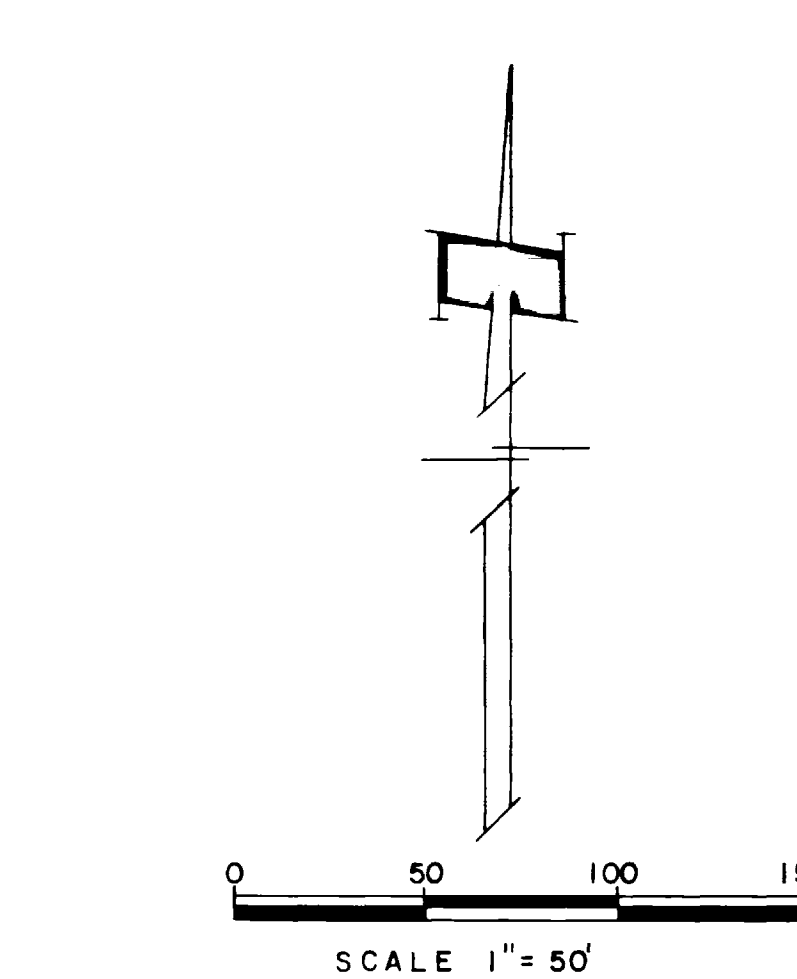
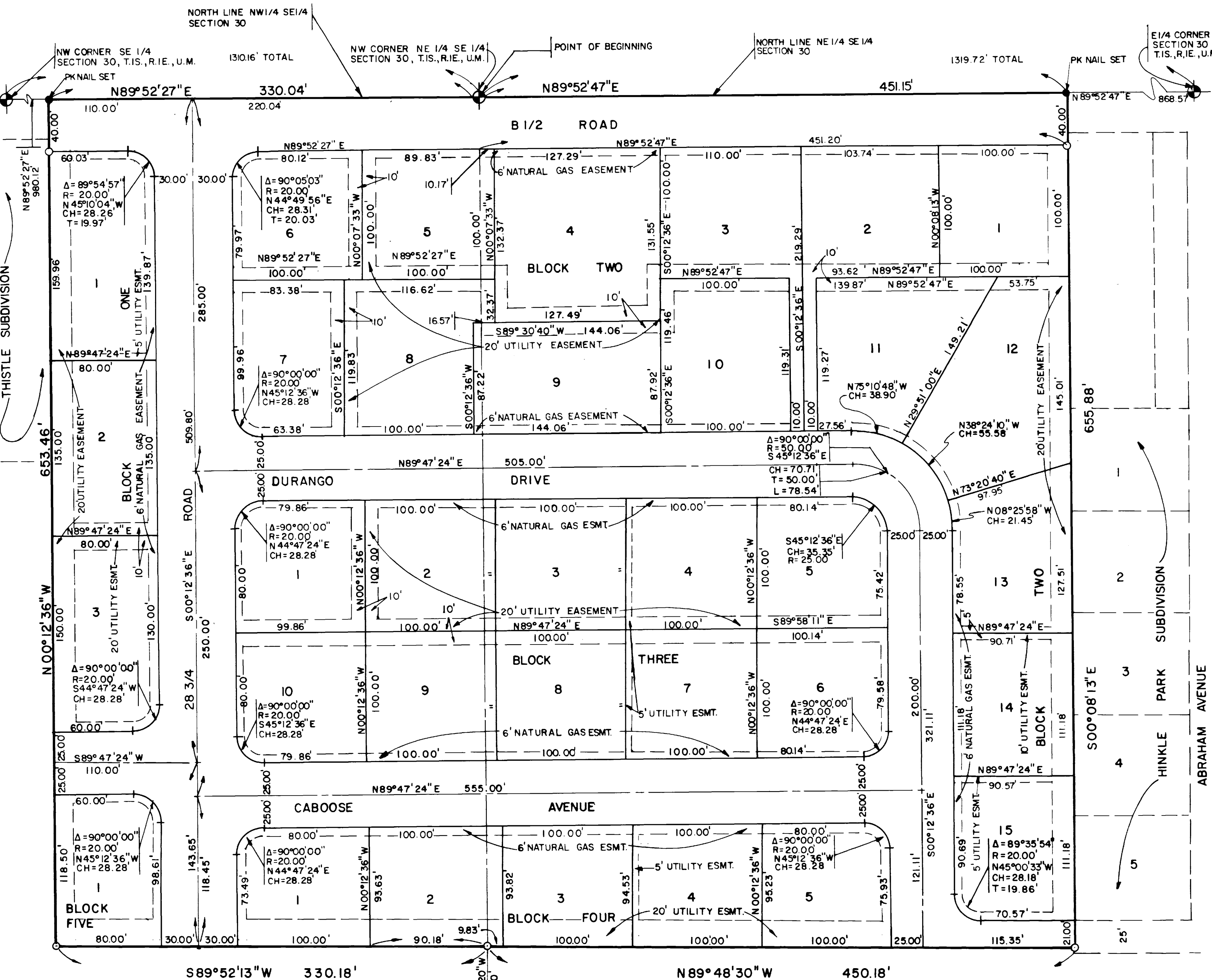


NOTE: ORIGIN OF BEARINGS FROM WEST LINE
SE 1/4 SECTION 30 = N00°00'00" E

RIO GRANDE SUBDIVISION



LEGEND

- Indicates Mesa County Brass Cap
- ⊕ A 5/8" Rebar And Monument Cap At All Lot Corners
- Indicates 5/8" Rebar And Monument Cap Set In Concrete

AREA QUANTITIES

Total Acres In Lots	8.428 Ac or 71.89 %
Total Acres In Roads	3.296 Ac or 28.11 %
Total Acres	11.724 Ac or 100.00 %

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:
That the undersigned Project B 1/2 Road, a Partnership, is the owner of Lot 18 except the East 208.71 feet and the East 1/2 of Lot 19, Grand Junction Orchard Mesa Land Company's Orchard Subdivision, Mesa County, Colorado, located in a part of the N 1/2 SE 1/4 Section 30, Township 1 South, Range 1 East of the Ute Meridian, as shown on the accompanying plat, said real property being more particularly described as follows:
Beginning at the Northwest Corner (NW Cor.) NE 1/4 SE 1/4 of said Section 30; Thence N 89° 52' 47" E along the north line NE 1/4 SE 1/4 of said Section 30 a distance of 451.15 feet; Thence S 00° 08' 13" E 655.88 feet; Thence N 89° 48' 30" W 450.18 feet; Thence S 89° 52' 13" W 330.18 feet; Thence N 00° 12' 36" W 653.46 feet to a point on the north line NW 1/4 SE 1/4 of said Section 30; Thence N 89° 52' 27" E along said north line NW 1/4 SE 1/4 of Section 30 a distance of 330.04 feet to the point of beginning, containing 11.724 acres.

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

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 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 owner, Project B 1/2 Road, a Partnership, has caused these names to be hereunto subscribed this 7th day of August A.D., 1978.

Project B 1/2 Road, a Partnership
 James L. Gale, General Partner
 STATE OF COLORADO)
) ss Joan L. Gilmore, General Partner
 COUNTY OF MESA) as Arthur L. Gilmore, General Partner
 H. Kenneth Henry, General Partner

The foregoing instrument was acknowledged before me this 7th day of August A.D., 1978 by James L. Gale and H. Kenneth Henry, Joan L. Gilmore and Arthur L. Gilmore, Partners of Project B 1/2 Road, a Partnership.

My Commission Expires: Aug 9th 1981. Witness my hand and official seal. Thomas A. Sawyer Notary Public

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
) ss 117651
 COUNTY OF MESA)
 I hereby certify that this instrument was filed in my office at 4:00 o'clock P.M., this 15 day of August, 1978, and is duly recorded in Plat Book No. 120, Page 94.

Carl Sawyer Deputy Clerk and Recorder Fees \$ 10.00

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 7th day of August A.D., 1978.
 County Planning Commission of the County of Mesa, Colorado.

Mary A. Buss Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 8th day of August A.D., 1978.
 Board of County Commissioners of the County of Mesa, Colorado.

Tom Sawyer Chairman

SURVEYORS CERTIFICATE

I, James T. Patty Jr., do hereby certify that the accompanying plat of Rio Grande Subdivision, 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

By: Bill Gilmore Mesa County Road Department Date 9-21-78

RIO GRANDE SUBDIVISION