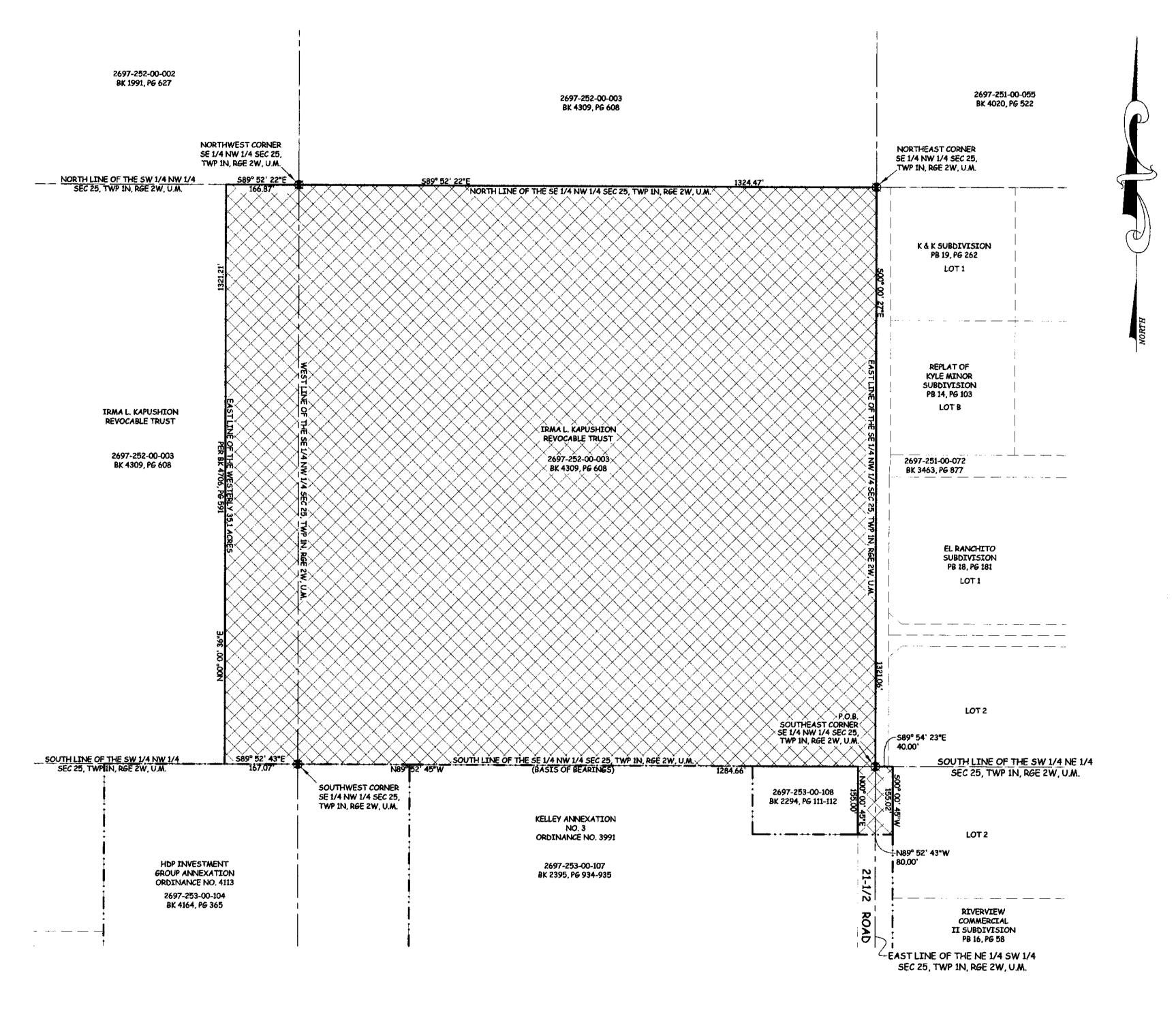
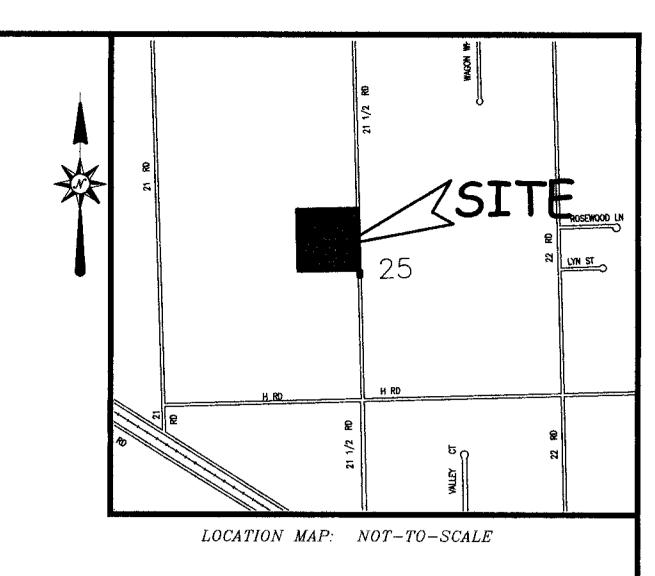
NORTHWEST GJ ANNEXATION NO. 1

SITUATE IN THE NW 1/4, SW 1/4, AND THE SE 1/4 OF SECTION 25, TWP 1N, RGE 2W, U.M., COUNTY OF MESA, STATE OF COLORADO





LEGAL DESCRIPTION

A certain parcel of land located in the Northwest Quarter (NW 1/4), Southwest Quarter (SW 1/4), and the Southeast Quarter (SE 1/4) of Section 25, Township One North, Range Two West of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particular described as follows:

Beginning at the Southeast corner of the SE 1/4 NW 1/4 of said Section 25 and assuming the South line of the SE 1/4 NW 1/4 of said Section 25 to bear N89°52'45"W with all bearings contained herein relative thereto; thence S89°54'23"E a distance of 40.00 feet along the South line of the SW 1/4 NE 1/4 of said Section 25; thence S00°00'45"W a distance of 155.02 feet along a line being 40.00 feet East of and parallel with the East line of the NE 1/4 SW 1/4 of said Section 25 to the Northeast corner of Kelly Annexation No. 3, Ordinance No. 3991, City of Grand Junction; thence N89°52'43"W a distance of 80.00 feet along the Northerly line of said Kelly Annexation No. 3; thence N00°00'45"E a distance of 155.00 feet along a line being 40.00 feet West of and parallel with the East line of the NE 1/4 SW 1/4 of said Section 25 to a point on the South line of the SE 1/4 NW 1/4 of said Section 25; thence N89°52'45"W a distance of 1284.66 feet along the South line of the SE 1/4 NW 1/4 of said Section 25 said line also being the North line of said Kelley Annexation No. 3 to the Southwest corner of the SE 1/4 NW 1/4 of said Section 25; thence N89°52'42"W a distance of 167.07 feet along the South line of the SW 1/4 NW 1/4 of said Section 25, said line also being the North line of HDP Investment Group Annexation, Ordinance No. 4113, City of Grand Junction; thence N00°00'36"E a distance of 1321.21 feet to a point on the North line of the SW 1/4 NW 1/4 of said Section 25; thence S89°52'22"E a distance of 166.87 feet along the North line of the SW 1/4 NW 1/4 of said Section 25 to the Northwest corner of the SE 1/4 NW 1/4 of said Section 25; thence S89°52'22"E a distance of 1324.47 feet along the North line of the SE 1/4 NW 1/4 of said Section 25 to the Northeast corner of the SE 1/4 NW 1/4 of said Section 25; thence S00°00'27"E a distance of 1321.06 feet along the East line of the SE 1/4 NW 1/4 of said Section 25 to the Southeast corner of the SE 1/4 NW 1/4 of said Section 25, said point also being the Point of Beginning.

POINT OF COMMENCEMENT POINT OF BEGINNING R.O.W. RIGHT OF WAY TWP. **TOWNSHIP** RANGE U.M. UTE MERIDIAN NO. NUMBER SQUARE FEET CENTRAL ANGLE RADIUS ARC LENGTH CHORD LENGTH CHORD BEARING BLOCK PLAT BOOK PAGE

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.

No. 32824 PETER T. KRICK, PLS No. 3282 Professional Land Surveyor for the City of Grand Junction DATE: March 6th, 2009

AREA OF ANNEXATION

CONTIGUOUS PERIMETER ANNEXATION PERIMETER AREA IN SQUARE FEET AREA IN ACRES

date of the certification shown hereon.

6,015.36 FT. 1,982,924.35*** **4**5.52

According to Colorado law you must commence any legal action based upon any defect in

action based upon any defect in this survey be commenced more than ten years from the

this survey within three years after you first discover such defect. In no event may any

1,123.64 FT

***(CONTAINS 6,200.87 SQ. FT. WITHIN 21 1/2 ROAD RIGHTS OF WAY)

LEGEND

GRAPHIC SCALE (IN FEET) 1 inch = 150 ft.

J.K.T. DATE 12/19/08

DESIGNED BY _____ DATE ____

CHECKED BY P.T.K. DATE

APPROVED BY _____ DATE

SCALE

<u>1" = 150'</u>

ORDINANCE NO. 4332

EFFECTIVE DATE April 5th, 2009

THIS IS NOT A BOUNDARY SURVEY

Grand Junction

PUBLIC WORKS AND UTILITIES REAL ESTATE DIVISION

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