

RE-PLAT OF LOT 1 BLOCK 3 CYPHERS SUBDIVISION

(AS RECORDED IN BOOK 8 AT PAGE 46)

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, Stanley D. Scott, Raymond G. Phipps, and Ralph E. Phipps are the owners of that real property situated in City of Grand Junction, County of Mesa, State of Colorado as shown on the accompanying plat, said real property being more particularly described as follows:

Lot 1, Block 3, Cyphers Subdivision, recorded in Plat Book 8 at Page 46 of the Mesa County Clerk and Recorders Records.

That said owners have caused the said real property to be laid out and surveyed as RE-PLAT OF LOT 1 BLOCK 3 CYPHERS SUBDIVISION, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado.

That said owners do hereby dedicate and set apart all of the streets as shown on the accompanying plat to the use of the public forever and dedicate to the Public Utilities those portions of said real property which are labeled as utility easements on the accompanying plat as easements for the installation and maintenance of such utilities as telephone, electric lines, poles and cables, storm and sanitary sewer lines, gas lines, irrigation and drainage, with right of ingress and egress to and from the above described utility easements.

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 29th day of July A.D., 1980.

Stanley D. Scott Stanley D. Scott
Raymond G. Phipps Raymond G. Phipps
Ralph E. Phipps Ralph E. Phipps

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 29th day of July A.D., 1980 by Stanley D. Scott, Raymond G. Phipps, and Ralph E. Phipps. My commission expires: 2/18/84

Witness my hand and official seal.

Brian Scott
Notary Public

CITY APPROVAL

This plat of RE-PLAT OF LOT 1 BLOCK 3 CYPHERS SUBDIVISION, a subdivision of the City of Grand Junction, County of Mesa, State of Colorado was approved and accepted on this 17th day of March A.D., 1982.

James E. Weger City Manager
Frank W. Dunn President of Council
Doug K. Shum Director of Development

James J. Quinby
Chairman, Grand Junction
Planning Commission

Ronald P. Rial 3-11-82
Grand Junction
City Engineer

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) ss

I hereby certify that this instrument was filed in my office at 2:25 o'clock P.M. this 26 day of March A.D., 1982, and is duly recorded in Plat Book 13, at Page 17.

Janet Sawyer
Clerk and Recorder

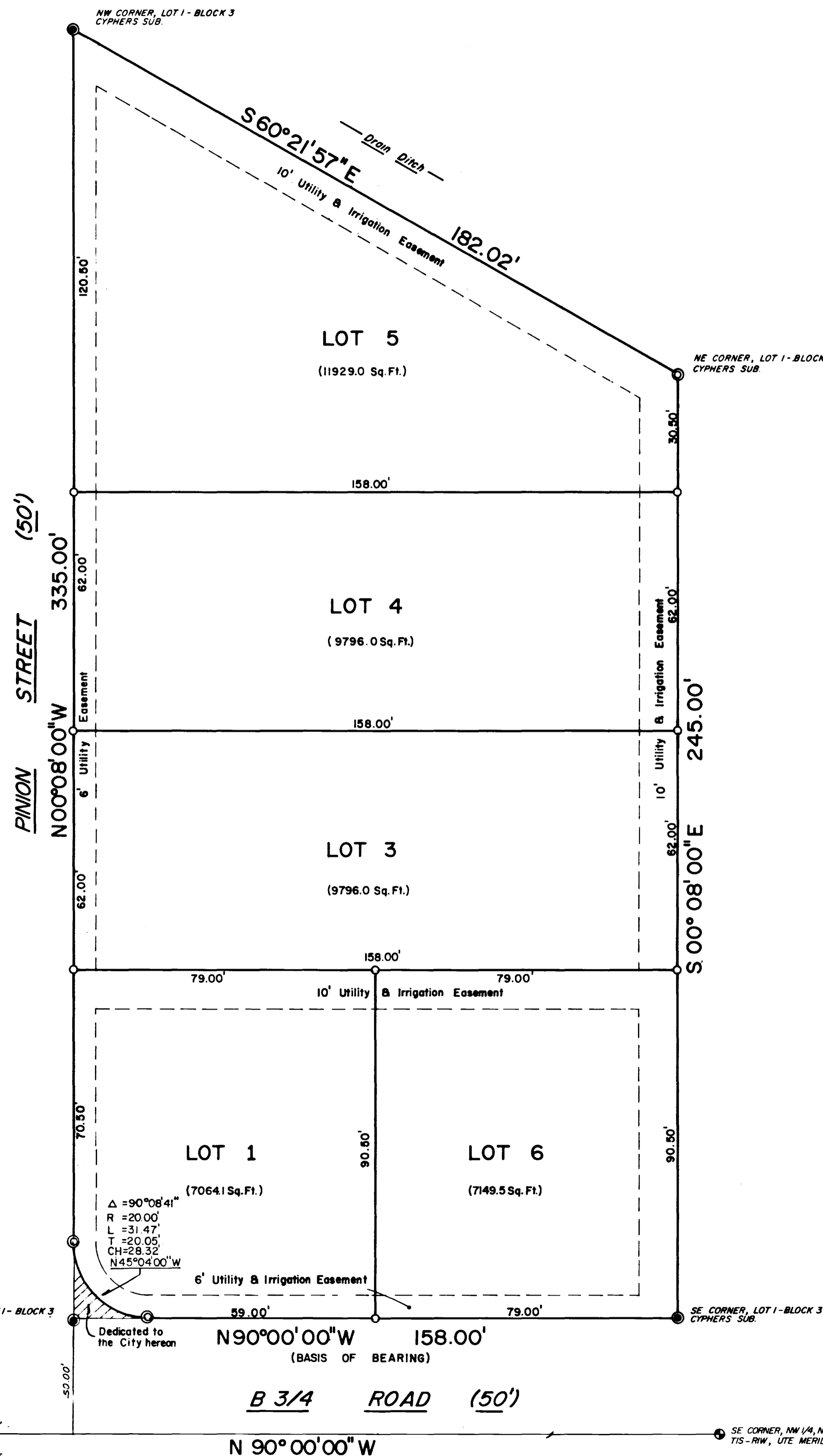
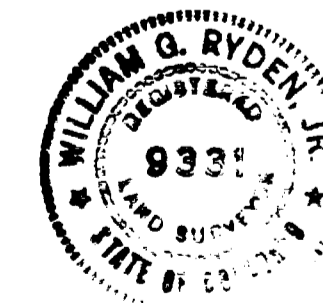
By Linda M. Hunsley
Deputy

Fees: 10.00
22-10-File

SURVEYORS CERTIFICATE

I, William G. Ryden, do hereby certify that the accompanying plat of RE-PLAT OF LOT 1 BLOCK 3 CYPHERS SUBDIVISION, a subdivision of the City of Grand Junction, County of Mesa, State of Colorado, has been prepared under my direction and accurately represents a field survey of same.

William G. Ryden
William G. Ryden
Registered Land Surveyor
Colorado Registration No. 9331



COLORADO WEST SURVEYING COMPANY
COMPREHENSIVE LAND PLANNING
COMPLETE SURVEYING SERVICE

835 Colorado Avenue
Grand Junction, Colorado 81501
303 245-2767

NO	DATE	REVISION	BY
RE-PLAT OF LOT 1 BLOCK 3 CYPHERS SUBDIVISION			
DES	CK	81 1088	SHEET OF
DRS, Hunsley	DATE 07-23-82		