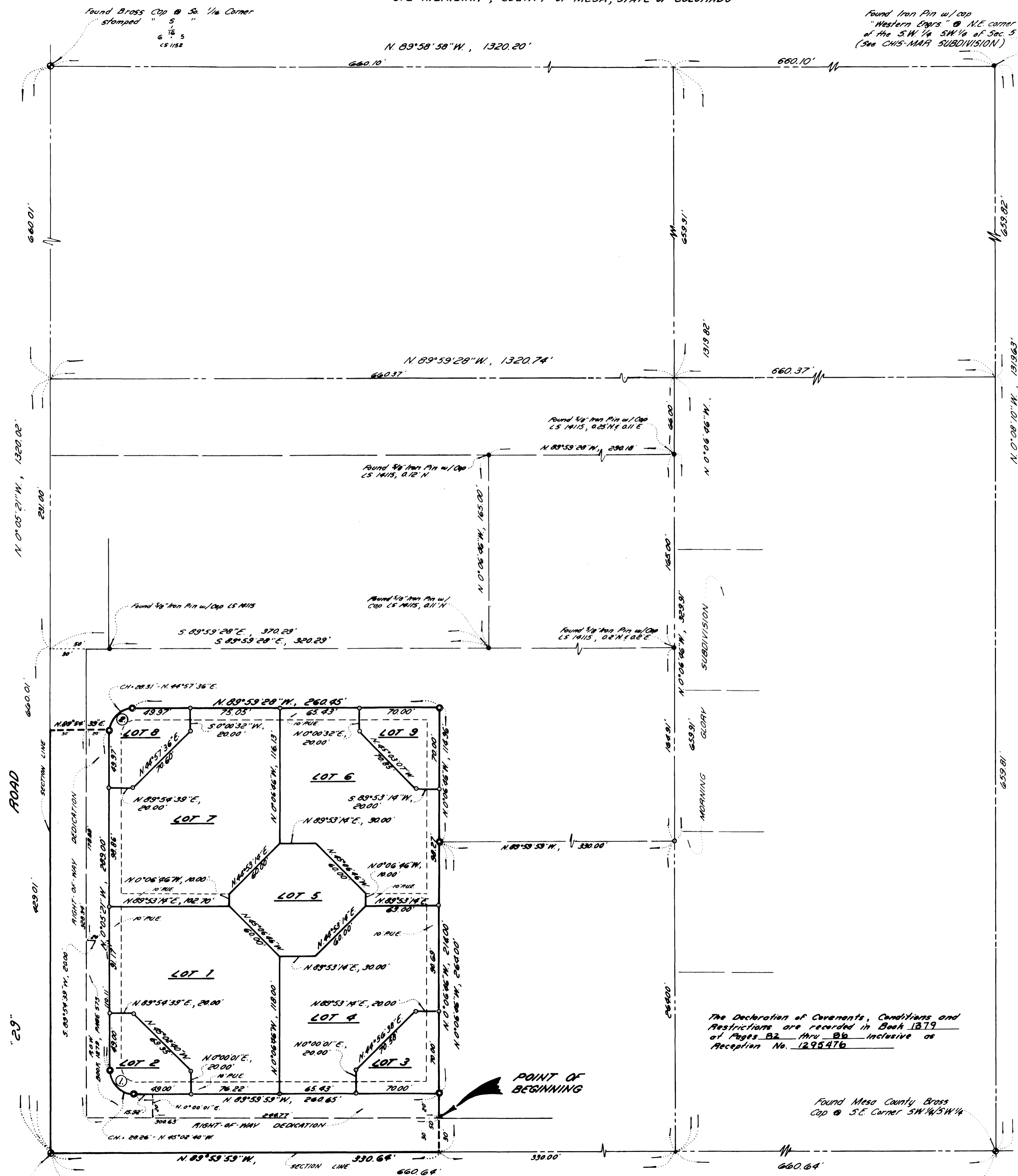


# PLAZA "29"

BEING A SUBDIVISION OF A PORTION OF THE SW 1/4 OF THE SW 1/4 OF THE SW 1/4 OF SECTION 5, T.15. N.1.E., UTE MERIDIAN, COUNTY OF MESA, STATE OF COLORADO



Found Iron Pin w/ cap  
Western Edge @ NE corner  
of the SW 1/4 SW 1/4 of Sec. 5  
(See CHS-MAR SUBDIVISION)

Found Brass Cap @ SW 1/4 Corner  
stamped "5"  
6 1/4 5  
LS 1152

Found Mesa Co  
Brass Cap @  
SW corner Sec. 5

NO.	DELTA	RADIUS	LENGTH	TAN	CHORD	CH BEARING
1	89°54'38"	20.00	31.38	1.997	28.26	N 45°02'40" W
2	30°05'53"	20.00	31.45	2.003	28.31	N 44°57'36" E

UTILITIES COORDINATING COMMITTEE:  
APPROVED THIS 16 DAY OF JULY 1982 BY UTILITIES COORDINATING COMMITTEE  
OF THE COUNTY OF MESA. *Thomas R. Caldwell*, CHAIRMAN

**BASIS OF BEARINGS:**  
The bearing of N 89°53'59" W. for the South line of the SW 1/4 of the SW 1/4 of Section 5, T.15-N.1.E., UTE Meridian, as shown on the Plat of CHS-MAR SUBDIVISION was used as the Basis of all Bearings shown on this Plat.

- LEGEND:**
- Found Mesa County Brass Cap as noted
  - Found Monument as noted
  - Indicates Set 5/8" Iron Pin with Cap L.S. 11330 attached, set in concrete
  - Indicates Set 5/8" Iron Pin with Cap L.S. 11330
  - ① Indicates Curve Number
  - Public Utility Easement

**AREA:**

STREET A-O-W	0.19 ACRES
LOTS	2.12 "
TOTAL	2.31 ACRES

KNOW ALL MEN BY THESE PRESENTS  
That the undersigned *George Espen Gonzales, Jesse Lawrence Gonzales and Jerry George Gonzales* are the owners of the real property as shown on the accompanying plat, being described as:  
All that portion of the Southwest one-quarter of the Southwest one-quarter of the Southwest one-quarter of Section 5, Township 1 South, Range 1 East, UTE MERIDIAN, County of Mesa, State of Colorado, more particularly as follows:  
Commencing at the southwest corner of said Section 5, being the centerline intersection of "29" Road and Patterson Road; thence South 89°59'59" East, along the south line of said Section 5 and the centerline of said Patterson Road, 330.64 feet; thence North 00°06'46" West, 30.00 feet to the North line of Patterson Road and the POINT OF BEGINNING of this description; thence North 89°59'59" West, along said north line of Patterson Road, 244.77 feet, to the Southeast corner of that property as described in Quitclaim Deed Recorded in Book 1279 at Page 573, Mesa County Records; thence North 00°00'01" East, along the east line of last said property, 20.00 feet; thence North 89°59'59" West, 15.92 feet to the beginning of a curve to the right having a radius of 20.00 feet, a central angle of 89°54'38" and a chord bearing North 45°02'40" West, 28.26 feet; thence North-westerly along the arc of said curve 31.38 feet; thence North 00°05'21" West, 110.11 feet to the northeast corner of property, described in said Quitclaim Deed Recorded in Book 1279 at Page 573, Mesa County Records; thence South 89°54'39" West, along the north line of last said property, 20.00 feet to the east line of 29 Road; thence North 00°05'21" West, along said east line of 29 Road, 178.89 feet; thence North 89°54'39" East, 20.00 feet, to a point on a non-tangent curve to the right having a radius of 20.00 feet, a central angle of 90°05'53", a chord bearing North 44°52'36" East, 28.31 feet and to which point a radial bears South 89°54'39" West; thence Northeasterly, along the arc of said curve, 31.45 feet; thence South 89°59'28" East, 260.45 feet; thence South 00°06'46" East, 348.96 feet to the point of beginning.

Containing 2.31 Acres, more or less.  
That the owners have caused the said real property to be laid out and surveyed as "Plaza 29", a subdivision of a part of Mesa County, Colorado.  
That said owners do hereby dedicate and set apart all the streets and roads as shown on the accompanying plat to the use of the public forever, and hereby dedicate to the UTILITIES those portions of real property which are labeled as utility easements on the accompanying plat, as easements for the installation and maintenance of utilities and drainage facilities, including but not limited to electric lines, gas lines and telephone lines, together with the right to trim interfering trees and brush, together with the perpetual right of ingress and egress for installation, maintenance and replacement of such lines. Such easements and rights shall be utilized in a reasonable and prudent manner.

That all expenses for street improvements shall be furnished by the seller or purchaser, not by the County of Mesa.  
In witness whereof said owners have hereunto subscribed their names on this 30<sup>th</sup> day of April A.D., 1982.

*George Espen Gonzales*  
*Jesse Lawrence Gonzales*  
*Jerry George Gonzales*

STATE OF COLORADO )  
COUNTY OF MESA ) ss

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of April A.D., 1982, by *George Espen Gonzales, Jesse Lawrence Gonzales and Jerry George Gonzales*  
My Commission Expires Sept 16, 1984

Witness My Hand and Official Seal  
*Coachman Q. Vaughn*  
Notary Public



CLERK AND RECORDER'S CERTIFICATE  
STATE OF COLORADO )  
COUNTY OF MESA ) ss 1295478

I hereby certify that this instrument was filed in my office at 3:24 o'clock P.M. this 22<sup>nd</sup> day of June A.D., 1982 and is duly recorded in Plat Book No. 13 Page 52.

Fees 10.00 By *Hazel M. Huskey* filed 22-35  
Deputy  
*Earl Sawyer*  
Clerk and Recorder

COUNTY PLANNING COMMISSION CERTIFICATE  
Approved this 21<sup>st</sup> day of June A.D., 1982, County Planning Commission at the County of Mesa, Colorado

*D. S. Finner*  
Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE  
Approved this 21<sup>st</sup> day of JUNE A.D., 1982, Board of County Commissioners at the County of Mesa, Colorado.

*J. P. White*  
Chairman

SURVEYORS CERTIFICATE  
I, Paul D. Nelson, Jr., a registered land surveyor in the State of Colorado, do hereby certify that a field survey has been made and to the best of my professional knowledge, belief and opinion this is a true and accurate plat of that survey prepared under my supervision this 29<sup>th</sup> day of March, 1982, of the above described property.

*Paul D. Nelson, Jr.*  
Paul D. Nelson, Jr. RLS #11330

**Costin Engineering**  
CIVIL ENGINEERING AND LAND SURVEYING  
3026 PATTERSON ROAD GRAND JUNCTION COLORADO 81501  
(303) 434-9574

PLAZA "29"

BEING A SUBDIVISION OF A PORTION OF THE SW 1/4 OF THE SW 1/4 OF THE SW 1/4 OF SECTION 5, T.15-N.1.E., UTE MERIDIAN, COUNTY OF MESA, STATE OF COLORADO.

DRAWN BY: <i>SDI</i>	CHECKED BY:
DESIGN BY:	APPROVED BY:
DATE: April 5, 1982	SHEET NO:
PROJECT NO: 706	