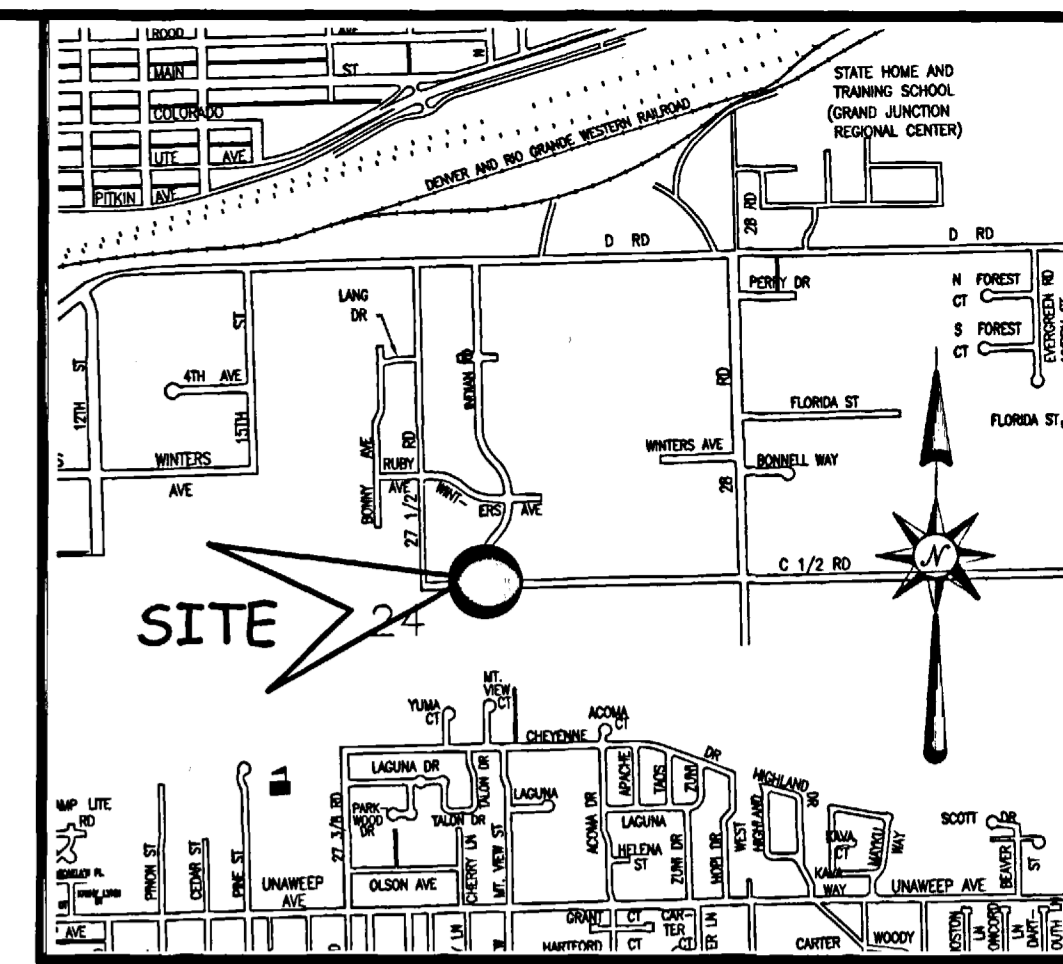
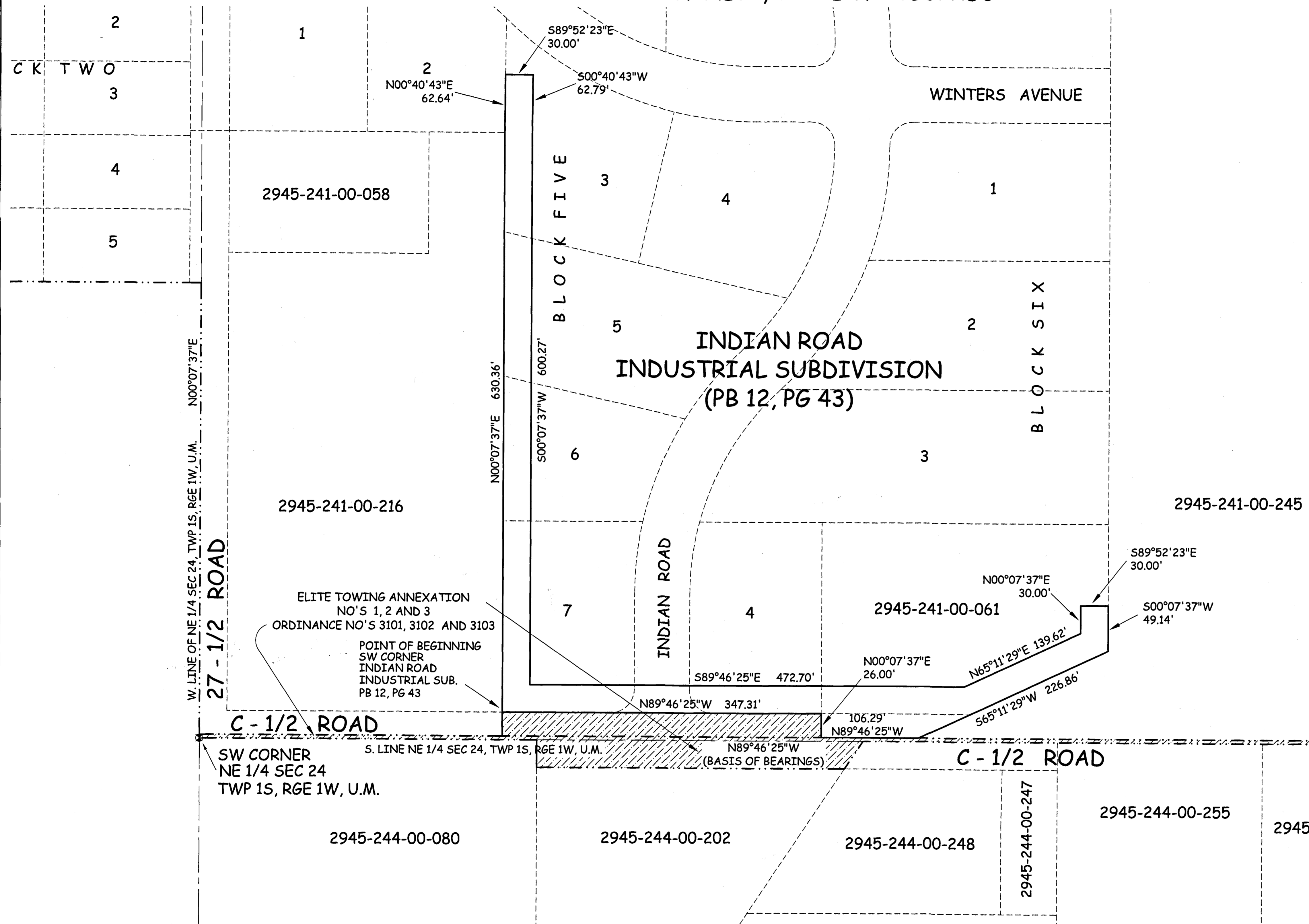
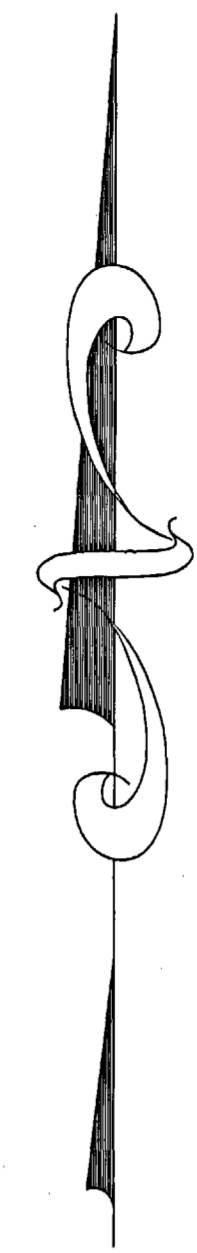


INDIAN ROAD INDUSTRIAL SUBDIVISION ANNEXATION NO. 1

SITUATE IN THE NE 1/4 OF SECTION 24, T1S, R1W, U.M.
COUNTY OF MESA, STATE OF COLORADO



LOCATION MAP: NOT-TO-SCALE



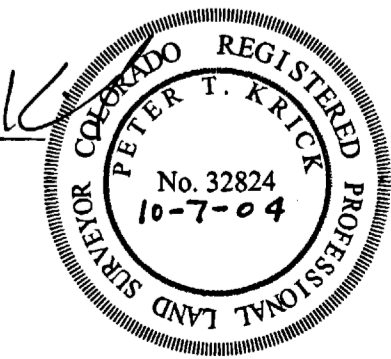
LEGAL DESCRIPTION

A certain parcel of land lying in the Northeast Quarter (NE 1/4) of Section 24, Township 1 South, Range 1 West of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

BEGINNING at the Southwest corner of Indian Road Industrial Subdivision, as same is recorded in Plat Book 12, Page 43, Public Records of Mesa County, Colorado and assuming the South line of the NE 1/4 of said Section 24 bears N 89°46'25" W with all other bearings contained herein being relative thereto; thence from said Point of Beginning, N 00°07'37" E along the West line of said Indian Road Industrial Subdivision, a distance of 630.36 feet to a point being the Southeast corner of Lot 2, Block 5, of said Indian Road Industrial Subdivision; thence N 00°40'43" E a distance of 62.64 feet; thence S 89°52'23" E a distance of 30.00 feet; thence S 00°40'43" W a distance of 62.50 feet; thence S 00°07'37" W along a line 30.00 feet East of and parallel with, the West line of said Indian Road Industrial Subdivision, a distance of 600.27 feet; thence S 89°46'25" E a distance of 472.70 feet; thence N 65°11'29" E a distance of 139.62 feet; thence N 00°07'37" E a distance of 30.00 feet; thence S 89°52'23" E a distance of 30.00 feet to a point on the Southerly projection of the East line of said Indian Road Industrial Subdivision; thence S 00°07'37" W along said Southerly projection, a distance of 49.14 feet; thence S 65°11'29" W a distance of 226.86 feet; thence N 89°46'25" W along a line 4.00 feet North of and parallel with the South line of the NE 1/4 of said Section 24, a distance of 106.29 feet; thence N 00°07'37" E a distance of 26.00 feet; thence N 89°46'25" W along the South line of said Indian Road Industrial Subdivision, a distance of 347.31 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.

P.T.K.
PETER T. KRICK, PLS No. 32824
Professional Land Surveyor for the City of Grand Junction
DATE: October 7th, 2004



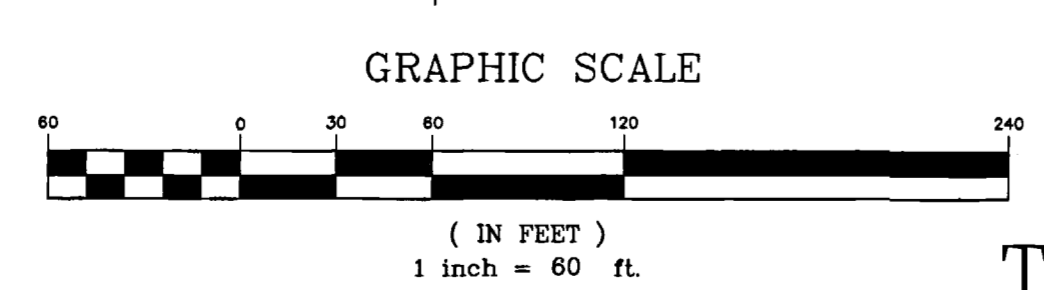
AREA OF ANNEXATION

| | |
|----------------------|-------------|
| ANNEXATION PERIMETER | 2,813.96 FT |
| CONTIGUOUS PERIMETER | 479.60 FT. |
| AREA IN SQUARE FEET | 44,321*** |
| AREA IN ACRES | 1.017 |

*** INCLUDES 3,488 SQ. FT. WITHIN C-1/2 ROAD R.O.W.

LEGEND

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



ORDINANCE NO.
3676

EFFECTIVE DATE
November 7th, 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 hereon.

| | | | |
|-------------|--------|------|------------|
| DRAWN BY | P.T.K. | DATE | 08-10-2004 |
| DESIGNED BY | | DATE | |
| CHECKED BY | T.W. | DATE | |
| APPROVED BY | | DATE | |

SCALE

1" = 60'



PUBLIC WORKS AND UTILITIES
REAL ESTATE DIVISION

INDIAN ROAD INDUSTRIAL SUBDIVISION ANNEXATION NO. 1

N:\Cadd\Annex by PTK\Indian Road Industrial Subdivision Annexation.dwg 10/7/2004 10:27:12 AM MDT