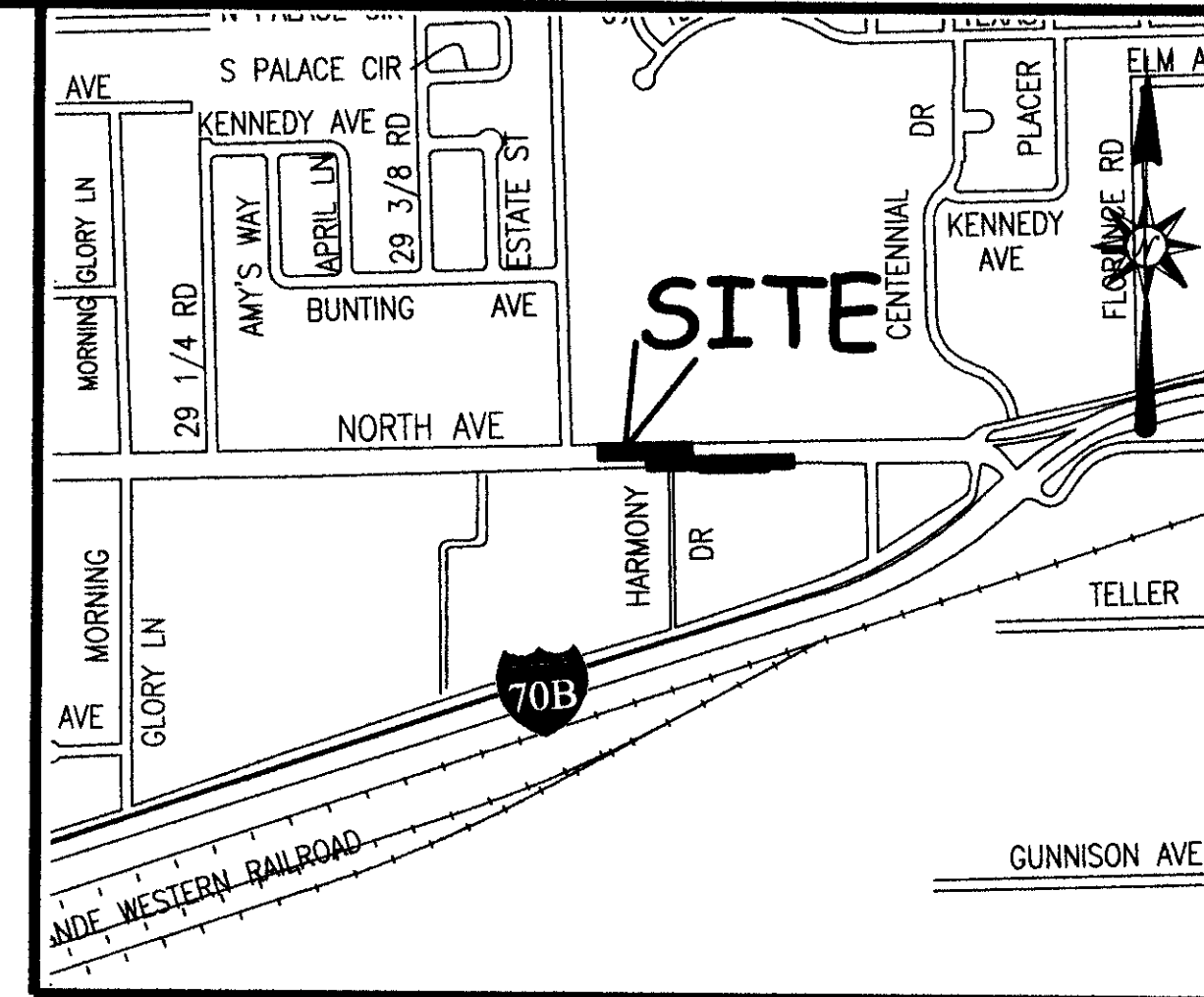


NORTH AVENUE ANNEXATION NO. 5

SITUATE IN THE SE 1/4 OF SECTION 8 AND THE NE 1/4 OF SECTION 17,
TWP 1S, RGE 1E, U.M. COUNTY OF MESA, STATE OF COLORADO



LOCATION MAP: NOT-TO-SCALE

LEGAL DESCRIPTION

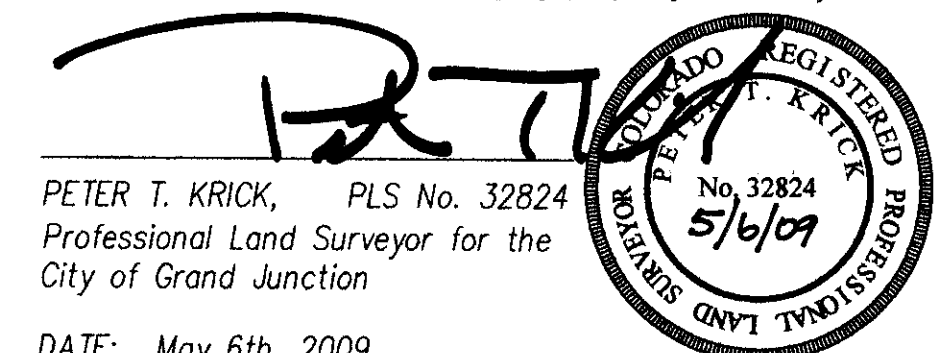
A certain parcel of land located in the Southeast Quarter (SE 1/4) of Section 8 and the Northeast Quarter (NE 1/4) of Section 17, Township One South, Range One East of the Ute Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

Commencing at the Northwest corner of the Northwest Quarter of the Northeast Quarter (NW 1/4 NE 1/4) of said Section 17 and assuming the West line of the SW 1/4 SE 1/4 of said Section 8 to bear N00°04'03"W with all bearings contained herein relative thereto; thence S89°57'51"E a distance of 216.84 feet along the North line of the NW 1/4 NE 1/4 of said Section 17 to the Point of Beginning; thence N00°09'43"W a distance of 50.00 feet along the Easterly line of North Avenue Annexation No. 4, Ordinance No. 4354, City of Grand Junction; thence S89°57'51"E a distance of 321.81 feet along a line being 50.00 feet North of and parallel with the North line of the NW 1/4 NE 1/4 of said Section 17; thence S00°03'39"E a distance of 50.00 feet to a point on the North line of the NW 1/4 NE 1/4 of said Section 17; thence S89°57'51"E a distance of 357.00 feet along the North line of the NW 1/4 NE 1/4 of said Section 17; thence S00°02'09"E a distance of 40.00 feet; thence along the Northerly line of Lot 1 of Duo Subdivision, as same is recorded in Plat Book 12, Page 74, public records of Mesa County, Colorado the following three (3) courses: (1) N89°57'51"W a distance of 85.53 feet along a line being 40.00 feet South of and parallel with the North line of the NW 1/4 NE 1/4 of said Section 17; (2) S01°02'29"E a distance of 10.00 feet; (3) N89°57'51"W a distance of 237.19 feet along a line being 50.00 feet South of and parallel with the North line of the NW 1/4 NE 1/4 of said Section 17; thence N01°02'29"W a distance of 10.00 feet; thence N89°57'51"W a distance of 185.49 feet along a line being 40.00 feet South of and parallel with the North line of the NW 1/4 NE 1/4 of said Section 17; thence N00°09'51"W a distance of 40.00 feet along the Easterly line of said North Avenue Annexation No. 4 to a point on the North line of the NW 1/4 NE 1/4 of said Section 17; thence N89°57'51"W a distance of 170.00 feet along the North line of the NW 1/4 NE 1/4 of said Section 17, said line also being the North Avenue Annexation No. 4 to the Point of Beginning.

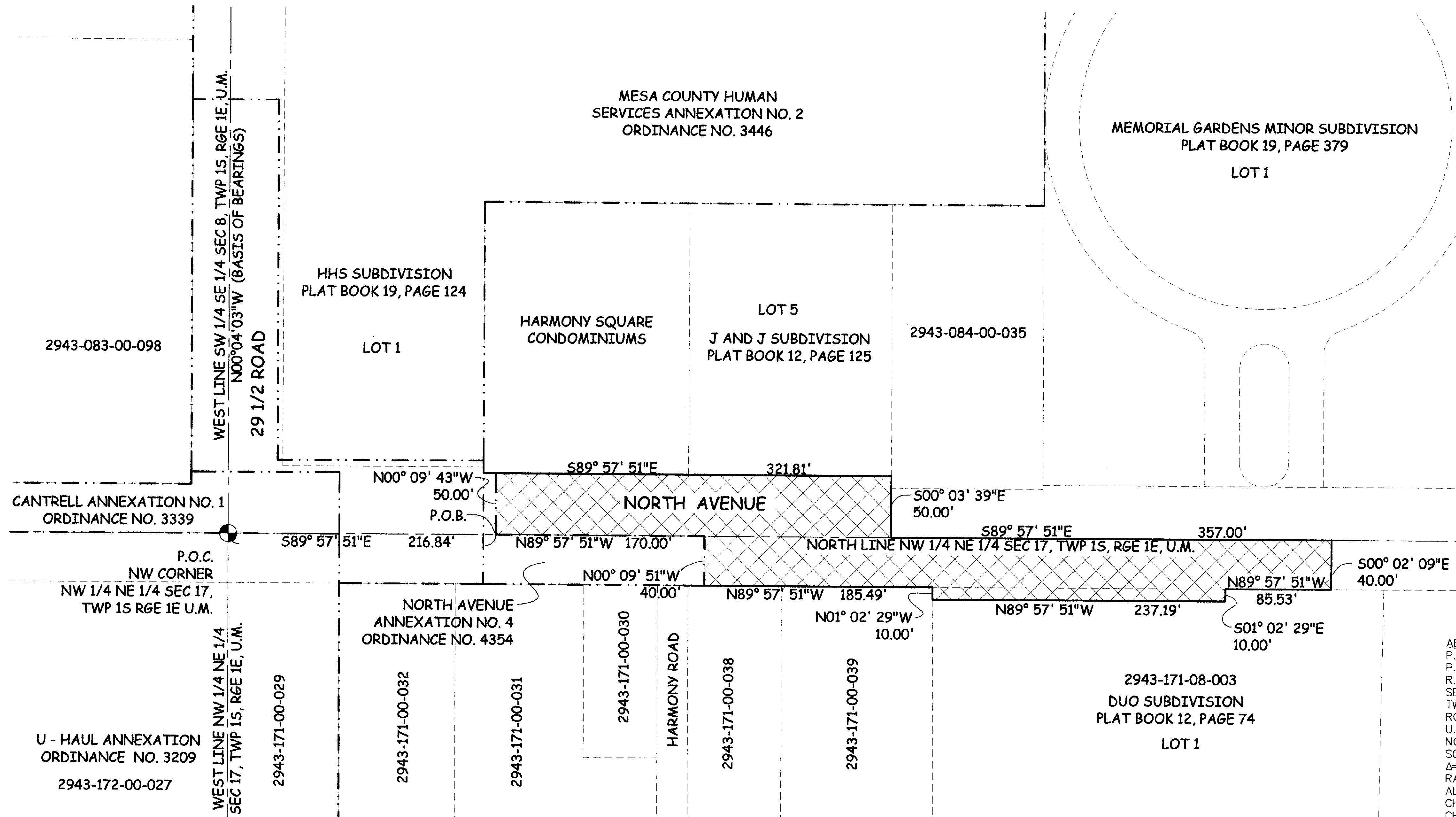
ABBREVIATIONS

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



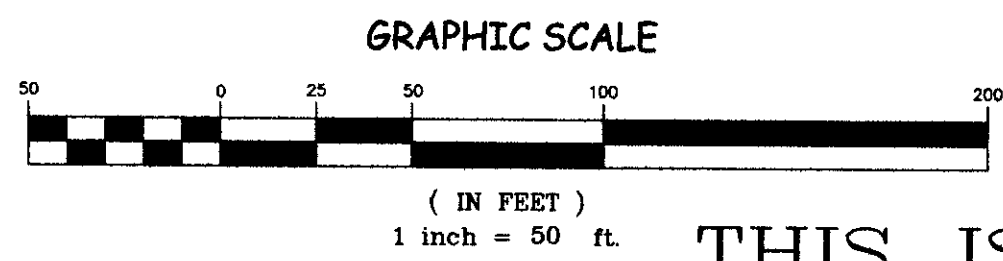
AREA OF ANNEXATION

ANNEXATION PERIMETER	1,557.02 FT
CONTIGUOUS PERIMETER	260.00 FT
AREA IN SQUARE FEET	38,807.78**
AREA IN ACRES	0.89

** (CONTAINS 38,807.78 SQ. FT. WITHIN NORTH AVENUE RIGHTS OF WAY)

LEGEND

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



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.

DRAWN BY	J.K.T.	DATE	2-03-2009
DESIGNED BY	_____	DATE	_____
CHECKED BY	P.T.K.	DATE	_____
APPROVED BY	_____	DATE	_____

SCALE
1" = 50'



PUBLIC WORKS
AND UTILITIES
REAL ESTATE DIVISION

NORTH AVENUE ANNEXATION NO. 5