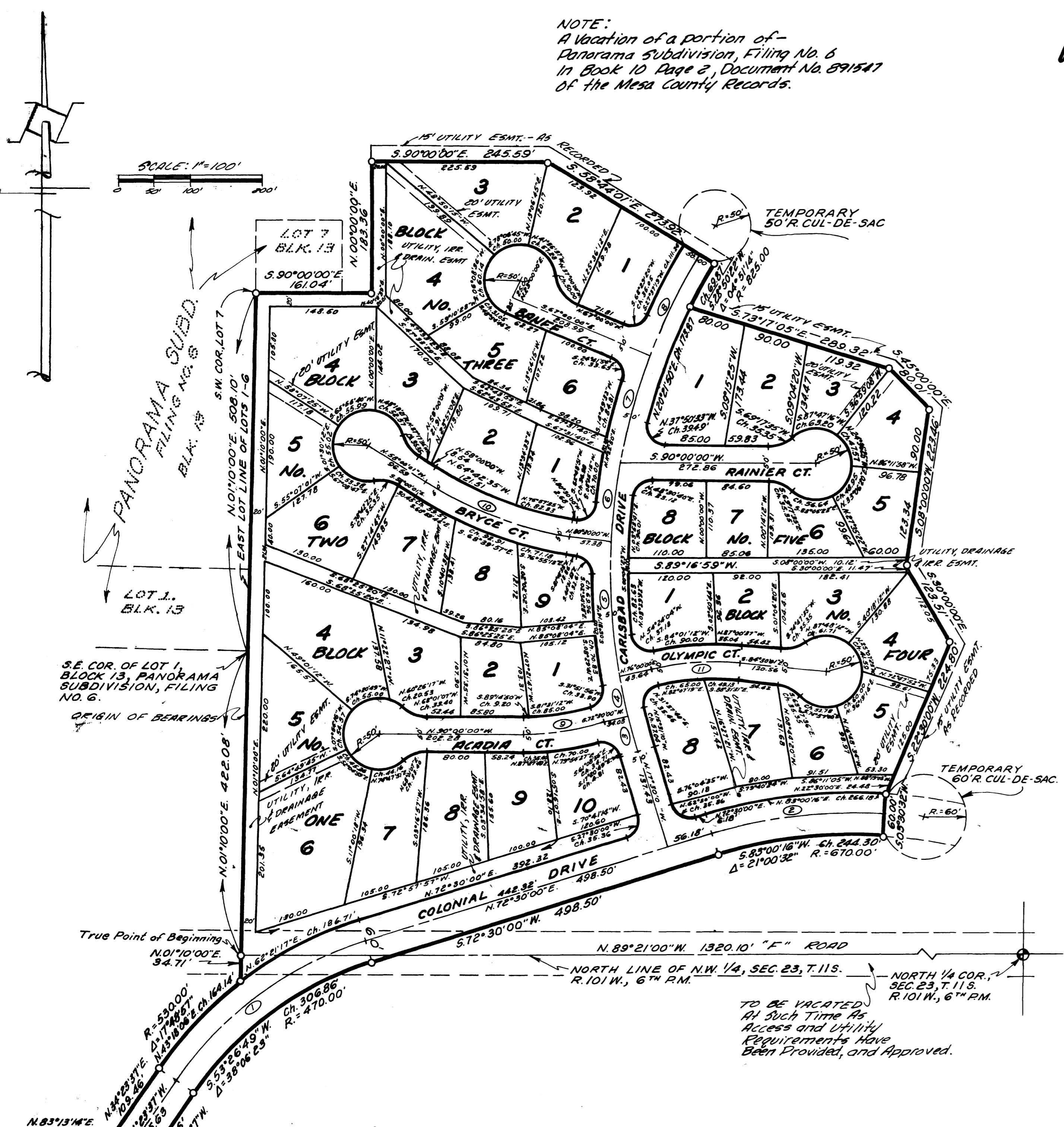


MONUMENT VILLAGE SUBDIVISION FILING NO. 1

NOTE:
A Vacation of a portion of
Panorama Subdivision, Filing No. 6
in Book 10 Page 2, Document No. 591547
of the Mesa County Records.



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:
THAT THE UNDERSIGNED, SURF VIEW DEVELOPMENT Co., A CALIFORNIA CORPORATION, EUGENE B. FLETCHER, PRESIDENT IS THE OWNER OF THAT REAL PROPERTY SITUATED IN THE COUNTY OF MESA, STATE OF COLORADO, AND LYING IN A PART OF THE SOUTHWEST QUARTER OF SECTION 14, AND A PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 23 ALL IN TOWNSHIP 11 SOUTH RANGE 101 WEST OF THE SIXTH PRINCIPAL MERIDIAN AS SHOWN ON THE ACCOMPANYING PLAT THEREOF, SAID PLAT BEING MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER (N1/4COR) OF SECTION 23, TOWNSHIP 11 SOUTH RANGE 101 WEST OF THE SIXTH PRINCIPAL MERIDIAN:
THENCE NORTH 89° 21' 00" WEST, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION 23, 1,320.10 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 01° 10' 00" EAST 422.08 FEET TO THE SOUTHEAST CORNER OF LOT 1, BLOCK 13 OF PANORAMA SUBDIVISION FILING NO. 6 AS FILED AND RECORDED IN THE OFFICE OF THE MESA COUNTY CLERK AND RECORDER;
THENCE NORTH 01° 10' 00" EAST ALONG THE EASTERLY LOT LINE OF LOTS 1 THRU 6 OF SAID PANORAMA SUBDIVISION FILING NO. 6, 508.10 FEET TO THE SOUTHWEST CORNER (SW COR) OF LOT 7 BLOCK 13 OF SAID PANORAMA SUBDIVISION FILING NO. 6;
THENCE SOUTH 90° 00' 00" EAST ALONG AN EXTENSION OF THE SOUTH LINE OF SAID LOT 7, 161.04 FEET;
THENCE NORTH 00° 01' 00" EAST, 183.36 FEET;
THENCE SOUTH 90° 00' 00" EAST, 245.59 FEET;
THENCE SOUTH 58° 44' 01" EAST, 273.92 FEET;
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT, NOT TANGENT TO THE PREVIOUS COURSE, 69.89 FEET, SAID CURVE HAVING A RADIUS OF 825.00 FEET AND A CENTRAL ANGLE OF 04° 51' 14";
THENCE NORTH 73° 17' 05" EAST, 289.32 FEET;
THENCE SOUTH 45° 00' 00" EAST, 80.01 FEET;
THENCE SOUTH 08° 00' 00" WEST, 223.46 FEET;
THENCE SOUTH 30° 00' 00" EAST, 123.51 FEET;
THENCE SOUTH 22° 30' 00" WEST, 224.80 FEET;
THENCE SOUTH 03° 30' 32" WEST, 60.00 FEET;
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT, NOT TANGENT TO THE PREVIOUS COURSE, 245.67 FEET, SAID CURVE HAVING A RADIUS OF 670.00 FEET AND A CENTRAL ANGLE OF 21° 00' 32";
THENCE SOUTH 72° 30' 00" WEST, 498.50 FEET;
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT 312.59 FEET, SAID CURVE HAVING A RADIUS OF 470.00 FEET AND A CENTRAL ANGLE OF 38° 06' 23";
THENCE SOUTH 34° 23' 37" WEST, 134.16 FEET;
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT 46.51 FEET, SAID CURVE HAVING A RADIUS OF 35.00 FEET AND A CENTRAL ANGLE OF 76° 08' 01" TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF COLORADO STATE HIGHWAY NO. 340;
THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID COLORADO STATE HIGHWAY NO. 340 BY THE ARC OF A CIRCULAR CURVE TO THE LEFT, 128.60 FEET, SAID CURVE HAVING A RADIUS OF 1,186.00 FEET AND A CENTRAL ANGLE OF 06° 12' 45";
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT, NOT TANGENT TO THE PREVIOUS COURSE, 59.65 FEET, SAID CURVE HAVING A RADIUS OF 35.00 FEET AND A CENTRAL ANGLE OF 97° 39' 14";
THENCE NORTH 34° 23' 37" EAST, 109.46 FEET;
THENCE ALONG THE ARC OF A CIRCULAR CURVE TO THE RIGHT, 164.80 FEET, SAID CURVE HAVING A RADIUS OF 530.00 FEET AND A CENTRAL ANGLE OF 17° 48' 57";
THENCE NORTH 01° 10' 00" EAST, 34.71 FEET TO THE TRUE POINT OF BEGINNING.
SAID TRACT OF LAND CONTAINS 19.83 ACRES.

THAT THE SAID OWNERS HAVE CAUSED THE SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS MONUMENT VILLAGE SUBDIVISION FILING NO. 1, A SUBDIVISION OF A PART OF THE COUNTY OF MESA.

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 THE 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 SUCH UTILITIES AS TELEPHONE AND ELECTRIC LINES, POLES AND CABLES; STORM AND SANITARY MAINS; WATER MAINS; GAS PIPE LINES; 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 EXPENSE OF INSTALLATION OF UTILITIES OR DITCHES REFERRED TO ABOVE, FOR GRADING OR LANDSCAPING AND FOR STREET GRAVELING OR IMPROVEMENTS SHALL BE FINANCED BY THE SELLER OR PURCHASER--NOT BY THE COUNTY OF MESA.
IN WITNESS WHEREOF, SAID SURF VIEW DEVELOPMENT CO., A CALIFORNIA CORP. HAS CAUSED ITS CORPORATE NAME TO BE HEREUNTO SUBSCRIBED BY ITS PRESIDENT AND HAS AFFIXED ITS CORPORATE SEAL
HEREUNTO THIS 10th DAY OF JULY, A.D. 1972

Eugene B. Fletcher
EUGENE B. FLETCHER, PRESIDENT
SURF VIEW DEVELOPMENT Co.

STATE OF COLORADO)
COUNTY OF MESA) SS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 10th DAY OF July, A.D., 1972 BY EUGENE B. FLETCHER AS PRES. OF SURF VIEW DEVELOPMENT CO., A CALIF. CORPATION

MY COMMISSION EXPIRES April 5, 1975
WITNESS MY HAND AND OFFICIAL SEAL
Donald H. Dwyer
NOTARY PUBLIC

CLERK AND RECORDER'S CERTIFICATE 1051599

STATE OF COLORADO)
COUNTY OF MESA) SS
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 2:30 O'CLOCK P.M. July 30, 1973 A.D. 1972 AND IS DULY RECORDED IN PLAT BOOK NO. 11 PAGE 79
Annice M. Dunston
CLERK AND RECORDER
Frank J. Suter
DEPUTY

APPROVED THIS 10th DAY OF June, A.D., 1972.
COUNTY PLANNING COMMISSION OF THE COUNTY OF MESA, COLORADO.
James E. Dwyer
CHAIRMAN

APPROVED THIS 10th DAY OF July, A.D., 1972.
BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF MESA, COLORADO.
Edwin Lamm
CHAIRMAN

SURVEYOR'S CERTIFICATE
I, JAMES T. PATTY, JR., DO HEREBY CERTIFY THAT THE ACCOMPANYING PLAT OF MONUMENT VILLAGE SUBDIVISION FILING NO. 1, 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 REG. NO. 9960
DATE 7-10-72
DATE 7-10-72

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CH. BEARING
1	38°06'23"	500.00	332.54	172.68	826.44	N.58°26'49"E.
2	21°00'32"	700.00	256.67	129.79	255.24	N.88°00'16"E.
3	03°40'52"	850.00	54.61	-27.82	54.60	N.15°39'35"W.
4	03°37'44"	850.00	53.33	-26.83	53.83	N.12°00'16"W.
5	12°44'05"	850.00	188.92	94.06	188.54	N.79°49'22"W.
6	07°28'08"	850.00	110.80	110.73	110.73	N.06°18'48"E.
7	10°38'10"	850.00	158.00	79.23	157.73	N.85°20'20"E.
8	10°38'10"	850.00	157.29	78.87	157.07	N.25°57'58"E.
9	17°30'00"	375.00	114.54	67.72	114.09	S.81°15'00"W.
10	22°39'00"	345.00	214.02	108.41	212.65	N.69°15'00"W.
11	10°38'10"	375.00	127.63	68.44	127.01	N.85°45'00"E.

NOTES:
1. ALL CURVE RETURN RADII AT STREET INTERSECTIONS ARE 25 FEET UNLESS OTHERWISE NOTED.
2. ALL CUL-DE-SAC RETURN RADII ARE 50 FEET UNLESS OTHERWISE NOTED.

LEGEND:
⊕ Mesa County Brass Cap
○ Indicates Concrete Monuments
④ Indicates Curve Number
└─┬─┘ 1/4" Rebar and Monument Cap at All Corners

APPROVED FOR CONTENT AND FORM ONLY AND NOT TO THE ACCURACY OF SURVEYS, CALCULATIONS OR DRAFTING. PURSUANT TO C.R.S. 1963, 136-2-2 AS AMENDED.

Robert C. Lead
MESA COUNTY SURVEYOR
DATE 1/22/73