



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, Howard Stewart, C.E. Livran, L.S. Onan and Lucy N. Onan are the owners of that real property situated in the County of Mesa, State of Colorado as shown on the accompanying plat and described by metes and bounds as follows, to wit:

Beginning at a point which is North 616.0 feet and North 89°49' East 618.5 feet of the West 1/4 Corner of Section 1, Township 1 South, Range 1 West of the Ute Meridian, said point being at the intersection of the north right of way line of Midway Avenue with the west right of way line of Budlong Street; thence North 727.1 feet; thence North 89°49' East 338.5 feet; thence South 143.3 feet; thence South 89°49' West 50.0 feet; thence South 165.8 feet; thence South 89°49' West 119.25 feet; thence South 468.0 feet; thence South 89°49' West 119.25 feet; thence North 50.0 feet; thence South 89°49' West 50.0 feet to the place of beginning.

That the said Howard Stewart, C.E. Livran, L.S. Onan and Lucy N. Onan have caused said real property to be laid out and surveyed as the FIRST ADDITION TO O'NAN SUBDIVISION, a subdivision of a part of Mesa County.

That said Howard Stewart, C.E. Livran, L.S. Onan and Lucy N. Onan hereby dedicate and set apart all the streets and roads within the boundaries of the above metes and bounds description as shown on the accompanying plat to the use of the public forever and hereby dedicate those portions of real property labeled as utility easements on the accompanying plat as easements for the installation and maintenance of telephone and electric lines, poles and underground cables, storm and sanitary sewer mains, water mains and gas pipe lines; and those portions of real property labeled as irrigation easements on the accompanying plat as easements for the installation and maintenance of irrigation ditches, flumes and conduits.

That all expenses involving necessary improvements for a water system, sanitary sewer system, gas service, electrical service, grading and landscaping, storm sewer system, curbs and gutters, street pavement and sidewalks shall be financed by the purchaser or seller -- not the County of Mesa.

IN WITNESS WHEREOF, said Howard Stewart, C.E. Livran, L.S. Onan and Lucy N. Onan have caused their names to be hereunto subscribed this 18th day of April, A.D. 1959.

Howard Stewart
C. E. Livran
L. S. Onan
Lucy N. Onan

STATE OF COLORADO }
 County of Mesa } ss

The foregoing instrument was acknowledged before me this 18th day of April, A.D. 1959, by Howard Stewart, C.E. Livran, L.S. Onan and Lucy N. Onan. My commission expires January 6, 1963.

Witness my hand and official seal:

L. M. Finnessey
 Notary Public

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 7 day of April, A.D. 1959. County Planning Commission of the County of Mesa, Colorado.

L. Linn Gray
 Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 15 day of April, A.D. 1959. Board of County Commissioners of the County of Mesa, Colorado.

R. F. Saunders
 Chairman

CERTIFICATE OF VACATION

Due to the convenience and access needs of the public being adequately served by the platting of land and public rights of way as shown hereon, the vacation of certain other portions of public road rights of way as shown hereon is this date ordered.

Approved this 15 day of April, A.D. 1959. Board of County Commissioners of the County of Mesa, Colorado.

R. F. Saunders
 Chairman

CRESTRIDGE HEIGHTS DISTRICT PLANNING COMMISSION CERTIFICATE

Approved this 14th day of April, A.D. 1959. Crestridge Heights District Planning Commission.

Charles Plank
 Chairman

SURVEYOR'S CERTIFICATE

I, Richard J. Mandeville, do hereby certify that the accompanying plat of the FIRST ADDITION TO O'NAN SUBDIVISION, a subdivision of a part of the County of Mesa, State of Colorado has been prepared under my direction and accurately represents a survey of the same.

Richard J. Mandeville
 Registered Engineer & Land Surveyor

743973

CLERK & RECORDER'S CERTIFICATE
 STATE OF COLORADO }
 County of Mesa } ss

I hereby certify that this instrument was filed in my office at 3:40 o'clock, P.M. on 15 A.D. 1959, and is duly recorded in Plat Book No. 9, Page 10.

Annie M. Dunston
 Recorder

By _____ Deputy

PUBLIC HEALTH CERTIFICATE

Approved this 15th day of April, A.D. 1959. Department of Public Health of the County of Mesa, Colorado.

Edward S. Mandeville
 Chairman San. Comm.

SCALE 1" = 60'

WESTERN ENGINEERS
 MAP OF
FIRST ADDITION TO O'NAN SUBDIVISION
 MESA COUNTY, COLORADO

SURVEYED *W.F.G.* DRAWN *B.J.M.*
 TRACED *F.B.F.* CHECKED *R.J.M.*
 GRAND JUNCTION, COLO. DWG. 1-137-3 MARCH 1959



W 1/4 Cor. Sec. 1
 T1S, R1W,
 Ute M.