

AFFIDAVIT OF CORRECTION

STATE OF COLORADO)
) SS
COUNTY OF MESA)

Max E. Morris, of lawful age, being duly sworn upon oath, deposes and says:

That he is a Registered Professional Land Surveyor in the State of Colorado and has checked the plat of NORTH POINT SUBDIVISION located in the SW1/4 SW1/4 Section 25, T1N, R1W, of the Ute Meridian, prepared by Q.E.D. SURVEYING SYSTEMS, INC. and certified by Max E. Morris, said Plat having been recorded in Plat Book 14, Page 70, Mesa County, Colorado records.

Affidavit further states that on the above described plat of NORTH POINT SUBDIVISION, the following correction should be made:

THAT PORTION DESIGNATED AS:

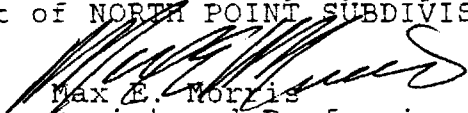
The West line of LOT 1 (also being the East line of Lot 2) which now is one (1) straight line with the following bearing and distance:
S24°38'02"E 334.55'

SHALL BE CHANGED TO:

Two (2) straight lines with the following bearings and distances, beginning at the Northwest corner of said Lot 1:

S23°02'20"E 179.70' thence S26°28'55"E 155.00'
This minor correction will affect the platted acreage as follows:
LOT 1 which did read 4.18 ACRES shall be changed to 4.20 ACRES.
LOT 2 which did read 2.56 ACRES shall be changed to 2.54 ACRES.

Affidavit further states that on the above described plat, that there are no other error's pertaining thereto other than the said lot line described above, that the adjustment of said lot line will not affect any easements on the property, and that in all other aspects, the plat of NORTH POINT SUBDIVISION is correct.

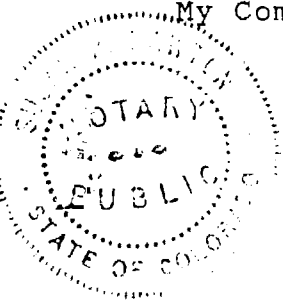

Max E. Morris
Registered Professional Land Surveyor
P.L.S. No. 16413

Subscribed and sworn before me this
28th day of October 1992.

My Commission expires: 12-17-95.

 Susan P. Jantz, Notary

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NORTH POINT SUBDIVISION FINAL PLAT

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, ARCHIE E. MAGEE AND SUSAN H. MAGEE are the owners of that real property situated in the County of Mesa, State of Colorado, and is described in Book 1627 at Page 655 of the Mesa County Clerk and Recorders Office, or is being situated in the SW1/4 Section 25, Township 1 North, Range 1 West, of the Ute Meridian, Mesa County, Colorado as shown on the accompanying plat, said property being additionally described as follows:

A tract of land located in a part of the SW1/4 of Section 25, Township 1 North, Range 1 West, of the Ute Meridian, Mesa County, Colorado, being described as follows: Beginning South 89°54' East 592.20 feet from the Southwest Corner Section 25, Township 1 North, Range 1 West of the Ute Meridian; thence South 89°54' East 725.64 feet; thence North 00°02' East 1111.49 feet; thence North 89°52' West 208.72 feet; thence North 00°02' East 208.72 feet; thence North 89°52' West 92.09 feet to the South bank of Highline Canal; thence South 57°27' West 138.35 feet; thence South 68°58' West 323.6 feet; thence South 00°21' West 1124.03 feet to the beginning; EXCEPT East 25 feet for road right of way as granted to County of Mesa by instrument recorded January 3, 1969, in Book 431 at Page 568, together with an additional 8 feet Dedicated hereon, AND EXCEPT the South 33 feet for road right of way dedicated hereon. Said parcel contains 19.22 Acres as described.

That said owners have caused the said real property to be laid out and surveyed as NORTH POINT SUBDIVISION, a subdivision of a part of Mesa County, State of 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 dedicates 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.

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 31st day of August A.D., 1992

Archie E. Magee
ARCHIE E. MAGEE
Susan H. Magee
SUSAN H. MAGEE

STATE OF COLORADO)
COUNTY OF MESA) S.S.

The foregoing instrument was acknowledged before me this 31st day of August A.D., 1992, by ARCHIE E. MAGEE AND SUSAN H. MAGEE.

My commission expires: July 19, 1995
Barbara Ann Dickerson
Notary Public
Address: 754 Florence Dr. #A
Grand Jct. Co. 81506

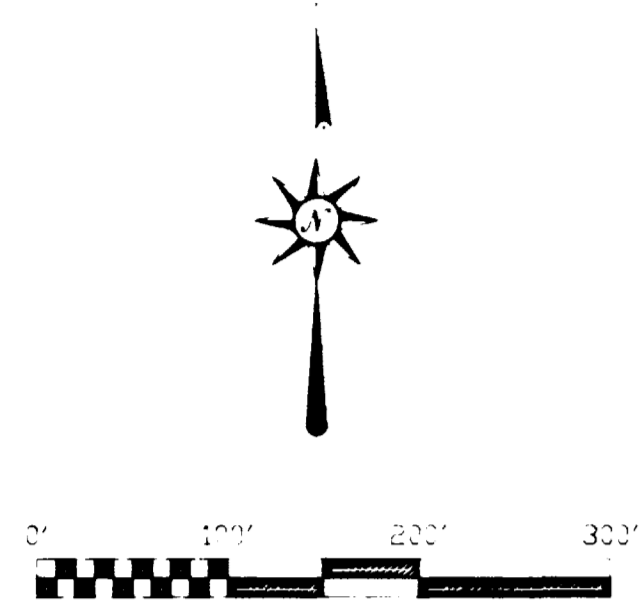
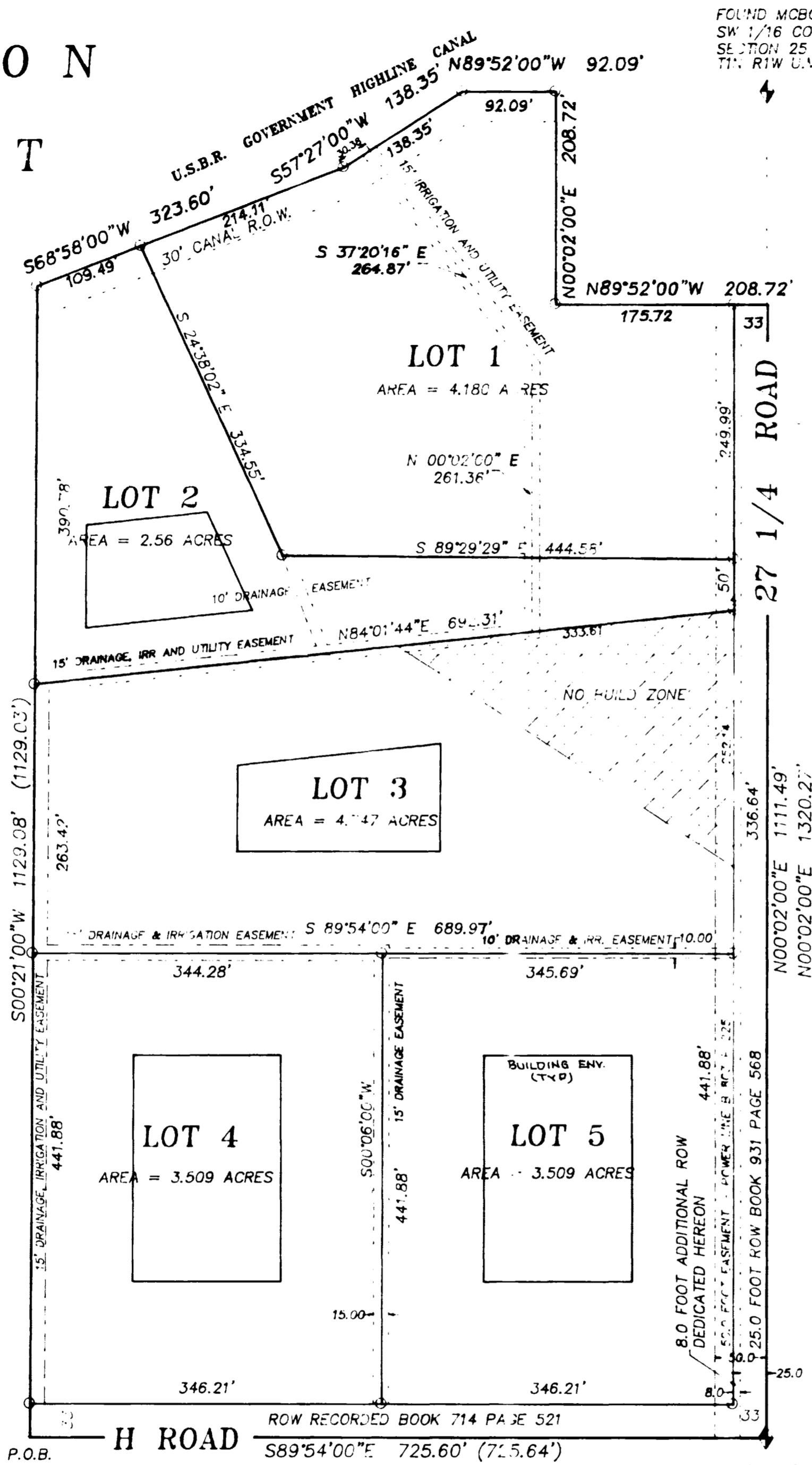
STATE OF COLORADO)
COUNTY OF MESA) S.S.
Notation # 112455
I hereby certify that this instrument was filed in my office at 10:55 o'clock P.M. this 4 day of September A.D., 1992 and is duly recorded in Plat Book No. 14 Page 42
FILED
COUNTY CLERK

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 1st day of September A.D., 1992 County Planning Commission of the County of Mesa, Colorado.
Charles Nye
Chairman

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE
Approved this 4th day of September A.D., 1992 Board of County Commissioner's of the County of Mesa, Colorado.

Chairman *Max E. Morris*
SURVEYOR'S CERTIFICATE
I, Max E. Morris, certify that the accompanying plat of NORTH POINT SUBDIVISION, a subdivision of a part of the County of Mesa, State of Colorado, has been prepared under my direct supervision and accurately represents a field survey of same.
Max E. Morris
Max E. Morris, Q.E.D. Surveying Systems Inc.
Registered Professional Land Surveyor COLORADO L.S. 16413
Date 8/31/92



- LEGEND & NOTES
- FOUND SURVEY MONUMENTS AS NOTED
 - SET NO. 5 RE-BAR W/CAP L.S. 23877 EXTERIOR BOUNDARYS SET IN CONCRETE
 - ⚡ FOUND MESA COUNTY BRASS CAP CALLS IN () ARE RECORD INFO.

AREA SUMMARY

LOTS	=	18.50 ACRES
ROAD	=	1.37 ACRES



NOTICE:
ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

UTILITIES COORDINATING COMMITTEE
Approved this 31st day of August A.D. 1992
Utilities Coordinating Committee of the County of Mesa, Colorado.
John L. Ballagh
Chairman

NORTH POINT SUBDIVISION		
SITUATED IN THE SW1/4 SW1/4 SECTION 25, T1N, R1W, UTE MERIDIAN		
FOR: MAGEE		SURVEYED BY: DB JW
SCALE: 1" = 100'		DRAWN BY: DKB VAP
DATE: June 8, 1992	Q.E.D. SURVEYING SYSTEMS Inc. 1018 COLO. AVE. GRAND JUNCTION COLORADO 81501 (303) 241-2370 464-7568	ACAD ID: MILMIN
		SHEET NO.
		FILE: 92020.3