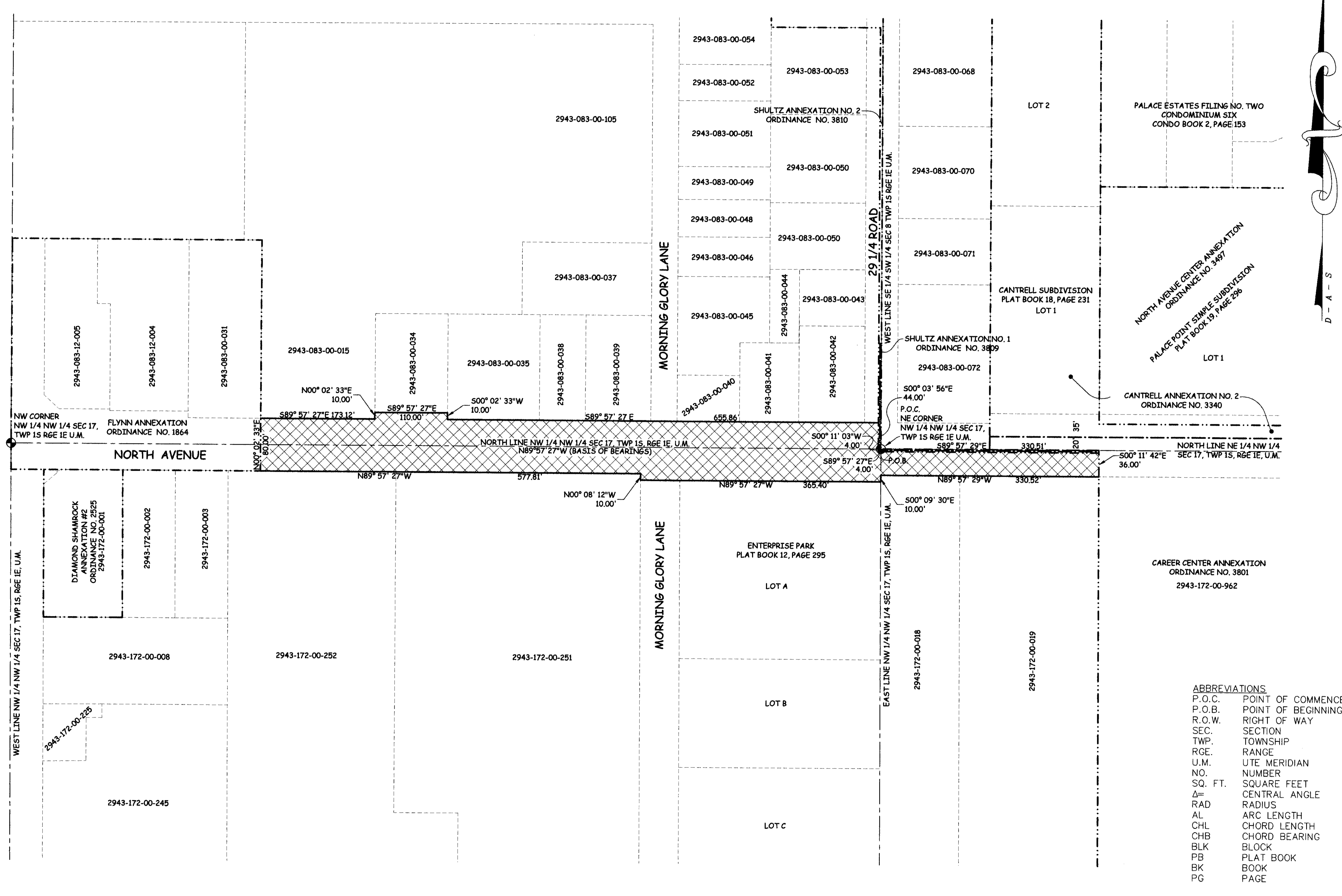
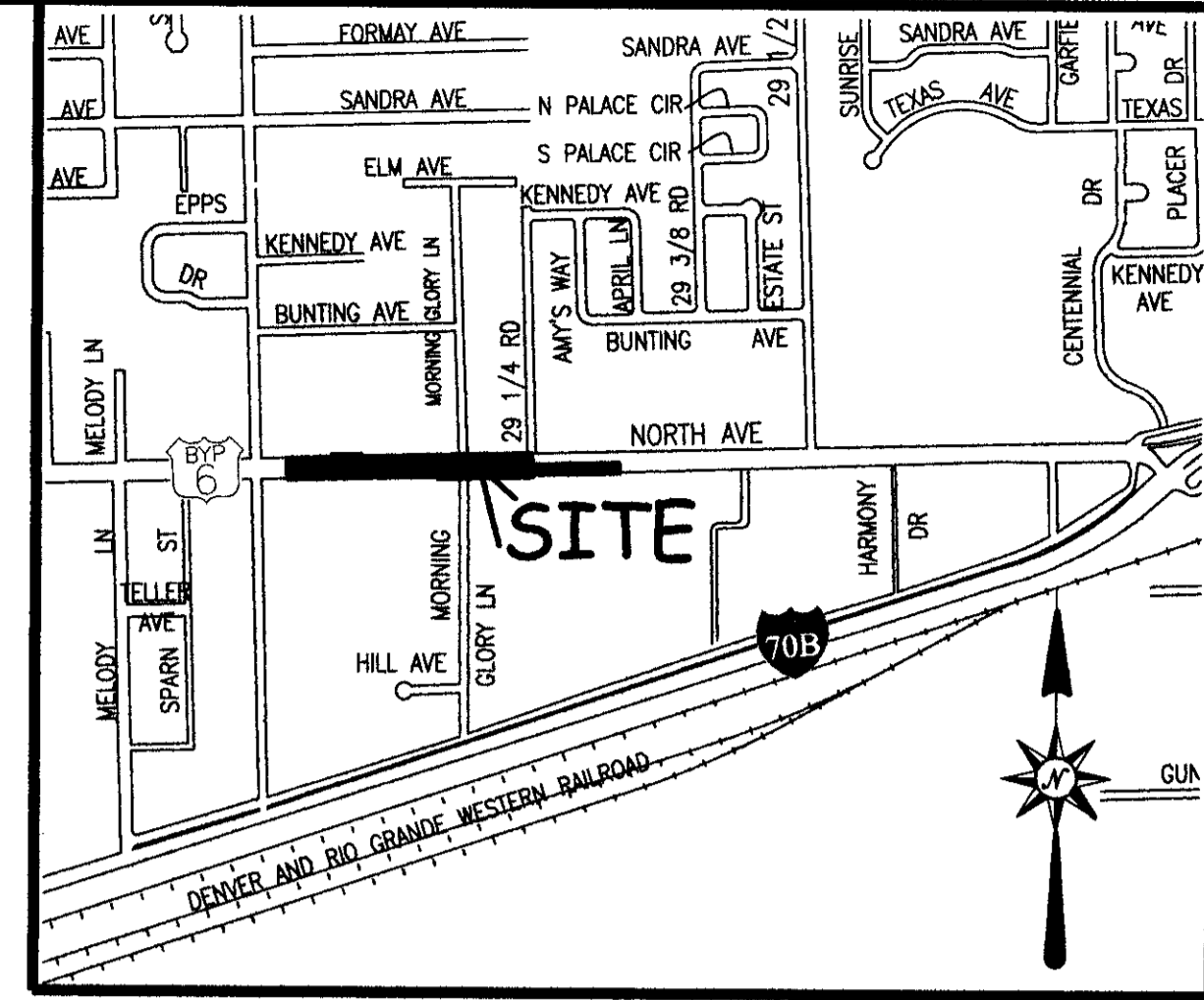


# NORTH AVENUE ANNEXATION NO. 1

SITUATE IN THE NW 1/4 OF SECTION 17 AND THE SW 1/4 OF SECTION 8  
TWP 15, RGE 1E, U.M. COUNTY OF MESA, STATE OF COLORADO



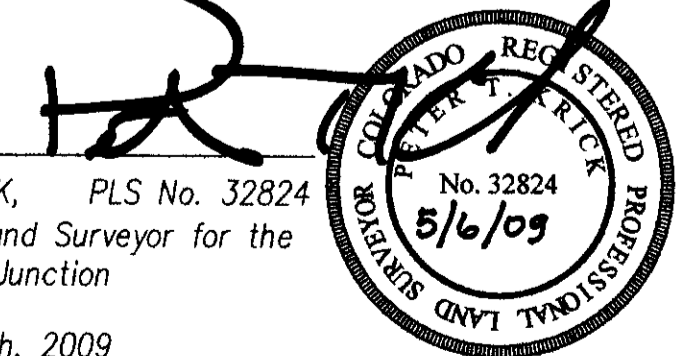
### LEGAL DESCRIPTION

A certain parcel of land located in the Northwest Quarter (NW 1/4) of Section 17 and the Southwest Quarter (SW 1/4) of Section 8, Township One South, Range One East of the Ute Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

Commencing at the Northeast corner of the Northwest quarter of the Northwest Quarter (NW 1/4 NW 1/4) of said Section 17 and assuming the North line of the NW 1/4 NW 1/4 of said Section 17 to bear N89°57'27"W with all bearings contained herein relative thereto; thence S00°11'03"W a distance of 4.00 feet along the East line of the NW 1/4 NW 1/4 of said Section 17 to a point on the South line of Shultz Annexation No. 2, Ordinance No. 3810, City of Grand Junction, said point also being the Point of Beginning; thence S89°57'29"E a distance of 330.51 feet along the South line of said Shultz Annexation No. 2, said line also being 4.00 feet South of and parallel with the North line of the Northeast Quarter of the Northwest Quarter (NE 1/4 NW 1/4) of said Section 17; thence S00°11'42"E a distance of 36.00 feet along the West line Career Center Annexation, Ordinance No. 3801, City of Grand Junction; thence N89°57'29"W a distance of 330.52 feet along a line 40.00 feet South of and parallel with the North line of the NE 1/4 NW 1/4 of said Section 17 to a point on the East line of the NW 1/4 NW 1/4 of said Section 17; thence S00°09'30"E a distance of 10.00 feet along the East line of the NW 1/4 NW 1/4 of said Section 17; thence N89°57'27"W a distance of 365.40 feet along a line being 50.00 feet South of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17; thence N00°08'12"W a distance of 10.00 feet; thence N89°57'27"W a distance of 577.81 feet along a line being 40.00 feet South of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17 to the Southeast corner of Flynn Annexation, Ordinance No. 1864, City of Grand Junction; thence N00°02'33"E a distance of 80.00 feet along the East line of said Flynn Annexation; thence S89°57'27"E a distance of 173.12 feet along a line being 40.00 feet North of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17; thence N00°02'33"E a distance of 10.00 feet; thence S89°57'27"E a distance of 110.00 feet along a line being 50.00 feet North of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17; thence S00°02'33"W a distance of 10.00 feet; thence S89°57'27"E a distance of 655.86 feet along a line being 40.00 feet North of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17 to a point on the West line of said Shultz Annexation No. 2; thence S00°03'56"E a distance of 44.00 feet along the West line of said Shultz Annexation No. 2, said line also being 4.00 feet West of and parallel with the West line of the SE 1/4 SW 1/4 of said Section 8; thence S89°57'27"E a distance of 4.00 feet along the South line of said Shultz Annexation No. 2, said line also being 4.00 feet South of and parallel with the North line of the NW 1/4 NW 1/4 of said Section 17 to the Point of Beginning.

- ABBREVIATIONS**
- P.O.C. POINT OF COMMENCEMENT
  - P.O.B. POINT OF BEGINNING
  - R.O.W. RIGHT OF WAY
  - SEC. SECTION
  - TWP. TOWNSHIP
  - RGE. RANGE
  - U.M. UTE MERIDIAN
  - NO. NUMBER
  - SQ. FT. SQUARE FEET
  - Δ= CENTRAL ANGLE
  - RAD RADIUS
  - AL ARC LENGTH
  - CHL CHORD LENGTH
  - CHB CHORD BEARING
  - BLK BLOCK
  - PB PLAT BOOK
  - BK BOOK
  - PG PAGE

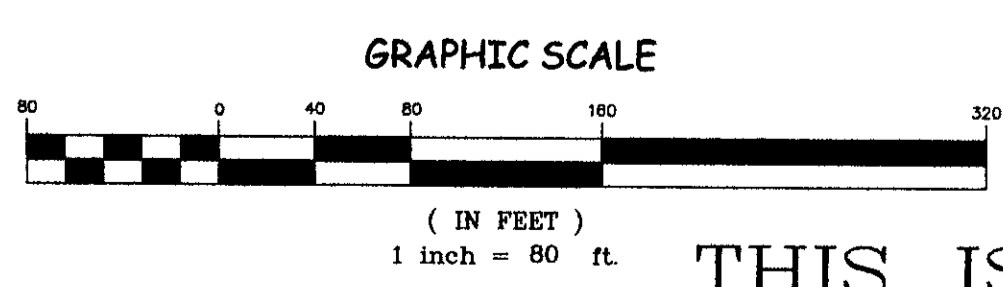
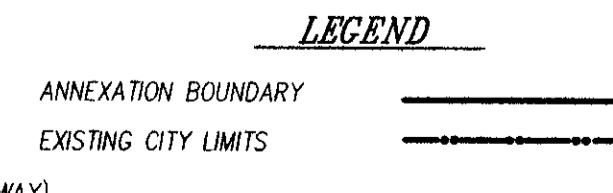
The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.



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

**AREA OF ANNEXATION**

ANNEXATION PERIMETER	2,747.22 FT
CONTIGUOUS PERIMETER	494.52 FT
AREA IN SQUARE FEET	91,922.09***
AREA IN ACRES	2.11



**ORDINANCE NO.**  
4354

**EFFECTIVE DATE**  
June 5th, 2009

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.

<b>DRAWN BY</b>	J.K.T.	<b>DATE</b>	2-03-2009
<b>DESIGNED BY</b>		<b>DATE</b>	
<b>CHECKED BY</b>	P.T.K.	<b>DATE</b>	
<b>APPROVED BY</b>		<b>DATE</b>	

**SCALE**

1" = 80'



**PUBLIC WORKS  
AND UTILITIES  
REAL ESTATE DIVISION**

NORTH AVENUE ANNEXATION NO. 1