

# REDLANDS VILLAGE SUBDIVISION

FILING NO. 4

DEDICATION

**KNOW ALL MEN BY THESE PRESENT:**

That the undersigned, Ben E. Carnes, Kenneth P. McIntire, Walter S. Fees Jr., William H. Nelson and Max A. Krey are the owners of that real property situated in the County of Mesa, State of Colorado, and lying in the Northwest 1/4 of Section 7, Township 1 South, Range 1 West of the Ute Meridian, as shown by the accompanying plat thereof said tract being more specifically described by metes and bounds as follows:

Beginning at the North East Corner of the SE 1/4 NW 1/4 Section 7, Township 1 South, Range 1 West, of the Ute Meridian, thence along the East Line of said SE 1/4 SW 1/4 S 01° 02' E 497.3 feet, thence S 89° 59' W 293.28 feet, thence N 28° 40' W 566.42 feet, thence N 01° 02' W 560.0 feet, thence N 60° 05' E 249.73 feet, thence N 42° 46' W 6.7 feet, thence along the arc of a 50.0' foot radius curve to the right 261.8 feet the cord of which bears N 47° 14' E 50.0' thence S 42° 46' E 6.7 feet, thence N 01° 02' W 356.61 feet, thence N 89° 58' E 300.0' feet to the East Line of the NE 1/4 NW 1/4 of said Section 7, thence along said East Line S 01° 02' E 1075.0 feet to the point of beginning.

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 sewer 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 expenses for 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 the County of Mesa.

IN WITNESS WHEREOF, said Ben E. Carnes, Kenneth P. McIntire, Walter S. Fees Jr., William H. Nelson and Max A. Krey have caused their names to be hereunto subscribed this 3<sup>rd</sup> day of May, A.D., 1967.

*Ben E. Carnes*  
Ben E. Carnes  
*Kenneth P. McIntire*  
Kenneth P. McIntire  
*Walter S. Fees Jr.*  
Walter S. Fees Jr.  
*William H. Nelson*  
William H. Nelson  
*Max A. Krey*  
Max A. Krey

STATE OF COLORADO } ss.  
COUNTY OF MESA }

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of May, A.D., 1967 by Ben E. Carnes, Kenneth P. McIntire, Walter S. Fees Jr., William H. Nelson and Max A. Krey. My Commission expires August 2, 1970. Witness my hand and official seal.

*William M. Deaton*  
Notary Public

936328

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO } ss.  
COUNTY OF MESA }

I hereby certify that this instrument was filed in my office at 4:53 o'clock P. M., May 22 A.D., 1967, and is duly recorded in Plat Book No. 19 Page 43.

*Annis M. Deaton*  
Clerk and Recorder

Fees \$ 10.00

By \_\_\_\_\_ Deputy

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 9<sup>th</sup> day of May, A.D., 1967.  
County Planning Commission of the County of Mesa, Colorado.

By *Quilla E. Johnson*  
Chairman

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE

Approved this 15 day of May, A.D., 1967  
Board of County Commissioners of the County of Mesa, Colorado.

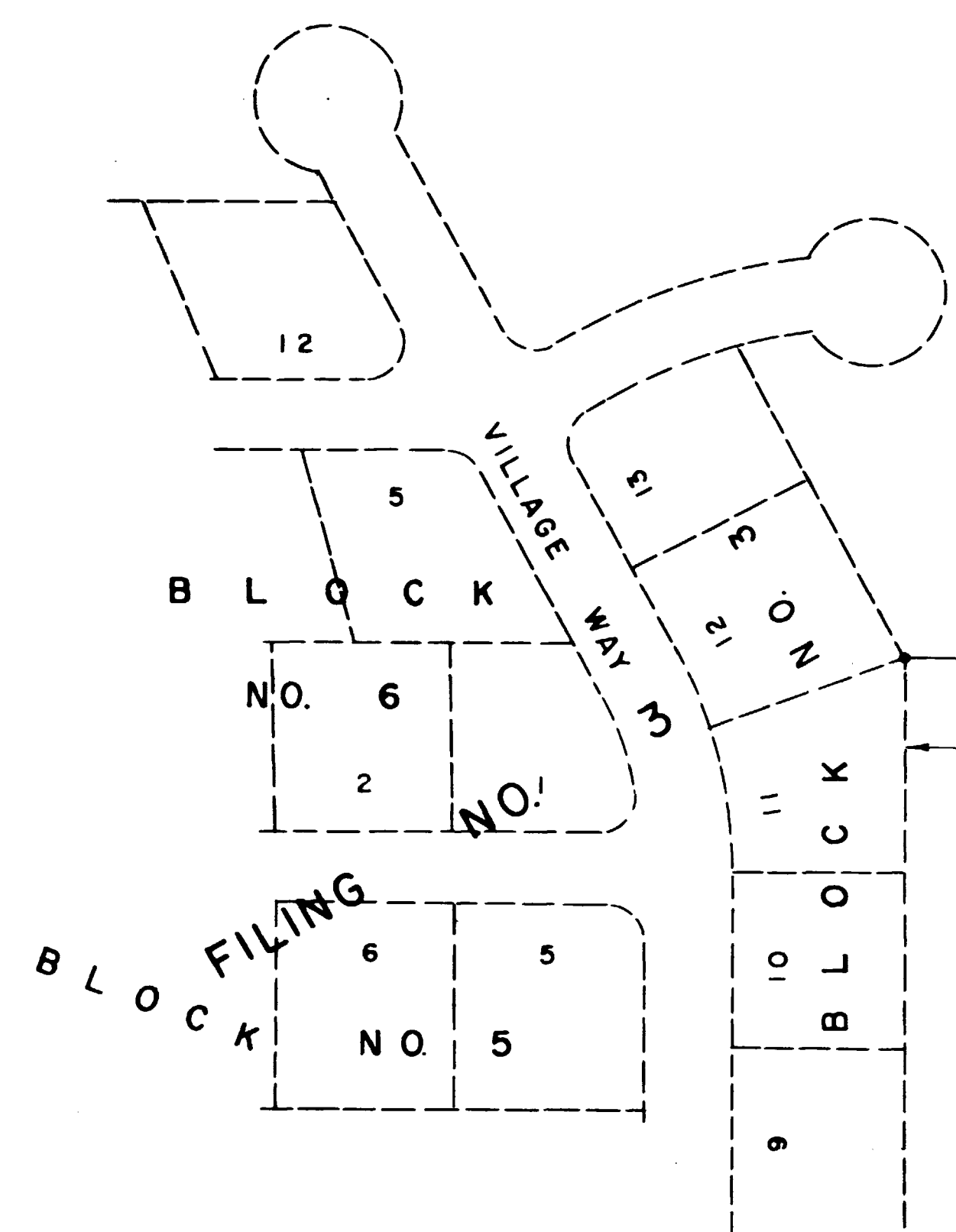
By *Byrde Lowe*  
Chairman

SURVEYOR'S CERTIFICATE

I, Clarence J. Bielak, do hereby certify that the accompanying plat of Redlands Village Subdivision, Filing No. 4, a subdivision of a part of the County of Mesa, has been prepared under my direction, and accurately represents a field survey of same.

By *Clarence J. Bielak*  
Registered Land Surveyor

SEAL



LEGEND  
Steel pins  
Steel pins set in concrete

WESTERN ENGINEERS, INC.  
PLAT OF  
REDLANDS VILLAGE  
SUBDIVISION  
FILING NO. 4  
MESA COUNTY, COLORADO  
SURVEYED C.J.B. DRAWN C.J.B. TRACED S.A.  
GRAND JUNCTION, COLO. Dwg. 1-348-8 4/20/67