

NIE05UNA

TYPE OF RECORD:	PERMANENT
CATEGORY OF RECORD:	DEED (QUIT CLAIM DEED)
NAME OF PROPERTY OWNER OR GRANTOR:	NIESBROS FARMS, INC.
PURPOSE:	AN EASEMENT FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF A TURN-AROUND
ADDRESS:	UNAWEEP AND FALL CREEK UNAWEEP HEIGHTS; FILING 4
PARCEL NO:	2943-301-82-004
CITY DEPARTMENT:	PUBLIC WORKS AND PLANNING
YEAR:	2005
EXPIRATION:	NONE
DESTRUCTION:	NONE

EXHIBIT A

EASEMENT DESCRIPTION

A parcel of land situated in the south half of the northeast quarter of Section 30, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being that part of Lot 10 of the Orchard Mesa Land Company's Orchard Subdivision more particularly described as follows:

Commencing, as a point of reference, at a #6 rebar with an aluminum cap marked "LS 16835" for the northeast sixteenth corner of Section 30 whence a Mesa County Survey Marker for the north sixteenth corner of said section 20 bears North 89°58'04" East, a distance of 1312.07 feet with all bearings herein relative thereto;

Thence South 89°58'35" West, a distance of 4.97 feet to the northwest corner of the vacated right-of-way reverted to said Lot 10;

Thence South 0°01'25" East, a distance of 19.90 feet to the northwest corner of said Lot 10 as platted;

Thence South 0°07'22" East along the west line of said Lot 10, a distance of 129.26 to the Point of Beginning;

Thence North 44°48'31" East, a distance of 15.54 feet;

Thence 96.72 feet along the arc of a 41.00 foot radius tangent curve to the right, through a central angle of 135°10'04", with a chord bearing South 67°36'27" East, a distance of 75.80 feet to the midpoint of said curve;

Thence continuing 96.72 feet southerly, southwesterly, westerly and northwesterly along the arc of said curve, through a central angle of 135°10'04", with a chord bearing South 67°33'37" West, a distance of 75.80 feet;

Thence North 44°51'21" West tangent to said curve, a distance of 15.45 feet to the west line of said Lot 10;

Thence along said west line North 00°07'22" West, a distance of 35.84 feet to the Point of Beginning.

Containing 0.122 acres, more or less.

This description was prepared by:
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NOTICE: Any rewriting or retyping of this description must NOT include this preparation information. Lack of an embossed seal indicates this document is not the original.