

VALLEY HEIGHTS SUBDIVISION

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Marie E. Shafer, Stanley L. McFarland, and Robert P. McFarland are the owners of that real property situated in the County of Mesa, State of Colorado, and lying in part of the SE 1/4 NE 1/4 of Section 10, Township 1 South, Range 1 West of the Ute Meridian, said tract being more specifically described by metes and bounds as follows:

Beginning at the NW Corner SE 1/4 NE 1/4 Section 10, Township 1 South, Range 1 West of the Ute Meridian, thence S. 89° 37' E., 789.04 feet, thence S. 00° 36' W., 76.65 feet, thence along the arc of the 50.0 foot radius curve 153.25 feet, the chord of which bears S. 08° 51' E., 99.94 feet, thence S. 00° 36' W., 130.72 feet, thence West 802.15 feet, thence North 311.4 feet to the point of beginning.

That said owners do hereby dedicate and set apart all of the streets and roads as shown on the accompanying plat to the use of public forever and hereby dedicate those portions of said real property which are labeled as utility easements on the accompanying plat as easements for the installation and maintenance of telephone and electric lines, poles and cables, storm and sanitary sewer mains, gas pipelines, and those portions of said real property which are labeled as irrigation easements on the accompanying plat as easements for the installation and maintenance of irrigation ditches, flumes, and conduits.

That all expenses for installation of utilities or ditches referred to above for grading and landscaping, and for street grading or other improvements shall be financed by the seller or purchaser... not the County of Mesa.

IN WITNESS WHEREOF, said Marie E. Shafer, Stanley L. McFarland, and Robert P. McFarland, owners of said real property have caused their names to be hereunto subscribed this 2nd day of March, A.D. 1964.

Marie E. Shafer
Marie E. Shafer
Stanley L. McFarland
Stanley L. McFarland
Robert P. McFarland
Robert P. McFarland

STATE OF COLORADO)
County of Mesa) ss

The foregoing instrument was acknowledged before me this 2 day of MARCH A.D. 1964 by Marie E. Shafer, Stanley L. McFarland, and Robert P. McFarland.

My commission expires Jan 27, 1966
Witness my hand and official seal

George W. ...
Notary Public

861091 CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
County of Mesa) ss

I hereby certify that this instrument was filed in my office at 9:06 o'clock A.M. Mar. 17 A.D. 1964, and duly recorded in Book No. 2, Page 184.

Fees \$ 6.00

Annie M. Dunston
Annie M. Dunston
Clerk & Recorder
Deputy

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 10th day of March A.D. 1964 County Planning Commission of the County of Mesa, Colorado.

Marion Bowman
Marion Bowman
Chairman

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE

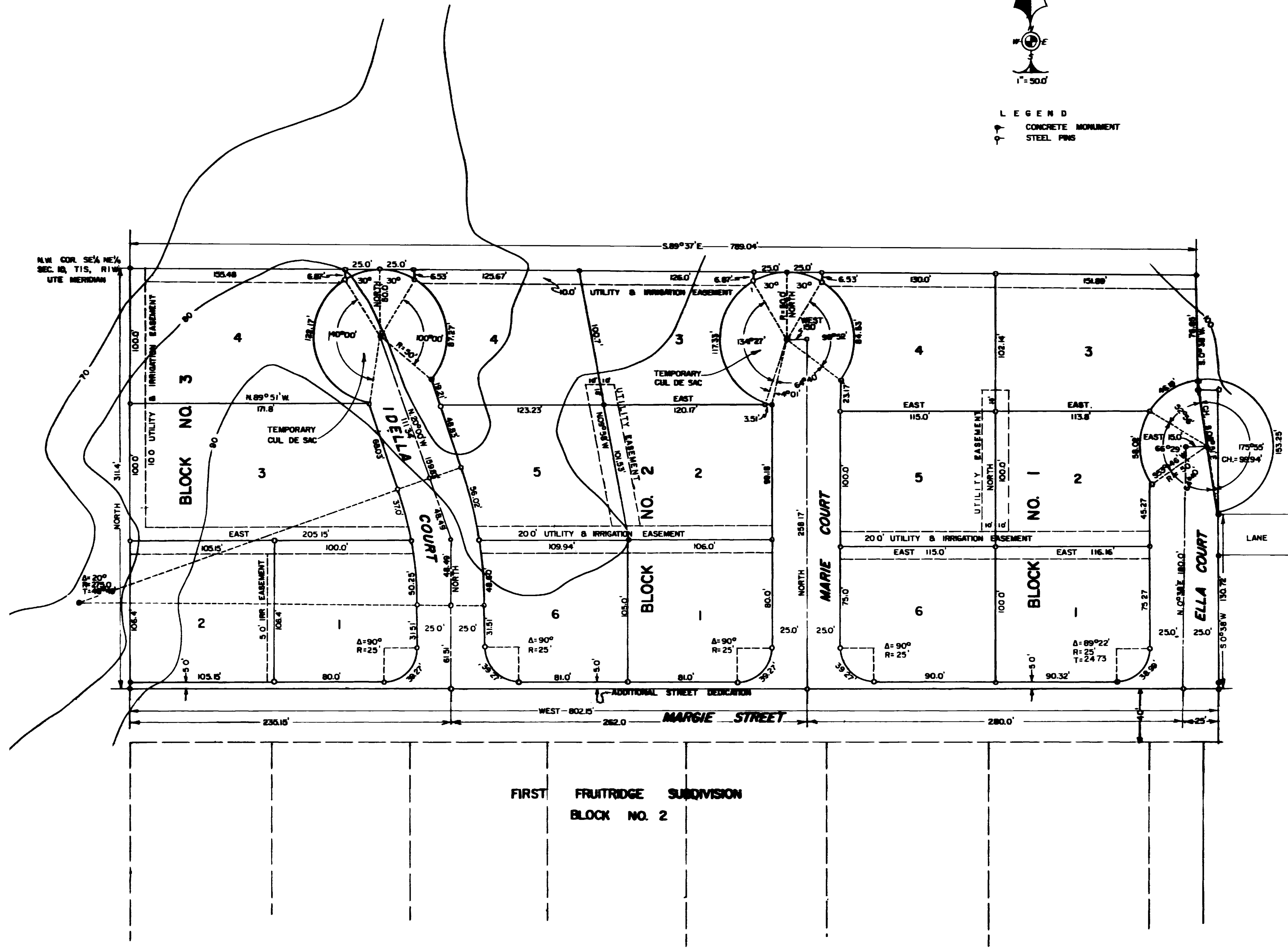
Approved this 14 day of March A.D. 1964, Board of County Commissioners of the County of Mesa, Colorado.

Arthur J. ...
Arthur J. ...
Chairman

SURVEYOR'S CERTIFICATE

I Richard J. Mandeville do hereby certify that the accompanying plat of Valley Heights Subdivision, a subdivision of a part of the County of Mesa has been prepared under my direction, and accurately represents a field survey of same.

Richard J. Mandeville
Richard J. Mandeville
Registered Land Surveyor



FIRST FRUITRIDGE SUBDIVISION
BLOCK NO. 2

WESTERN ENGINEERS INC. PLAT OF		
VALLEY HEIGHTS SUBDIVISION		
MESA COUNTY COLORADO		
Surveyed W.F.G.	Drawn C.J.B.	Traced J.D.P.
Grand Junction, Colorado Des. 1-316-2 February 18, 1964		