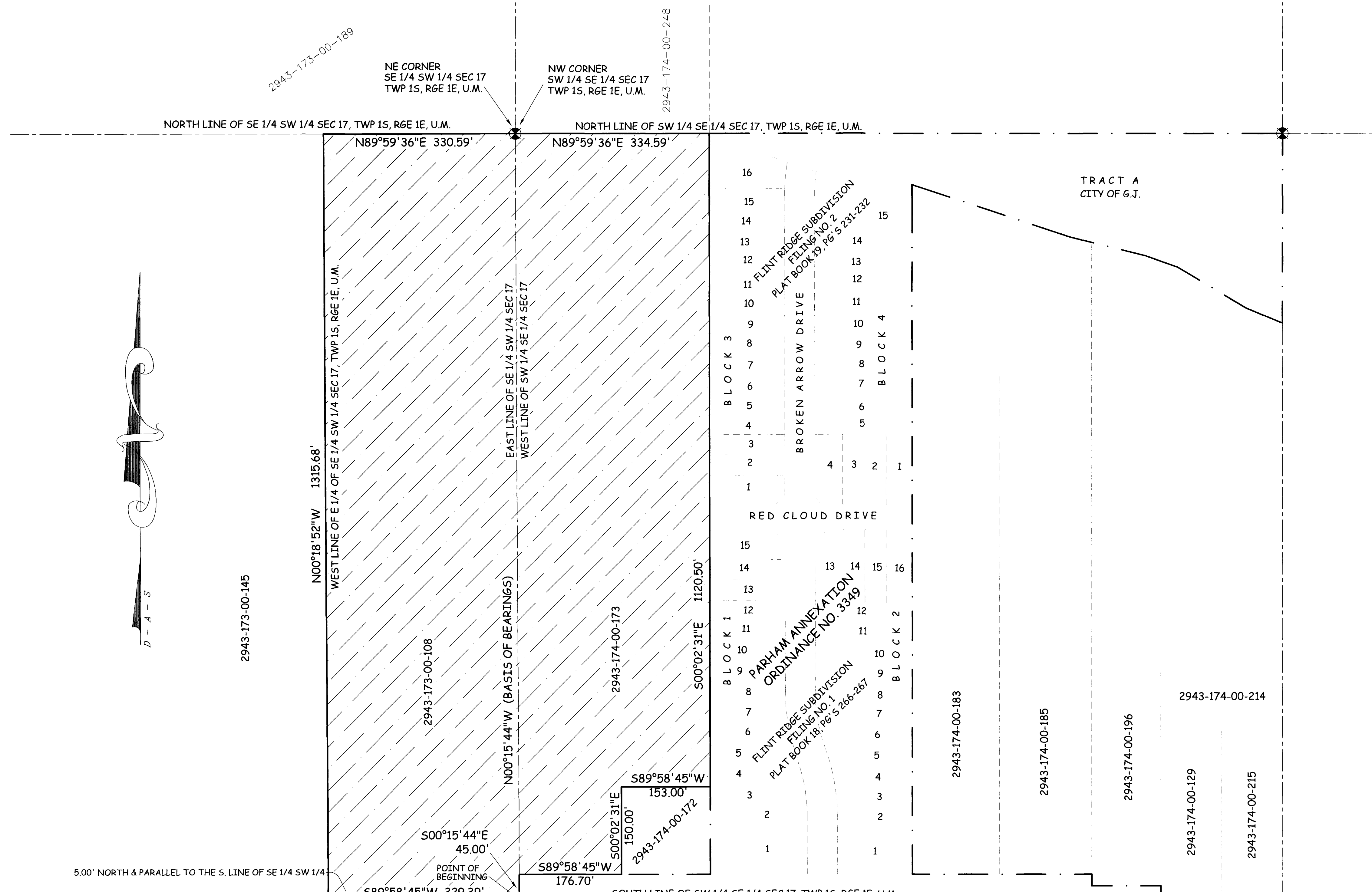
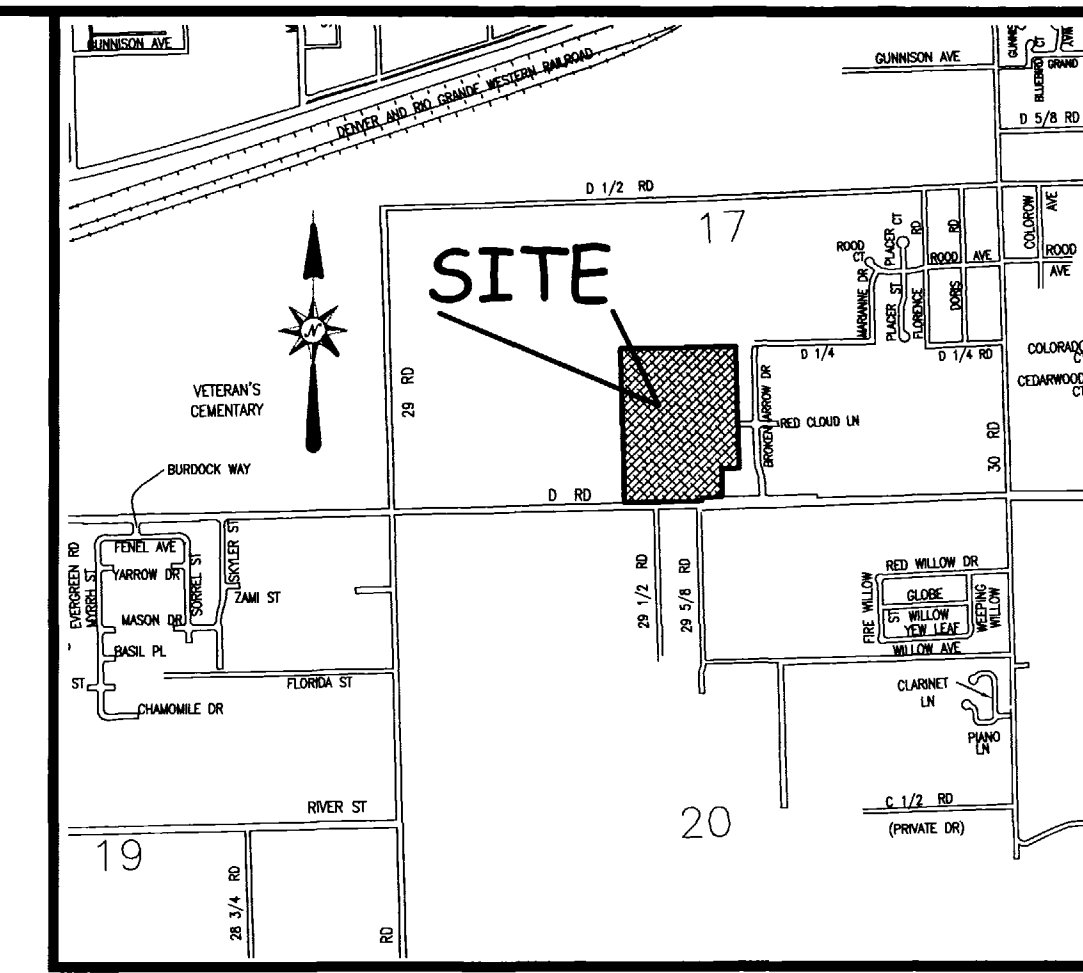


FLINT RIDGE III ANNEXATION

SITUATE IN THE SE 1/4 OF THE SW 1/4 AND THE SW 1/4 OF THE SW 1/4 OF SECTION 17, TWP 1S, RGE 1E, U.M.
 COUNTY OF MESA, STATE OF COLORADO

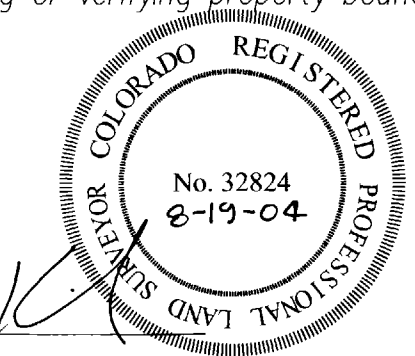


LEGAL DESCRIPTION

A certain parcel of land lying in the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4) and the Southwest Quarter of the Southeast Quarter (SW 1/4 SE 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:

COMMENCING at the South Quarter (S 1/4) corner of said Section 17 and assuming the East line of the SE 1/4 SW 1/4 of said Section 17 bears N 00°15'44" W with all other bearings contained herein being relative thereto; thence from said Point of Commencement, N 00°15'44" W along the East line of the SE 1/4 SW 1/4 of said Section 17, a distance of 5.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, S 89°58'45" W along a line 5.00 feet North of and parallel with the South line of the SE 1/4 SW 1/4 of said Section 17, a distance of 329.39 feet; thence N 00°18'52" W along the West line of the East Quarter (E 1/4) of the SE 1/4 SW 1/4 of said Section 17, a distance of 1315.68 feet to a point on the North line of the SE 1/4 SW 1/4 of said Section 17; thence N 89°59'36" E along the North line of the SE 1/4 SW 1/4 of said Section 17, a distance of 330.59 feet to a point being the Northeast corner of the SE 1/4 SW 1/4 of said Section 17; thence N 89°59'36" E along the North line of the SW 1/4 SE 1/4 of said Section 17, a distance of 334.59 feet to a point being the Northwest corner of the SE 1/4 SW 1/4 of said Section 17, as same is recorded in Plat Book 19, Pages 231 and 232, Public Records of Mesa County, Colorado; thence S 00°02'31" E along the West line of said Flint Ridge Subdivision Filing No. 2 and the West line of Flint Ridge Subdivision Filing No. 1, as same is recorded in Plat Book 18, Pages 266 and 267, Public Records of Mesa County, Colorado, a distance of 1120.50 feet; thence S 89°58'45" W along a line 200.00 feet North of and parallel with, the South line of the SW 1/4 SE 1/4 of said Section 17, a distance of 153.00 feet; thence S 00°02'31" E a distance of 150.00 feet; thence S 89°58'45" W along a line 50.00 feet North of and parallel with, the South line of the SW 1/4 SE 1/4 of said Section 17, a distance of 176.70 feet to a point on the East line of the SE 1/4 SW 1/4 of said Section 17; thence S 00°15'44" E along said East line, a distance of 45.00 feet, more or less, to the Point of Beginning.

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.



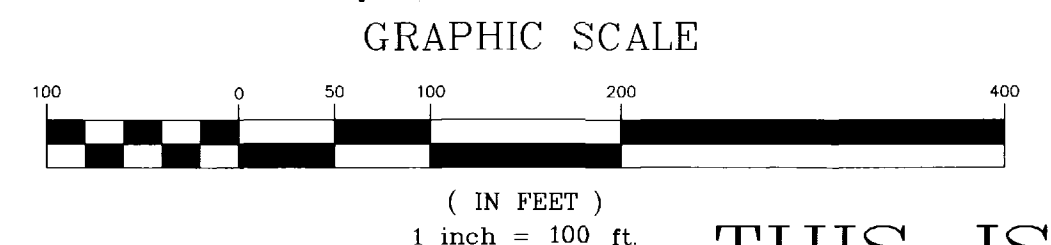
PETER T. KRICK, PLS No. 32824
 Professional Land Surveyor for the
 City of Grand Junction
 DATE: August 19th, 2004

AREA OF ANNEXATION

ANNEXATION PERIMETER	3,955.44 FT
CONTIGUOUS PERIMETER	1,671.59 FT
AREA IN SQUARE FEET	833,193.3
AREA IN ACRES	19.1275

LEGEND

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



ORDINANCE NO. 3656
 EFFECTIVE DATE September 19th, 2004

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 herein.	DRAWN BY P.T.K. DATE 05-19-2004	SCALE 1" = 100'
	DESIGNED BY DATE	
	CHECKED BY T.W. DATE	
	APPROVED BY DATE	



PUBLIC WORKS AND UTILITIES
 REAL ESTATE DIVISION

FLINT RIDGE III ANNEXATION