

PLAT IDENTIFICATION SHEET

RECEPTION NO/DATE/TIME

1821371 11/19/97 0111PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$10.00 SURCHG \$1.00

PLAT/CONDO BOOK 16 PAGE 45

DRAWER NO DD158

FEE \$ 10.⁰⁰ + 1.⁰⁰

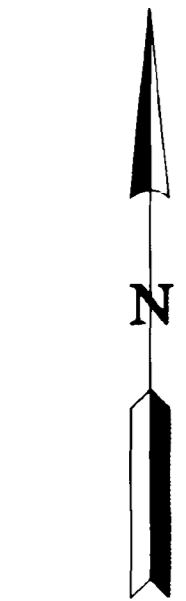
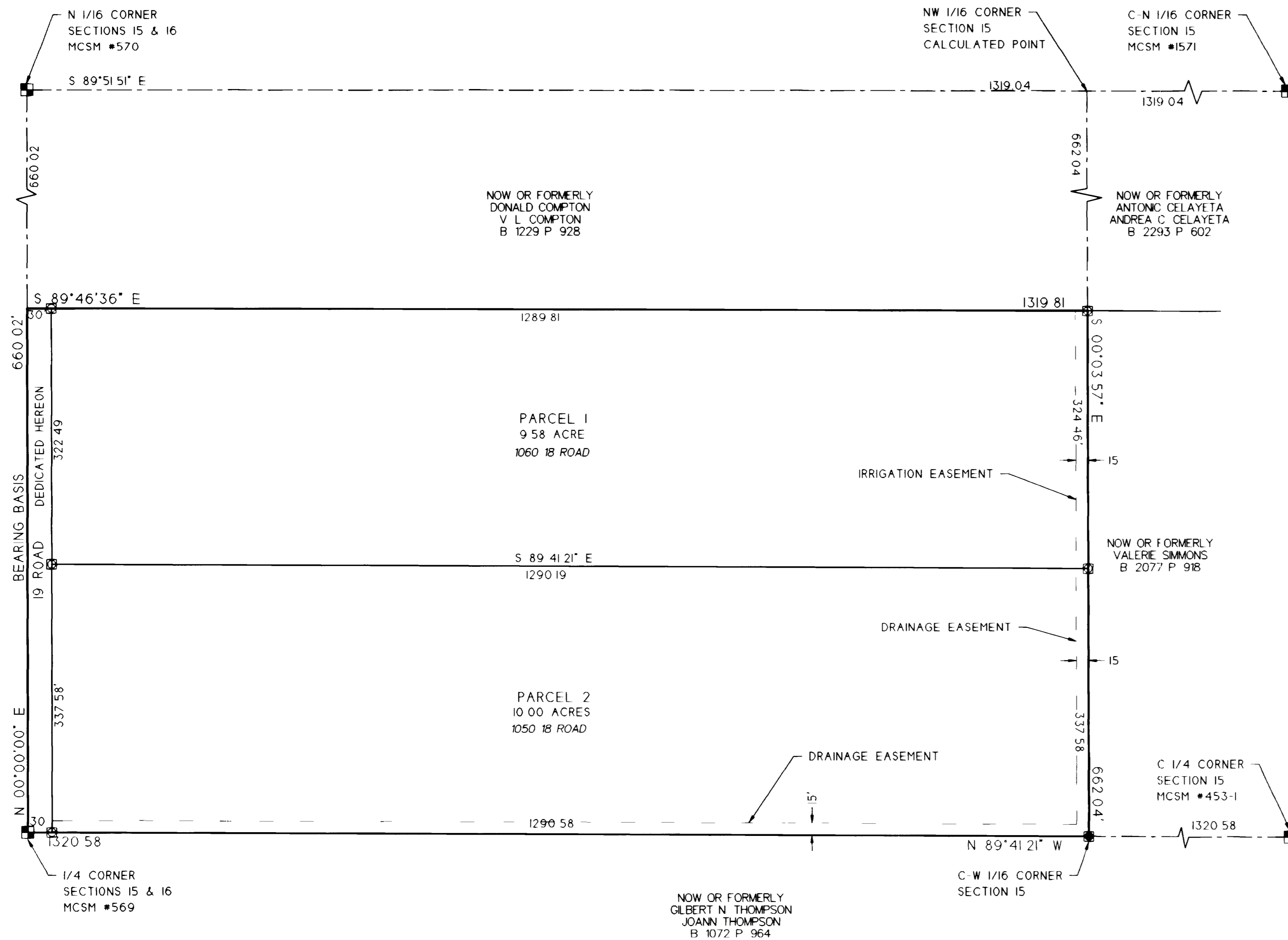
NAME OF PLAT Hopwood Simple Land Dis

OWNERS/NAME OF COMMON INTEREST COMMUNITY/ NAME OF ASSOCIATION

Hopwood, Dale
Sharon K.

HOPWOOD SIMPLE LAND DIVISION

AN EXEMPTION PLAT PURSUANT TO CRS 30-28-101(10)(d)
IN THE SW 1/4 NW 1/4 SECTION 15, TOWNSHIP 1 NORTH,
RANGE 2 WEST, UTE MERIDIAN, MESA COUNTY, COLORADO



- LEGEND
- FOUND MESA COUNTY SURVEY MARKER
 - SET #6 REBAR & 2 1/2" ALLOY CAP - LS 27266
 - SET #5 REBAR & CAP - LS 27266

THIS SUBDIVISION IS IN AN AGRICULTURAL AREA IT IS HEREBY RECOGNIZED THAT AGRICULTURAL USES MAY CONTINUE IN THE AREA AND SHALL NOT BE CONSIDERED A NUISANCE UNLESS GROSS NEGLIGENCE IS PROVEN PURSUANT TO C R S 35-3 5-101

DEDICATION

KNOW ALL MEN BY THESE PRESENTS

That the undersigned are the owners of that real property situated in the County of Mesa State of Colorado and that being a part of the SW 1/4 NW 1/4 of Section 15 Township 1 North Range 2 West of the Ute Meridian as recorded in Book 1927 Page 438 of the Mesa County Records as shown on the accompanying plat being more particularly described as follows

The South 1/2 of the Southwest 1/4 Northwest 1/4 Section 15 Township 1 North Range 2 West of the Ute Meridian

That said owners have caused said real property to be laid out and surveyed as HOPWOOD SIMPLE LAND DIVISION an exemption plat pursuant to CRS 30-28-101(10)(d) of a part of Mesa County State of Colorado

That said owners do hereby dedicate and set apart all of that portion of said real property which is labeled 19 ROAD to Mesa County for the use of the public forever
FURTHER that said owners do hereby dedicate and set apart all of those portions of said real property which are labeled as IRRIGATION EASEMENT on the accompanying plat as easements for the installation and maintenance of irrigation facilities
FURTHER that said owners do hereby dedicate and set apart all of those portions of said real property which are labeled as DRAINAGE EASEMENT on the accompanying plat as easements for the installation and maintenance of drainage facilities
said easement shall include further right of ingress and egress to and from said easement being reasonable and prudent as to all usage

That said owners do hereby acknowledge and affirm that there are no lienholders or other adverse claimants that could affect the validity of this dedication

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this ___ day of _____ 1997

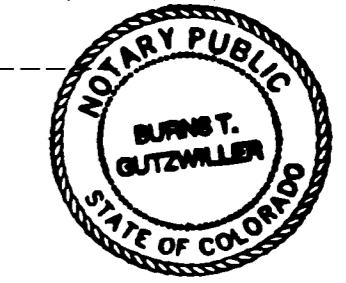
Dale Hopwood
Dale Hopwood

Sharon K. Hopwood
Sharon K. Hopwood

STATE OF COLORADO)
)SS
COUNTY OF MESA)

The foregoing instrument was acknowledged before me this 18 day of November 1997 by Dale Hopwood and Sharon K Hopwood

My Commission expires _____
Witness my hand and official Seal
Bruce T. Gatzert
Notary Public



CLERK AND RECORDERS CERTIFICATE
STATE OF COLORADO)
)SS
COUNTY OF MESA)

I hereby certify that this instrument was filed in my office at 1:10 o'clock PM, this 19th day of November 1997, and is duly recorded in Plat Book No. 16 Page 45 Reception No. 1821371 Drawer DD 158
Monika Todd \$10.00 FEE 11-18-97 Ruthy West
Clerk and Recorder FEE Deputy

BOARD OF COUNTY COMMISSIONERS CERTIFICATE
Approved this 19th day of November 1997
Board of County Commissioners of the County of Mesa, Colorado

Joseph B. Senora
Chairman

I HEREBY CERTIFY TO DALE HOPWOOD THAT THIS PLAT OF SURVEY CORRECTLY REPRESENTS THE RESULTS OF A SURVEY WHICH IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF DONE ON THE PREMISES IN JUNE 1997

BARRY L HAAG
P L S 27266
3004 BOOKCLIFF AVENUE
GRAND JUNCTION COLORADO 81504
PHONE (970) 434 4679



NOTICE According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discovered 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 the certification shown hereon

HOPWOOD SIMPLE LAND DIVISION

SITUATE
S 1/2 SW 1/4 NW 1/4 SECTION 15
TOWNSHIP 1 NORTH - RANGE 2 WEST - UTE MERIDIAN
MESA COUNTY COLORADO
PREPARED FOR
DALE HOPWOOD
SCALE 1"=100' **JUNE 20, 1997**