

REDCO INDUSTRIAL PARK

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Ken W. Nesbitt, Howard J. Nesbitt and Thomas M. Burke are the owners of that real property situated in the County of Mesa, State of Colorado and being a part of the SW 1/4 SW 1/4 Section 10, Township 1 South, Range 1 West of the 11th Meridian as shown on the accompanying plat, said real property being more particularly described as follows:

Commencing at the N.W. Corner SW 1/4 SW 1/4 of said section 10; Thence S 00°02'41" E along the west line of the SW 1/4 SW 1/4 of said section 10 a distance of 873.11 feet TO THE TRUE POINT OF BEGINNING. Thence N 49°05'00" E 381.52 feet to a point on the Southwesterly Right-of-way of River Road; Thence S 40°55'00" E along said Southwesterly Right-of-way a distance of 899.96 feet to a point on the South Line SW 1/4 SW 1/4 of said Section 10; Thence N 39°26'10" W along said South Line SW 1/4 SW 1/4 of Section 10 a distance of 830.75 feet to a point on the Northeast Bank of the Colorado River; Thence N 15°20'01" W along said Northeast Bank of the Colorado River a distance of 152.16 feet to a point on the West line SW 1/4 SW 1/4 of said section 10; Thence N 00°02'41" W along said west line of the SW 1/4 SW 1/4 of Section 10 a distance of 272.54 feet to the TRUE POINT OF BEGINNING containing 8.020 Acres.

That said owners have caused the said real property to be laid out and surveyed as Redco Industrial Park a subdivision of a part of Mesa County, Colorado.

That said owners do hereby dedicate to the Public Utilities those portions of said real property which are labeled as utility easements on the accompanying plat as perpetual easements for the installation and maintenance of utilities, irrigation and drainage facilities, including but not limited to electric lines, gas lines, telephone lines; together with the right to trim interfering trees and brush; with perpetual right of ingress and egress for installation and maintenance of such lines. Such easements and rights shall be utilized in a reasonable and prudent manner.

That all expense for street paving or improvements shall be furnished by the seller or purchaser, not by the County of Mesa.

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 25th day of January, A.D., 1982.

Ken W. Nesbitt
Ken W. Nesbitt
Howard J. Nesbitt
Howard J. Nesbitt
Thomas M. Burke
Thomas M. Burke

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 25th day of January, A.D., 1982, by Ken W. Nesbitt, Howard J. Nesbitt and Thomas M. Burke.

My Commission Expires: _____ Witness My Hand and Official Seal.

Notary Public

CLERK AND RECORDER CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) ss

I hereby certify that this instrument was filed in my office at 8:40 o'clock A.M., this 8 day of MAR., A.D., 1982, and is duly recorded in Plat Book No. 13, Page 16.

Mary Baker
Clerk and Recorder
Fees \$ 10.00
7-6-82

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 4th day of FEB, A.D., 1982. County Planning Commission of the County of Mesa, Colorado.

Richard W. ...
Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 25 day of Jan, A.D., 1982. Board of County Commissioners of the County of Mesa, Colorado.

James T. Patty Jr.
Chairman

SURVEYOR'S CERTIFICATE

I, James T. Patty Jr., do hereby certify that the accompanying plat of Redco Industrial Park a subdivision of a part of the County of Mesa, has been prepared under my direction and accurately represents a field survey of same.

James T. Patty Jr.
James T. Patty Jr.
Registered Land Surveyor
Colorado Registration No. 9960

Utilities Coordinating Committee

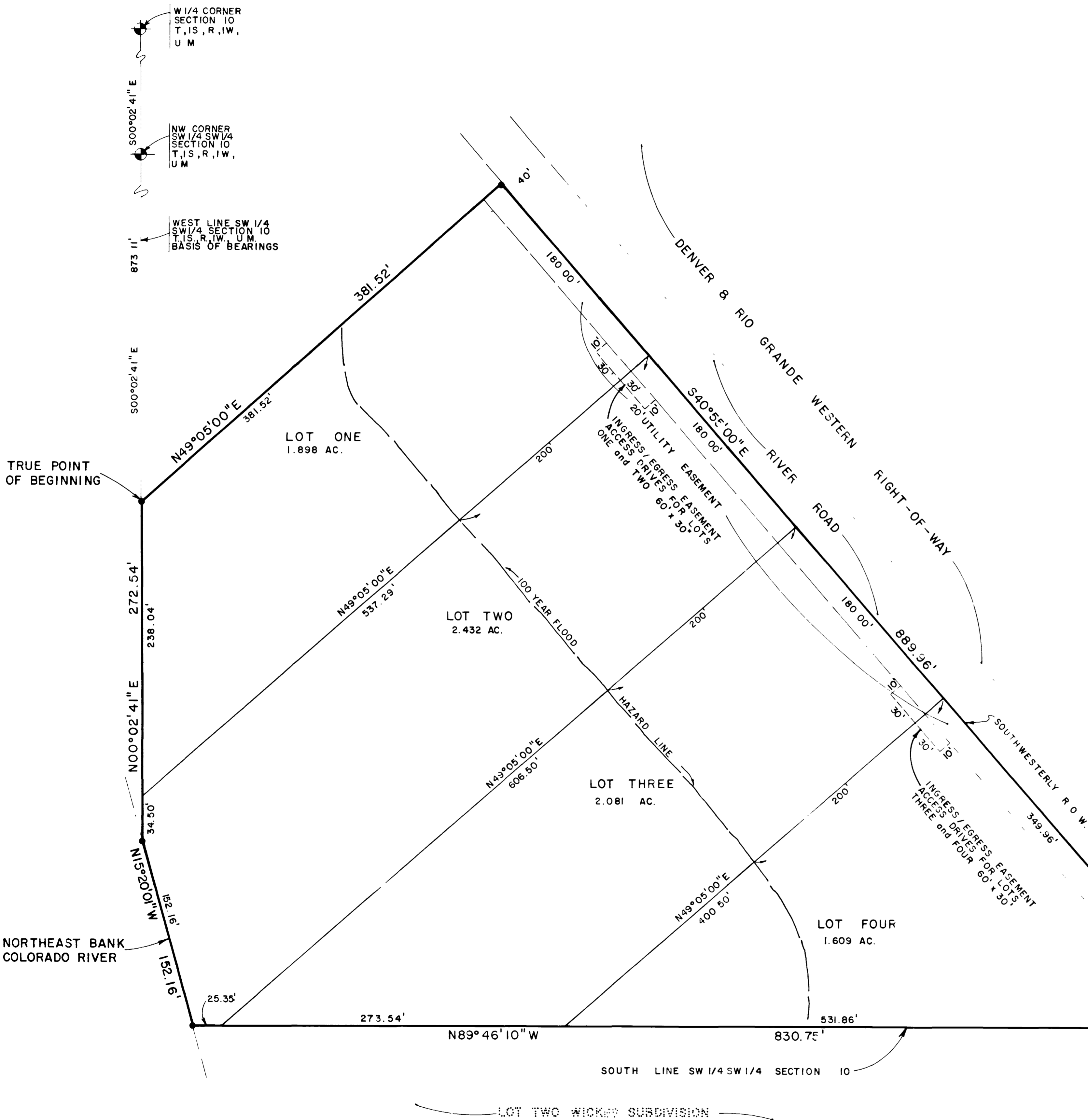
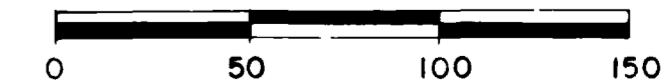
...
Chairman

LEGEND

- ⊕ MESA COUNTY BRASS CAP
- 5/8" REBAR & MONUMENT CAP SET
- ⊕ MESA COUNTY BRASS CAP
- 5/8" REBAR & MONUMENT CAP SET (LS # 9960)
- ⊕ 5/8" REBAR & MONUMENT CAP SET IN CONCRETE
- 5/8" REBAR & MONUMENT CAP SET AT ALL LOT CORNERS



SCALE 1"=50'



QUANTITIES
AREA IN LOTS = 8.020 ACRES OR 100.00%
TOTAL NO. OF LOTS = 4

REDCO INDUSTRIAL PARK

