

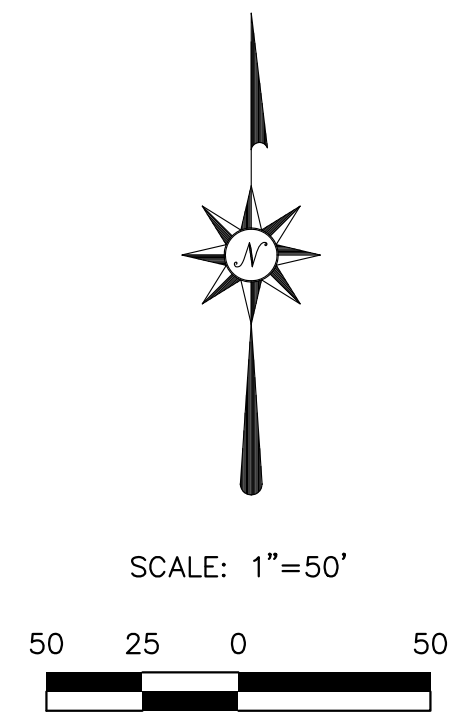
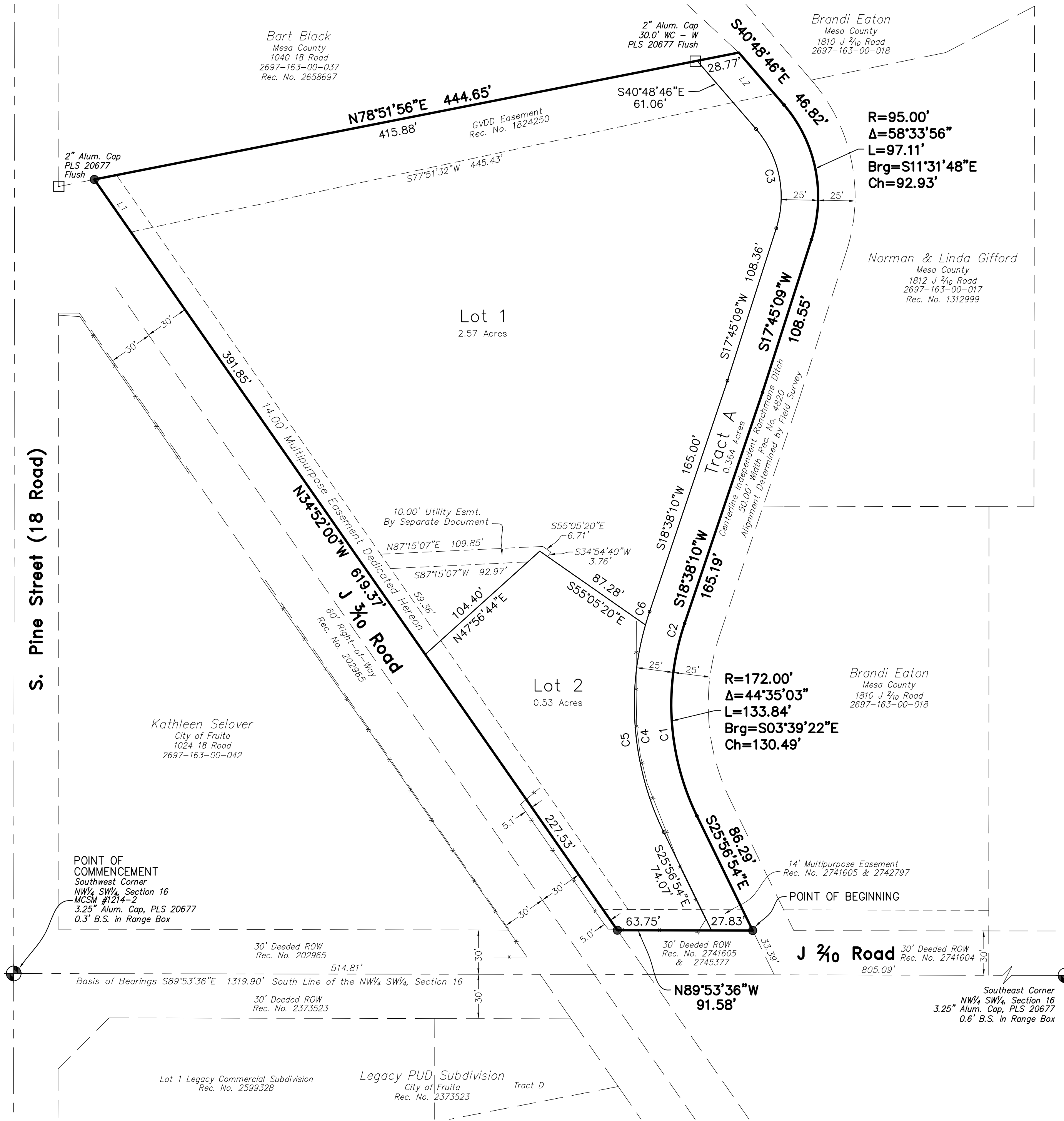


# BERG SUBDIVISION

## LOCATED IN THE

### NW<sup>1</sup>/<sub>4</sub> SW<sup>1</sup>/<sub>4</sub>, SECTION 16, T1N, R2W, UTE MERIDIAN

### CITY OF FRUITA, MESA COUNTY, COLORADO



- ⊕ ALIQUOT SURVEY MARKER, AS NOTED
- FOUND EVIDENCE, AS NOTED
- SET 2" ALUMINUM CAP ON 24" No. 5 REBAR, PLS 38146 FLUSH WITH SURFACE UNLESS OTHERWISE NOTED
- 1.0' WC - SE 1.0' = Distance WC = Witness Corner - SE = Direction
- Rec. No. RECEPTION NUMBER
- Esmt. EASEMENT
- A.S. ABOVE SURFACE
- B.S. BELOW SURFACE
- MCSM MESA COUNTY SURVEY MARKER
- ROW RIGHT-OF-WAY
- PLS PROFESSIONAL LAND SURVEYOR
- Alum. ALUMINUM
- x- FENCE

AREA SUMMARY			
LOTS	=	3.10 Acres	89.60%
TRACT A	=	0.36 Acres	10.40%
TOTAL	=	3.46 Acres	100.00%

**LINE/CURVE TABLES**

LINE	BEARING	DISTANCE
L1	N34°52'00"W	43.38'
L2	S40°48'46"E	36.70'

CURVE	LENGTH	DELTA ANGLE	RADIUS	CH BEARING	CH LENGTH
C1	116.94'	38°57'19"	172.00'	N06°28'14"W	114.70'
C2	9.09'	3°01'38"	172.00'	N14°31'15"E	9.09'
C3	171.55'	58°33'56"	70.00'	S11°31'48"E	88.48'
C4	153.29'	44°35'03"	197.00'	S03°39'22"E	149.46'
C5	143.89'	41°51'02"	197.00'	S05°01'22"E	140.72'
C6	9.40'	2°44'01"	197.00'	S17°16'09"W	9.40'

**SURVEYOR'S CERTIFICATION**

I, J. Ben Elliott, a Registered Land Surveyor licensed under the laws of the State of Colorado, do hereby state that the accompanying Plat of BERG SUBDIVISION, a subdivision of a part of the City of Fruita, State of Colorado, was made from an accurate survey of said property by me and under my supervision. This statement is applicable only to the survey data represented hereon, and does not represent a warranty or opinion as to ownership, lienholders, or quality of title. This survey is not a guaranty or warranty, either expressed or implied.

**BERG SUBDIVISION**  
 LOCATED IN THE  
 NW<sup>1</sup>/<sub>4</sub> SW<sup>1</sup>/<sub>4</sub>, SECTION 16  
 T1N, R2W, UTE MERIDIAN  
 CITY OF FRUITA, MESA COUNTY, COLORADO

**High Desert Surveying, Inc.**  
 591 25 Road, Suite B1  
 Grand Junction, Colorado 81505  
 Telephone: 970.254.8649 Fax 970.241.0451

PROJ. NO. 22-108	SURVEYED	DRAWN	CHK'D	SHEET	OF
DATE: OCTOBER, 2022	BO/SG	BE		1	2

J. Ben Elliott  
 COLORADO PROFESSIONAL LAND SURVEYOR  
 P.L.S. NO. 38146