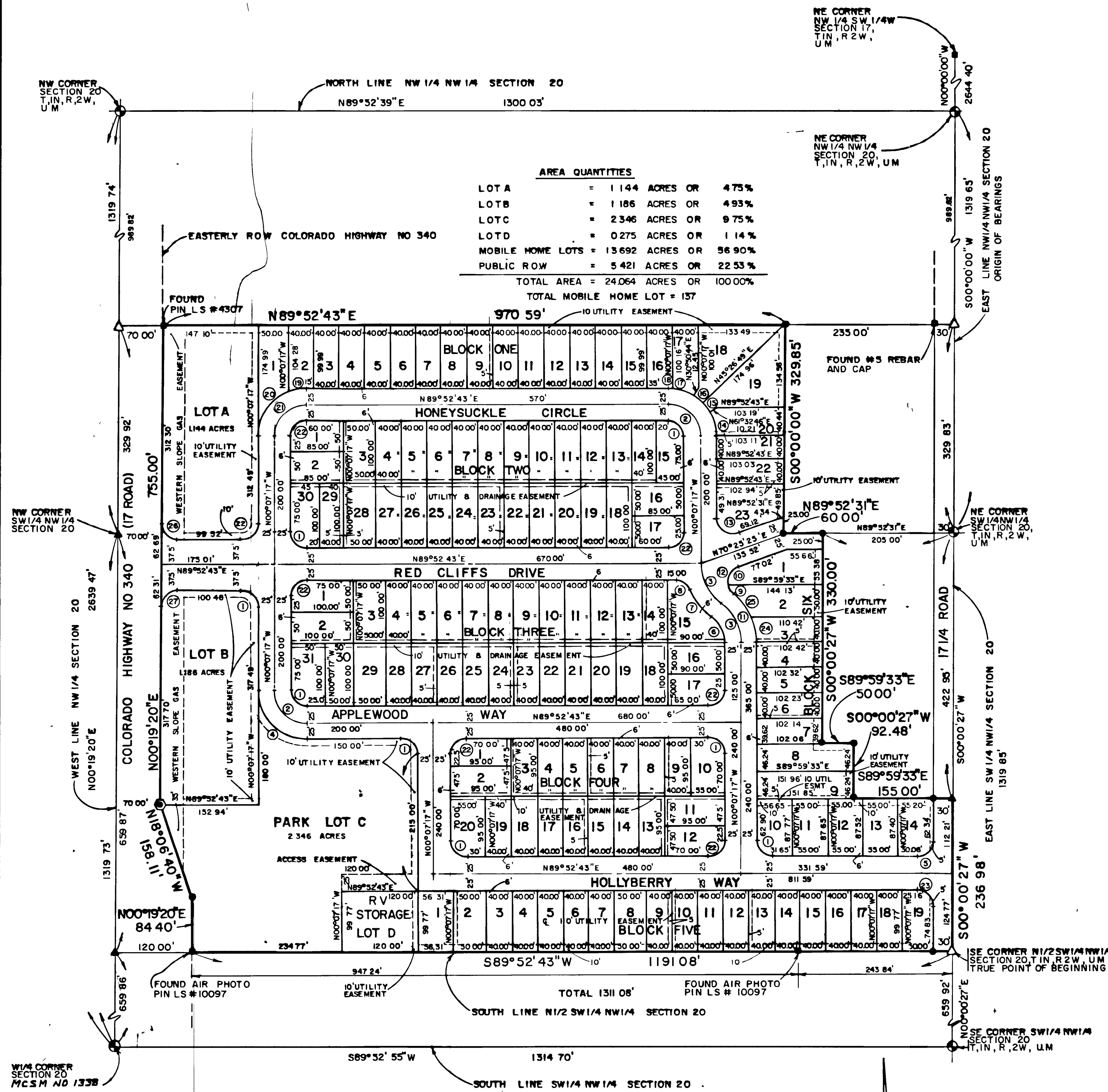


RED CLIFFS MOBILE HOME VILLAGE

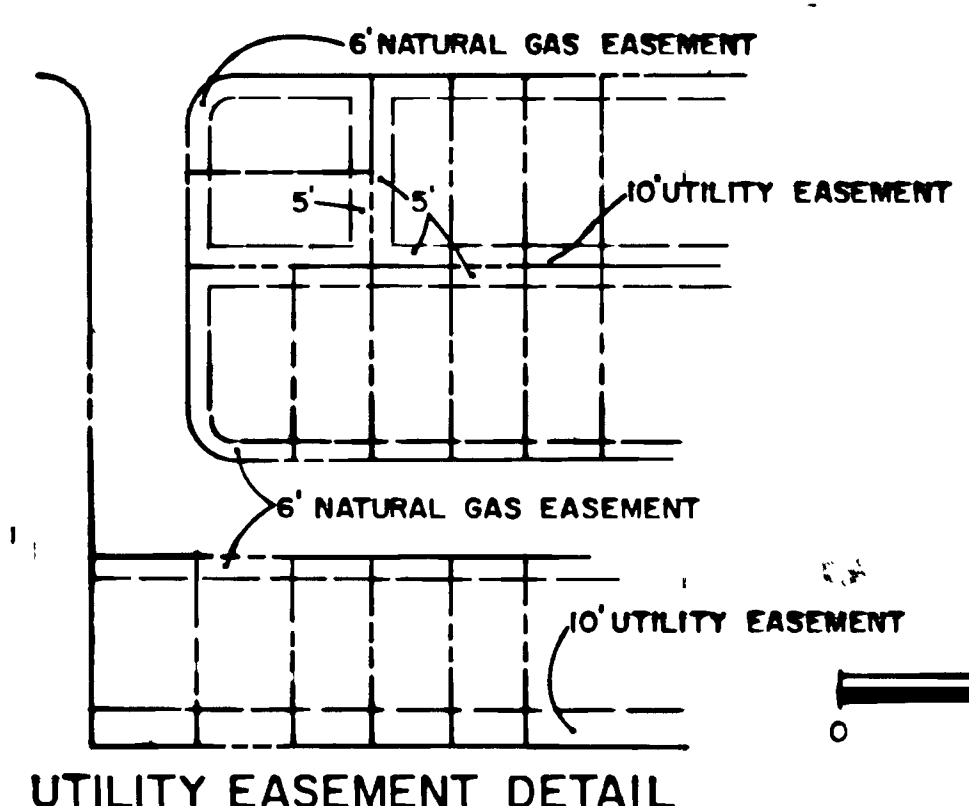
T 48



AREA QUANTITIES

LOTA	= 1144 ACRES OR 475%
LOTB	= 1186 ACRES OR 493%
LOT C	= 2346 ACRES OR 975%
LOT D	= 0275 ACRES OR 114%
MOBILE HOME LOTS	= 13692 ACRES OR 56.90%
PUBLIC ROW	= 5421 ACRES OR 22.53%
TOTAL AREA = 24064 ACRES OR 100.00%	
TOTAL MOBILE HOME LOT = 137	

- LEGEND**
- ◆ FOUND MESA COUNTY SURVEY MARKER
 - ▲ SET PK NAIL
 - FOUND 5/8" REBAR AND MONUMENT CAP AS INDICATED
 - SET 5/8" REBAR AND MONUMENT CAP (LS# 9960) IN CONCRETE
 - ⊥ 5/8" REBAR AND MONUMENT CAP SET AT ALL LOT CORNERS
 - ⊙ FOUND HIGHWAY RIGHT OF WAY MARKER
 - △ FOUND HINGE BOLT



KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Red Cliffs, Ltd., a Colorado limited partnership, is the owner of that real property situated in the Town of Fruits, County of Mesa, State of Colorado, and being in a part of the W 1/2 NW 1/4 of Section 20, Township 1 North, Range 2 West of the Ute Meridian, as shown on the accompanying plat, said real property being more particularly described as follows:

Commencing at the SE Corner of the SW 1/4 NW 1/4 of said Section 20; Thence N 00° 00' 27" E along the east line of the SW 1/4 NW 1/4 of said Section 20 a distance of 699.92 feet to the SE Corner of the N 1/2 SW 1/4 NW 1/4 of said Section 20 and the TRUE POINT OF BEGINNING; Thence S 89° 52' 43" W along the south line of the N 1/2 SW 1/4 NW 1/4 of Section 20 a distance of 1191.08 feet to a point on the easterly right of way of Colorado Highway #340; Thence along said easterly right of way of Colorado Highway #340 by the following three courses and distances: (1) N 00° 19' 20" E 84.40 feet; (2) N 18° 06' 40" W 158.11 feet; (3) W 00° 19' 20" E 755.01 feet; Thence N 89° 52' 43" E 970.59 feet; Thence S 00° 00' 00" W 329.85 feet; Thence N 89° 52' 31" E 60.00 feet; Thence S 00° 00' 27" W 330.00 feet; Thence S 89° 59' 33" E 50.00 feet; Thence S 00° 00' 27" W 92.48 feet; Thence S 89° 59' 33" E 155.00 feet to a point on the east line of the SW 1/4 NW 1/4 of said Section 20; Thence S 00° 00' 27" W along said east line of the SW 1/4 NW 1/4 of Section 20 a distance of 236.98 feet to the TRUE POINT OF BEGINNING, containing 24.064 acres.

That said owner has caused the said real property to be laid out and surveyed as Red Cliffs Mobile Home Village, a subdivision of a part of the Town of Fruits, Mesa County, Colorado.

That said owner does hereby dedicate and set apart all of the streets, road and park as shown on the accompanying plat to the use of the public forever, and hereby dedicate to the Public Utilities those portions of said real property which are labeled as utility easements on the accompanying plat as perpetual easements for the installation and maintenance of utilities, irrigation and drainage facilities, including but not limited to electric lines, gas lines, telephone lines. Together with the right to trim interfering trees and brush; with perpetual right of ingress and egress for installation, maintenance and replacement of such lines. Said easements and rights shall be utilized in a reasonable and prudent manner.

That all expense for street paving or improvements shall be furnished by the seller or purchaser, not by the Town of Fruits or the County of Mesa.

IN WITNESS WHEREOF said owner has caused its name to be hereto subscribed this 17 day of July A.D., 1981.

Red Cliffs Ltd., a Colorado limited Partnership
 Steve Heald, General Partner
 Frank Wisley, Jr., General Partner
 Lawrence R. Tarrant, General Partner

STATE OF COLORADO }
 COUNTY OF MESA } SS

The foregoing instrument was acknowledged before me this 17th day of July A.D., 1981 by Steve Heald, Frank Wisley, Jr. and Lawrence R. Tarrant, General Partners of Red Cliffs Ltd., a Colorado limited Partnership.

My commission expires: 7/25/82
 Witness my hand and official seal.

Alene B. Harvey
 Notary Public

TOWN OF FRUITS PLANNING COMMISSION

STATE OF COLORADO }
 COUNTY OF MESA } SS

Approved this 28th day of July, 1981 A.D., 1981 by the Planning Commission of the Town of Fruits, County of Mesa,

Edwin Robert Orr
 Chairman

TOWN BOARD OF TRUSTEES CERTIFICATE

Approved this 29th day of July A.D., 1981 by the Town Board of Trustees of the Town of Fruits.

William E. Danner
 Chairman

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO }
 COUNTY OF MESA } SS = 126568

I hereby certify that this instrument was filed in my office at 10:24 o'clock P.M. this 13th day of August A.D., 1981 and is duly recorded in Plat Book No. 12 Page 428.

Paul Sawyer
 Clerk and Recorder

By Hazel M. Huskey
 Deputy

Fees: \$ 10.00

SURVEYORS CERTIFICATE

I, James T. Patty Jr., do hereby certify that the accompanying plat of Red Cliffs Mobile Home Village, a subdivision of a part of the Town of Fruits, County of Mesa, Colorado, has been prepared under my direction and accurately represents a survey of same.

James T. Patty Jr.
 Registered Land Surveyor
 Colorado Registration No. 9960



CURVE DATA

No.	Delta	Radius	Tangent	Length	Chord	Bearing
1	90°00'00"	25.00	25.00	39.27	35.36	N 45° 07' 17" W
2	90°00'00"	30.00	50.00	78.54	70.71	N 45° 07' 17" W
3	51° 16' 56"	80.10	38.45	71.69	69.32	N 25° 45' 15" W
4	90°00'00"	75.00	75.00	117.81	106.07	N 45° 07' 17" W
5	89° 52' 16"	25.00	24.94	39.21	35.32	S 44° 56' 35" W
6	51° 16' 56"	55.10	26.45	49.32	47.69	N 25° 45' 15" W
7	28° 40' 49"	105.10	26.87	52.61	52.06	N 37° 03' 49" W
8	87° 23' 57"	25.00	18.67	29.41	27.74	N 56° 25' 19" W
9	34° 01' 17"	25.00	7.65	14.84	14.63	N 30° 36' 15" W
10	84° 01' 19"	25.00	22.52	36.66	33.46	N 28° 24' 16" W
11	47° 29' 54"	105.10	46.24	87.13	84.65	N 23° 52' 14" W
12	118° 02' 36"	25.00	41.64	51.51	42.87	N 11° 24' 07" E
13	109° 27' 18"	25.00	35.34	47.76	40.82	N 54° 50' 47" W
14	28° 19' 57"	75.00	18.93	37.09	36.71	N 14° 17' 16" W
15	16° 05' 57"	75.00	10.61	21.07	21.00	N 36° 30' 12" W
16	14° 36' 05"	75.00	9.61	19.11	19.06	N 51° 51' 14" W
17	27° 08' 24"	75.00	18.10	39.53	39.19	N 72° 43' 28" W
18	07° 49' 37"	75.00	2.51	5.01	5.01	N 82° 12' 28" W
19	19° 28' 07"	75.00	12.87	26.48	25.34	S 80° 08' 40" W
20	70° 31' 53"	75.00	53.04	92.32	86.61	S 35° 08' 40" W
21	90° 00' 00"	50.00	50.00	78.54	70.71	S 44° 52' 43" W
22	90° 00' 00"	25.00	25.00	39.27	35.36	S 44° 52' 43" W
23	90° 07' 44"	25.00	25.06	39.33	35.39	N 45° 03' 25" W
24	22° 22' 51"	105.10	20.79	41.05	40.79	N 11° 18' 42" W
25	25° 07' 03"	105.10	23.41	46.07	45.71	N 35° 03' 39" W
26	80° 28' 57"	25.00	25.19	39.46	35.49	S 44° 53' 59" E
27	85° 33' 25"	25.00	24.81	39.08	36.22	S 45° 06' 02" W

RED CLIFFS MOBILE HOME VILLAGE

PARAGON ENGINEERING, INC.
 748 N. 10th St.
 Fruita, Colorado 81521