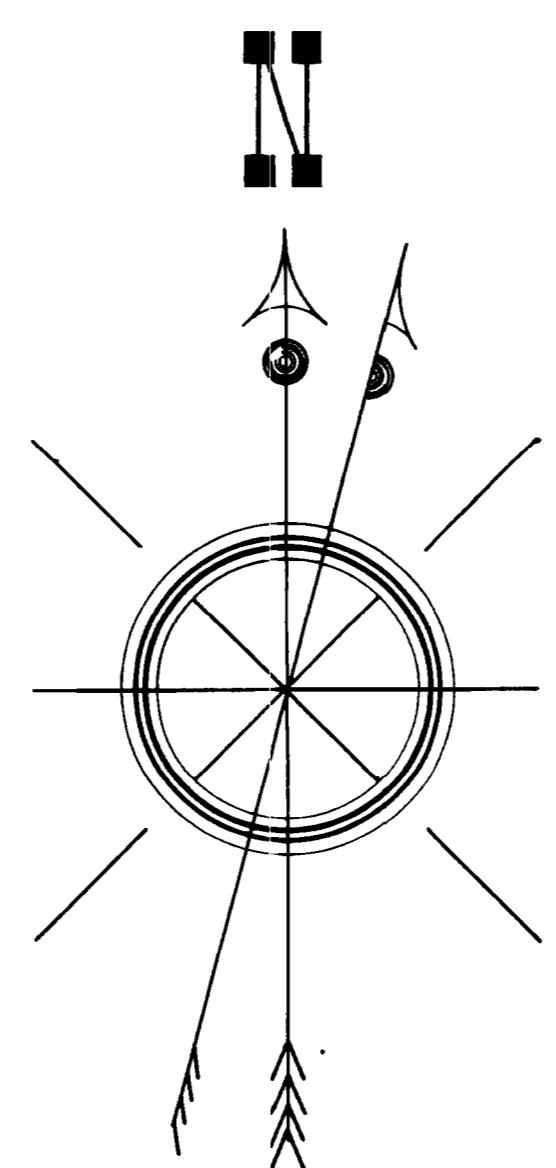
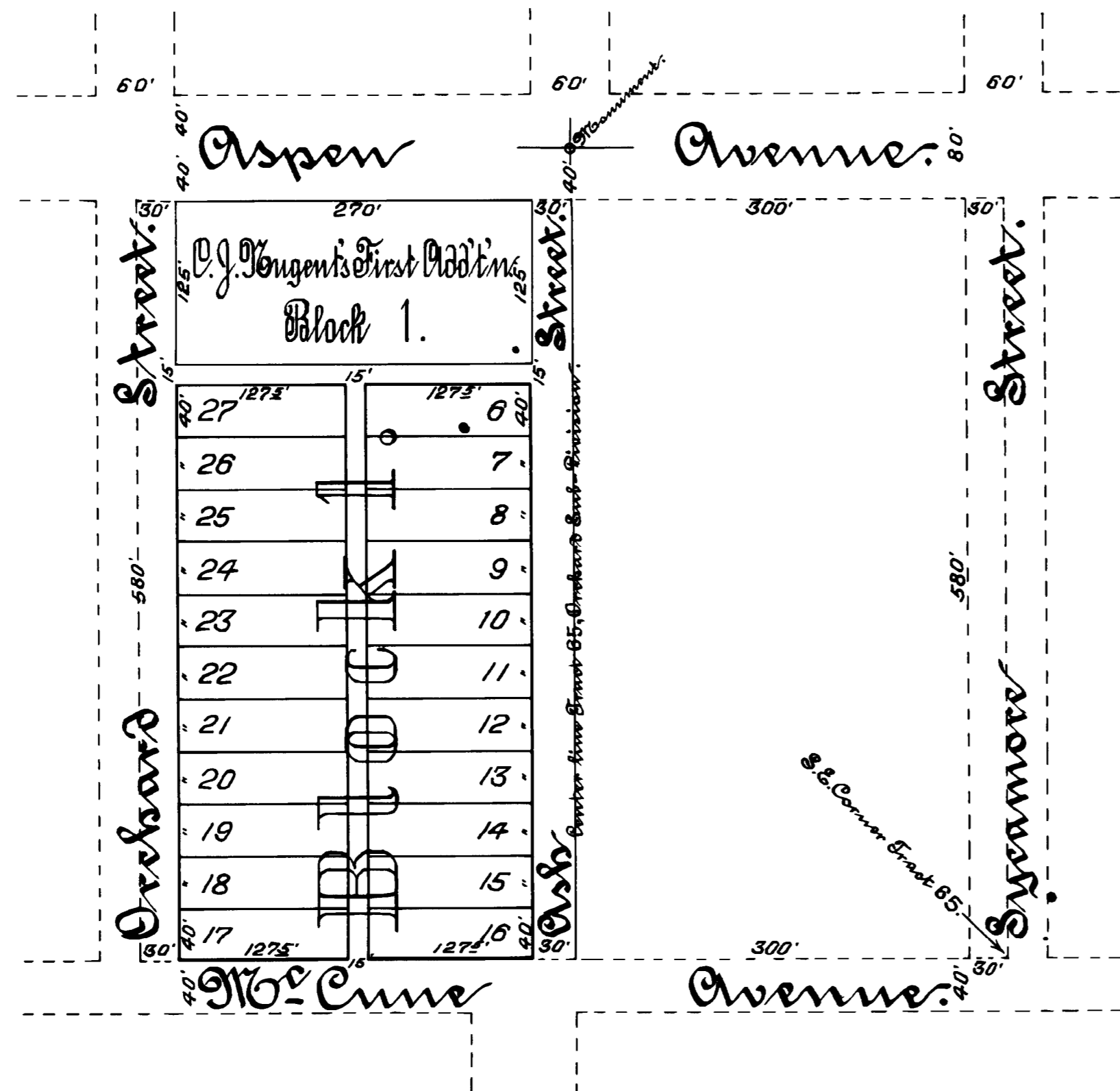


Plat of South 440 feet, of  
West-half Tract 65, Orchard Sub-Division.  
"C. J. Nugent's Second Addition"  
to the  
Town of Fruita, Mesa County, Colorado.  
Scale = 1 inch = 100 feet.



**Dedication and Acknowledgement.**

Know all men by these presents:  
That I, C. J. Nugent, of the County of Mesa and State of Colorado, do hereby declare: That I own in fee simple the south 440 feet of the west half of Tract 65, of Orchard Sub-Division of the north-east quarter of Section 17, Township 1 North, Range 2 West of the 11th Principal Meridian, with in the Town of Fruita, Mesa County, Colorado, and said parcel of land is clear of all liens and all taxes are paid.  
That I caused said parcel of land to be platted by Fred Lowenhagen, a surveyor with office at Fruita, Colorado, and the plat thereof on this page does accurately represent the described parcel of land. That all Lots and Block are numbered and the dimensions of all Lots, Block, Streets, Avenues and Alleys are shown thereon, their boundaries given, scale of said plat is indicated, with reference to monument as set out and shown on said plat.  
That a strip 30 feet wide on the west thereof to be known as "Orchard Street". A strip 30 feet on the east thereof to be known as "Ash Street" and an Alley north and south through center thereof, 15 feet wide, are hereby set off and forever dedicated to the public for use as highways and public uses.  
That the north 140 feet of the west-half of said Tract 65, was heretofore platted and said plat filed on the 27<sup>th</sup> day of Oct., A. D. 1909, and recorded in Book 3, page 30, and the parcel of land shown on said plat and this plat constitute and comprise the west-half of said Tract 65. Block 1, now are all said west-half of Tract 65, sub-divided into 27 lots. Lots 1 to 5 inclusive are shown on said former plat, and lots 6 to 27 inclusive, are shown on this plat. That lots 6 to 27 inclusive are each 127 1/2 feet east and west, and 40 feet north and south. That said described parcel of land, as above described, and so platted on this page, shall be designated, known and is hereby named

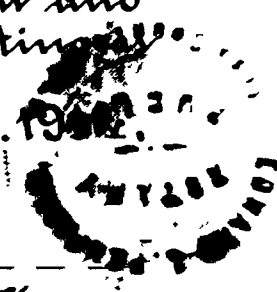
**"C. J. Nugent's Second Addition"**  
to the Town of Fruita, Colorado.

In witness whereof I have hereunto set my hand and seal, this  
17<sup>th</sup> day of June, A. D. 1912.

C. J. Nugent 

State of Colorado, ss.  
County of Mesa, )

I, Edward L. Penfield, a Notary Public, in and for said Mesa County, Colorado, do hereby certify that C. J. Nugent who is personally known to me, to be the person whose name is subscribed to the foregoing "Dedication and Acknowledgement", appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument of writing of his free and voluntary act and deed for the purposes therein set forth.  
Witness my hand and notarial seal this 17<sup>th</sup> day of June, A. D. 1912.  
My commission expires the 24<sup>th</sup> day of February, 1912.


Edward L. Penfield  
Notary Public. 

State of Colorado, ss.  
County of Mesa, )

I, Fred Lowenhagen, being first duly sworn on oath say: That I am a surveyor, with office at Fruita, Colorado. That I was employed by C. J. Nugent to plat the South 440 feet of the west-half of Tract 65, of Orchard Sub-Division of the north east quarter of section seventeen in Township One North, Range Two West of the 11th Principal Meridian in Mesa County, Colorado. That the plat on this page, does accurately represent said parcel of land, giving all sub-divisions, their boundaries, also dimensions of all lots, block, avenues, streets and alleys, with reference to monument and the scale of said plat is indicated thereon.

Fred Lowenhagen 

Subscribed and sworn to in my presence and before me this  
17<sup>th</sup> day of June, A. D. 1912.  
My commission expires the 24<sup>th</sup> day of February, 1912.

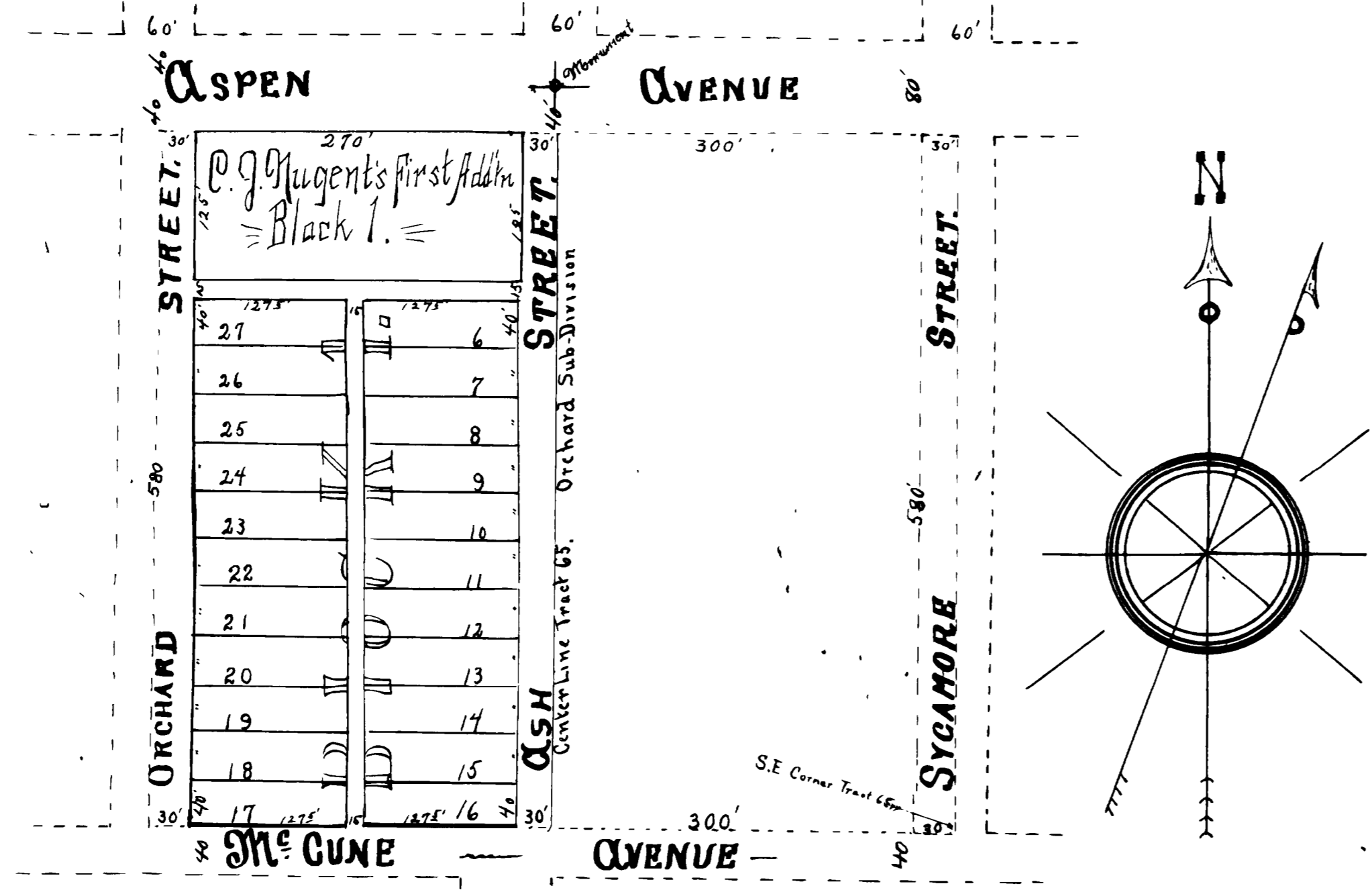
Edward L. Penfield  
Notary Public. 

830  
4 A 28

Plat of South 440 feet, of  
 THE WEST HALF TRACT 65, Orchard Sub-Division.  
 "C. J. Nugent's Second Addition"  
 To the TOWN OF FRUITA MESA COUNTY COLORADO

Scale = 1 inch = 100 feet # 107621

RECORDED  
 JULY 10-1912  
 BY \_\_\_\_\_



Know All Men By These Presents  
 That I, C. J. Nugent, of the County of Mesa and State of Colorado, do hereby declare  
 That I am in fee simple the south 440 feet of the west half of Tract No. 65, of Orchard Sub-Division  
 of the north east quarter of Section 17, Township 1 North Range 2 West of the Ute Principal Meridian,  
 within the Town of Fruita, Mesa County, Colorado, and said parcel of land is clear of all liens,  
 and all taxes are paid.  
 That I caused said parcel of land to be platted by Fred Lowenhagen, a surveyor with office at Fruita,  
 Colorado; and the plat thereof on this page does accurately represent the described parcel of land.  
 That all Lots and Block are numbered and the dimensions of all Lots, Block, Streets, Avenues and Alleys  
 are shown thereon, their boundaries given, scale of said plat is indicated, with reference to monument as set out  
 and shown on said plat.  
 That a strip 30 feet wide on the west thereof to be known as "Orchard Street". A strip 30 feet  
 wide on the east thereof to be known as "Ash Street", and Alley north and south through center  
 thereof, 15 feet wide, are hereby set off and forever dedicated to the public for use as highways & public use  
 That the north 140 feet of the west-half of said Tract No. 65 was heretofore platted and said plat filed  
 on the 29<sup>th</sup> day of October A.D. 1908, and recorded in Book 3, Page 30; and the parcel of land  
 shown on said plat and this plat constitute and comprise the west-half of said Tract No. 65, Block 1,  
 covers all said west-half of Tract No. 65, sub-divided into 27 lots. Lots 1 to 5 inclusive are shown  
 on said former plat, and lots 6 to 27 inclusive, are shown on this plat.  
 That lots 6 to 27 inclusive are each 120 feet east and west, and 40 feet north and south. That said  
 described parcel of land, so above described, and so platted on this page, shall be designated,  
 known and is hereby named

"C. J. Nugent's Second Addition" to the  
 TOWN OF FRUITA, Colorado.

IN WITNESS whereof I have hereunto set my hand and seal, this 3<sup>rd</sup> day of June A.D. 1912.  
 STATE OF COLORADO }  
 COUNTY OF MESA } S.S. C. J. Nugent

I, Edward L. Penfield, a Notary Public, in and for said Mesa County Colorado,  
 do hereby certify that C. J. Nugent who is personally known to me, to be the person whose name is  
 subscribed to the foregoing Dedication and Acknowledgement" appeared before me this day in  
 person and acknowledged that he signed, sealed and delivered said instrument of his  
 his free and voluntary act and deed for the purposes therein set forth.  
 Witness my hand and Notarial Seal this 3<sup>rd</sup> day of June A.D. 1912.  
 My commission expires the 24<sup>th</sup> day of February 1912.



STATE OF COLORADO }  
 COUNTY OF MESA } S.S.

I, Fred Lowenhagen being first duly sworn on oath say: That I am a  
 surveyor, with office at Fruita, Colorado. That I was employed by C. J. Nugent to plat the south 440 ft.  
 of the west-half of Tract 65 of Orchard Sub-Division of the north east quarter of Section Seventeen  
 Township One North, Range 2 West of the Ute Principal Meridian in Mesa County, Colorado.

That the plat on this page, does accurately represent said parcel of land, giving all subdivisions,  
 their boundaries, also dimensions of all lots, block, avenues, streets and alleys, with reference to monument and  
 the scale of said plat is indicated thereon.

Subscribed and sworn to in my presence and before me  
 this 3<sup>rd</sup> day of June A.D. 1912.

My commission expires the 24<sup>th</sup> day of February 1912.  
 Edward L. Penfield  
 Notary Public

