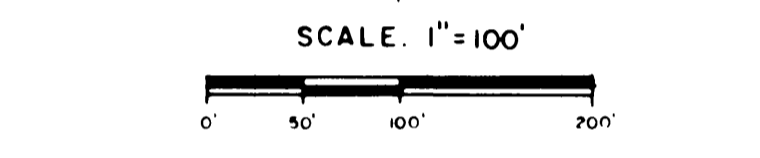
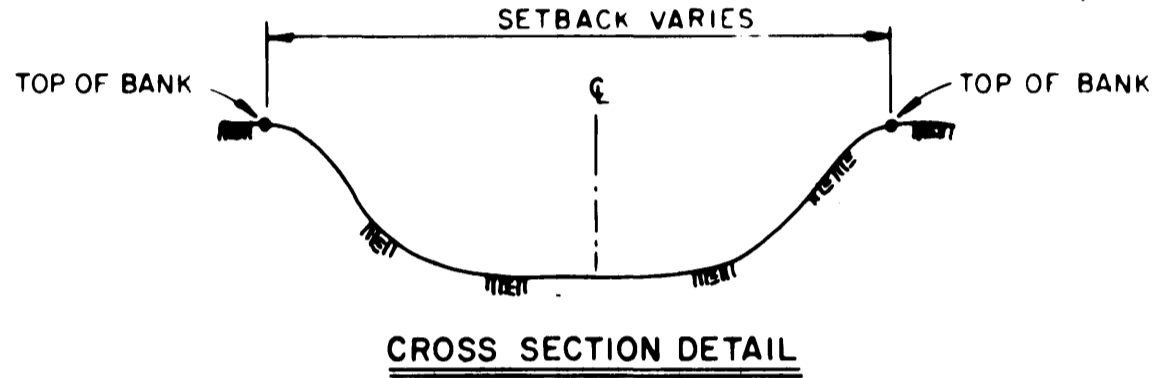


# LONGVIEW EAST SUBDIVISION

**AREA SUMMARY**  
Total Area in Lots = 16.38 ac.

- LEGEND**
- ◆ Mesa County Brass Cap
  - ◆ GLO Brass Cap
  - ◆ Found and Accepted Corner
  - ◆ PEI - Corner w/Paragon Eng. Cap
  - ◆ WE - Corner w/Western Eng. Cap
  - ◆ 5/8" Rebar and Monument Cap Set By L.S. 16413

**DETAIL**  
S.E. CORNER  
TRACT 39  
SECTION 35  
T.11S., R.101W., 6th P.M.



**KNOW ALL MEN BY THESE PRESENTS:**

THAT THE UNDERSIGNED, BOBBY J. WHITE AND A. LOUISE WHITE ARE THE OWNERS OF THAT REAL PROPERTY SITUATED IN THE COUNTY OF MESA, STATE OF COLORADO, AND IS DESCRIBED IN BOOK 960 AT PAGE 533 OF THE MESA COUNTY CLERK AND RECORDERS OFFICE, AND BEING SITUATED IN TRACT 39 SECTION 35, TOWNSHIP 11 SOUTH, RANGE 101 WEST, SIXTH PRINCIPAL MERIDIAN, MESA COUNTY, COLORADO AS SHOWN ON THE ACCOMPANYING PLAT, SAID PROPERTY BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NE CORNER OF SAID TRACT 39; THENCE S. 00°06'50" W. ALONG THE EAST LINE OF SAID TRACT 39 A DISTANCE OF 80.22 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING S. 00°06'50" W. ALONG THE EAST LINE OF SAID TRACT 39 A DISTANCE OF 2,552.48 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 39; THENCE N. 89°46'00" W. ALONG THE SOUTH LINE OF SAID TRACT 39 A DISTANCE OF 288.80 FEET; THENCE N. 04°09'00" E. 461.10 FEET; THENCE N. 20°43'00" W. 238.16 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY OF QUAIL DRIVE AS RECORDED IN BOOK 919 AT PAGE 644 AND IN BOOK 974 AT PAGE 694 IN THE OFFICE OF THE CLERK AND RECORDER, MESA COUNTY, COLORADO; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY BY THE FOLLOWING SIX (6) COURSES AND DISTANCES:

- (1) N. 39°39'00" E. 24.28 feet,
- (2) N. 05°03'50" W. 478.19 feet,
- (3) N. 14°25'17" E. 227.17 feet,
- (4) N. 01°21'00" W. 181.71 feet,
- (5) N. 21°29'00" E. 273.70 feet,
- (6) N. 10°27'00" W. 220.04 feet,

THENCE N. 05°11'35" W. 172.05 FEET; THENCE N. 06°44'11" E. 35.37 FEET; THENCE N. 20°07'29" E. 46.52 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF BUFFALO DRIVE; THENCE N. 45°24'00" E. ALONG SAID SOUTHERLY BUFFALO DRIVE RIGHT-OF-WAY 357.09 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 16.383 ACRES.

THAT SAID OWNER HAS CAUSED THE SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS LONGVIEW EAST SUBDIVISION, SUBDIVISION OF A PART OF THE COUNTY OF MESA, STATE OF COLORADO.

THAT SAID OWNER DOES HEREBY DEDICATE AND SET APART ALL OF THE STREETS AND ROADS AS SHOWN ON THE ACCOMPANYING PLAT FOREVER, AND DEDICATES TO THE PUBLIC UTILITIES THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE LABELED AS UTILITY EASEMENTS ON THE ACCOMPANYING PLAT AS 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 AND REPLACEMENT 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 HAS CAUSED ITS NAME TO BE HEREUNTO SUBSCRIBED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D., 1988.

*Bobby J. White*  
BOBBY J. WHITE

*A. Louise White*  
A. LOUISE WHITE

STATE OF COLORADO }  
COUNTY OF MESA } ss

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D., 1988 BY BOBBY J. WHITE AND A. LOUISE WHITE.

MY COMMISSION EXPIRES: \_\_\_\_\_ WITNESS MY HAND AND OFFICIAL SEAL.

ADDRESS \_\_\_\_\_

**CLERK & RECORDERS CERTIFICATE**

STATE OF COLORADO }  
COUNTY OF MESA } ss # 1432434

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED IN MY OFFICE AT 3:09 O'CLOCK P.M. THIS 11th DAY OF April A.D. 1988 AND IS DULY RECORDED IN BOOK NO. 10 PAGE 391.

*Earl Sawyer*  
COUNTY CLERK



**COUNTY PLANNING COMMISSION CERTIFICATE**

APPROVED THIS 11th DAY OF April, 1988, A.D. COUNTY PLANNING COMMISSION OF THE COUNTY OF MESA, COLORADO

*Mary K. Fuller*  
CHAIRMAN

**COUNTY PLANNING COMMISSION CERTIFICATE**

APPROVED THIS 11th DAY OF APRIL, 1988, A.D. COUNTY COMMISSION OF THE COUNTY OF MESA, COLORADO

*Melina Allen*  
CHAIRMAN

**SURVEYORS CERTIFICATES**

I, MAX E. MORRIS, CERTIFY THAT THE ACCOMPANYING PLAT OF LONGVIEW EAST 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* 3/19/88  
MAX E. MORRIS  
REGISTERED LAND SURVEYOR  
COLORADO REGISTRATION NO. 16413

**UTILITY COORDINATING COMMITTEE**

APPROVED THIS 4th DAY OF APRIL, 1988, A.D. UTILITY COORDINATING COMMITTEE.

*Richard D. Miller*  
CHAIRMAN

LONGVIEW EAST SUBDIVISION  
Located in Part Of: TRACT 39, SECTION 35  
T.11S., R.101W., 6th P.M.

**ARMSTRONG CONSULTANTS, INC.**  
201 Reed Avenue  
Boulder, Colorado 80501  
303.442.8100