

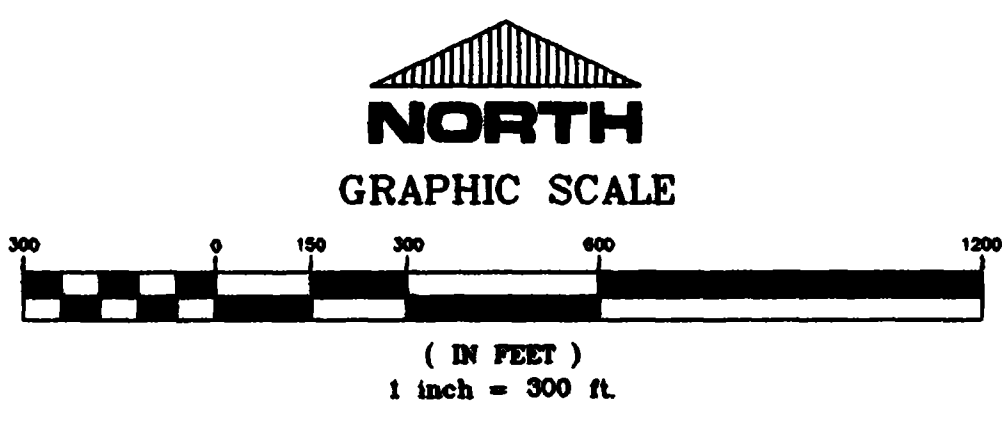
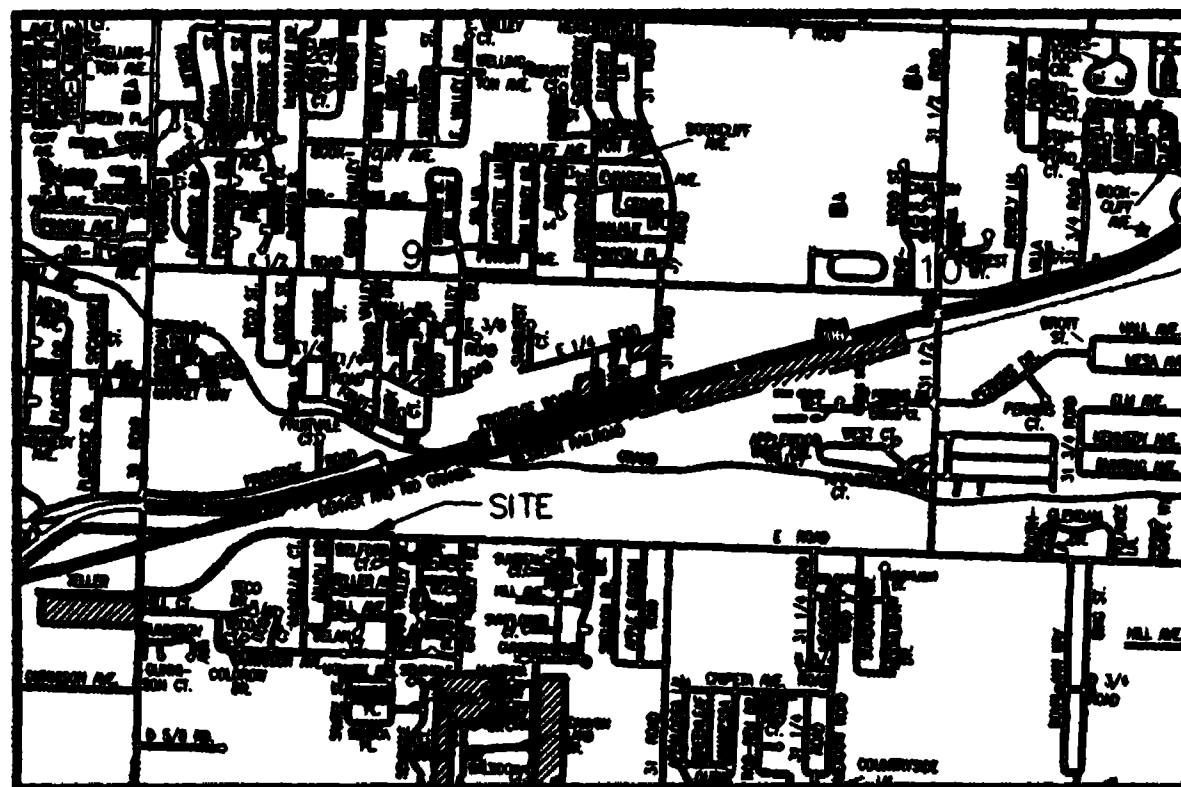
# TIMM ANNEXATION NO. 1

SITUATE IN SECTION 9, 16 & 17, T1S, R1E, U.M.  
COUNTY OF MESA, STATE OF COLORADO

## LEGAL DESCRIPTION

A parcel of land situate in the SW 1/4 of Section 9, the NW 1/4 of Section 16 & in the NE 1/4 of Section 17, all in Township 1 South, Range 1 East of the True Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

- Commencing at the northwest corner of Section 16; thence S 00°00'00" W along the west line of the NW 1/4 of said Section 16 a distance of 30.00 feet to the True Point of Beginning of the parcel described herein; thence N 90°00'00" E along the south right of way line for I-70B a distance of 40.00 feet to a point; thence S 00°00'00" W along the east right of way line for I-70B a distance of 533.40 feet to a point; thence S 45°30'28" E a distance of 42.40 feet to a point on the northerly right of way line for E Road; thence along the northerly right of way line for said E Road the following 10 courses:
- 1) N 89°56'01" E a distance of 196.77 feet;
  - 2) N 89°56'07" E a distance of 74.90 feet;
  - 3) N 82°50'15" E a distance of 68.11 feet;
  - 4) 132.62 feet along the arc of a curve concave to the northwest, having a radius of 325.10 feet, a delta angle of 23°25'36" and a long chord bearing N 69°13'15" E a distance of 132.00 feet;
  - 5) N 49°38'13" E a distance of 68.11 feet;
  - 6) N 43°30'20" E a distance of 74.90 feet;
  - 7) N 42°30'28" E a distance of 227.37 feet;
  - 8) N 43°00'28" E a distance of 74.94 feet;
  - 9) N 45°58'57" E a distance of 76.45 feet;
  - 10) 235.48 feet along the arc of a curve concave to the southeast, having a radius of 748.08 feet, a delta angle of 18°00'43" and a long chord bearing N 57°30'43" E a distance of 234.52 feet;
- thence W 00°00'00" W a distance of 34.61 feet to a point; thence N 89°54'00" E along a line 4.00 feet north of and parallel with the south line of the SW 1/4 of Section 9 a distance of 1348.99 feet to a point; thence S 00°00'00" E a distance of 2.00 feet to a point; thence S 89°54'00" W along a line 2.00 feet north of and parallel with the south line of the SW 1/4 of said Section 9 a distance of 1344.99 feet to a point; thence S 00°00'00" E a distance of 35.25 feet to a point; thence along a line 4.00 feet south of and parallel with the northerly right of way line for said E Road the following 10 courses:
- 1) 236.78 feet along the arc of a curve concave to the southeast, having a radius of 745.08 feet, a delta angle of 18°12'18" and a long chord bearing S 57°38'58" W a distance of 235.78 feet;
  - 2) S 45°58'57" W a distance of 76.28 feet;
  - 3) S 43°30'28" W a distance of 74.85 feet;
  - 4) S 42°30'28" W a distance of 227.39 feet;
  - 5) S 43°30'20" W a distance of 75.15 feet;
  - 6) S 49°38'13" W a distance of 68.49 feet;
  - 7) 134.90 feet along the arc of a curve concave to the northwest, having a radius of 325.10 feet, a delta angle of 23°25'11" and a long chord bearing S 69°13'15" W a distance of 133.88 feet;
  - 8) S 82°50'15" W a distance of 68.40 feet;
  - 9) S 89°56'07" W a distance of 75.15 feet;
  - 10) S 89°56'01" W a distance of 216.80 feet;
- thence S 00°00'00" W along the east right of way line for I-70B a distance of 388.88 feet to a point; thence along the east right of way line for I-70B a distance of 85.00 feet to a point; thence N 00°00'00" E along a line 4.00 feet east of and parallel with the east right of way line for said I-70B a distance of 856.20 feet to a point on the south right of way line for I-70B; thence N 90°00'00" E along said south right of way line a distance of 36.00 feet to the point of beginning, containing 1.95 acres more or less.

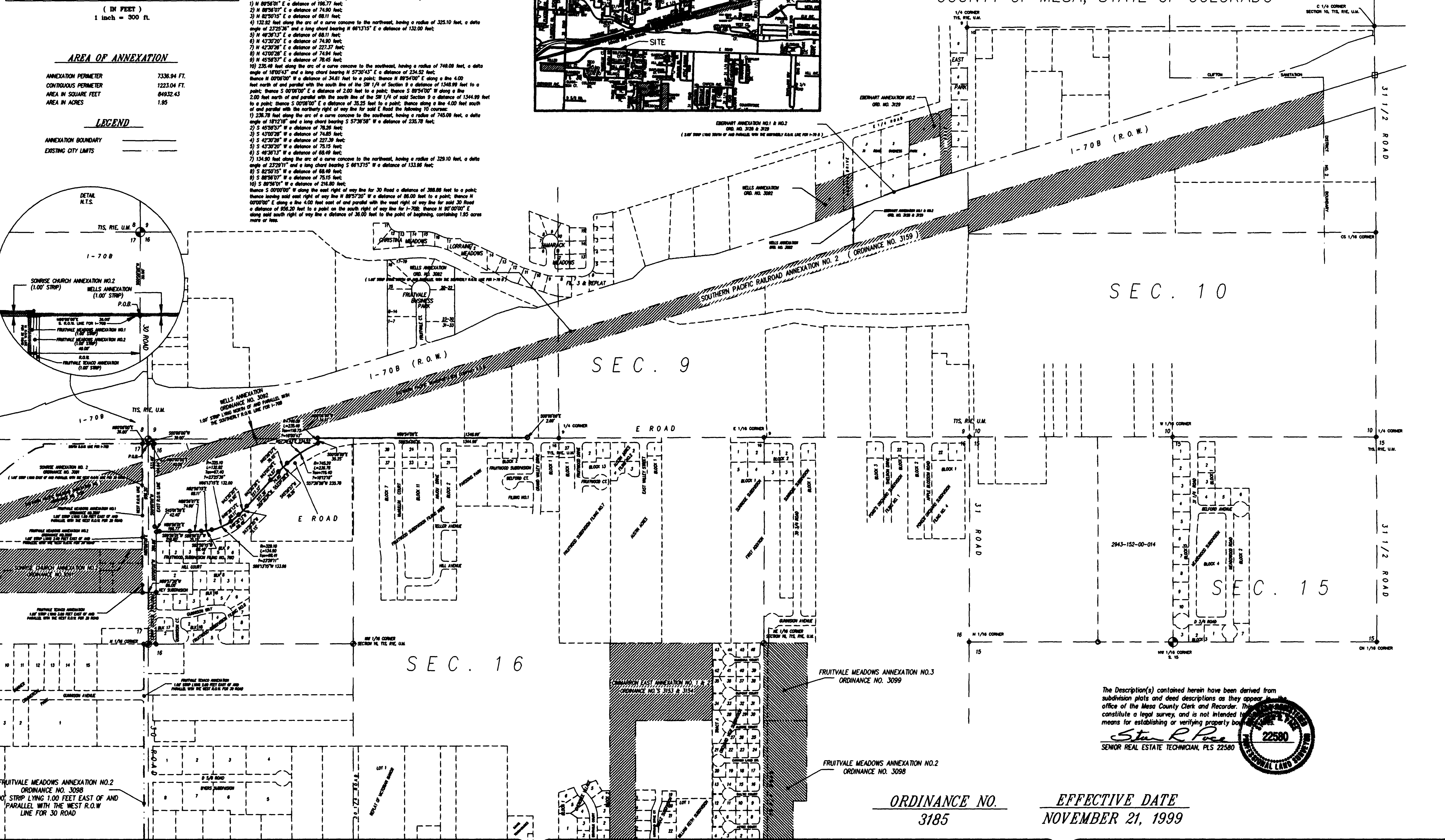
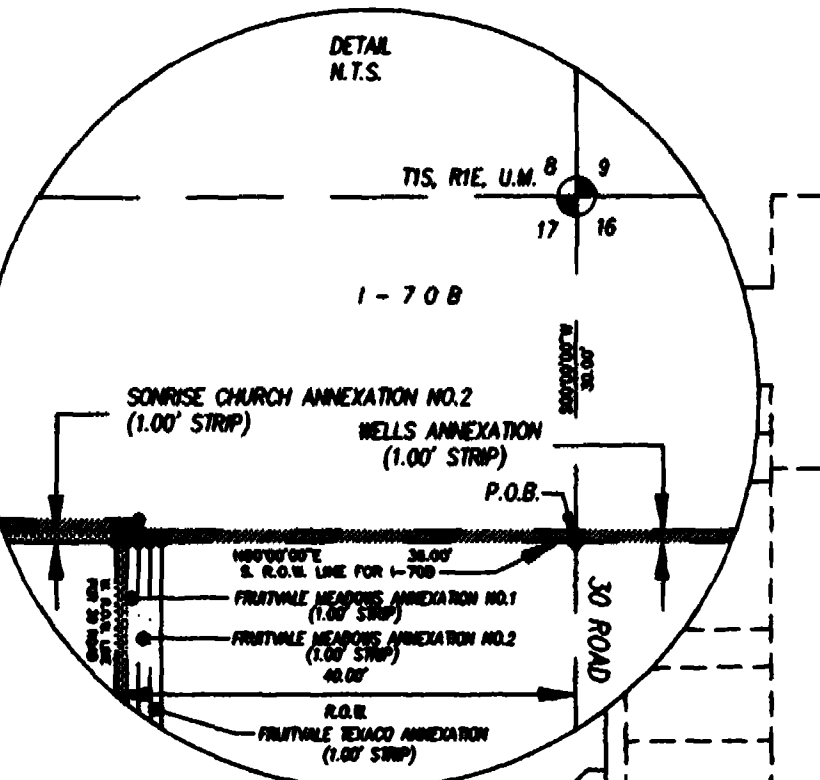


### AREA OF ANNEXATION

ANNEXATION PERIMETER	7336.94 FT.
CONTIGUOUS PERIMETER	1223.04 FT.
AREA IN SQUARE FEET	64932.43
AREA IN ACRES	1.95

### LEGEND

ANNEXATION BOUNDARY	—
EXISTING CITY LIMITS	---



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. They constitute a legal survey, and is not intended to mean for establishing or verifying property boundaries.

*Steve R. Pace*  
SENIOR REAL ESTATE TECHNICIAN, PLS 22580

ORDINANCE NO. 3185  
EFFECTIVE DATE NOVEMBER 21, 1999

Notice: According to Colorado law you have 60 days from the effective date shown herein to file a complaint based upon any defect on this plat. If no complaint is filed within said 60 days then said plat stands complete of defects and errors.	DRAWN BY SRP DATE 8-12-99	SCALE 1" = 300'
	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

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