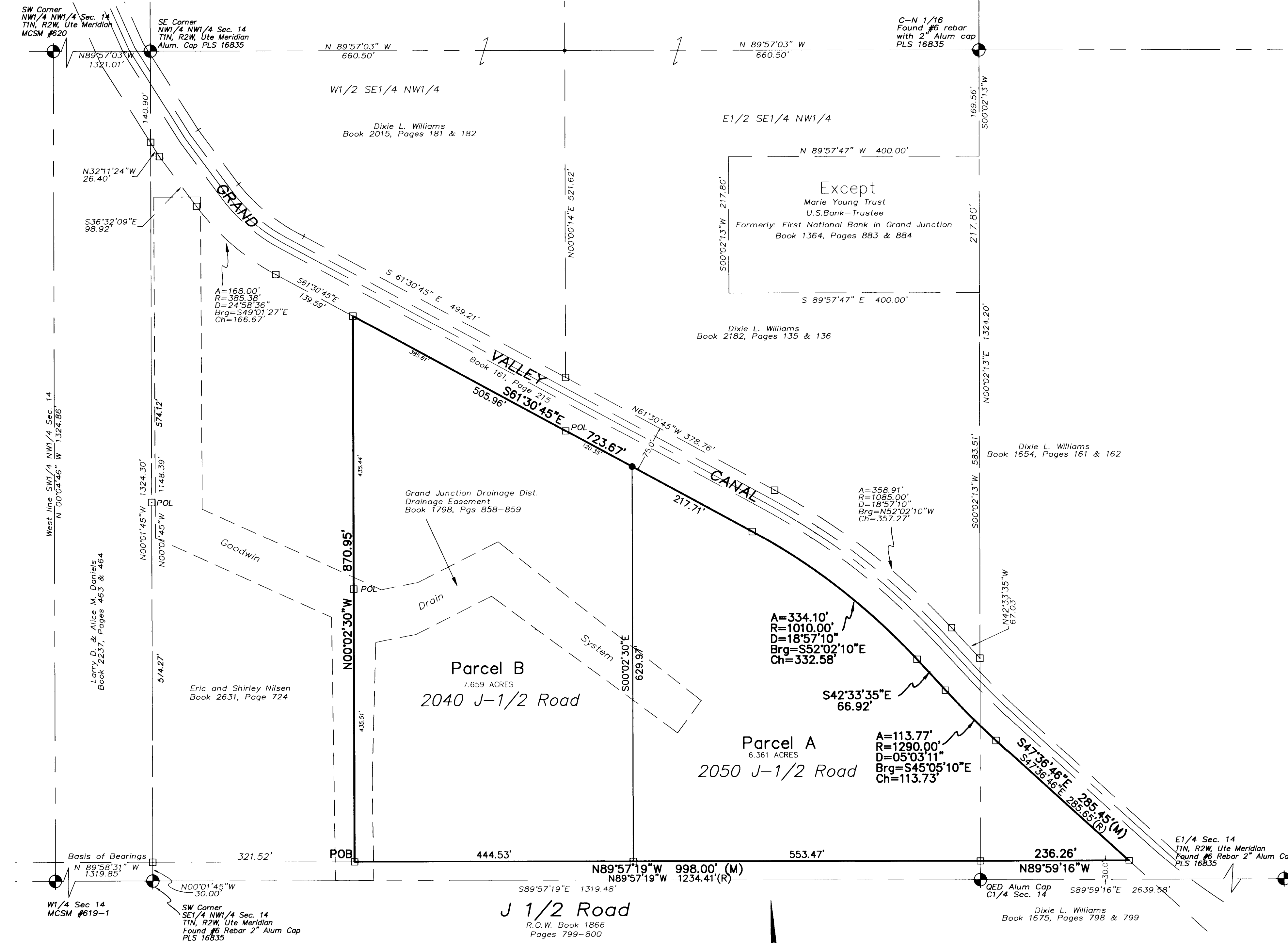


D WILLIAMS J1/2 SIMPLE LAND DIVISION (An Exemption Plat Pursuant to CRS 30-28-101 (10) (d)) OF PARCELS LOCATED IN NW1/4 SECTION 14, T1N, R2W, UTE MERIDIAN MESA COUNTY, COLORADO



NOTES:

Easement and Title Information provided by Abstract & Title Company of Mesa County, Inc., Title Insurance Commitment Number 00902428 C.

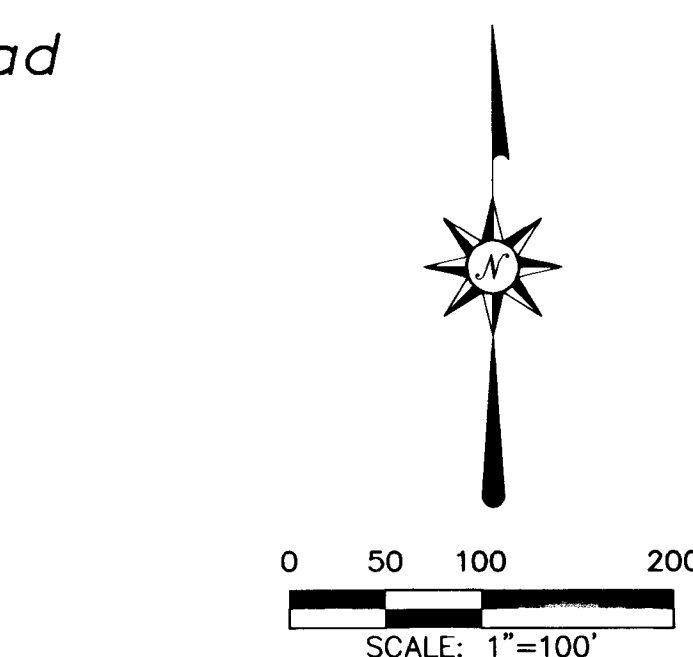
Basis of bearings is the West line of the SW1/4 NW1/4 of Section 14, T1N, R2W of the Ute Meridian, as established by GPS observation, as shown on the face of this plat. Both monuments on this line are as described on the face of this plat.

Note: Property corners located during this survey that were within 0.25 feet of the calculated point were accepted as being "in position".

NOTICE: This development is located in an agricultural area. It is hereby recognized that agricultural operations may continue in the area and shall not be considered a nuisance unless gross negligence is proven pursuant to CRS 35-3.5-101.

This property is subject to an easement for a drainage tile system to Grand Junction Drainage District Book 1029, Page 996. This document does not provide enough information to accurately locate the position of the drainage tile line.

NOTICE: 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 MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.



- LEGEND**
- ALIQUOT SURVEY MARKER, AS NOTED
 - FOUND No. 5 REBAR W/ ALUM. CAP, PLS 16835
 - SET ALUMINUM CAP ON No. 5 REBAR, PLS 17485
 - SET ALUMINUM CAP ON No. 5 REBAR, PLS 17485 POINT ON LINE
 - (R) RECORD COURSE
 - (M) MEASURED COURSE

CERTIFICATE OF OWNERSHIP

Dixie L. Williams is the owner of a tract of land, described in deed recorded at Book 2627, Page 484, Mesa County records, lying in the SE1/4 NW1/4, and SW1/4 NE1/4 of Section 14, lying South of the right-of-way line of the Grand Valley Canal, all located in Section 14, Township 1 North, Range 2 West of the Ute Meridian, being more particularly described as follows:

Commencing at the Southwest corner of the SE1/4 NW1/4 of Section 14 whence the West One-quarter corner of Section 14 bears North 89 degrees 58 minutes 31 seconds West, a distance of 1319.85 feet for a basis of bearings, with all bearings contained herein relative thereto; thence North 00 degrees 01 minutes 45 seconds West, a distance of 30.00 feet to a point on the North right-of-way line of J 1/2 Road, thence South 89 degrees 57 minutes 19 seconds East, a distance of 321.52 feet to the POINT OF BEGINNING; thence North 00 degrees 02 minutes 30 seconds West, a distance of 870.95 feet to a point on the Southerly right-of-way line of the Grand Valley Canal; thence following along said right-of-way line the following five (5) courses: (1) South 61 degrees 30 minutes 45 seconds East, a distance of 723.67 feet; (2) along the arc of a curve to the right, having a delta angle of 18 degrees 57 minutes 10 seconds, with a radius of 1010.00 feet, an arc length of 334.10 feet, a chord bearing of South 52 degrees 02 minutes 10 seconds East, and a chord length of 332.58 feet; (3) South 42 degrees 33 minutes 35 seconds East, a distance of 66.92 feet; (4) along the arc of a curve to the left, having a delta angle of 05 degrees 03 minutes 11 seconds, with a radius of 1290.00 feet, an arc length of 113.77 feet, a chord bearing of South 45 degrees 05 minutes 10 seconds East, and a chord length of 113.73 feet; (5) South 47 degrees 36 minutes 46 seconds East, a distance of 285.45 feet, to a point on the Northerly right-of-way line of J 1/2 Road; thence along said right-of-way line, North 89 degrees 59 minutes 16 seconds West, a distance of 236.26 feet; thence North 89 degrees 57 minutes 19 seconds West, a distance of 998.00 feet to the POINT OF BEGINNING.

Said parcel containing an area of 14.020 Acres, as described.

That said owners have caused the said real property to be laid out and surveyed as D Williams J1/2 Simple Land Division, a part of Mesa County, Colorado. That said owners do hereby dedicate and set apart to the Public Utilities those portions of said real property which are labeled as utility and irrigation easements on the accompanying plat as easements for the installation and maintenance of such utilities as telephone and electric lines, poles and cables; storm and sanitary sewer mains; gas pipe lines; and also those portions of said real property which are labeled as irrigation and drainage easements, with further right of ingress and egress to and from the above described utility easements. Said owners also dedicate and set apart the described ingress/egress access easements to and for the use of all owners, their successors and assigns, forever, as access easements. Such easements and rights shall be used in a reasonable and prudent manner.

Said owner hereby declares there are no lienholders to herein described real property.

IN WITNESS WHEREOF, said owners, have caused their names to be hereunto subscribed this 17th day of Aug, A.D., 2000.

Dixie L. Williams
BY: Dixie L. Williams

NOTARY PUBLIC CERTIFICATION

STATE OF COLORADO } ss
COUNTY OF MESA

The foregoing instrument was acknowledged before me by Dixie L. Williams this 17th day of August, A.D., 2000.

Witness my hand and official seal

Kimberly D. Nelson
Notary Public
My Commission Expires 7-8-2003

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO } ss
COUNTY OF MESA

I hereby certify that this instrument was filed in my office at 2:14 o'clock P.M., September 19th, A.D., 2000, and was duly recorded in Plat Book 17, Page No. 398 Reception No. 1965583 Drawer No. J-1-154 Fees: 9.00

Monika Todd
Clerk and Recorder

By: Olivia Herrera
Deputy

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 13 day of Sept, A.D., 2000, by the Board of County Commissioners of the County of Mesa, State of Colorado.

Chairman Louisa B. Genova

Prepared for: Dixie L. Williams
2051 K Road
Grand Junction, CO

Located in Section 14, T1N, R2W, Ute M.

	D WILLIAMS J1/2 SIMPLE LAND DIVISION NW1/4 SECTION 14 T1N, R2W, UTE MERIDIAN MESA COUNTY, COLORADO	
	LANDesign ENGINEERS • SURVEYORS • PLANNERS 259 GRAND AVENUE GRAND JUNCTION, COLORADO 81501 (970) 245-4099	
PATRICK R. GREEN COLORADO REGISTERED SURVEYOR P.L.S. No. 17485	PROJ. NO. 2000-28-1 SUR. BY: DRAWN CHECKED SHEET OF DATE: March, 2000 LED DWJ/rsk 1 1	

SURVEYOR'S CERTIFICATION

I hereby certify that this plat represents a field survey completed under my direct supervision during Mar., 2000, and that both have been completed according to the standards of practice and the laws of the State of Colorado, and are correct to the best of my knowledge.

CERTIFIED THIS 17 DAY OF Aug, 2000