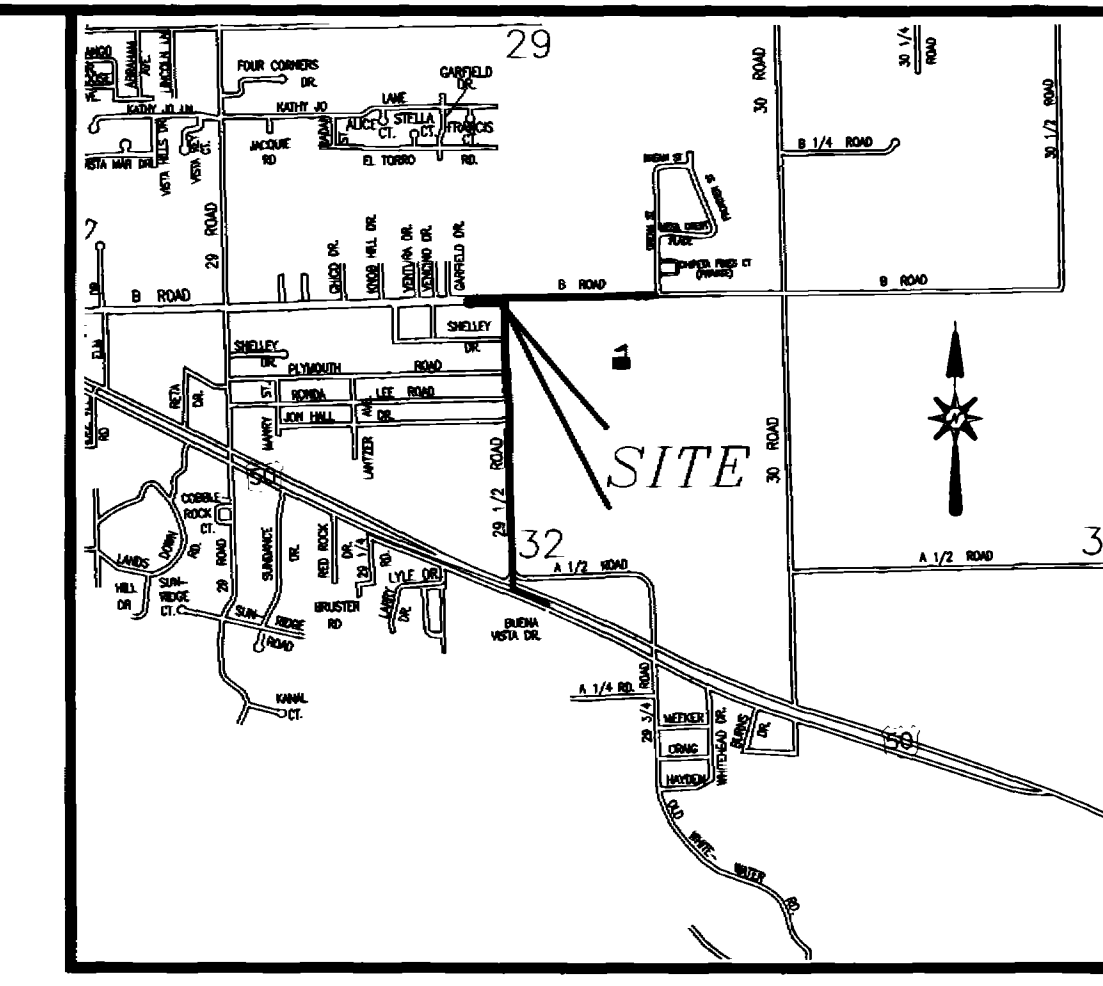




# RED TAIL RIDGE ANNEXATION NO. 1

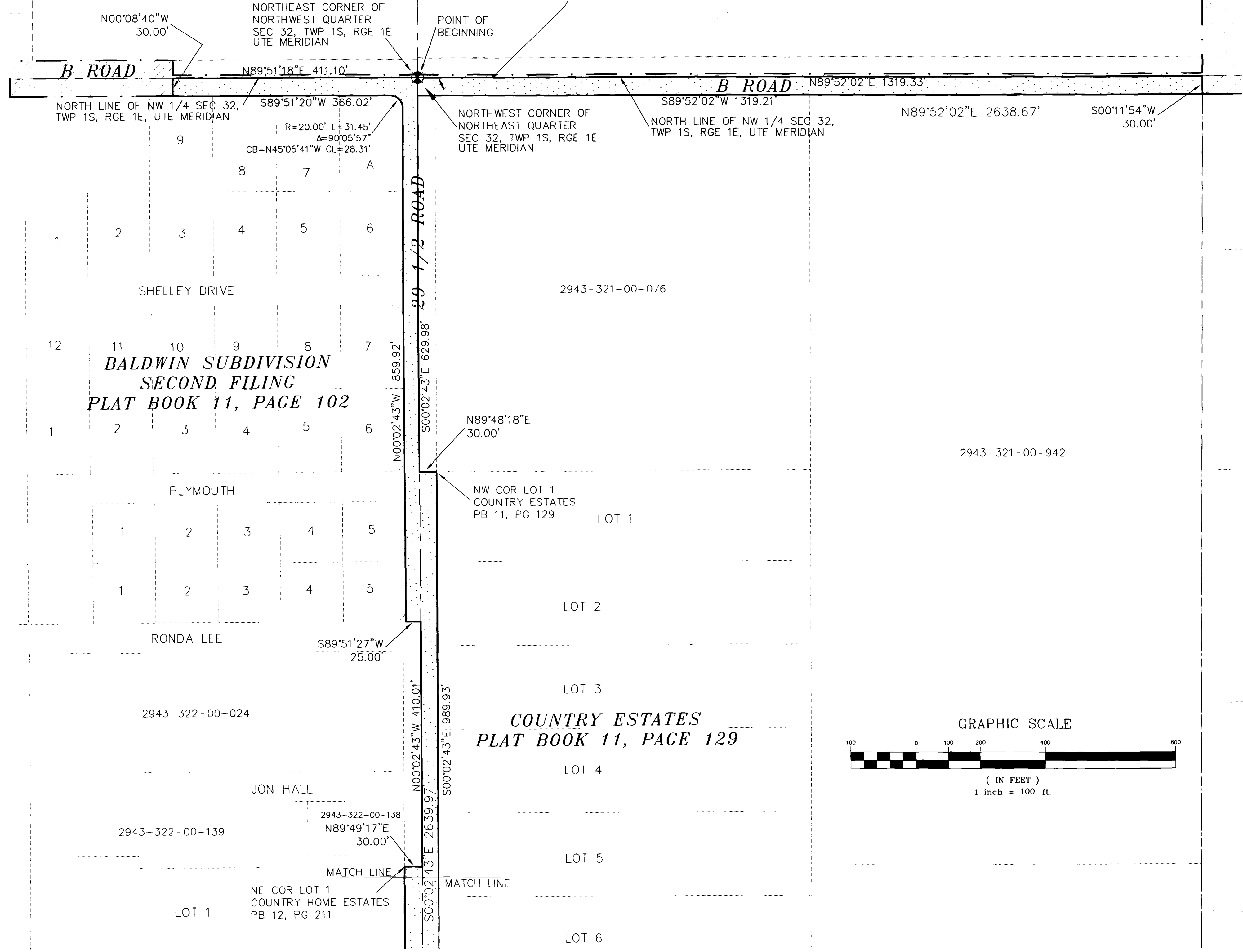
SITUATE IN SECTION 32, T1S, R1E, U.M.  
COUNTY OF MESA, STATE OF COLORADO

SHEET 1 OF 2



LOCATION MAP: NOT-TO-SCALE

## CHIPETA PINES ANNEXATION NO. 2 ORDINANCE NO. 3191

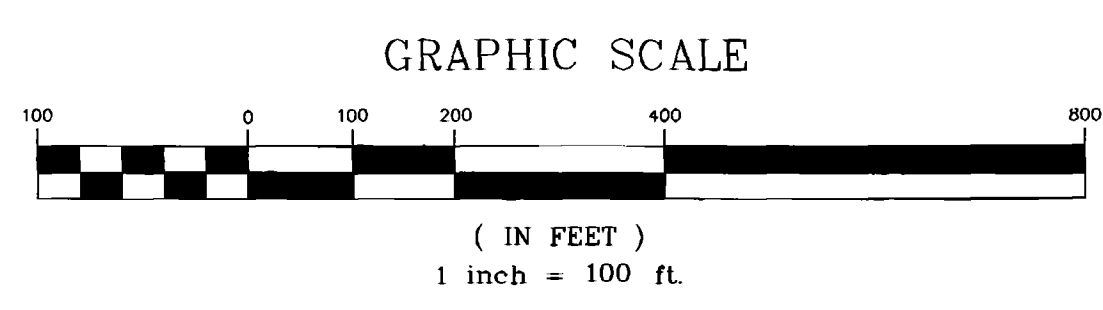


### LEGAL DESCRIPTION AMENDED

A certain parcel of land lying in Section 32, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

BEGINNING at the Northwest corner of the Northeast Quarter (NE 1/4) of said Section 32 and assuming the West line of the NE 1/4 of said Section 32 bears S 00°02'43" E with all other bearings mentioned herein being relative thereto; thence from said Point of Beginning, N 89°52'02" E along the North line of the NE 1/4 of said Section 32 a distance of 1319.33 feet; thence S 00°11'54" E a distance of 30.00 feet; thence S 89°52'02" W along a line 30.00 feet South of and parallel to the North line of the NE 1/4 of said Section 32, a distance of 1319.21 feet to a point on the West line of the NE 1/4 of said Section 32; thence S 00°02'43" E along the West line of the NE 1/4 of said Section 32 a distance of 629.98 feet; thence N 89°48'18" E a distance of 30.00 feet to a point being the Northwest corner of Lot 1, Country Estates, as same is recorded in Plat Book 11, Page 129, Public Records of Mesa County, Colorado; thence S 00°02'43" E along the East right of way for 29 1/2 Road, being a line 30.00 feet East of and parallel to, the West line of the NE 1/4 of said Section 32, also being the West line of said Country Estates, a distance of 989.93 feet to a point being the Southwest corner of Lot 7 of said Country Estates; thence S 89°42'52" W a distance of 30.00 feet to a point on the West line of the NE 1/4 of said Section 32; thence S 00°02'43" E along the West line of the NE 1/4 of said Section 32, a distance of 990.01 feet to a point being the Center of said Section 32; thence S 63°44'41" E through the right of way for Highway 50, a distance of 750.00 feet; thence S 26°15'19" W a distance of 2.00 feet; thence N 63°44'41" W a distance of 751.24 feet; thence N 00°02'43" W along a line 2.00 feet West of and parallel to, the West line of the NE 1/4 of said Section 32, a distance of 331.24 feet; thence S 89°57'17" W a distance of 31.00 feet to a point being the Southeast corner of Lot 2, Replat of Lot 5 Country Home Estates, as same is recorded in Plat Book 13, Page 522, Public Records of Mesa County, Colorado; thence N 00°02'43" W along the West right of way for 29 1/2 Road, being a line 33.00 feet West of and parallel to, the West line of the NE 1/4 of said Section 32, also being the East line of said Replat of Lot 5 Country Home Estates, a distance of 406.47 feet; thence N 89°57'17" E, along the North line of said Replat of Lot 5 Country Home Estates, a distance of 3.00 feet to a point being the Southeast corner of Lot 4, Country Home Estates, as same is recorded in Plat Book 12, Page 211, Public Records of Mesa County, Colorado; thence N 00°02'43" W along the West right of way for 29 1/2 Road, being a line 30.00 feet West of and parallel to, the West line of the NE 1/4 of said Section 32, also being the East line of said Country Home Estates, a distance of 583.46 feet to a point being the Northeast corner of Lot 1 of said Country Home Estates; thence N 89°49'17" E a distance of 30.00 feet to a point on the West line of the NE 1/4 of said Section 32; thence N 00°02'43" W along the West line of the NE 1/4 of said Section 29, a distance of 410.01 feet; thence S 89°51'27" W a distance of 25.00 feet; thence N 00°02'43" W along the West right of way for 29 1/2 Road, being a line 25.00 feet West of and parallel to, the West line of the NE 1/4 of said Section 32, also being the East line of the Baldwin Subdivision Second Filing, as same is recorded in Plat Book 11, Page 102, Public Records of Mesa County, Colorado, a distance of 859.92 feet to a point being the beginning of a 20.00 foot radius curve, concave Southwest; thence Northwest along the arc of said curve, through a central angle of 90°05'57", a distance of 31.45 feet; thence S 89°51'20" W, along the South right of way for B Road, being a line 30.00 feet South of and parallel to, the North line of the Northwest Quarter (NW 1/4) of said Section 32, also being the North line of said Baldwin Subdivision Second Filing, a distance of 366.02 feet; thence N 00°08'40" W a distance of 30.00 feet to a point on the North line of the NW 1/4 of said Section 32; thence N 89°51'18" E along the North line of the NW 1/4 of said Section 32, a distance of 411.10 feet, more or less, to the Point of Beginning.

CONTAINING 3.1399 Acres (136,774.35 Square Feet) more or less, as described.



| AREA OF ANNEXATION   |              | LEGEND               |           |
|----------------------|--------------|----------------------|-----------|
| ANNEXATION PERIMETER | 10,360.38 FT | ANNEXATION BOUNDARY  | —————     |
| CONTIGUOUS PERIMETER | 1,730.43 FT  | EXISTING CITY LIMITS | - - - - - |
| AREA IN SQUARE FEET  | 136,774.35   |                      |           |
| AREA IN ACRES        | 3.1399       |                      |           |

ORDINANCE NO. 3499  
EFFECTIVE DATE March 23, 2003

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 boundary lines.

*Peter T. Krick*  
No. 32824  
2/21/03  
Professional Land Surveyor for the State of Colorado  
City of Grand Junction

DATE: February 21, 2003 REVISED: 2-07-2003

THIS IS NOT A BOUNDARY SURVEY  
DEPARTMENT OF PUBLIC WORKS AND UTILITIES  
ENGINEERING AND TECHNICAL SERVICES DIVISIONS  
CITY OF GRAND JUNCTION, COLORADO

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 12-02-2002  
DESIGNED BY DATE  
CHECKED BY T.W. DATE  
APPROVED BY DATE

SCALE  
1" = 100'

RED TAIL RIDGE  
ANNEXATION NO. 1

1 OF 2

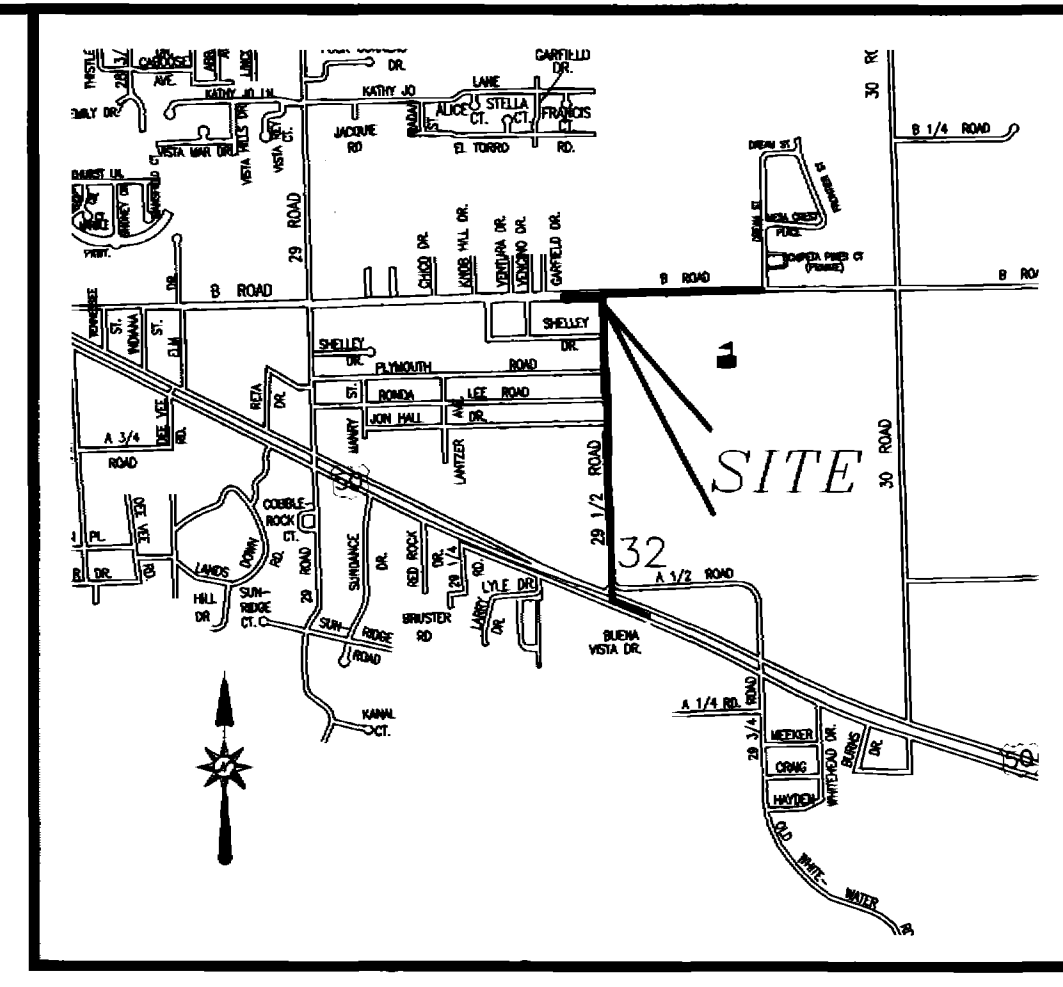
13047901.tif



# RED TAIL RIDGE ANNEXATION NO. 1

SITUATE IN SECTION 32, T1S, R1E, U.M.  
COUNTY OF MESA, STATE OF COLORADO

SHEET 2 OF 2



LOCATION MAP: NOT-TO-SCALE

COUNTRY HOME ESTATES  
PLAT BOOK 12, PAGE 211

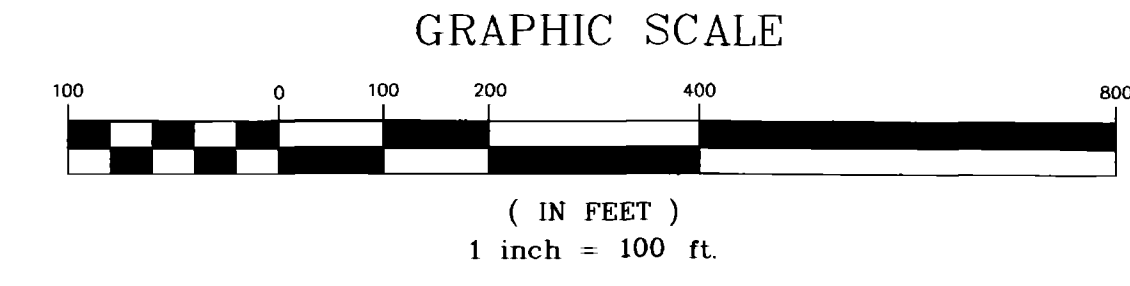
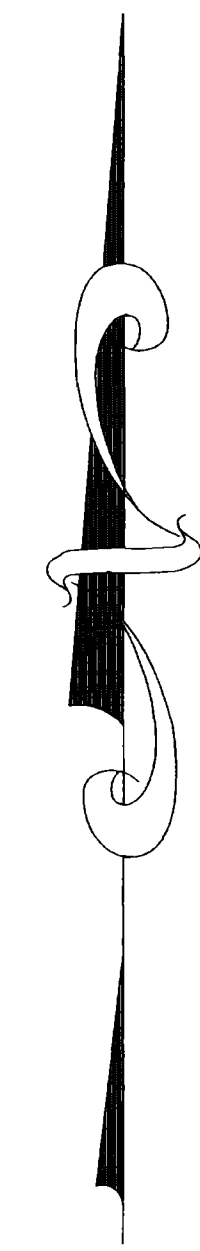
REPLAT OF LOT 5  
COUNTRY HOME ESTATES  
PLAT BOOK 13, PAGE 522

HOFFMAN MINOR SUBDIVISION  
PLAT BOOK 14, PAGE 34

REPLAT OF  
BUENA VISTA SUBDIVISION  
PLAT BOOK 9, PAGE 167

## LEGAL DESCRIPTION

See Sheet 1 of 2



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*Peter T. Krick*  
PETER T. KRICK, No. 32824  
Professional Land Surveyor for the  
City of Grand Junction, COLORADO  
DATE: February 21, 2003

REVISED: 2-07-2003

| AREA OF ANNEXATION   |              |
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| ANNEXATION PERIMETER | 10,360.38 FT |
| CONTIGUOUS PERIMETER | 1,730.43 FT  |
| AREA IN SQUARE FEET  | 136,774.35   |
| AREA IN ACRES        | 3.1399       |

| LEGEND               |  |
|----------------------|--|
| ANNEXATION BOUNDARY  |  |
| EXISTING CITY LIMITS |  |

ORDINANCE NO.  
3499

EFFECTIVE DATE  
March 23, 2003

THIS IS NOT A BOUNDARY SURVEY

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

RED TAIL RIDGE  
ANNEXATION NO. 1

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|                 |                 |
|-----------------|-----------------|
| DRAWN BY P.I.K. | DATE 12-02-2002 |
| DESIGNED BY     | DATE            |
| CHECKED BY I.W. | DATE            |
| APPROVED BY     | DATE            |

SCALE  
1" = 100'

2  
OF  
2