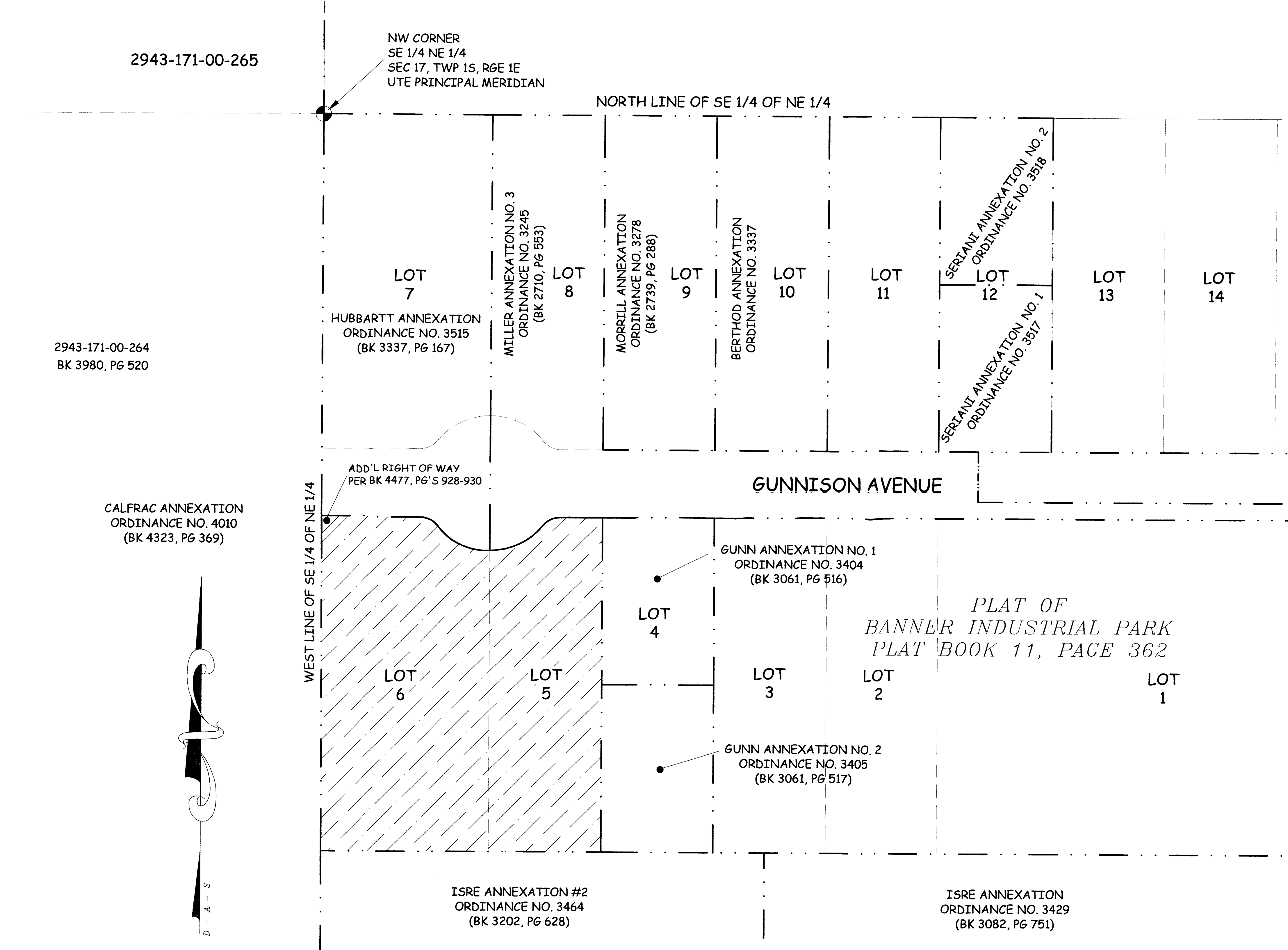
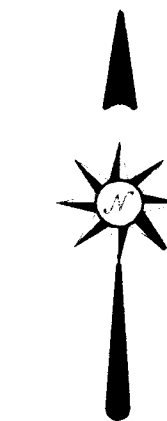
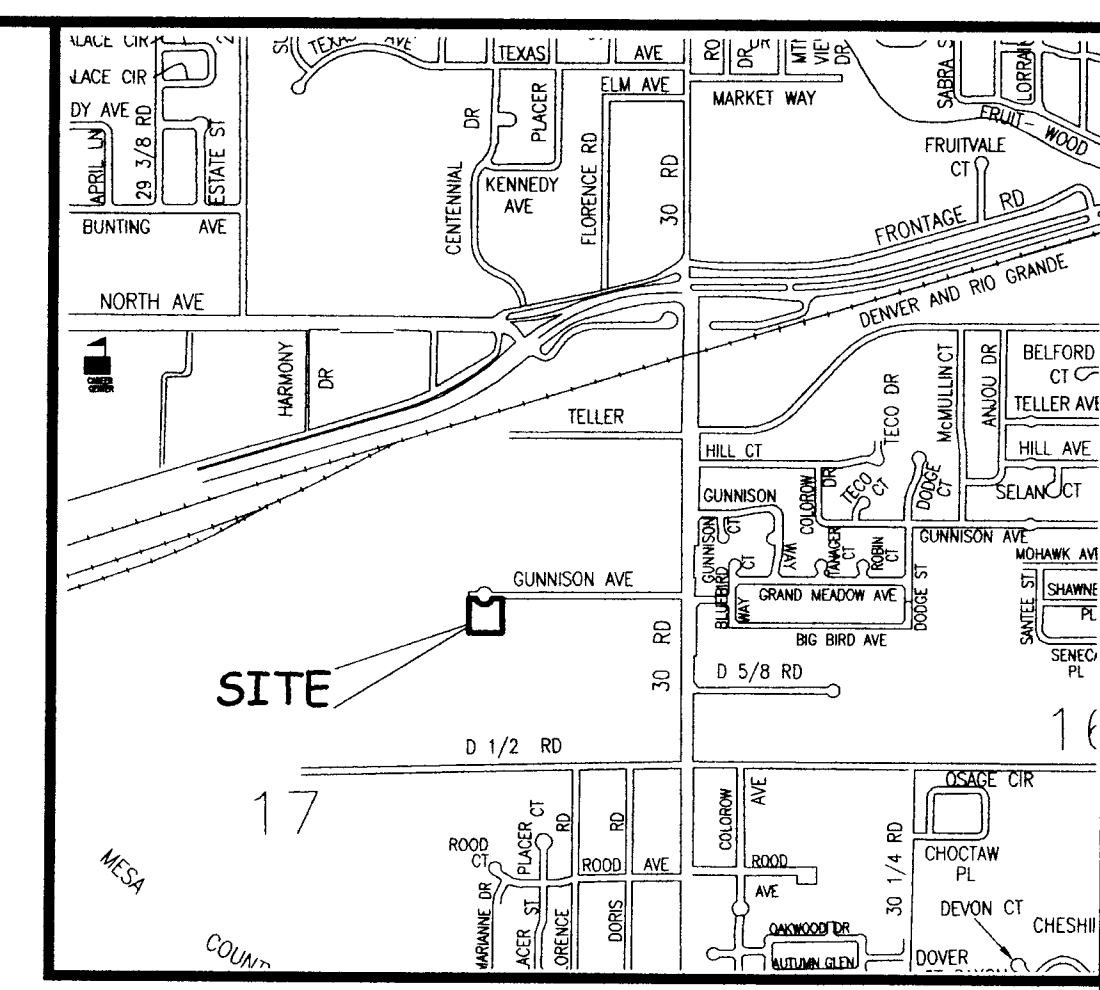


Revised Map w/new effective date 2594230

# BANNER ENCLAVE ANNEXATION

SITUATE IN THE SE 1/4 NE 1/4 OF SECTION 17, T1S, R1E, U.M.  
COUNTY OF MESA, STATE OF COLORADO



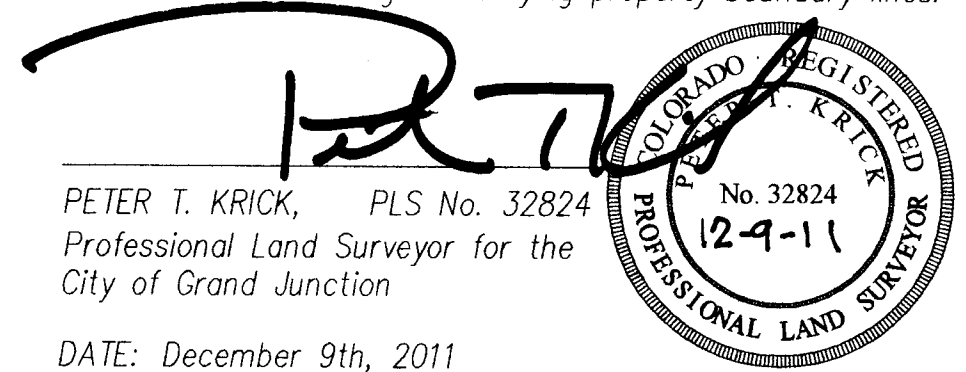
### LEGAL DESCRIPTION

A certain parcel of land lying in the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of Section 17, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

Lots 5 and 6, Plat of Banner Industrial Park, as same is recorded in Plat Book 11, Page 362, Public Records of Mesa County, Colorado and that certain portion of right of way for Gunnison Avenue, as same is recorded in Book 4477, Pages 928 through 930, inclusive, Public Records of Mesa County, Colorado, all being bounded on the West by the Calfrac Annexation, City of Grand Junction Ordinance No. 4010, as same is recorded in Book 4323, Page 369; bounded on the South by Isre Annexation #2, City of Grand Junction Ordinance No. 3464, as same is recorded in Book 3202, Page 628; bounded on the East by Gunn Annexations No. 1 and 2, City of Grand Junction Ordinance No.'s 3404 and 3405, as same are recorded in Book 3061, Pages 516 and 517; bounded on the North by the Hubbartt Annexation, City of Grand Junction Ordinance No. 3515, as same is recorded in Book 3337, Page 167 and by Miller Annexation No. 3, City of Grand Junction Ordinance No. 3245, as same is recorded in Book 2710, Page 553, all in the Public Records of Mesa County, Colorado.

- ABBREVIATIONS**
- P.O.C. POINT OF COMMENCEMENT
  - P.O.B. POINT OF BEGINNING
  - R.O.W. RIGHT OF WAY
  - SEC. SECTION
  - TWP. TOWNSHIP
  - RGE. RANGE
  - U.M. UTE MERIDIAN
  - NO. NUMBER
  - SQ. FT. SQUARE FEET
  - Δ= CENTRAL ANGLE
  - RAD RADIUS
  - AL ARC LENGTH
  - CHL CHORD LENGTH
  - CHB CHORD BEARING
  - BLK BLOCK
  - PB PLAT BOOK
  - BK BOOK
  - PG PAGE

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.



PETER I. KRICK, PLS No. 32824  
Professional Land Surveyor for the City of Grand Junction

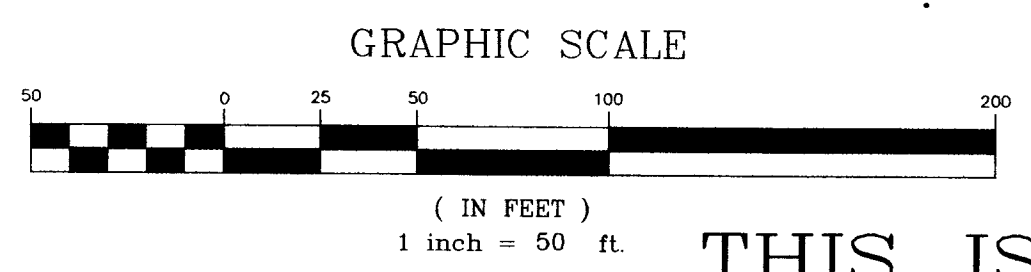
(REVISED: 12-20-11) DATE: December 9th, 2011

**AREA OF ANNEXATION**

ANNEXATION PERIMETER	1,119.93 FT.
CONTIGUOUS PERIMETER	1,119.93 FT.
AREA IN SQUARE FEET	72,902***
AREA IN ACRES	1.674

**LEGEND**

ANNEXATION BOUNDARY	— — — — —
EXISTING CITY LIMITS	- · - · -



ORDINANCE NO. 4488  
EFFECTIVE DATE January 20th, 2012

THIS IS NOT A BOUNDARY SURVEY

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	P.T.K.	DATE	8-22-11
DESIGNED BY		DATE	
CHECKED BY	P.T.K.	DATE	
APPROVED BY		DATE	

SCALE  
1" = 50'



PUBLIC WORKS AND UTILITIES ENGINEERING DIVISION

BANNER ENCLAVE ANNEXATION