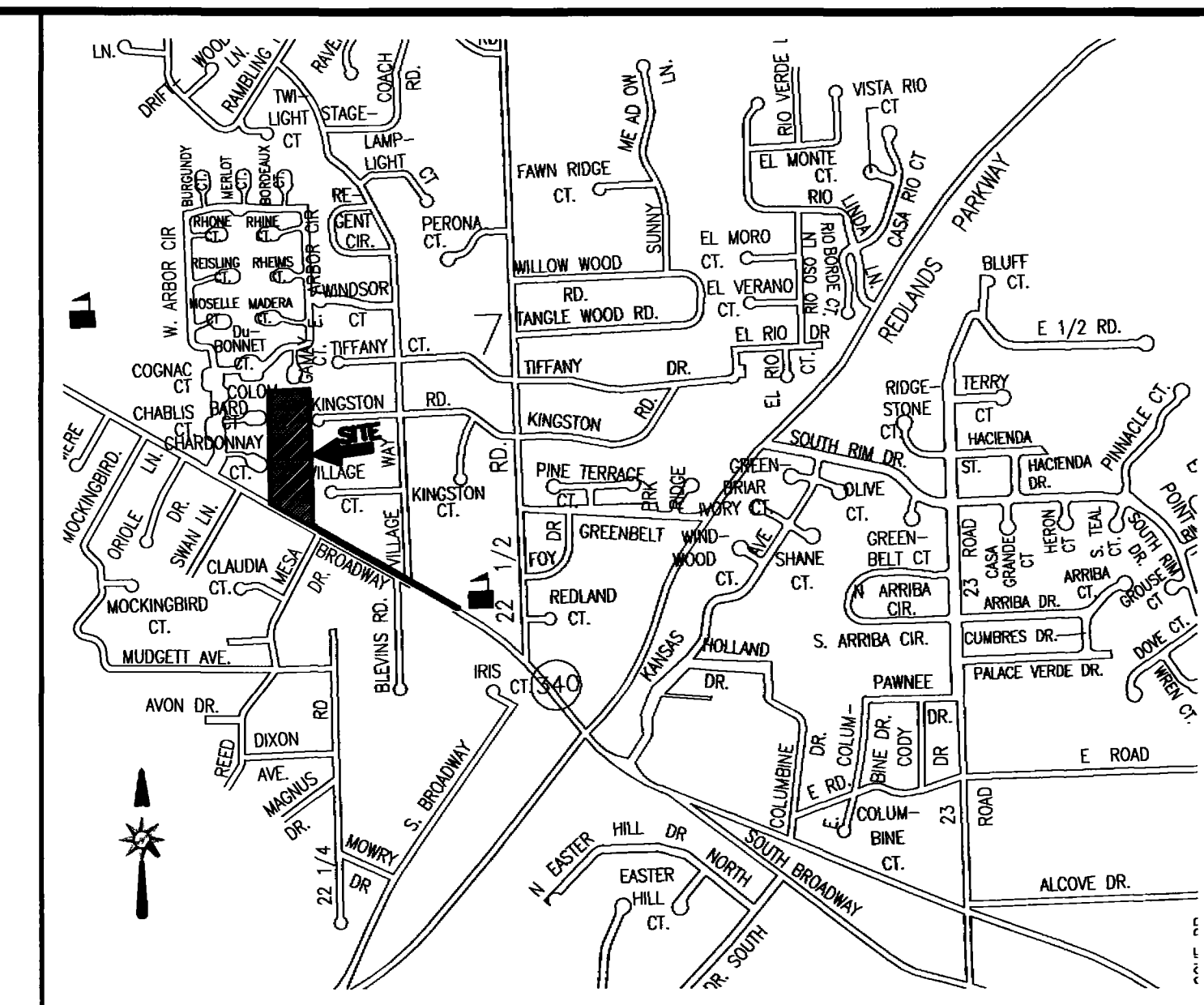
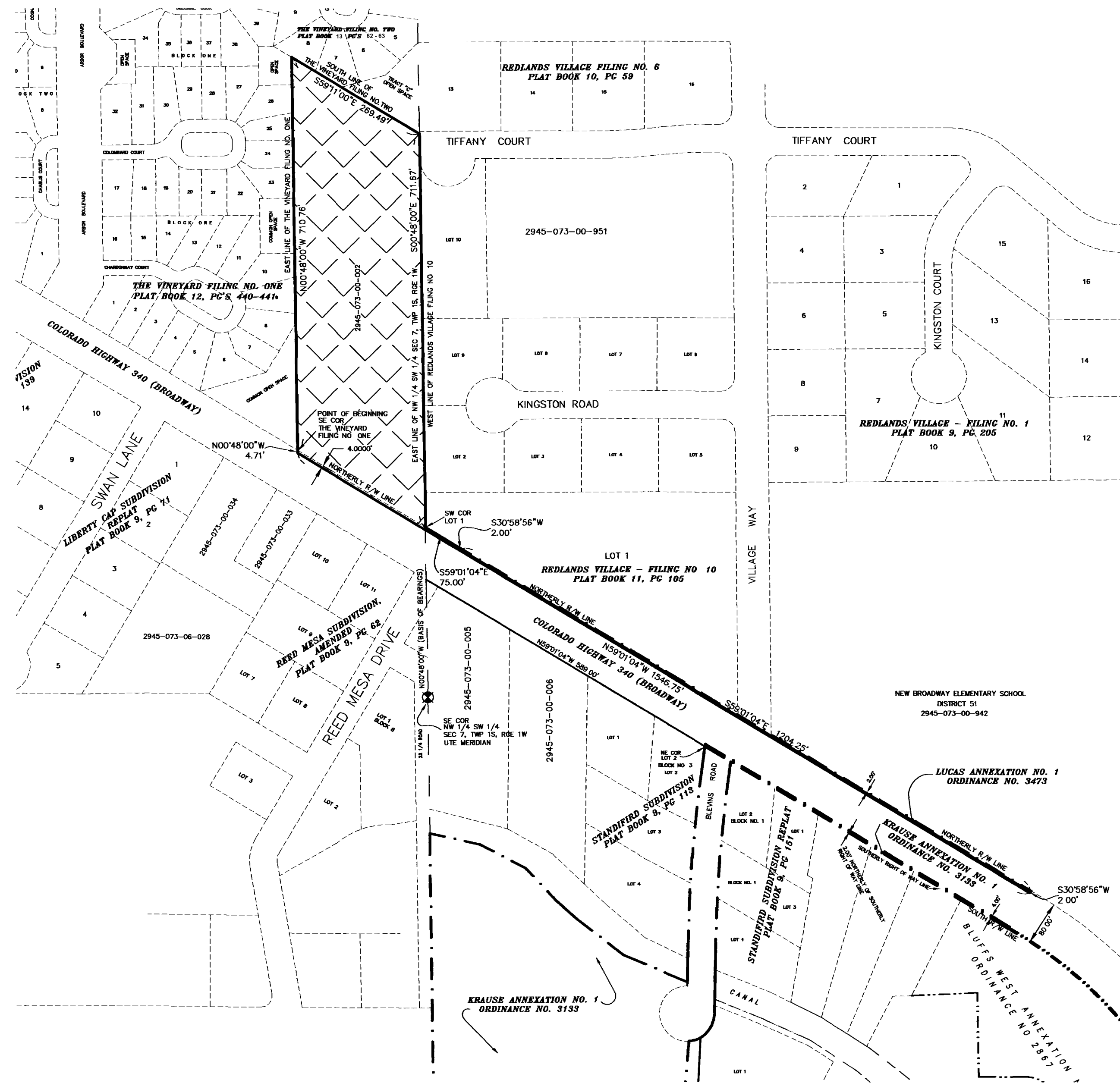


LUCAS ANNEXATION NO. 2

SITUATE IN THE SOUTHWEST QUARTER OF SECTION 7, TWP 1S, RGE 1W, UTE MERIDIAN
COUNTY OF MESA, STATE OF COLORADO



VICINITY MAP (NOT TO SCALE)



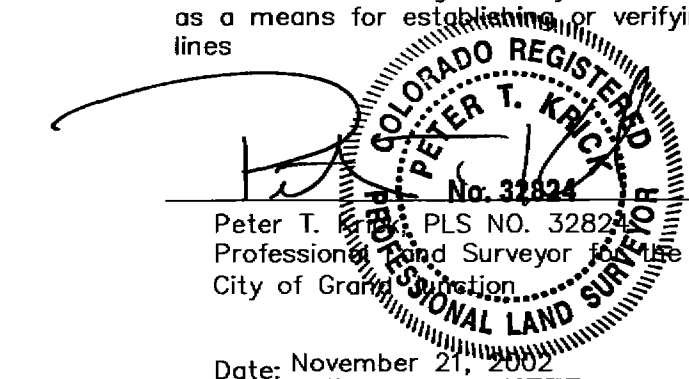
Legal Description

A certain parcel of land lying in the Southwest Quarter (SW 1/4) of Section 7, 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 The Vineyard Filing No. One, as same is recorded in Plat Book 12, Pages 440 and 441, Public Records of Mesa County, Colorado, and considering the East line of the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) of Section 7, Township 1 South, Range 1 West of the Ute Meridian to bear N 00°48'00" W with all bearings mentioned herein being relative thereto, thence from said Point of Beginning, N 00°48'00" W along the East line of said Vineyard Filing No. One, a distance of 710.76 feet, more or less, to a point on the South line of The Vineyard Filing No. Two, as same is recorded in Plat Book 13, Pages 62 and 63, Public Records of Mesa County, Colorado; thence S 59°11'00" E, along said South line, a distance of 269.49 feet, more or less, to a point on the West line of The Redlands Village Filing No. 10, as same is recorded in Plat Book 11, Page 105, Public Records of Mesa County, Colorado; thence S 00°48'00" E, along said West line, said line being the East line of the NW 1/4 SW 1/4 of said Section 7, a distance of 711.67 feet, more or less, to a point on the North Right of Way for Colorado Highway 340 (Broadway), as same is depicted on plans by the Colorado State Highway Department, Federal and Secondary Project No. S 0143(1), said point being the Southwest corner of Lot 1, said Redlands Village Filing No. 10; thence S 59°01'04" E along the North Right of Way of said Colorado Highway 340 (Broadway), a distance of 75.00 feet; thence S 30°58'56" W a distance of 2.00 feet; thence S 59°01'04" E along a line 2.00 feet South of and parallel to the North Right of Way of said Colorado Highway 340 (Broadway), a distance of 1204.25 feet; thence S 30°58'56" W a distance of 2.00 feet; thence N 59°01'04" W along a line 4.00 feet South of and parallel to the North Right of Way for said Colorado Highway 340 (Broadway), a distance of 1546.75 feet; thence N 00°48'00" W along a line being the Southerly projection of the East line of said Vineyard Filing No. One, a distance of 4.71 feet, more or less, to the Point of Beginning.

CONTAINING 3.8338 Acres (167,000.65 Square Feet), more or less, as described.

The Description contained herein has 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.

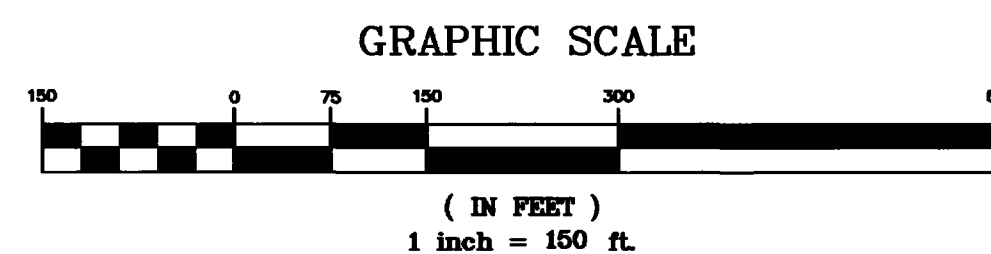


Date: November 21, 2002

AREA OF ANNEXATION

ANNEXATION PERIMETER	4526.63 FT.
CONTIGUOUS PERIMETER	1206.25 FT.
AREA IN SQUARE FEET	167,000.65
AREA IN ACRES	3.8338

ORDINANCE NO. 3474
EFFECTIVE DATE December 22, 2002



LEGEND

- ANNEXATION BOUNDARY ————
- EXISTING CITY LIMITS - - - - -
- SECTION OR ALIQUOT CORNER [Symbol]

THIS IS NOT A BOUNDARY SURVEY

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 plat. If no complaint is filed within said 60 days then said plat stands despite all defects and or errors.

DRAWN BY	PTK	DATE	10-07-2002
DESIGNED BY		DATE	
CHECKED BY	TW	DATE	
APPROVED BY		DATE	

SCALE
1" = 150'

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

LUCAS ANNEXATION NO. 2