

PLAT IDENTIFICATION SHEET

RECEPTION NO/DATE/TIME

1843088 04/24/98 0255PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$10.00 SURCHG \$1.00

PLAT/CONDO BOOK

16

PAGE

152

DRAWER NO

FF61

FEE \$

10⁰⁰ < 1⁰⁰

NAME OF PLAT

Waters II

OWNERS/NAME OF COMMON INTEREST COMMUNITY/ NAME OF ASSOCIATION

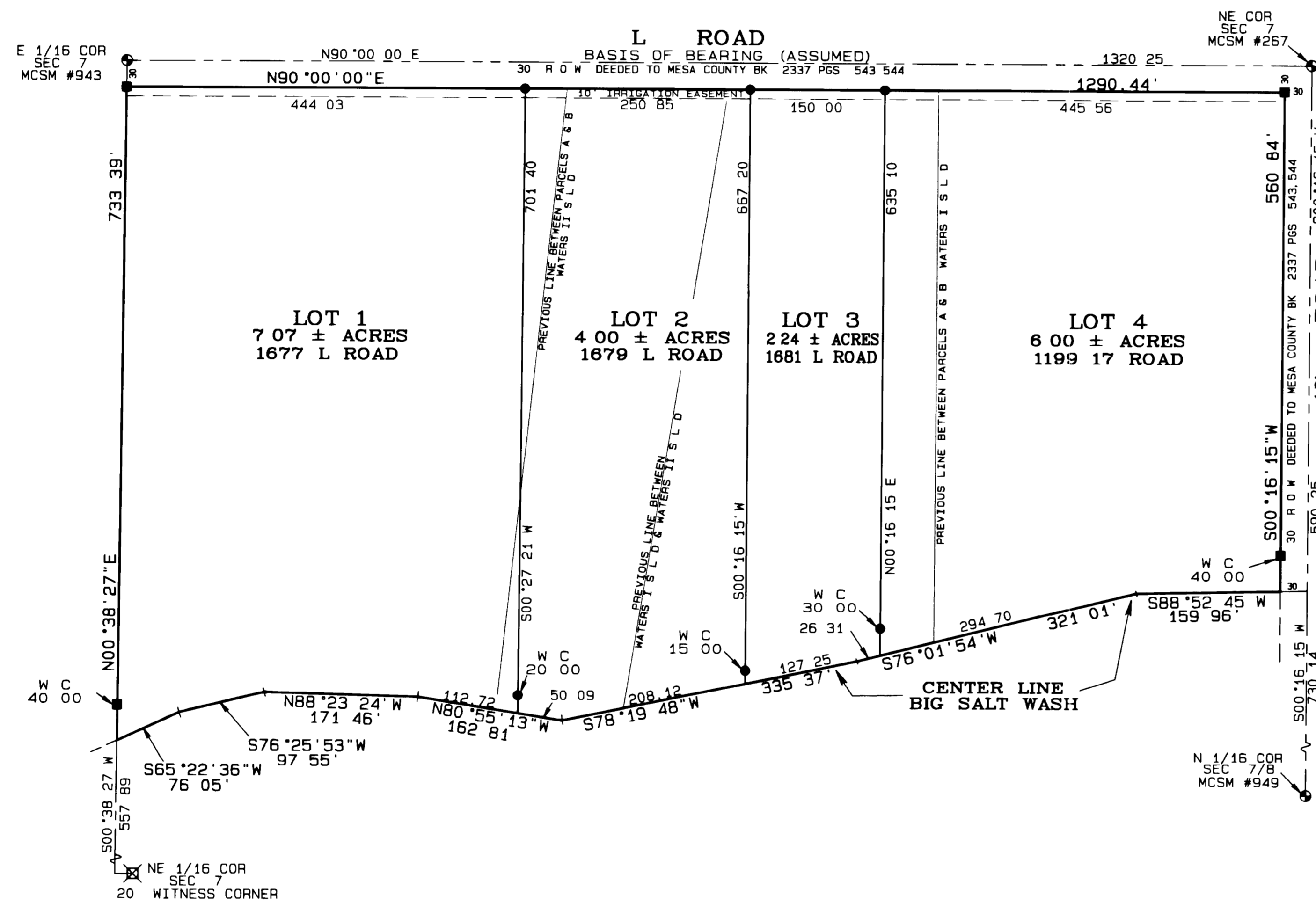
Calvin Wayne Waters

Lee Ann Waters

WATERS III

A REPLAT OF WATERS I SIMPLE LAND DIVISION AND WATERS II SIMPLE LAND DIVISION

MESA COUNTY, COLORADO



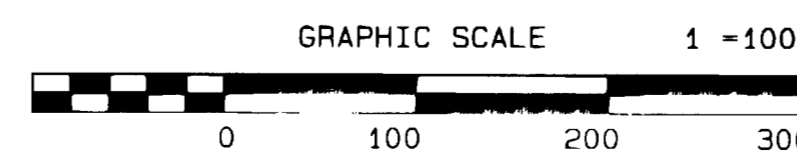
- LEGEND**
- MESA COUNTY SURVEY MARKER
 - FOUND #5 REBAR W/2 ALUM CAP STAMPED D H SURVEYS LS 20677
 - SET #5 REBAR W/2 ALUM CAP STAMPED D H SURVEYS LS 24306
 - FOUND #6 REBAR W/2 ALUM CAP STAMPED D H SURVEYS LS 20677
 - ⊗ 20 WITNESS CORNER

AREA SUMMARY
4 LOTS ±19.31 ACRES / 100%

NOTE THIS PROPERTY CAN NOT BE FURTHER DIVIDED IN THE AFT ZONE

This subdivision 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 C.R.S. 35-3-5-101.

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 the certification shown hereon.



DEDICATION

KNOW ALL MEN BY THESE PRESENTS

That the undersigned Calvin Wayne Waters and Lee Ann Waters are the owners of that real property as described in Plat Book 16 at Pages 48 and 49 of the records of the Mesa County Clerk and Recorders Office being a parcel of land situated in the NE 1/4 NE 1/4 of Section 7 Township 1 North Range 2 West of the Ute Meridian Mesa County Colorado being more particularly described as follows

WATERS I SIMPLE LAND DIVISION AND WATERS II SIMPLE LAND DIVISION, MESA COUNTY COLORADO

That said owners have caused the said real property to be laid out and surveyed as WATERS III SUBDIVISION a land division of a part of the County of Mesa in the State of Colorado

That said owners do hereby dedicate all Irrigation Easements to the owners of the lots and tracts hereby platted as perpetual easements for the installation operation maintenance and repair of private irrigation facilities

Such easements and rights shall be utilized in a reasonable and prudent manner

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

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 14th day of April A D 1998

Calvin Wayne Waters
Calvin Wayne Waters

Lee Ann Waters
Lee Ann Waters

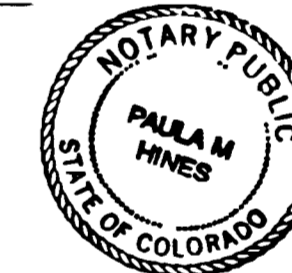
STATE OF COLORADO)
COUNTY OF MESA) ss

The forgoing instrument was acknowledged before me this 14th day of April A D 1998 by Calvin Wayne Waters and Lee Ann Waters

Witness my hand and official seal: *Michael W. Drissel*
Notary Public

Address: 1552 19th Grand Junction, CO

My commission expires AT COMMISSION EXPIRES 05/17/1999



COUNTY COMMISSIONERS CERTIFICATE

Approved this 17th day of April A D 1998 by the Board of County Commissioners of the County of Mesa State of Colorado

James R. Baughman
Chairman

CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed for recording in my office at 2:55 o'clock P.M. this 24th day of April A D 1998 and is duly recorded in Plat Book No 16

at page 152 Reception No 1843058 Fees 10.00 / 1.00 sc

Drawer No FE 601

Shirley Howard
Deputy

Monika Jaki
Clerk and Recorder

SURVEYOR'S STATEMENT

I MICHAEL W. DRISSEL a registered Professional Land Surveyor in the State of Colorado do hereby certify that this subdivision plat and survey of WATERS III A REPLAT OF WATERS I SIMPLE LAND DIVISION AND WATERS II SIMPLE LAND DIVISION, was made by me and/or under my direct supervision and checking and that both are accurate to the best of my knowledge and belief.

Michael W. Drissel
MICHAEL W. DRISSEL PLS 20677

4-16-98
Date

WATERS III		
A REPLAT OF WATERS I S.L.D & WATERS II S.L.D		
LOCATED IN THE		
NE 1/4 NE 1/4, SEC 7, T1N, R2W, U M		
D H SURVEYS INC.		
118 OURAY AVE - GRAND JUNCTION, CO.		
(970) 245-8749		
Designed By S L H	Checked By M W D	Job No 225-98-05
Drawn By TMODEL	Date APRIL, 1998	Sheet 1 OF 1