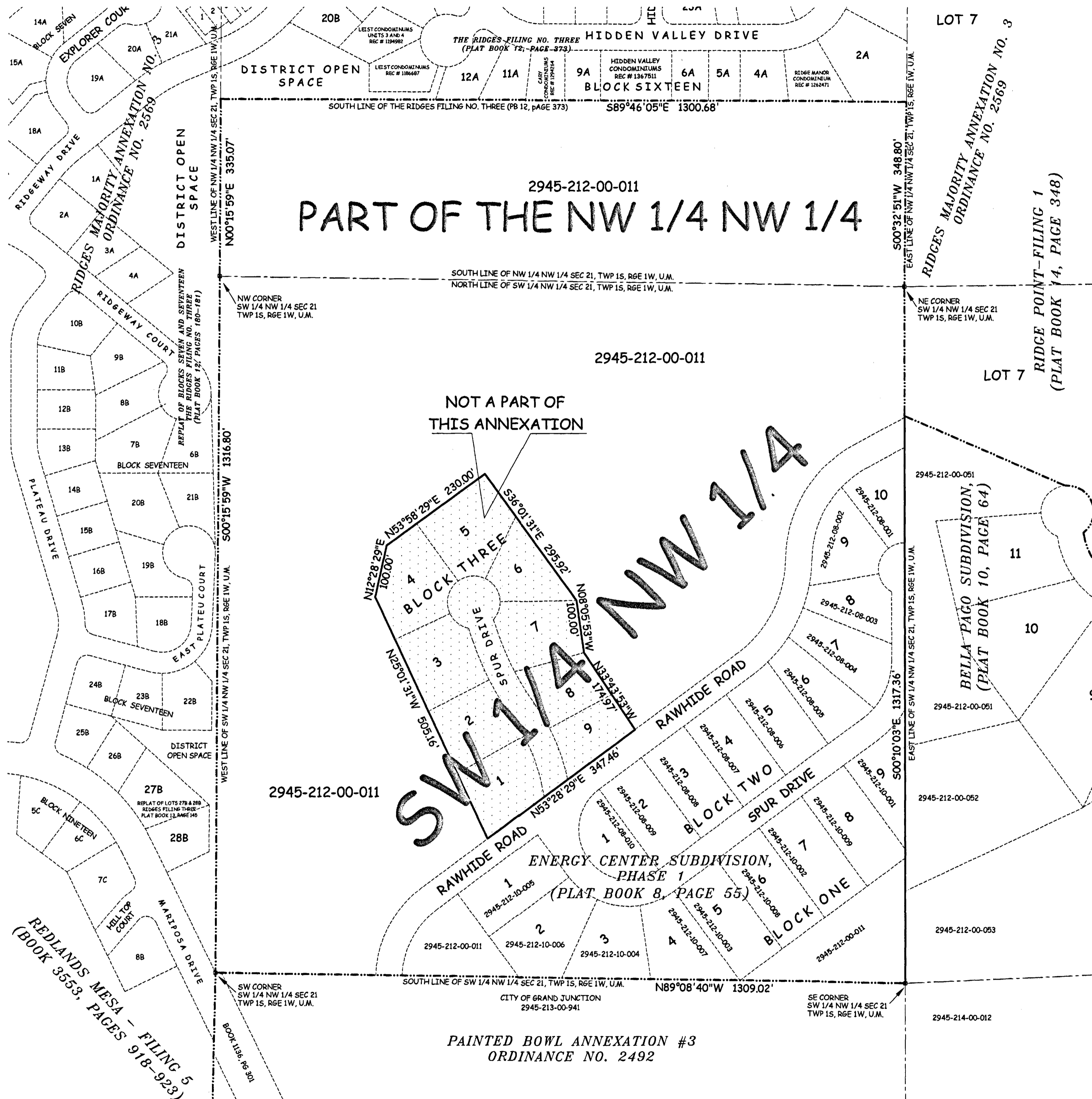
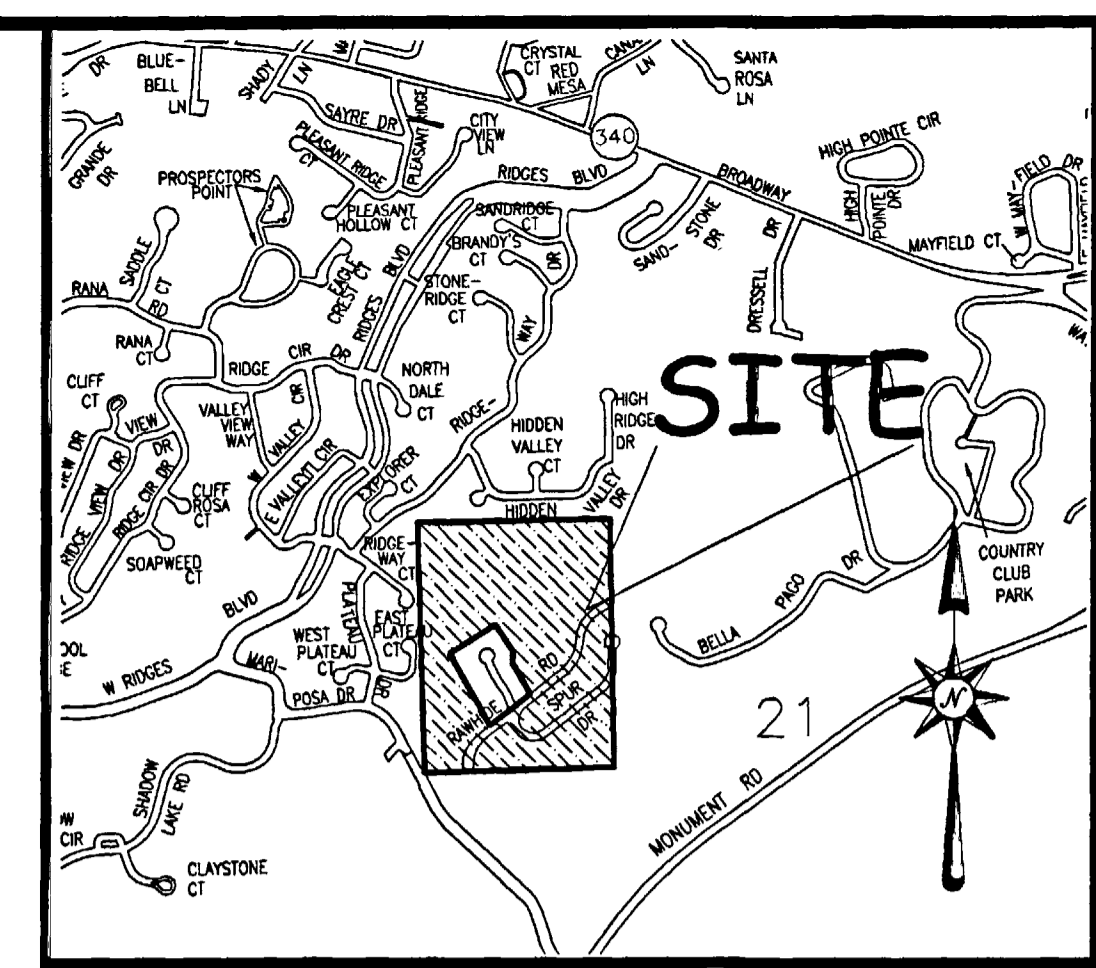


# PINNACLE RIDGE ANNEXATION

SITUATE IN THE SW 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NW 1/4 OF SECTION 21, T1S, R1W, U.M.  
COUNTY OF MESA, STATE OF COLORADO

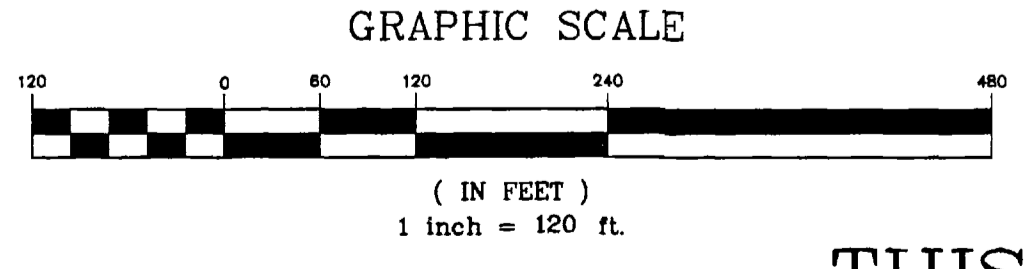


## LEGAL DESCRIPTION

A certain parcel of land lying in the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) and the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section 21, Township 1 South, Range 1 West of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

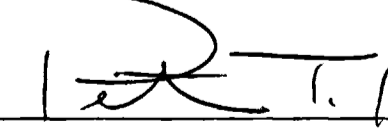
ALL of the SW 1/4 NW 1/4 of said Section 21, LESS HOWEVER, Block Three and all of Spur Drive lying within said Block Three lying North of the North right of way for Rawhide Drive, as shown on Energy Center Subdivision, Phase 1, as same is recorded in Plat Book 8, Page 55, Public Records of Mesa County, Colorado, TOGETHER WITH, all of the NW 1/4 NW 1/4 of said Section 21 lying South of and adjacent to, the South line of The Ridges Filing No. Three, as same is recorded in Plat Book 12, Page 373, Public Records of Mesa County, Colorado.

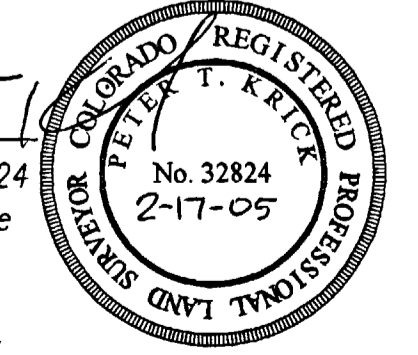
AREA OF ANNEXATION	
ANNEXATION PERIMETER	5,927.72 FT
CONTIGUOUS PERIMETER	4,853.74 FT.
AREA IN SQUARE FEET	1,980,529.8***
AREA IN ACRES	45.4667
***CONTAINS 127,211.1 SQ. FT. OF PLATTED RIGHTS OF WAY	



ORDINANCE NO. 3717  
EFFECTIVE DATE March 20th, 2005

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: February 17th, 2005



THIS IS NOT A BOUNDARY SURVEY

DRAWN BY	P.T.K.	DATE	11-22-2004
DESIGNED BY		DATE	
CHECKED BY	P.H.	DATE	
APPROVED BY		DATE	



PUBLIC WORKS  
AND UTILITIES  
REAL ESTATE DIVISION

PINNACLE RIDGE ANNEXATION