

Rev. March 8, 2005
December 13, 2004
071514.402.1.0025

PROPERTY DESCRIPTION
Parcel F-11 Rev

A parcel of land being a portion of a tract of land described in Book 2384 at Page 595, recorded on December 10, 1997 in the Mesa County Clerk and Recorder's office, being in the Northeast Quarter of Section 24, Township 1 South, Range 1 West of the Ute Principal Meridian, Mesa County, Colorado being more particularly described as follows:

COMMENCING at the Northeast corner of the Northwest Quarter of the Northeast Quarter of said Section 24 (a 2 3/4" Mesa County brass cap, illegible) whence the North Quarter corner of said Section 24 (a Mesa County brass cap in a 4" pipe with concrete), bears N89°59'29"W a distance of 1311.17 feet;


THENCE S78°04'41"W a distance of 145.12 feet to the POINT OF BEGINNING:

THENCE N89°59'29"W along a line being 30.00 feet southerly of and parallel with the northerly line of said Northwest Quarter of the Northeast Quarter of Section 24 a distance of 185.82 feet;
THENCE N00°01'13"E along the westerly line of said tract of land described in Book 2384 at Page 595 a distance of 30.00 feet;
THENCE S89°59'29"E along the northerly line of said Northwest Quarter of the Northeast Quarter of Section 24 a distance of 185.79 feet;
THENCE S00°01'31"E along the easterly line of said tract of land described in Book 2384 at Page 595 a distance of 30.00 feet to the POINT OF BEGINNING.

The above described parcel contains 5,574 square feet, (0.128 Acres), more or less.

Currently 2,959 square feet (0.068 Acres) more or less, of the above described parcel is being used as a roadway.

Basis of Bearing: N89°58'01"E between Mesa County Local Coordinate System points Southwest Corner of Section 15 (2-1/2"Alumn.Cap in Monument Box Stamped: AES T1S R1W S16/S15/S21/S22 2002 PLS 24320) and the Southeast Corner of Section 15, (2-1/2"Brass Cap Stamped: COUNTY SURVEY MARKER 828-1 15/14/22/23), both in Township 1 South, Range 1 West Ute P.M.


Prepared by 
Date: 3-08-04
Marla Mellor McElroy, PLS 24961
For and on behalf of Carter Burgess, Inc.

Carter & Burgess, Inc. Carter & Burgess Architects/Engineers, Inc. Carter & Burgess Consultants, Inc.
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