SUBDIVISION NE CORNER SEC. 36 TIS, RIW, UTE PM N 90°00'00" E DEDICATION ROAD EAST (BASIS OF BEARING) KNOW ALL MEN BY THESE PRESENTS 1321.88 1321.87 That the undersigned, Harley V. Nelson and Esther L. Nelson, are NE CORNER the owners of that real property situated in that part of LOT 2, SEC 36 TIS, RIW, UTE P.M. the E 1/2 E 1/2 of Lot 2, Section 36, Township I South, Range I West. of the Ute Principal Meridian, Mesa County, Colorado, lying South of Nelson's Subdivision as recorded in Book II, Page 238 of the records of the Mesa County Clerk and Recorder, and lying North of the Northerly Right of Way line of the Denver and Rio Grande Railroad, excepting the West 16.5 feet of said E 1/2 E1/2 of Lot 2, being more particularly described as follows: Commencing at the Northeast corner of said Lot 2, the basis of bearing being N90°00'00"E along the North line of said Section

S 89°49'31"E

50,'od

COUR

YRIA

4 = 137°05'58

R = 50.00 T = 127.26

Brg. Ch. = N 66°05 14"E

Arc. L. = 119.64 Ch.=93.07

LOT 3

 $\Delta = 2^{\circ}34^{'}47''$

N86°07'29"E <

R = 3919.18

T = 88.24' Arc.L = 176.45

Ch = 176.44 Brg.Ch = N85° | 1 '15" W

LAND USE

TOTAL

LOT

LOT 2

N 86° 11 '57" W

 $\Delta = 2^{\circ}01'25''$ R = 3919.18 T = 6921

Arc. L = 138.41

Ch. = 138.40

Brg.Ch = N87°29'20" W

ARC | 138.41

LOT 5

LOT

6

LOT

91.0

LOT 2

EAST LINE BEVAN -SUBDIVISION LOTS (3) 2.146 100%

2.146 100%

NELSON'S

SUBDIVISION

10' UTILITY & DRAINAGE EASEMENT

LOT 4

No.

Δ = 99°38'25"

Brg.Ch = S 40° 13'46"W/

R = 50.00 T = 16.14 Arc.L. = 31 22 Ch = 30.71 Brg.Ch. =S27°28'38"E

R = 50.00T = 59.21

Arc. L.= 86.95' Ch.= 76.40'

314.78

D. & R.G.W. RAIL ROAD - LAND GRANT APPROVED 12/20/1882

NORTHERN R.O. W. LINE D. 8 R.G.W. R.R.

CHORD

EDGE OF RIMROCK AS SURVEYED

POB

WEST LINE

NOISIAIGE

SC

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Z

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LEGEND

STATE OF COLORADO

survey of same.

Mesa County Survey Monument

-Set 5/8" Rebar w/cap Marked

CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed in my office at 1135 o'clock P.M., this 7 day of DEC. A.D., 1981, Reception No. 1276 727

Book 12 PAGE 461

SURVEYOR'S CERTIFICATE

I, James R. Allen, do hereby certify that the accompanying plat of MYRIA POINT SUBDIVISION a subdivision of a part of the County of Mesa,

has been prepared under my direction and accurately represents a field

RECEPTION No. 1276727

L. S. 9175 Colorado

Found Nichols 5/8" Rebar

"LUKE L.S. 14115"

GRAND MESA

SUBDIVISION

Revised : 11-17-81

SUBDIVISION

36; thence SOO°O3'OO"W 383.60 feet along the East line of said Nelson's Subdivision to the POINT OF BEGINNING of the parcel

West line of Grand Mesa Subdivision as recorded in Plat Book 8,

Page 15 of the records of the Mesa County Clerk and Recorder, to a point on the Northerly Right of Way line of the Denver and Rio Grande Railroad, said Right of Way being 100 feet on both

the left, the radius point of which bears SO6°O6'O8"W, the chord of which bears N86°11'57"W 314.78 feet, thru a central angle of 4°36' | |", along said Northerly Right of Way line; thence

S89°49'31"E 50.00 feet along said boundary of Nelson's Subdivision,

That said owners have caused the real property to be laid

That the said owners do hereby dedicate to the PUBLIC all

accompanying plat, forever, and dedicate to the PUBLIC UTILITIES

That all expense of installation of utilities or ditches

L. Nelson, to be hereunto subscribed this 13 day of fun

The foregoing instrument was acknowledged before me this day of JUNE, A.D., 1981, by Earley V. Nelson and

COUNTY PLANNING COMMISSION CERTIFICATE

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE

Approved this 18TH day of JUNE, A.D., 1981. County Planning Commissioners of the County of Mesa, Colorado.

Approved this 5 day of Aug., A.D., 1981.
Board of County Commissioners of the County of Mesa, Colorado.

Revised: 9-18-81 Revised: 10-27-81

IN WITNESS THEREOF, said owner, Harley V. Nelson and Esther

Harley & No Ison
Esther Colson

referred to above, for grading or landscaping and for street graveling or improvements shall be financed by the seller or

NOO°03'00"E 322.46 feet to and along the Easterly boundary of Bevan Subdivision, to the Southwesterly corner of said Nelson's Subdivision; thence S60°56' 39"E 134.02 feet along the boundary of said Nelson's Subdivision; thence S79°58' 14"E 149.21 feet along said boundary of Nelson's Subdivision; thence NOO°O3'OO" E 188.69 feet along said boundary of Nelson's Subdivision; thence

to the point of beginning. Said parcel contains 2.15 acres

out and surveyed as shown on the accompanying plat at MYRIA

POINT SUBDIVISION, a subdivision of a part of Mesa County,

the streets, roads, and pedestrian walkways as shown on the

those portions of real property which are labeled as utility

easements on the accompanying plat, as easements for the installation and maintenance of utilities, irrigation, and drainage facilities, including, but not limited to, electric lines, gas lines, telephone lines, irrigation lines; together with the right to trim interfering trees and brush; together with

the perpetual rights for the installation and maintenances and

replacement of such lines; said easements and rights

shall be utilized in a reasonable and prudent manners.

purchaser, not the County of Mesa.

Witness my hand and official seal.

My Commission expires: Aug 8, 1981

CHAIRMAN UTILITY COORDINATING COMMITTEE

STATE OF COLORADO

Esther L. Nelson.

COUNTY OF MESA

more or less.

Colorado.

herein described; thence S00°03'00"W 440.79 feet along the

sides of the centerline as constructed; thence 314.86 feet along the arc of a 3919.18 foot radius non-tangent curve to