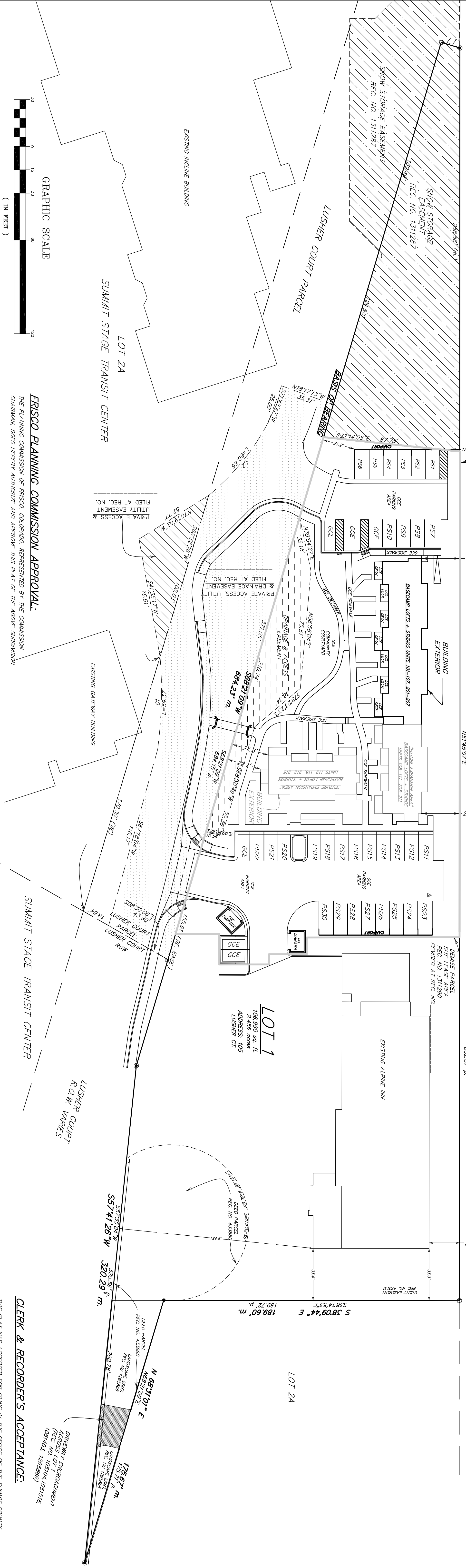
A CONDOMINIUM MAP OF  
**BASECAMP LOFTS + STUDIOS - PHASE 1**  
**LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST**  
TOWN OF FRISCO, SUMMIT COUNTY, COLORADO  
SHEET 1 of 4

LINE TABLE

LINE	LENGTH	BEARING
L1 m.	12.40'	N21°38'32"W
L2 m.	12.51'	N21°29'08"W

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING	DELTA
C1	58.42'	278.00'	55.17428' W	59.26'	127.412°
C2	60.66'	155.00'	60.27'	109°01'31"W	22°25'30"



- LEGEND
- FOUND REBAR & PLASTIC CAP (PEAK ONE)
  - FOUND REBAR & ALUMINUM CAP (MARGIN)
  - FOUND REBAR & YELLOW PLASTIC CAP (P.S. 10847)
  - FOUND #4 REBAR
  - PLATTED COURSE
  - MEASURED COURSE
  - GENERAL COMMON ELEMENT
  - LIMITED COMMON ELEMENT

**FRISCO PLANNING COMMISSION APPROVAL:**

THE PLANNING COMMISSION OF FRISCO, COLORADO, REPRESENTED BY THE COMMISSION CHAIRMAN, DOES HEREBY AUTHORIZE AND APPROVE THIS PLAN OF THE ABOVE SUBDIVISION ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD \_\_\_\_\_

**TITLE COMPANY'S CERTIFICATE:**

I, THE UNDERSIGNED DO HEREBY CERTIFY THAT THE ENTIRE AMOUNT OF TAXES AND FEES ASSASSMENTS ON THE ABOVE PARCEL HAS BEEN PAID IN FULL ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD \_\_\_\_\_

**TREASURER'S CERTIFICATE:**

I, THE UNDERSIGNED DO HEREBY CERTIFY THAT THE ENTIRE AMOUNT OF TAXES AND FEES ASSASSMENTS ON THE ABOVE PARCEL HAS BEEN PAID IN FULL ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD \_\_\_\_\_

**CLERK & RECORDER'S ACCEPTANCE:**

THIS PLAN WAS ACCEPTED FOR FILING IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD \_\_\_\_\_ AND FILED FOR RECORD AT \_\_\_\_\_ M. UNDER RECEPTION NUMBER \_\_\_\_\_

**OWNERS' CERTIFICATE:**  
KNOW ALL MEN BY THESE PRESENTS, THAT BASECAMP RESIDENCES LLC, A COLORADO LIMITED LIABILITY COMPANY, HAS RECEIVED FROM THE TOWN OF FRISCO, COLORADO, A DISCOVERY INTERCHANGE WEST SUBPARCEL PORTION OF LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST SUBPARCEL ACCORDING TO THE PLAT RECORDED MAY 14, 1923 AT RECEPTION NO. 133802 TOWN OF FRISCO, SUMMIT COUNTY, COLORADO  
AS CREATED BY THAT CERTAIN GROUND LEASE DATED EFFECTIVE MAY 27, 2022 BETWEEN ALPINE INN LLC, A COLORADO LIMITED LIABILITY COMPANY, AND BASECAMP RESIDENCES LLC, A COLORADO LIMITED LIABILITY COMPANY, AND AS RECORDED IN THE PUBLIC RECORDS OF THE SUMMIT COUNTY CLERK AND RECORDER'S OFFICE ON MAY 23, 2022 UNDER RECEPTION NO. 1311990, AND AS DECLARANT UNDER THAT CERTAIN CONDOMINIUM DECLARATION OF BASECAMP LOFTS + STUDIOS OWNERS ASSOCIATION (O.A.) DECLARATION NO. 128888, HEREAS SAID OWNERS ASSOCIATION HAS BEEN RECORDED PURSUANT TO THE PURPOSES STATED IN THE DECLARATION AS RECORDED IN THE PUBLIC RECORDS OF THE COUNTY OF SUMMIT, STATE OF COLORADO, IN WITNESS WHEREOF, SAID OWNER OF THE LEASHOLD INTEREST, BASECAMP RESIDENCES LLC, HAS CAUSED THIS INSTRUMENT TO BE SIGNED AND DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD \_\_\_\_\_

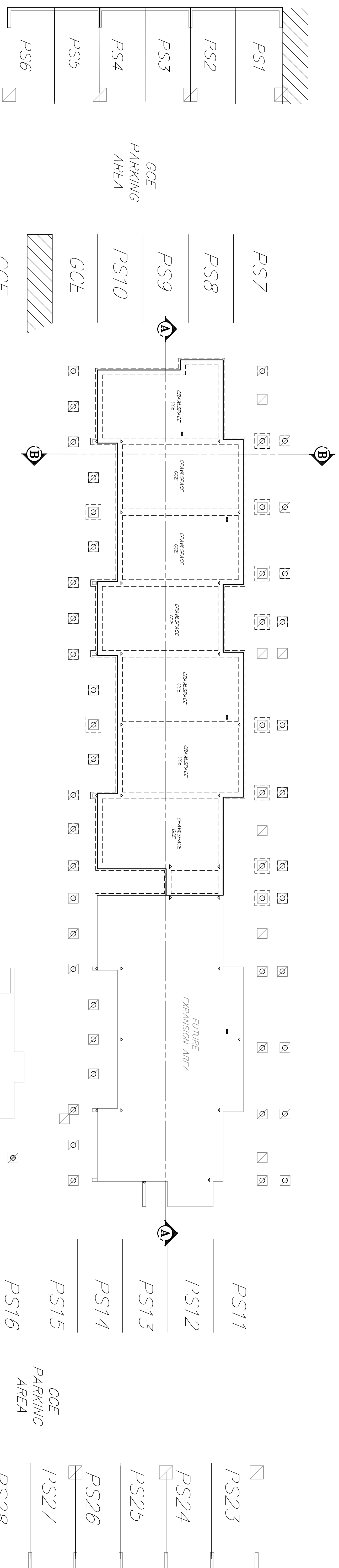
- PLAT NOTES**
- DATE OF SURVEY: NOVEMBER, 2024
  - BASE OF BEARING: LINE BETWEEN FOUND MONUMENTS BEING A #4 REBAR AND LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST SUBPARCEL PORTION OF LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST SUBPARCEL BEING YELLOW PLASTIC CAP STAKED PLS T047, BEARING PER RECORDED PLAT OF LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST BEING S89°21'09"W
  - THIS SURVEY WAS MADE IN ACCORDANCE WITH LAWS FOR MINIMUM STANDARDS OF THE STATE OF COLORADO.
  - PROPERTY ADDRESS IS 165 LUSHER COURT
  - LINEAL UNITS OF MEASUREMENT ARE GIVEN IN US SURVEY FOOT.
  - LAND TITLE GUARANTEE COMMITMENT ORDER NO. M020201944-9 DATED 12/17/2024 USED FOR THIS SURVEY. THIS COMMITMENT DOES NOT LIST THE DEED PARCEL AT REC. NO. 433660 OR THE ACCESS EASEMENT TO LOT 1 AT REC. NO. 128888. THESE ARE KNOWN BY SURVEYOR RESEARCH.
  - THE RELOCATED EASEMENT AT RECEPTION NO. 1311990 IS INCOMPLETE. THERE IS NO EXHIBIT TO DESCRIBE THE RELOCATED SNOW STORAGE EASEMENT FOR LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST. THE RELOCATED SNOW STORAGE EASEMENT AND LEGAL DESCRIPTION AT RECEPTION NO. 1317292.
  - THE GRASSHOPPER ACCESS EASEMENT AS SHOWN IS HEREBY GENERATED BY THIS MAP WITHIN THE LEASE AREA FOR THE DETENTION POND AND BRIDGE PREMISES. THE DRIVEWAY, ACCESS AND UTILITY EASEMENT ON THE LUSHER COURT PARCEL AND LOT 24 IS TO BE FILED BY SEPARATE DOCUMENT.

**NOTARIALS:**  
STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD 20\_\_\_\_ BY DAVID G. O'NEIL, AS MANAGER OF BASECAMP RESIDENCES LLC  
WITNESS MY HAND AND OFFICIAL SEAL:  
MY COMMISSION EXPIRES \_\_\_\_\_  
NOTARY PUBLIC \_\_\_\_\_

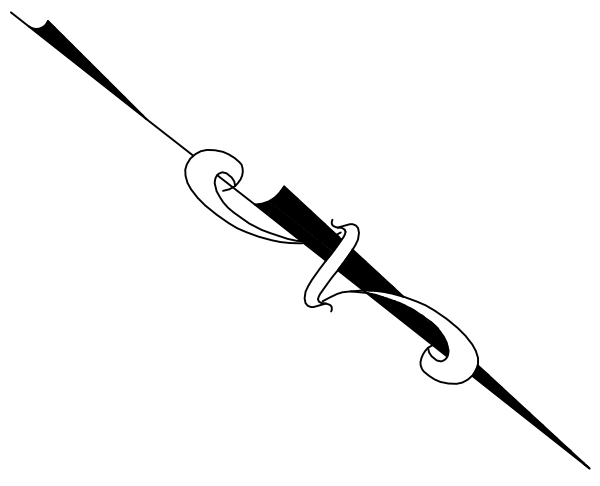
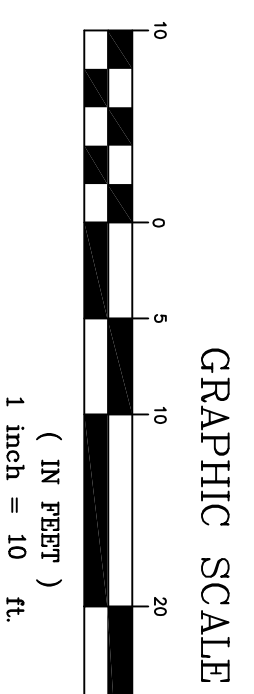
NOTE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT, IN NO EVENT LATER THAN FIVE YEARS AFTER THE DATE OF THE CONVEYANCE SHOWN HEREON. IN THIS SURVEY THE CORNERED POINTS FROM 1853 TO 1859 FROM THE SURVEY OF THE CONVEYANCE SHOWN HEREON.

Professional Engineer Seal for Jessica J. Koertteritz, License No. 39855, State of Colorado. Includes contact information for R-A-N-G-E-W-E-S-T, INC. and Silverthorne, CO.

A CONDOMINIUM MAP OF  
**BASECAMP LOFTS + STUDIOS – PHASE 1**  
**LOT 1, BLOCK A, DISCOVERY INTERCHANGE WEST**  
 TOWN OF FRISCO, SUMMIT COUNTY, COLORADO  
 SHEET 2 of 4

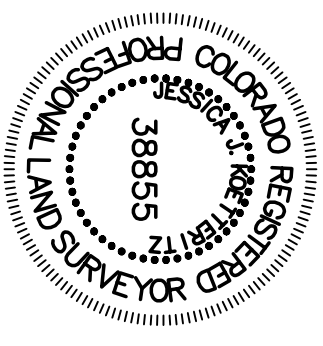
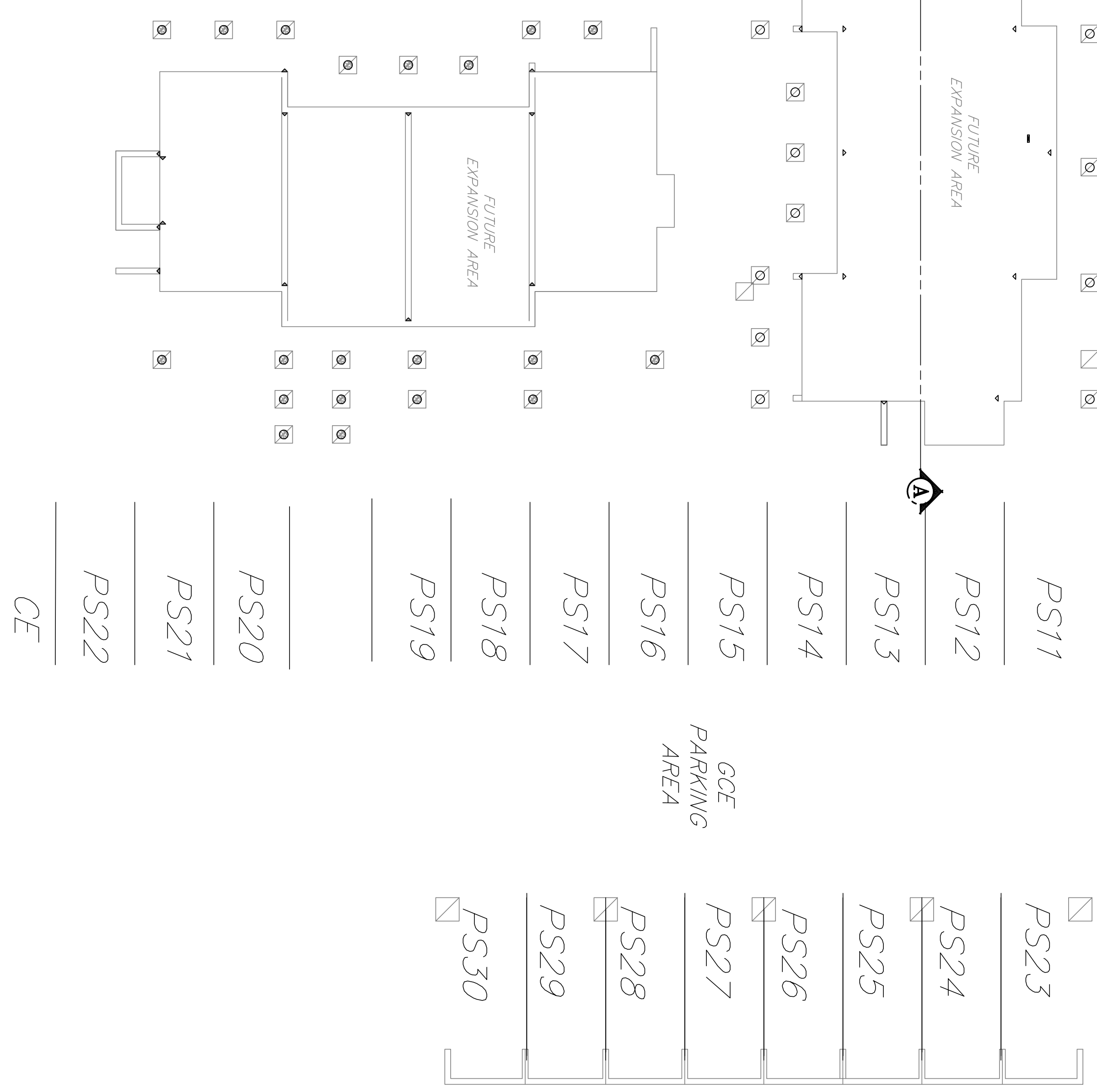


**LEGEND**  
 GCE = GENERAL COMMON ELEMENT  
 LCE = LIMITED COMMON ELEMENT  
 PS = PARKING SPACE



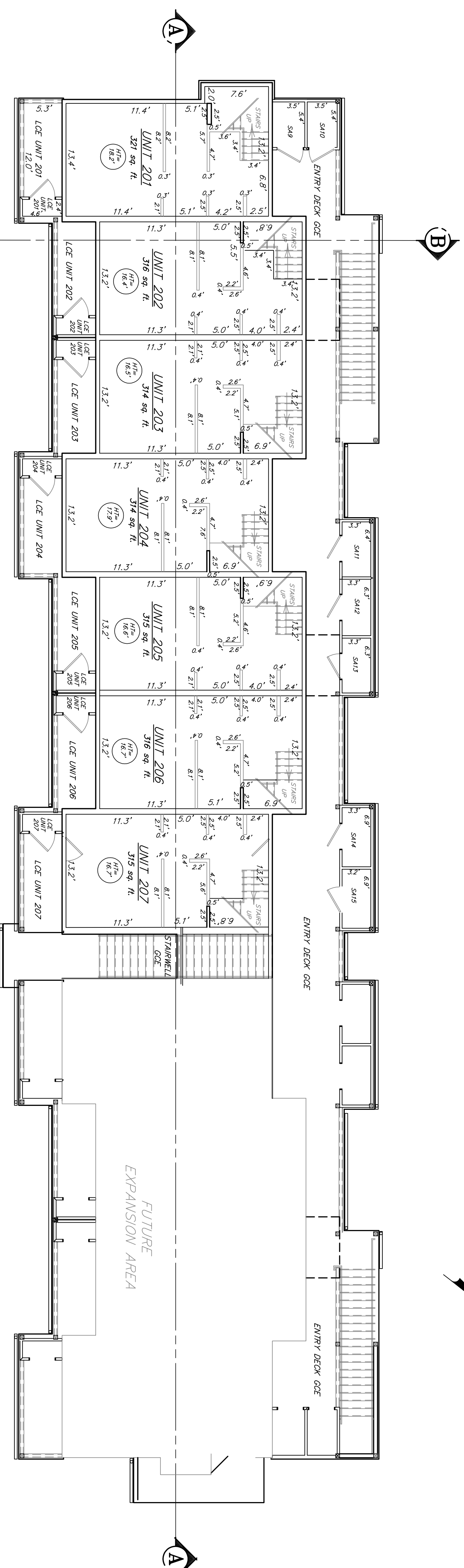
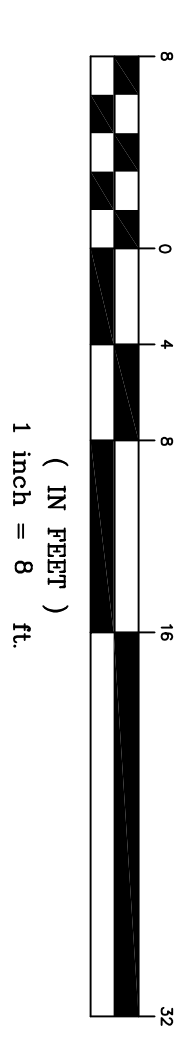
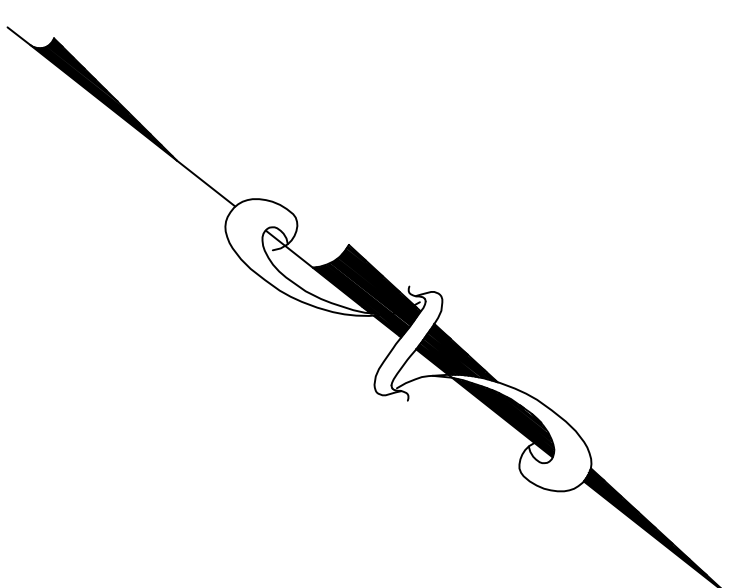
NOTE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT, IN NO EVENT LATER THAN FIVE YEARS AFTER THE DATE OF THIS SURVEY OR COMMENCED WORK, WHATEVER DATE IS LATER FROM THE DATE OF THE CONSTRUCTION START DATE.

**CRAWLSPACE/CARPORTS**

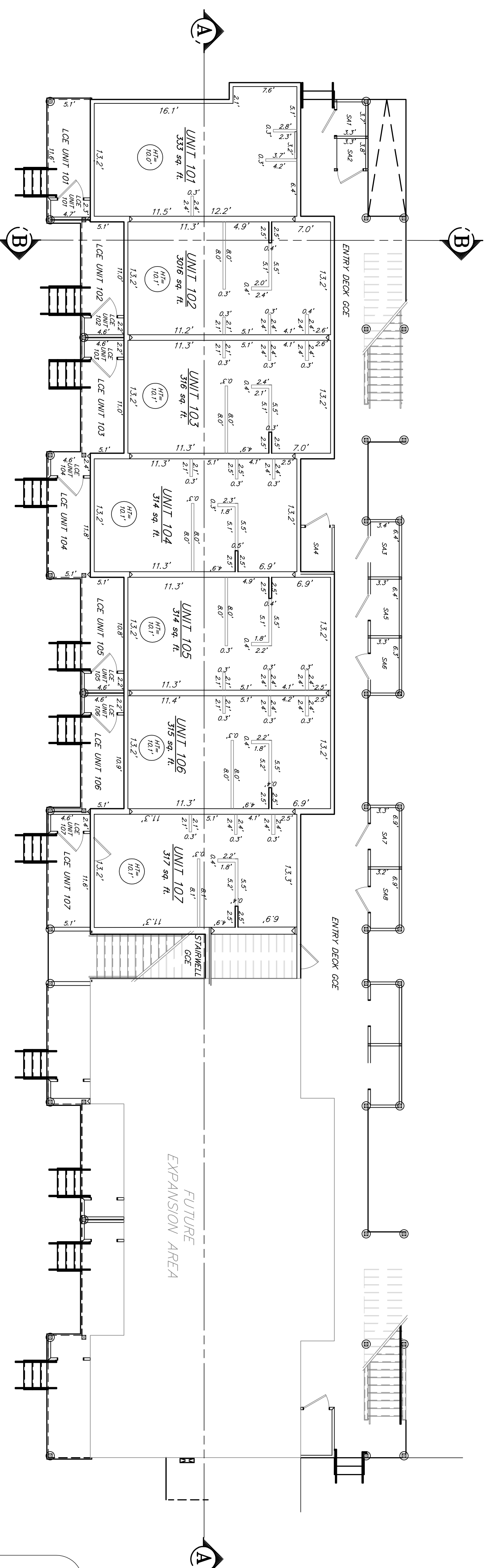


Drawn: GAW/ESH	Dwg: 2017/8942	Project: 2017/8
Checked: LJK	Date: 01/07/2025	Sheet: 2 of 4
<b>R-A-W-G-E-S-J</b> ENGINEERS & SURVEYORS		
P.O. Box 539 Silverthorne, CO 80498 970-468-6281		

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**BASECAMP LOFTS + STUDIOS - PHASE 1**  
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 SHEET 3 of 4

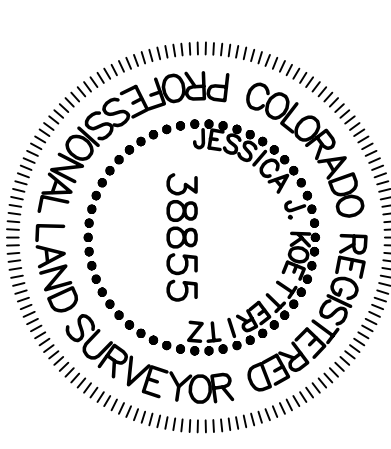


**UPPER LEVEL**



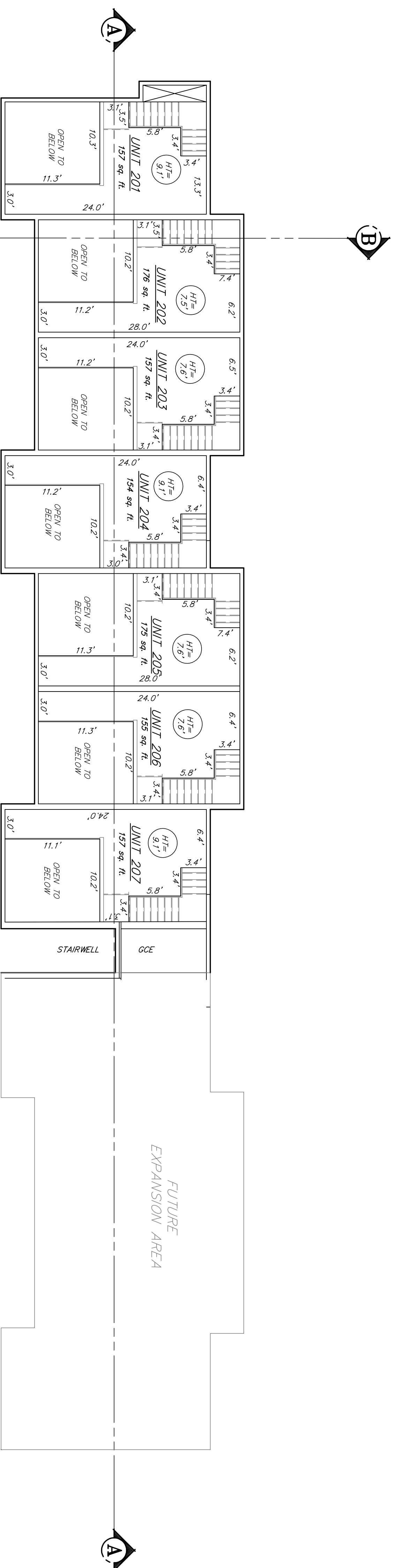
**GROUND LEVEL**

**LEGEND**  
 GCE = GENERAL COMMON ELEMENT  
 LCE = LIMITED COMMON ELEMENT  
 SA = STORAGE AREA

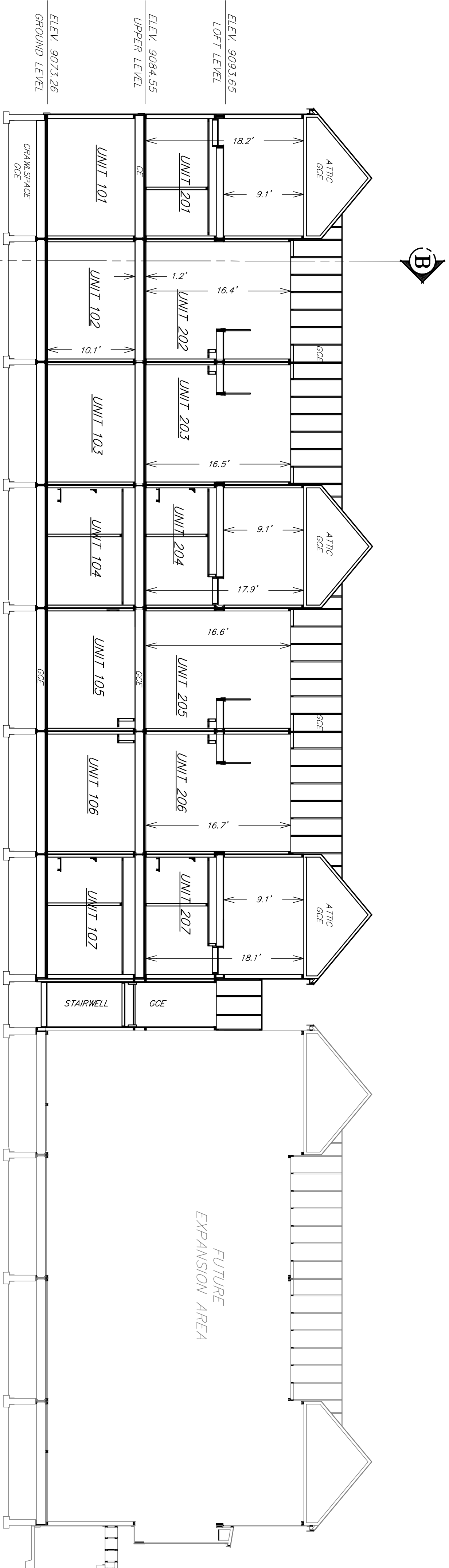


NOTE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT, OR NO LATER THAN FIVE YEARS AFTER THE DATE OF THE SURVEY'S COMPLETION, WHICHEVER IS EARLIER.

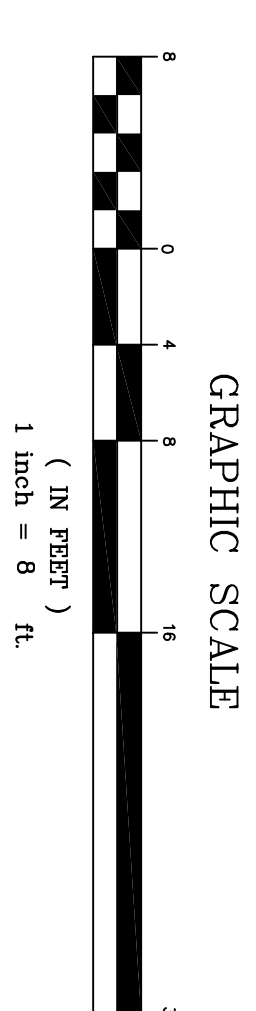
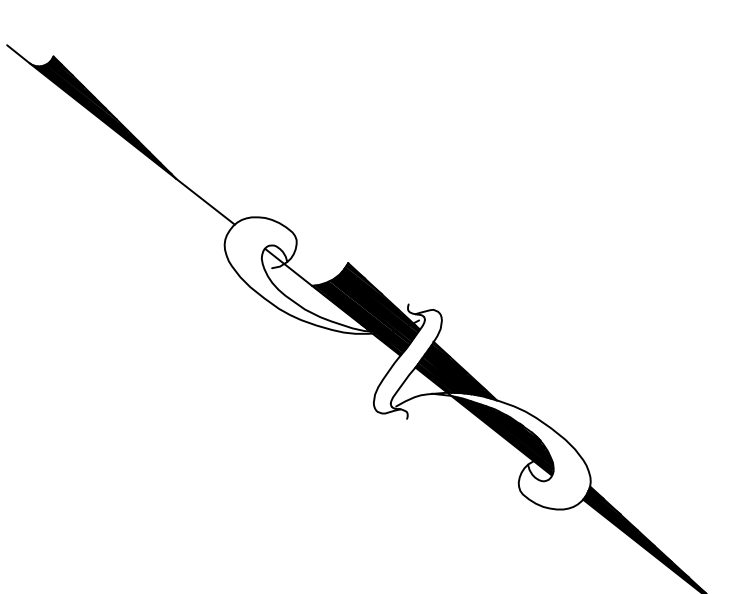
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 SHEET 4 of 4



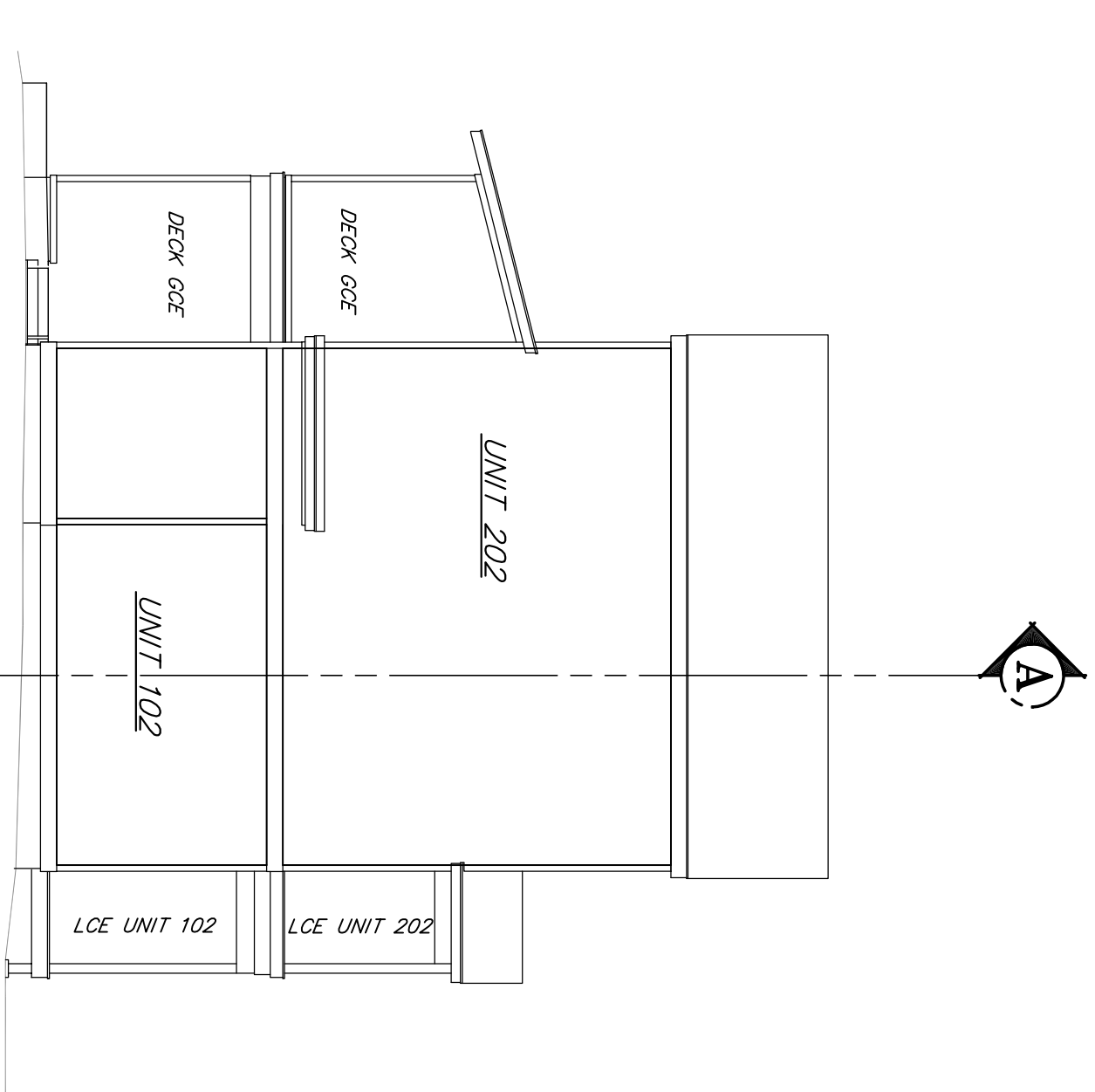
**LOFT LEVEL**



**SECTION A-A**

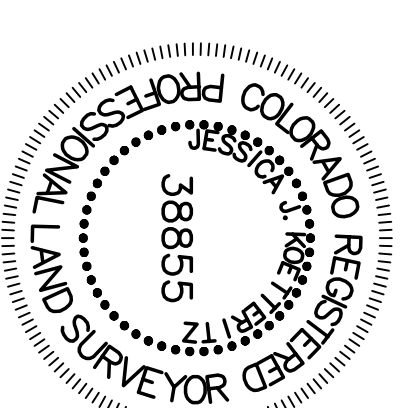


**LEGEND**  
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 LCE = LIMITED COMMON ELEMENT



**SECTION B-B**

NOTE: ACCORDING TO COLORADO LAW, YOU MUST EXAMINE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SHEET. THE SURVEYOR'S LIABILITY IS LIMITED TO THE SURVEYING AND SURVEYING ONLY. THE SURVEYOR IS NOT RESPONSIBLE FOR ANY DEFECTS IN THIS SHEET.



Drawn: CAW/ESH      DWG: 201785H5-DWG      Project: 20178  
 Checked: JJK      Date: 01/07/2025      Sheet: 4 of 4  
**W-E-S-T**  
 ENGINEERS & SURVEYORS  
 P.O. Box 589  
 Silverthorne, CO 80498 970-468-6281