

# DOS RIOS ELEMENTARY SCHOOL ANNEXATION

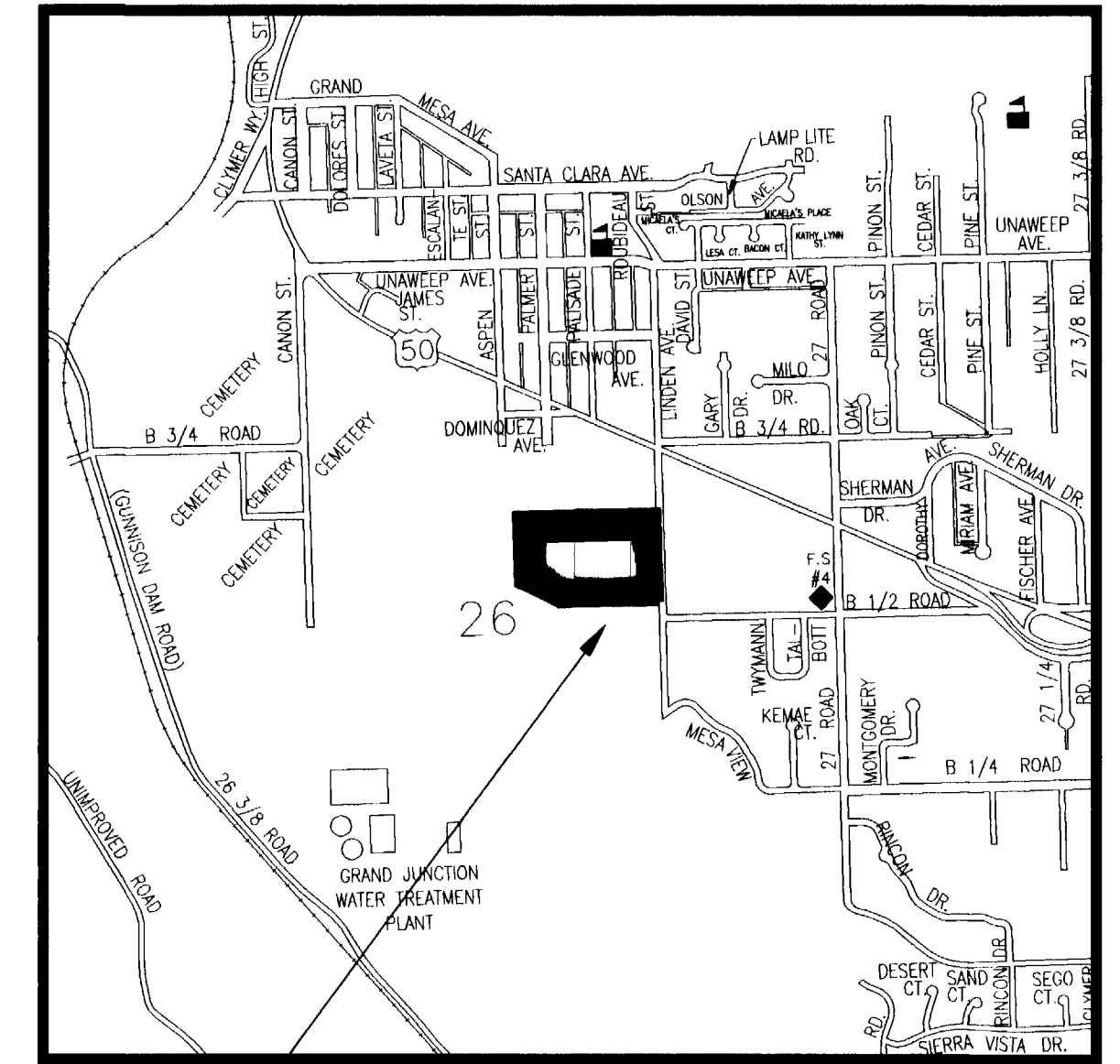
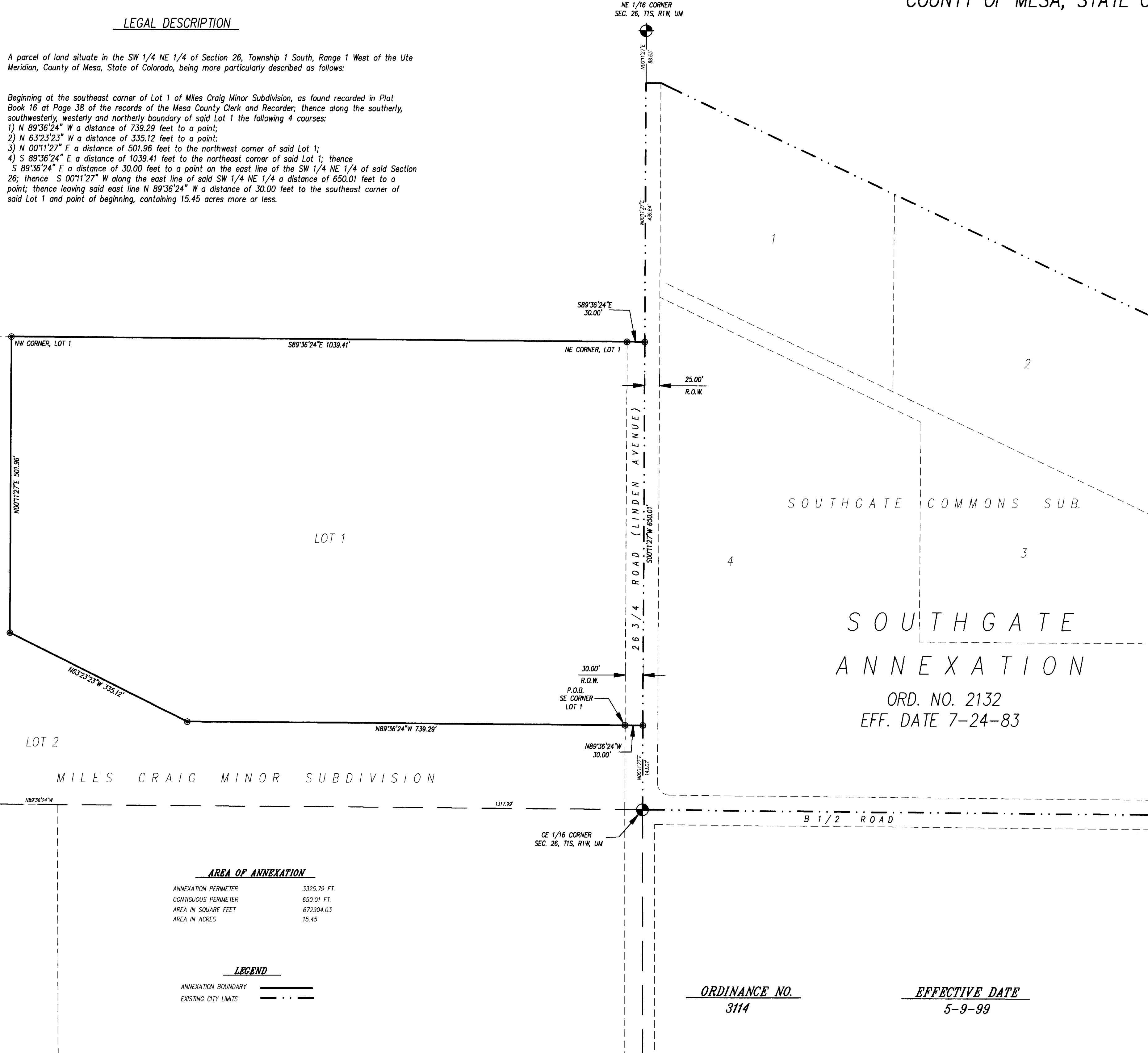
SITUATE IN THE SW 1/4 NE 1/4 OF SECTION 26, T1S, R1W, U.M.  
COUNTY OF MESA, STATE OF COLORADO

## LEGAL DESCRIPTION

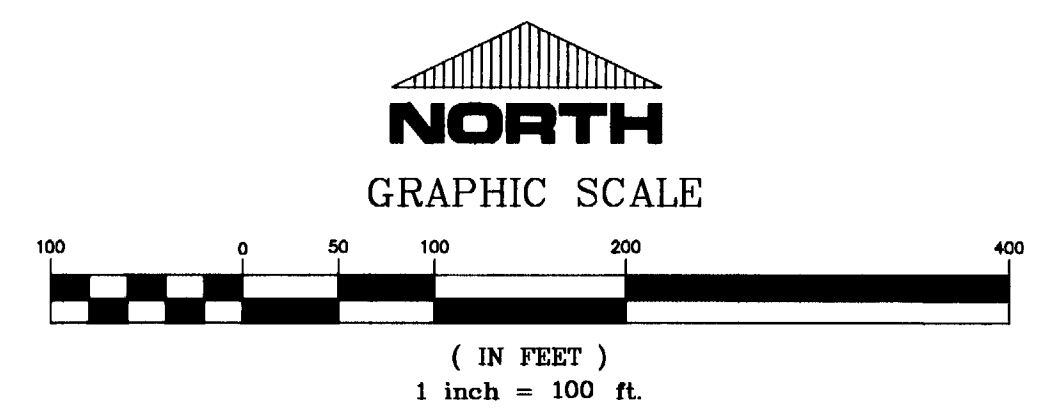
A parcel of land situate in the SW 1/4 NE 1/4 of Section 26, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the southeast corner of Lot 1 of Miles Craig Minor Subdivision, as found recorded in Plat Book 16 at Page 38 of the records of the Mesa County Clerk and Recorder; thence along the southerly, southwesterly, westerly and northerly boundary of said Lot 1 the following 4 courses:

- 1) N 89°36'24" W a distance of 739.29 feet to a point;
- 2) N 63°23'23" W a distance of 335.12 feet to a point;
- 3) N 00°11'27" E a distance of 501.96 feet to the northwest corner of said Lot 1;
- 4) S 89°36'24" E a distance of 1039.41 feet to the northeast corner of said Lot 1; thence S 89°36'24" E a distance of 30.00 feet to a point on the east line of the SW 1/4 NE 1/4 of said Section 26; thence S 00°11'27" W along the east line of said SW 1/4 NE 1/4 a distance of 650.01 feet to a point; thence leaving said east line N 89°36'24" W a distance of 30.00 feet to the southeast corner of said Lot 1 and point of beginning, containing 15.45 acres more or less.



SITE



**AREA OF ANNEXATION**

ANNEXATION PERIMETER	3325.79 FT.
CONTIGUOUS PERIMETER	650.01 FT.
AREA IN SQUARE FEET	672904.03
AREA IN ACRES	15.45

**LEGEND**

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

**ORDINANCE NO.**  
3114

**EFFECTIVE DATE**  
5-9-99

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 does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundaries.

*Star R. Poca*  
SENIOR REAL ESTATE TECHNICIAN, PLS 22580

**Notice:**  
According to Colorado law you have 60 days from the effective date shown hereon to file a complaint based upon any defect on this plot. If no complaint is filed within said 60 days then said plot stands despite all defects and or errors.

DRAWN BY SRP	DATE 2-10-99	SCALE 1" = 100'
DESIGNED BY	DATE	
CHECKED BY	DATE	
APPROVED BY	DATE	

DEPARTMENT OF PUBLIC WORKS AND UTILITIES  
ENGINEERING AND TECHNICAL SERVICES DIVISIONS  
CITY OF GRAND JUNCTION, COLORADO

DOS RIOS ELEMENTARY SCHOOL ANNEXATION  
DOSRIOS.DWG  
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