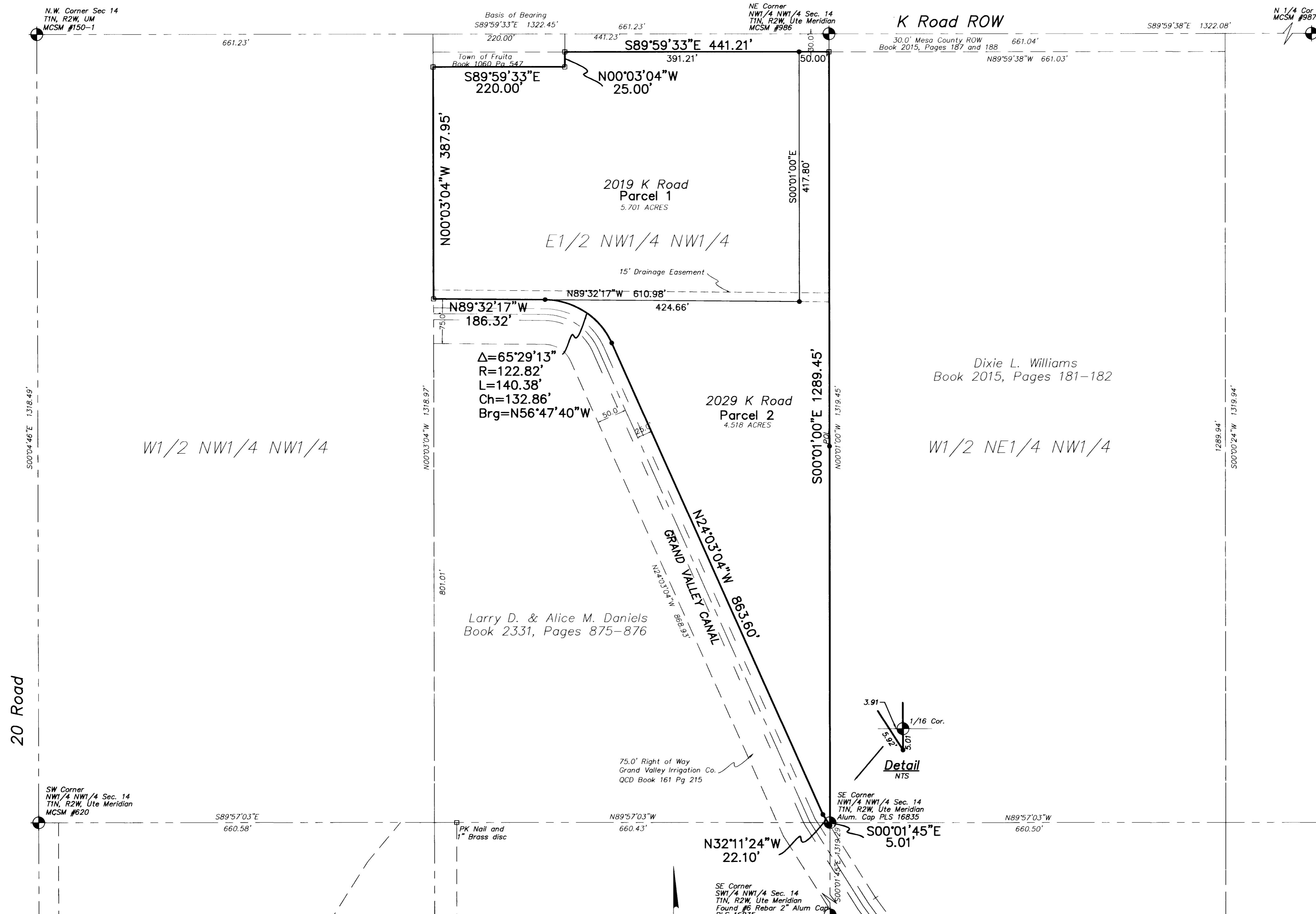


**D WILLIAMS K SIMPLE LAND DIVISION**  
**(An Exemption Plat Pursuant to CRS 30-28-101 (10) (d))**  
**OF PARCELS LOCATED IN**  
**NW1/4 SECTION 14, T1N, R2W, UTE MERIDIAN**  
**MESA COUNTY, COLORADO**



**NOTES:**

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

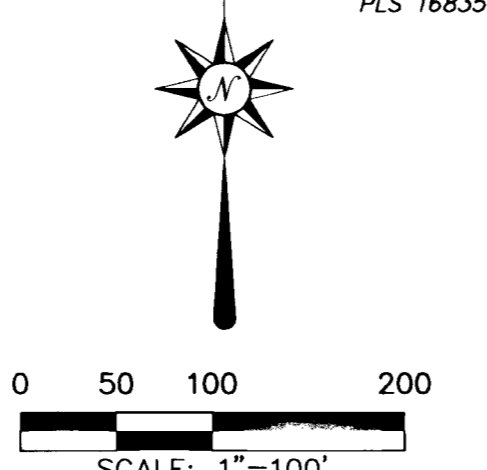
Basis of bearings is the North line of the NW1/4 NW1/4 of Section 14, T1N, R2W of the Ute Meridian, as established by GPS observation, as shown on the face of this plat. Both monuments on this line are as described on the face of this plat.

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

**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<sup>th</sup> DAY OF AUG., 2000

**CERTIFICATE OF OWNERSHIP**

Dixie L. Williams is the owner of a tract of land, as described in Book 2015, Pages 179 and 180, Mesa County Records, located in the E1/2 NW1/4 NW1/4 of Section 14, lying North 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 Northeast corner of the NW1/4 NW1/4 of Section 14 whence the Northwest corner of Section 14 bears North 89 degrees 59 minutes 33 seconds West, a distance of 1322.45 feet for a basis of bearings, with all bearings contained herein relative thereto; thence South 00 degrees 01 minutes 00 seconds East, a distance of 30.00 feet to a point on the South right-of-way line of K Road and the POINT OF BEGINNING; thence South 00 degrees 01 minutes 00 seconds East, a distance of 1289.45 feet to the Southeast corner of the E1/2 NW1/4 NW1/4; thence South 00 degrees 01 minutes 45 seconds East, a distance of 5.01 feet to a point on the North right-of-way line of the Grand Valley Canal; thence the following four (4) courses along said right-of-way line: (1) North 32 degrees 11 minutes 24 seconds West, a distance of 22.10 feet; (2) North 24 degrees 03 minutes 04 seconds West, a distance of 863.60 feet; (3) along the arc of a curve to the left a distance of 140.38 feet, having a radius of 122.82 feet, the chord of which bears North 56 degrees 47 minutes 40 seconds West, a distance of 132.86 feet; (4) North 89 degrees 32 minutes 17 seconds West, a distance of 186.32 feet to the West line of the E1/2 NW1/4 NW1/4; thence North 00 degrees 03 minutes 04 seconds West, a distance of 220.00 feet; thence North 00 degrees 03 minutes 04 seconds West, a distance of 25.00 feet to the South right-of-way line of K Road; thence along said right-of-way line, South 89 degrees 59 minutes 33 seconds East, a distance of 441.21 feet to the POINT OF BEGINNING.

Said parcel containing 10.219 acres as described.

That said owners have caused the said real property to be laid out and surveyed as D Williams K 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 17<sup>th</sup> 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 17<sup>th</sup> 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. 397 Reception No. 1965581 Drawer No. II-153 Fees: \$10.00

*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: *LouAnn B. Sanora*

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

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

**PATRICK R. GREEN**  
 COLORADO REGISTERED SURVEYOR  
 P.L.S. No. 17485

**D WILLIAMS K**  
**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

PROJ. NO. 2000-28-2	SUR. BY: DWJ/frsk	CHECKED	SHEET	OF
DATE: July, 2000	LED		1	1