

HIGH POINT ACRES SUBDIVISION

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, LESLIE LAVAR JOHNSTON and WANDA C. JOHNSTON are the owners of that real property situated in the County of Mesa, State of Colorado, and lying in the SW1/4 NE1/4 of Sec. 5, T.1N., R.2W., U.M. and is described as follows, to-wit:

Beginning at the SW corner of the SW1/4 NE1/4 of said Sec. 5; Thence North 518.65'; Thence S.89°43'E. 30.00'; Thence N.54°06'E. 333.32'; Thence N.82°02'E. 599.75'; Thence N.89°21'E. 150.01'; Thence S.70°10'E. 287.03'; Thence South 332.87'; Thence N.89°43'W. 120.00'; Thence South 375.00'; Thence N.89°43'W. 1193.97' to the P.O.B., containing 20.940 acres, more or less, as shown by the accompanying plat thereof:

That the said owners have caused the said real property to be laid out and surveyed as HIGH POINT ACRES SUBDIVISION, a subdivision of a part of the County of Mesa:

That said owners do hereby dedicate and set apart all of the streets and roads as shown on the accompanying plat to the use of the public forever and hereby dedicate those portions of real property which are labeled as utility 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; water mains; gas pipe lines and those portions of said real property which are labeled as irrigation easements on the accompanying plat as easements for the installation and maintenance of irrigation ditches, flumes and conduits;

That all expenses for installation of utilities or ditches referred to above, for grading or landscaping, and for street graveling or improvements shall be financed by the seller or purchaser . . . not the County of Mesa.

IN WITNESS WHEREOF, said owners names have caused their names to be hereunto subscribed this 6th day of March, A.D., 1970

By Leslie Lavar Johnston
Leslie Lavar Johnston

By Wanda C. Johnston
Wanda C. Johnston

STATE OF COLORADO)
) ss.
COUNTY OF MESA)

The foregoing instrument was acknowledged before me this 6th day of March, A.D., 1970
My Commission expires Nov 4th 1978
Witness my hand, and official seal.

Mildred Egbert
Notary Public

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
) ss. 985373
COUNTY OF MESA)

I hereby certify that this instrument was filed in my office at 2:06 o'clock P.M.,
March 20th A.D., 1970, and is duly recorded in Plat Book No. 11,
Page 13.

Fee 10.00

Janice M. Dunston
Clerk & Recorder

By _____
Deputy

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 12th day of March, A.D., 1970. County Planning Commission of the
County of Mesa, Colorado.

By James R. Eminger
Chairman

BOARD OF COUNTY COMMISSIONERS' CERTIFICATE

Approved this 16th day of March, A.D., 1970. Board of County Commissioners of the
County of Mesa, Colorado.

By Mildred Egbert
Chairman

SURVEYOR'S CERTIFICATE

I, Udell S. Williams, do hereby certify that the accompanying plat of HIGH POINT ACRES SUBDIVISION, a subdivision of a part of the County of Mesa, has been prepared under my direction, and accurately represents a said survey of same. Survey made during January, 1970.

By Udell S. Williams
Registered Land Surveyor

UDELL S. WILLIAMS 751 ROOD AVENUE GRAND JUNCTION, COLORADO 81501	
PLAT OF HIGH POINT ACRES SUBDIVISION	
SURVEYED BY: U.S.W.	DRAWN BY: U.S.W.

JOE PERRY STANDIFIRD & MARY MARGARET STANDIFIRD

NORTH 2105.91' TO NORTH 1/4 COR. SEC. 5 (MCSM 498)

RD. 17 1/2

518.65'

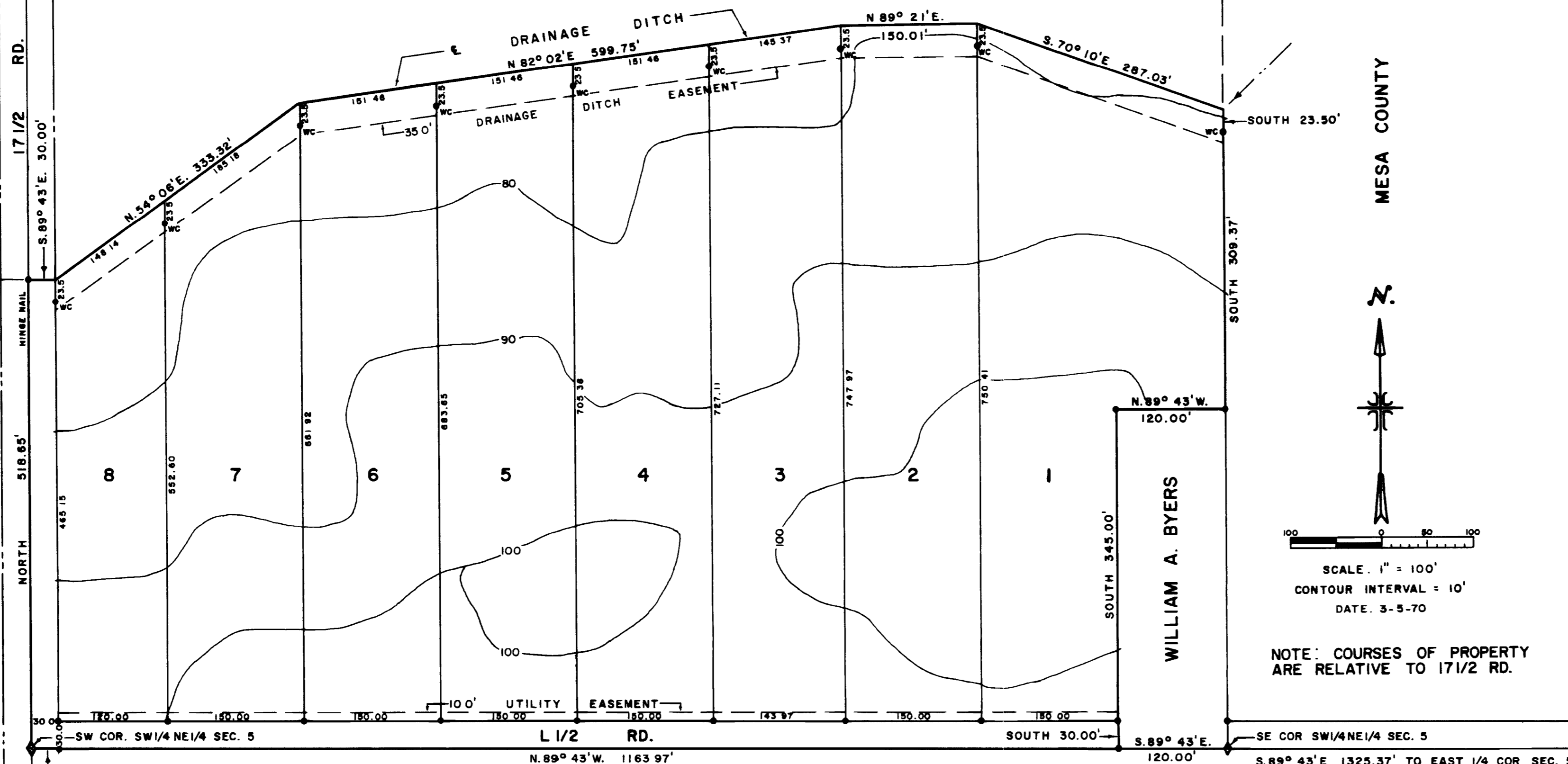
RD. 17 1/2

SOUTH 2637.37' TO SOUTH 1/4 COR. SEC. 5 (MCSM 499)

N.89°43'W. 30.00'

(ORIGIN OF BEARING)

LESLIE LAVAR JOHNSTON & WANDA C. JOHNSTON

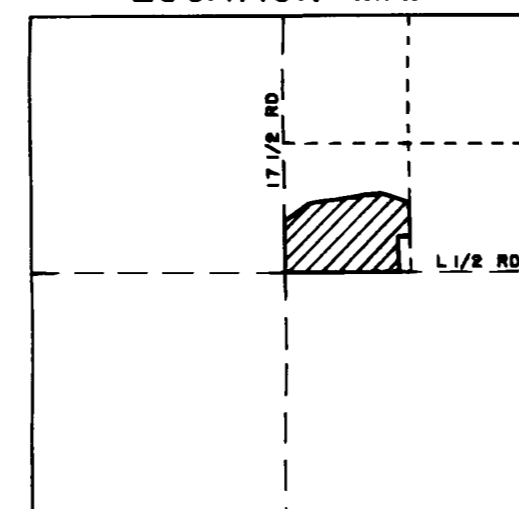


SCALE: 1" = 100'
CONTOUR INTERVAL = 10'
DATE: 3-5-70

NOTE: COURSES OF PROPERTY ARE RELATIVE TO 17 1/2 RD.

WILLIAM A. BYERS

LOCATION MAP



SEC. 5, T.1N., R.2W., U.M.
SCALE: 1" = 2000'

LEGEND

- ◊ SURVEY MON. (5/8 REBAR)
- ◊ 5/8" REBAR
- WC (WITNESS CORNER)
- ◊ 5/8" REBAR IN CONCRETE

COUNTY SURVEYORS' CERTIFICATE

Approved for content and form only and not to the accuracy of surveys, calculations or drafting. Pursuant to C. R. S. 1963, 136-2-2 as amended.

By Roger C. Head Date: 3/20/70
Mesa County Surveyor