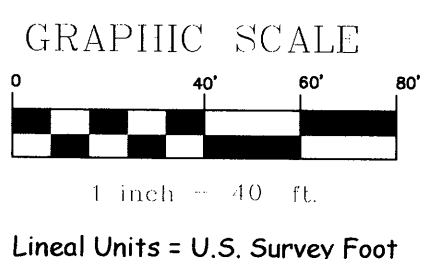
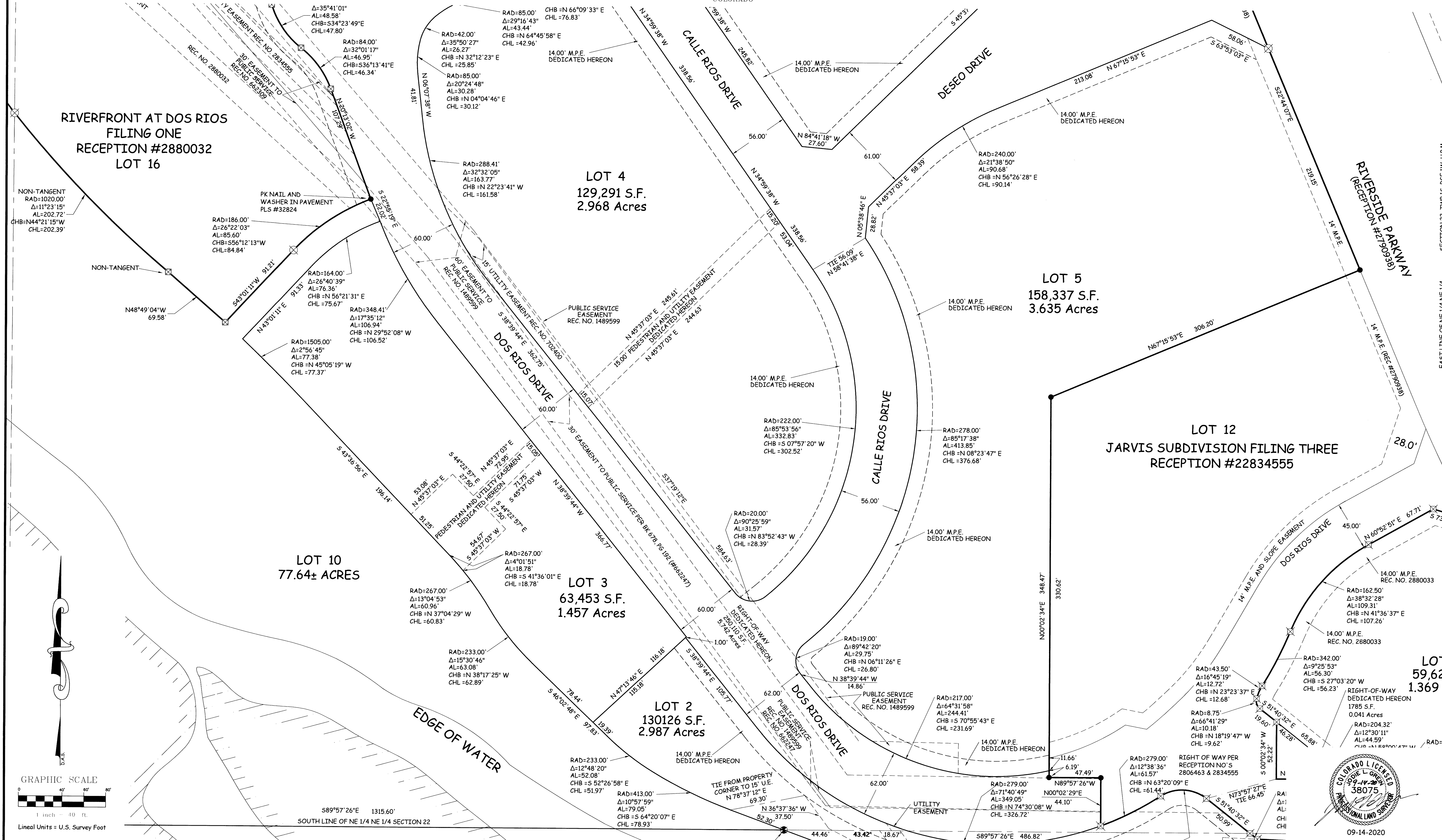


# RIVERFRONT AT DOS RIOS FILING THREE

LYING WITHIN THE NE 1/4 OF SEC 22 AND W 1/2 OF SEC 23, TWP 1S, RGE 1W, U.P.M. BEING A REPLAT OF LOTS 14, 15, AND 17 RIVERFRONT AT DOS RIOS FILING ONE RECEPTION NUMBER 2880032, LOTS 3, 4, 5, AND 6, JARVIS SUBDIVISION FILING ONE, RECEPTION NO. 2790938, LOT 7A RIVERFRONT AT DOS RIOS FILING TWO, RECEPTION NUMBER 2880032, LOTS 1-6 BLOCK 1, EAST 175' OF LOT A BLOCK 2, LOTS 21-27 BLOCK 2 TOGETHER WITH THE ADJOINING VACATED LILA AVE. RIGHT-OF-WAY, AND LOTS 1-8 BLOCK 3 OF O'BOYLES SUBDIVISION RECEPTION NO. 61369, PARCELS OF LAND AS DESCRIBED AT RECEPTION NUMBER 2401390 AND 2879478, AND VACATED RIGHTS OF WAY PER ORDINANCE NO. 4929, MODIFIED BY ORDINANCE NO. 4948, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO



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.

DRAWN BY JLG DATE: 9-10-2020  
CHECKED BY J.B. DATE: 9-10-2020  
APPROVED BY \_\_\_\_\_ DATE: \_\_\_\_\_

SCALE  
1" = 40'



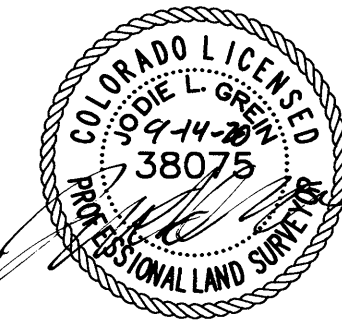
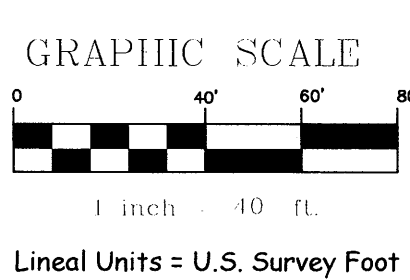
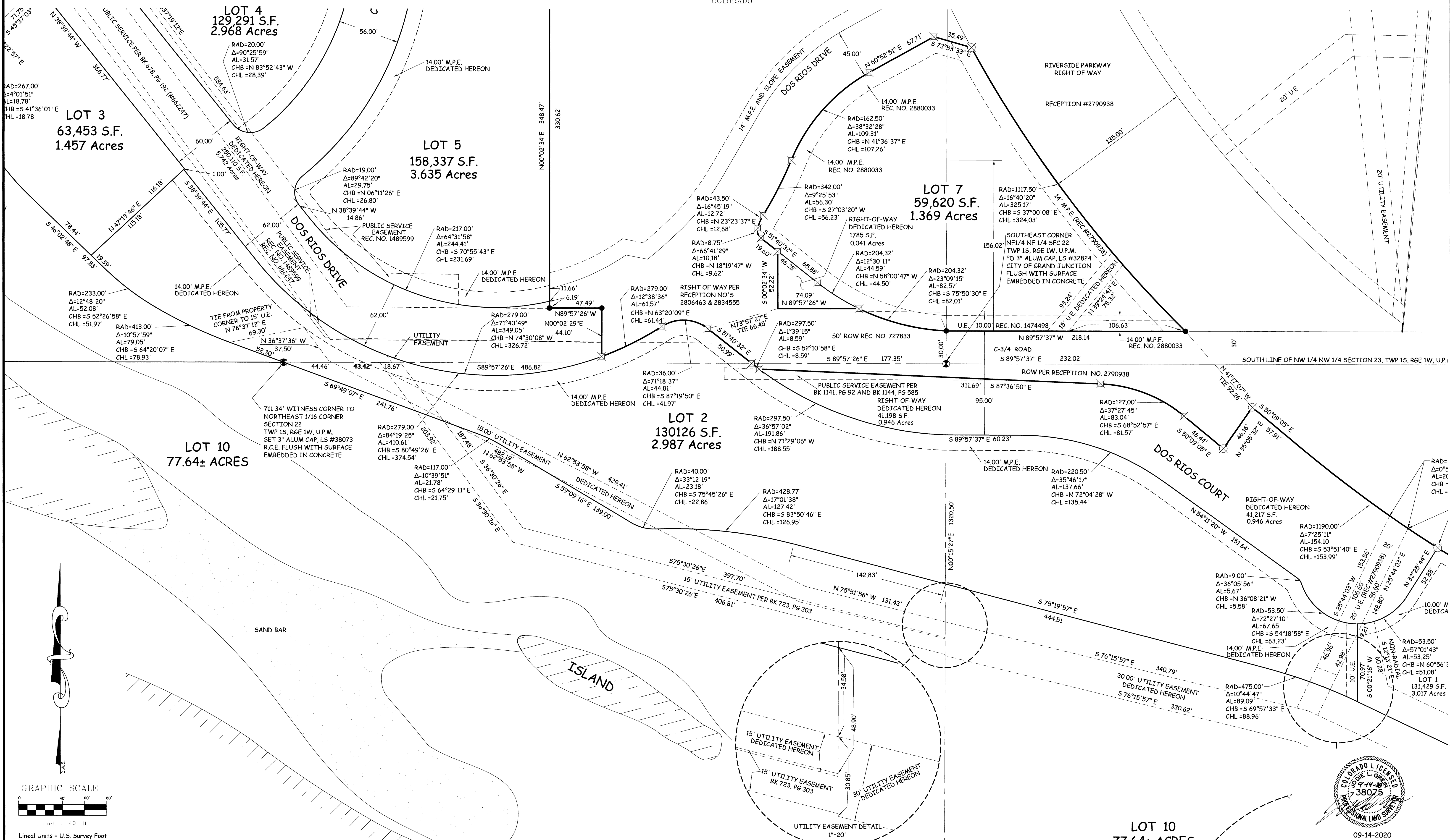
PUBLIC WORKS  
ENGINEERING DIVISION  
SURVEY DEPARTMENT

RIVERFRONT AT DOS RIOS FILING THREE  
NE 1/4 SEC 22 & W 1/2 SEC 23  
TWP 1S, RGE 1W, U.P.M.

SEE SHEET 1 FOR CERTIFICATION  
SHEET NO. 6  
OF 9

# RIVERFRONT AT DOS RIOS FILING THREE

LYING WITHIN THE NE 1/4 OF SEC 22 AND W 1/2 OF SEC 23, TWP 1S, RGE 1W, U.P.M. BEING A REPLAT OF LOTS 14, 15, AND 17 RIVERFRONT AT DOS RIOS FILING ONE, RECEPTION NUMBER 2880032, LOTS 3, 4, 5, AND 6, JARVIS SUBDIVISION FILING ONE, RECEPTION NO. 2790938, LOT 7A RIVERFRONT AT DOS RIOS FILING TWO, RECEPTION NUMBER 2880033, LOTS 1-6 BLOCK 1, EAST 175' OF LOT A BLOCK 2, TOGETHER WITH THE ADJOINING VACATED LLA AVE, RIGHT-OF-WAY, AND LOTS 1-8 BLOCK 3 OF O'BOYLES SUBDIVISION RECEPTION NO. 61369, PARCELS OF LAND AS DESCRIBED AT RECEPTION NUMBER 2401390 AND 2879478, AND VACATED RIGHTS OF WAY PER ORDINANCE NO. 4929, MODIFIED BY ORDINANCE NO. 4948, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO



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SCALE  
1" = 40'



PUBLIC WORKS  
ENGINEERING DIVISION  
SURVEY DEPARTMENT

RIVERFRONT AT DOS RIOS FILING THREE  
NE 1/4 SEC 22 & W 1/2 SEC 23  
TWP 1S, RGE 1W, U.P.M.  
SHEET NO. 7  
OF 9

09-14-2020  
SEE SHEET 1 FOR CERTIFICATION

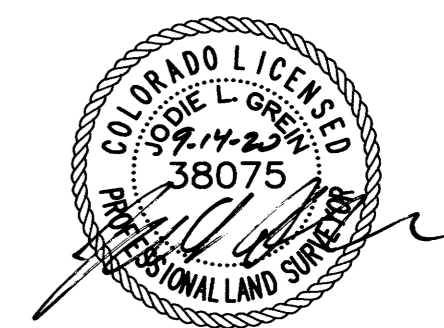
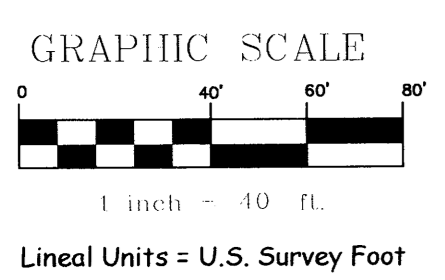
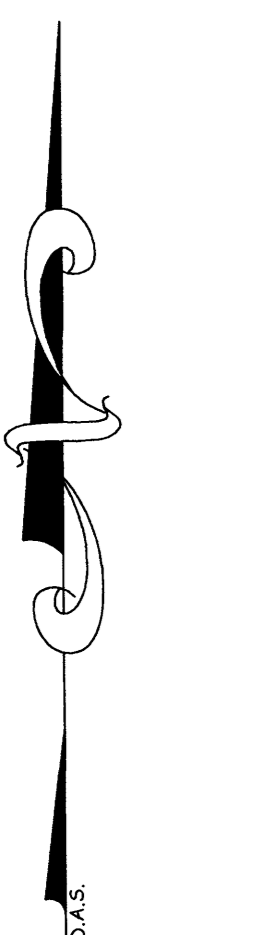
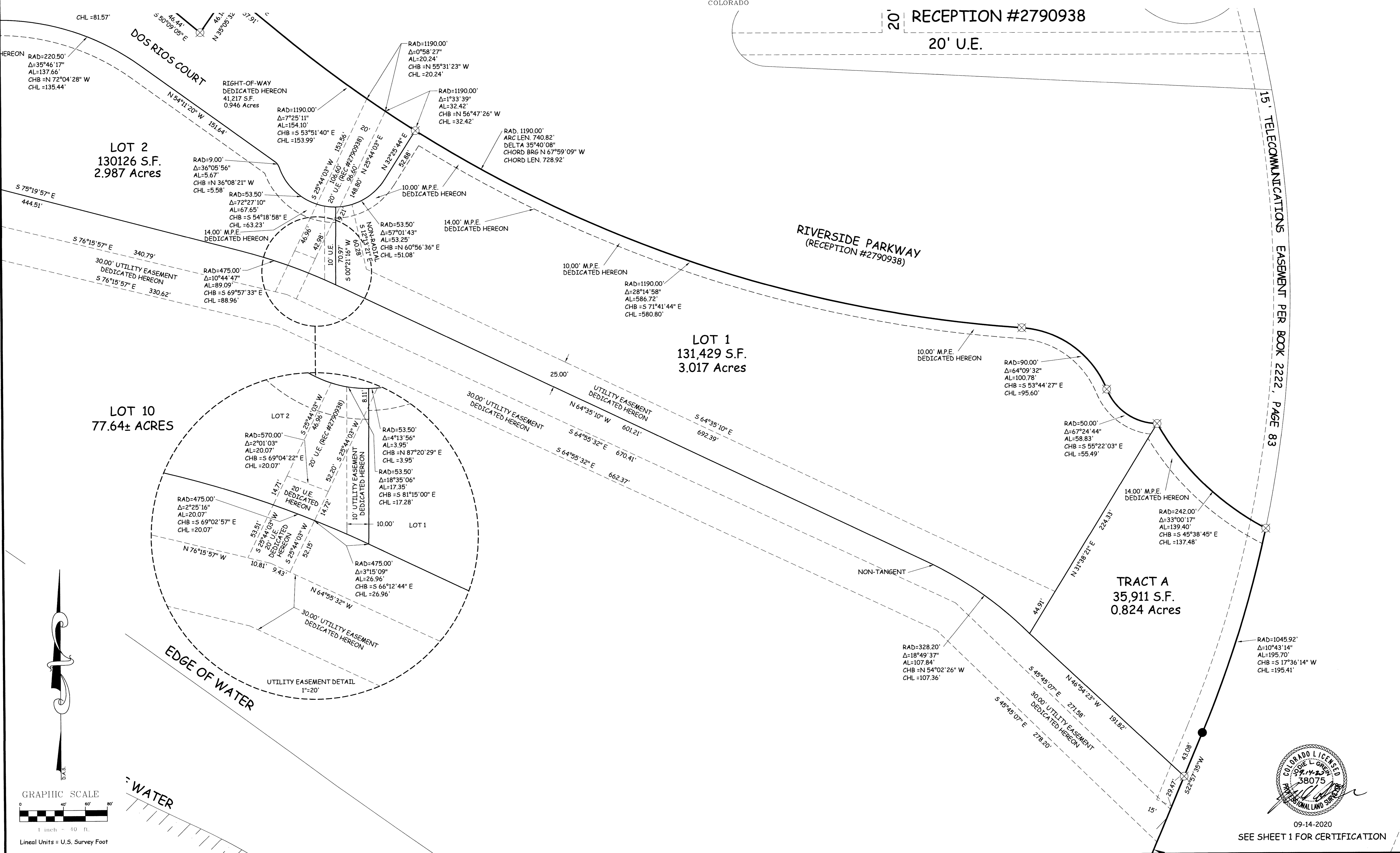


# RIVERFRONT AT DOS RIOS FILING THREE

LYING WITHIN THE NE 1/4 OF SEC 22 AND W 1/2 OF SEC 23, TWP 1S, RGE 1W, U.P.M. BEING A REPLAT OF LOTS 14, 15, AND 17 RIVERFRONT AT DOS RIOS FILING ONE, RECEPTION NUMBER 2880032, LOTS 3, 4, 5, AND 6, JARVIS SUBDIVISION FILING ONE, RECEPTION NO. 2790938, LOT 7A RIVERFRONT AT DOS RIOS FILING TWO, RECEPTION NUMBER 2880033, LOTS 1-6 BLOCK 1, EAST 175' OF LOT A BLOCK 2, LOTS 21-27 BLOCK 2 TOGETHER WITH THE ADJOINING VACATED LILA AVE. RIGHT-OF-WAY, AND LOTS 1-8 BLOCK 3 OF O'BOYLES SUBDIVISION RECEPTION NO. 61369, PARCELS OF LAND AS DESCRIBED AT RECEPTION NUMBER 2401390 AND 2879478, AND VACATED RIGHTS OF WAY PER ORDINANCE NO. 4929, MODIFIED BY ORDINANCE NO. 4948, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO

20' RECEPTION #2790938  
20' U.E.

15' TELECOMMUNICATIONS EASEMENT PER BOOK 2222, PAGE 83



09-14-2020  
SEE SHEET 1 FOR CERTIFICATION

C:\PROJECTS\15\0405\02 RIVERFRONT AT DOS RIOS FILING THREE

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SCALE  
1" = 40'



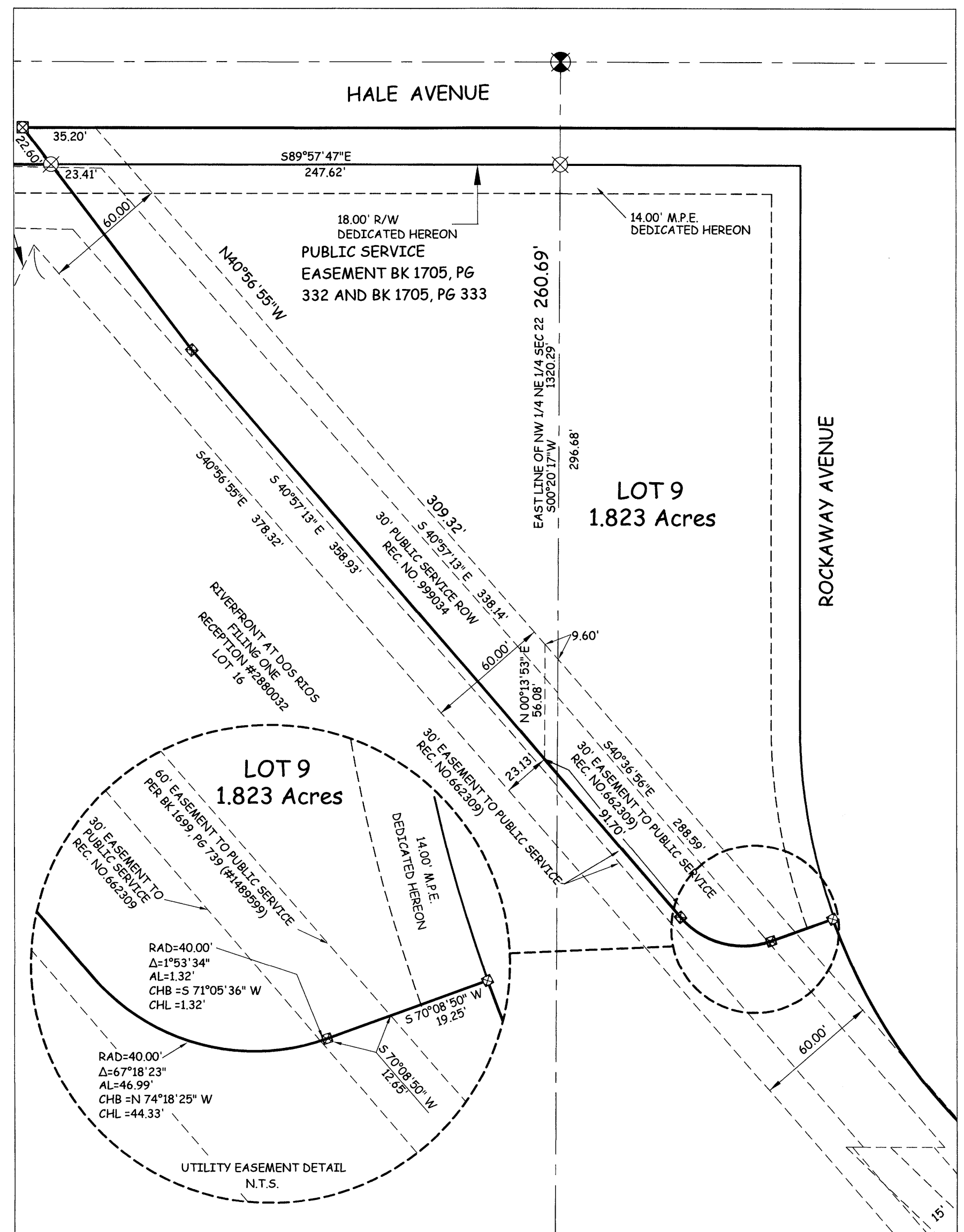
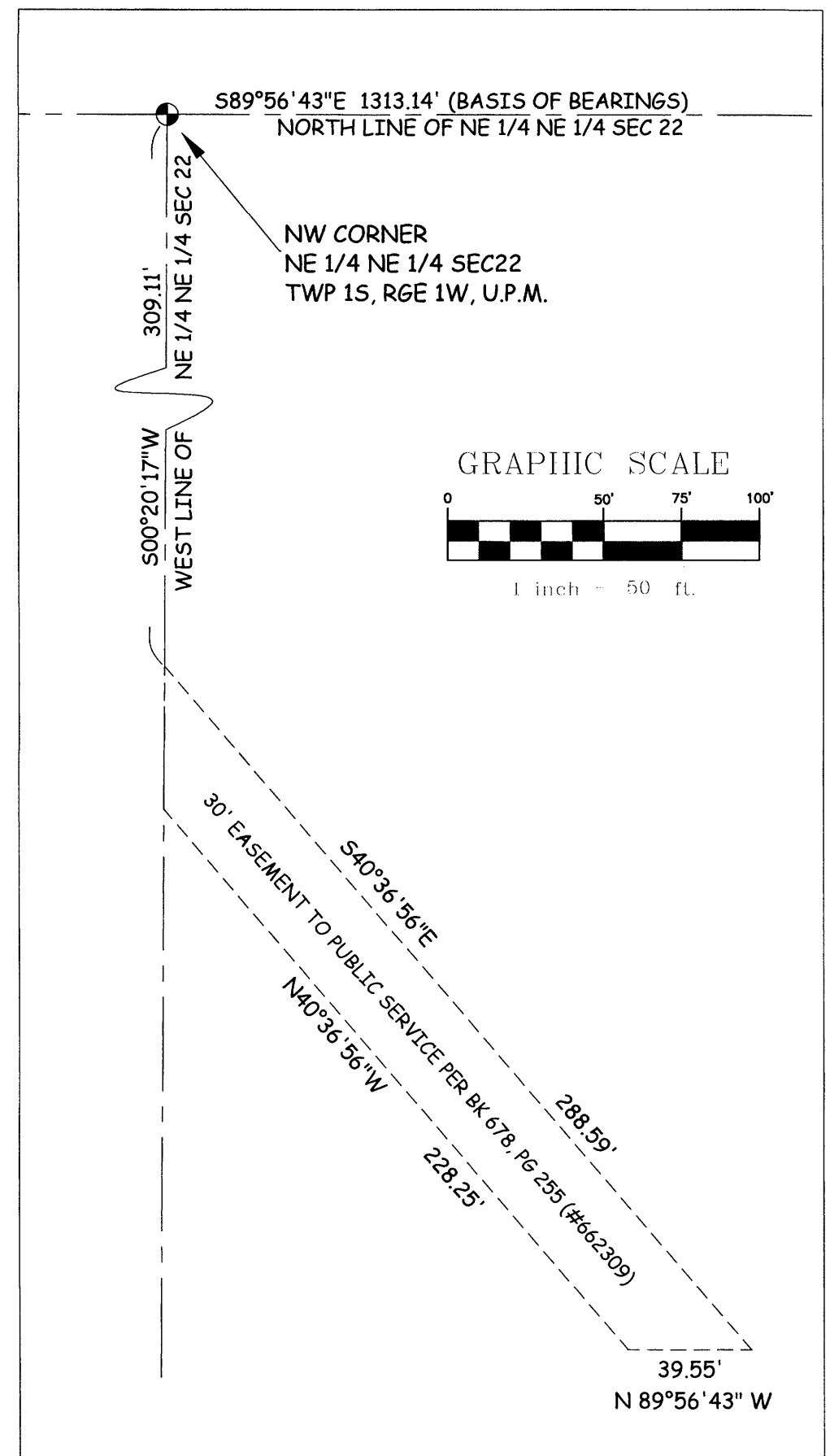
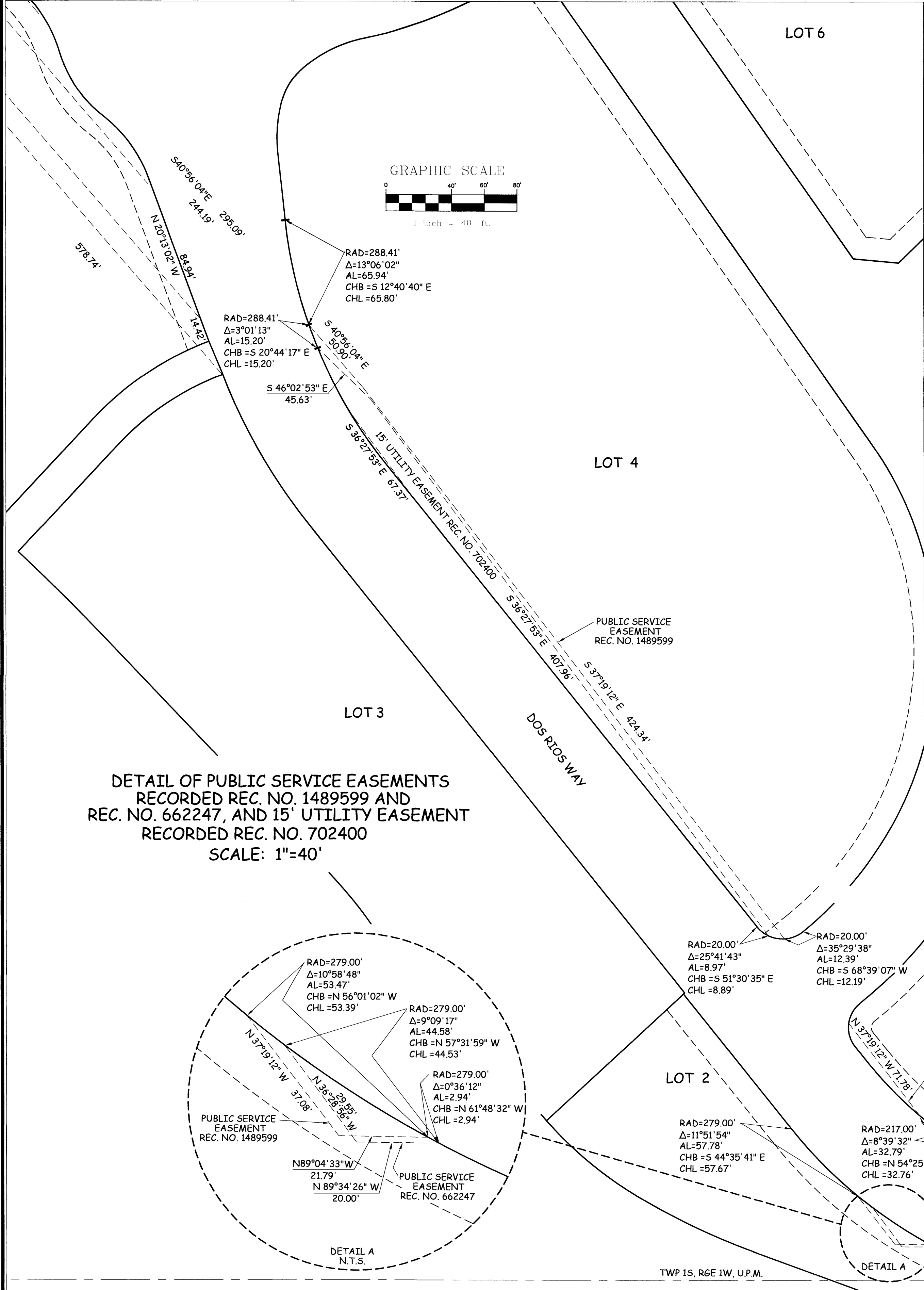
PUBLIC WORKS  
ENGINEERING DIVISION  
SURVEY DEPARTMENT

RIVERFRONT AT DOS RIOS FILING THREE  
NE 1/4 SEC 22 & W 1/2 SEC 23  
TWP 1S, RGE 1W, U.P.M.

SHEET NO. 8  
OF 9

# RIVERFRONT AT DOS RIOS FILING THREE

Lying within the NE 1/4 of SEC 22, TWP 1S, R6E 1W, U.P.M. BEING A REPLAT OF LOTS 14, 15, AND 17 RIVERFRONT AT DOS RIOS FILING ONE, RECEPTION NUMBER 280032, LOTS 3, 4, 5, AND 6, JARVIS SUBDIVISION FILING ONE, RECEPTION NO. 270036, LOT 7A RIVERFRONT AT DOS RIOS FILING TWO, RECEPTION NUMBER 280033, LOTS 1, 6, BLOCK 1, EAST 1/2 OF LOT 4 BLOCK 2, LOTS 21, 27 BLOCK 2 TOGETHER WITH THE ADJOINING VACATED LILA AVE. RIGHT-OF-WAY, AND LOTS 1-8, BLOCK 3 OF CHEVY'S SUBDIVISION RECEPTION NO. 6109, PARCELS OF LAND AS DESCRIBED AT RECEPTION NUMBERS 240050 AND 2879478, AND VACATED RIGHTS OF WAY PER ORDINANCE NO. 4929, MODIFIED BY ORDINANCE NO. 4948, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO



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 APPROVED BY \_\_\_\_\_ DATE: \_\_\_\_\_

SCALE \_\_\_\_\_  
 VARIES \_\_\_\_\_



PUBLIC WORKS  
 ENGINEERING DIVISION  
 SURVEY DEPARTMENT

**RIVERFRONT AT DOS RIOS FILING THREE**  
 NE 1/4 SEC 22 & W 1/2 SEC 23  
 TWP 1S, R6E 1W, U.P.M.

SHEET NO. 9  
 OF 9



09-14-2020  
 SEE SHEET 1 FOR CERTIFICATION