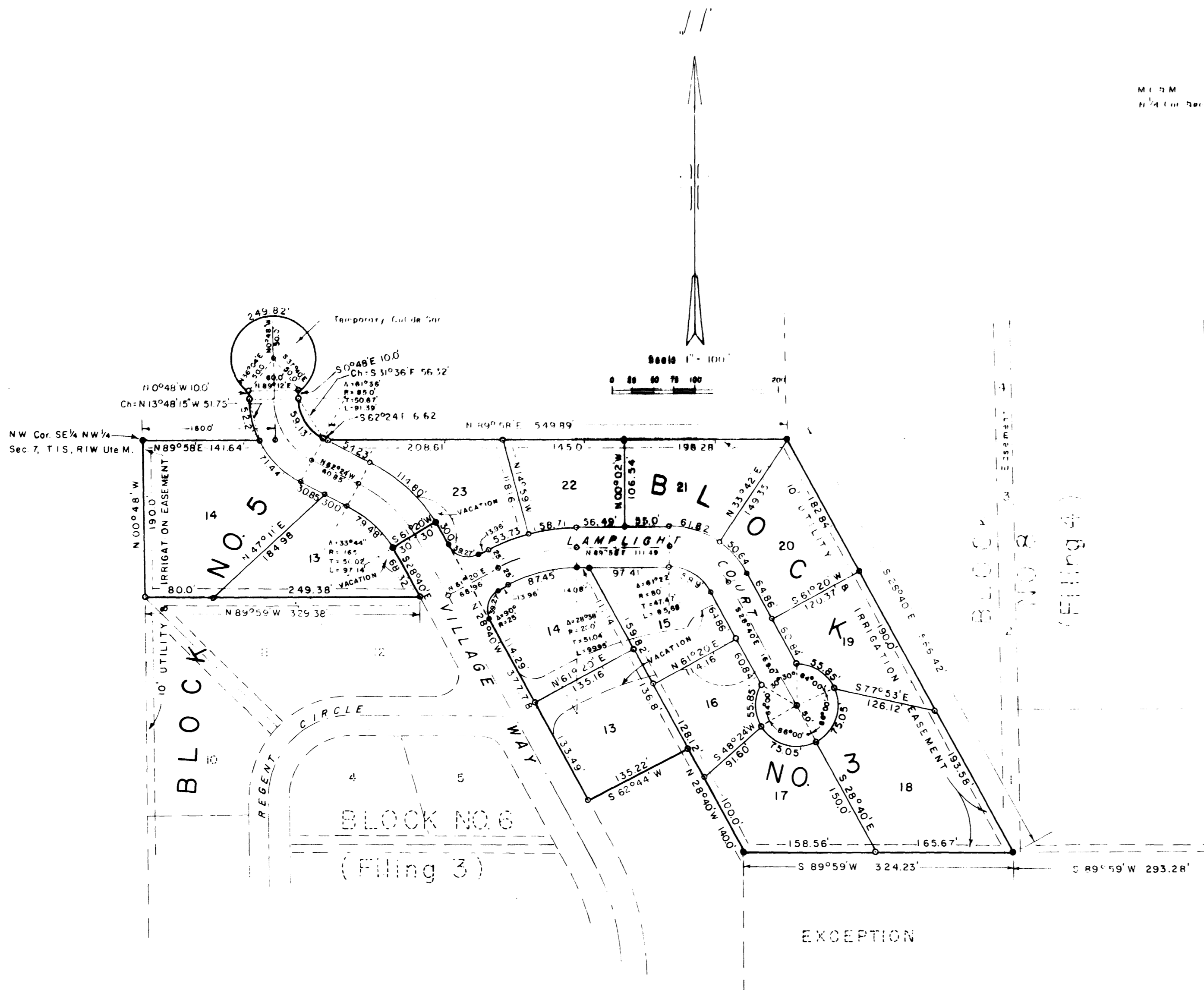


# REDLANDS VILLAGE - FILING NO. 5 AND REPLAT OF LOT 13 BLOCK 3-FILING NO. 3 DEDICATION



**LEGEND**

- 1/2" Rebar set in Concrete
- 1/2" Rebar

**NOTE**

Bearings are based on true meridian using N-S centerline of Section 7 as control.

MCSM  
CTR. SEC. 7  
T1S R1W UTE M.

KNOW ALL MEN BY THESE PRESENTS  
That the undersigned, Ben E. Carnes, William H. Nelson, Kenneth P. McIntire, Max A. Krey and Walter S. Fees, Jr. 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 on the accompanying plat thereof, said tract being more specifically described by metes and bounds as follows:

Beginning at the Northwest Corner of the SE 1/4 NW 1/4 Section 7, Township 1 South, Range 1 West of the Ute Meridian, thence N89°58'E 141.64 feet, thence along the arc of a 115 feet radius curve to right 52.2 feet, (the chord of which bears N15°48'15"W 51.75 feet) thence N 0°48' W 10.0 feet, thence along the arc of a 50 feet radius curve to the right 249.82 feet (the chord of which bears N 89°12' E 60.0 feet), thence S 0°48' E 100 feet, thence along the arc of a 55.0 radius curve to the left 59.13 feet (the chord of which bears S 31°56' E 36.52 feet), thence S 62°24' E 6.62 feet, thence N89°58' E along the North line of said SE 1/4 NW 1/4 of Section 7, 549.89 feet, thence S 28°40' E 566.42 feet, thence S 89°59' W 324.23 feet, thence N28°40' W 140.0 feet, thence S 62°44' W 135.22 feet, thence N 28°40' W 377.78 feet, thence S 61°20' W 60.0 feet, thence S 28°40' E 68.32 feet, thence N 89°59' W 329.38 feet, thence N 0°48' W 190.0 feet to the point of beginning.

That the said owners have caused the said real property to be laid out and surveyed as Redlands Village - Filing No. 5, and Replat of Lot 13, Block 3 - Filing No. 3, 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 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, William H. Nelson, Kenneth P. McIntire, Max A. Krey and Walter S. Fees, Jr. have caused their names to be hereunto subscribed this 1st day of February A.D. 1968.

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

STATE OF COLORADO }  
COUNTY OF MESA } ss  
The foregoing instrument was acknowledged before me this 1st day of February A.D. 1968 by Ben E. Carnes, William H. Nelson, Kenneth P. McIntire, Max A. Krey and Walter S. Fees, Jr.  
My Commission expires August 2, 1970  
Witness my hand and official seal.

*Dorinda M. Post*  
Notary Public

**950156** CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO }  
COUNTY OF MESA } ss  
I hereby certify that this instrument was filed in my office at 4:14 o'clock P. M. February 28 A.D. 1968 and is duly recorded in Plat Book No. 10, Page 52.

*Jennie M. Dunston*  
Clerk and Recorder  
By \_\_\_\_\_  
Deputy

Fees \$ 10.00

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 11th day of July A.D. 1967.  
County Planning Commission of the County of Mesa, Colorado.

*Charles E. Langston*  
Chairman

BOARD OF COUNTY COMMISSIONERS' CERTIFICATE

Approved this 19th day of February A.D. 1968.  
Board of County Commissioners of the County of Mesa, Colorado.

*Edwin S. Lamm*  
Chairman

VACATION STATEMENT

Due to the convenience and access needs of the public being adequately served by the platting of land and public rights-of-way, the vacation of fractional parts of previously dedicated public rights-of-way not within public rights-of-way dedicated by this plat are hereby ordered.  
Approved this 19th day of February A.D. 1968.  
Board of County Commissioners of the County of Mesa, Colorado.

*Edwin S. Lamm*  
Chairman

SURVEYOR'S CERTIFICATE

I, Clarence J. Bielak, do hereby certify that the accompanying plat of Redlands Village - Filing No. 5, and Replat of Lot 13, Block 3 - Filing No. 3, a subdivision of a part of the County of Mesa, has been prepared under my direct and accurately represents a field survey of same.

*Clarence J. Bielak*  
Registered Land Surveyor

APPROVED FOR DEPOSIT AND RECORDING AND FOR THE ACCURACY OF THE CALCULATIONS OR MEASUREMENTS TO BE MADE THEREON  
BY *Clarence J. Bielak*  
MESA COUNTY SURVEYOR 2-19-68

WESTERN ENGINEERS, INC.  
PLAT OF  
REDLANDS VILLAGE - FILING NO. 5  
AND  
REPLAT OF LOT 13 BLK. 3 - FILING NO. 3  
MESA COUNTY, COLORADO

SURVEYED C.J.B. DRAWN E.S.B. TRACED E.S.B.  
GRAND JUNCTION, COLO. 1-348-9 7/3/67