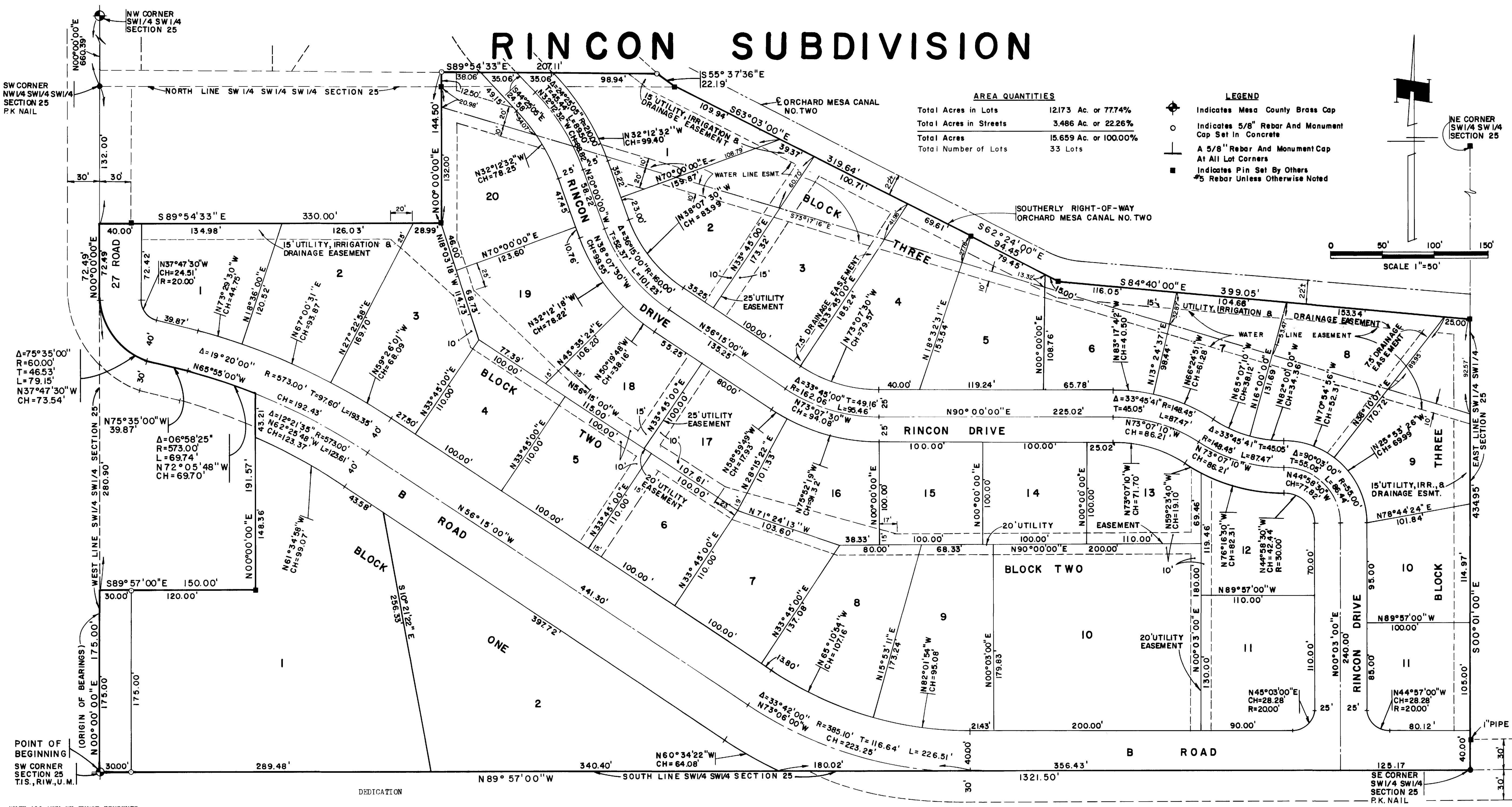


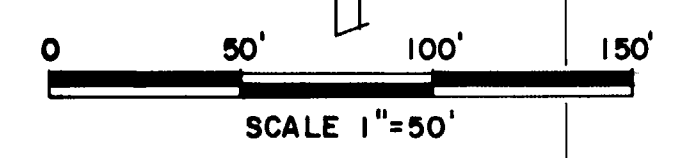
RINCON SUBDIVISION



AREA QUANTITIES

Total Acres in Lots	12173 Ac. or 77.74%
Total Acres in Streets	3.486 Ac. or 22.26%
Total Acres	15.659 Ac. or 100.00%
Total Number of Lots	33 Lots

- LEGEND**
- ⊙ Indicates Mesa County Brass Cap
 - Indicates 5/8" Rebar And Monument Cap Set In Concrete
 - ⊕ A 5/8" Rebar And Monument Cap At All Lot Corners
 - Indicates Pin Set By Others
 - *5 Rebar Unless Otherwise Noted



KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Alva Roper and Glen Roper are the owners of that real property situated in the County of Mesa, State of Colorado and being a part of the SW 1/4 SW 1/4 of Section 25, T.1S, R.1W of the Ute Meridian as shown on the accompanying plat, being more particularly described as follows:

Beginning at the Southwest Corner of said Section 25; Thence N. 00° 00' 00" E along the West line SW 1/4 of said Section 25 a distance of 175.00 feet; Thence S. 89° 57' 00" E 150.00 feet; Thence N. 00° 00' 00" E 191.57 feet; Thence along the arc of a curve to the left whose radius is 573.00 feet and whose long chord bears N. 72° 05' 48" W 69.70 feet; Thence N. 75° 35' 00" W 39.87 feet; Thence along the arc of a curve to the right whose radius is 60.00 feet and whose long chord bears N. 37° 47' 30" W 73.54 feet to a point on the West line SW 1/4 SW 1/4 of said Section 25; Thence N. 00° 00' 00" E along said West line SW 1/4 SW 1/4 of Section 25 a distance of 72.49 feet; Thence S. 89° 54' 33" E 330.00 feet; Thence N. 00° 00' 00" E 144.50 feet; Thence along said southerly Right-of-Way of the Orchard Mesa Canal No. Two; Thence along said southerly Right-of-Way of the Orchard Mesa Canal No. Two by the following four (4) courses and distances; S. 55° 37' 36" E 22.19 feet; S. 63° 03' 00" E 310.64 feet; S. 62° 24' 00" E 94.45 feet; S. 84° 40' 00" E 399.05 feet to a point on the East line SW 1/4 SW 1/4 of said Section 25; Thence S. 00° 01' 00" E along said East line SW 1/4 SW 1/4 of Section 25 a distance of 434.95 feet to the Southeast Corner (SE Cor.) SW 1/4 SW 1/4 of said Section 25; Thence N. 89° 57' 00" W along the South line SW 1/4 SW 1/4 of said Section 25 a distance of 1321.50 feet to the POINT OF BEGINNING. Containing 15.659 Acres.

That said owners have caused the said real property to be laid out and surveyed as Rincon 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 and public utilities forever, and hereby dedicate those portions of said real property which are labeled as utility and drainage 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, maintenance and replacement of such lines. Said easements and rights shall be utilized in a reasonable and prudent manner.

That all expense for street paving or improvement shall be financed by the seller or purchaser, not by the County of Mesa.

IN WITNESS WHEREOF said owners Alva Roper and Glen Roper have caused their names to be hereunto subscribed this 3rd day of JUNE, A.D., 1977.

Alva Roper
Glen Roper

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 3rd day of JUNE, A.D., 1977 by Alva Roper and Glen Roper.

My Commission Expires: Mar 28, 1978
Witness My Hand and Official Seal:

Alvina Delafra
Notary Public

STATE OF COLORADO)
COUNTY OF MESA) ss 1138067

I hereby certify that this instrument was filed in my office at 1:42 o'clock P.M. this 27 day of July, A.D., 1977 and is duly recorded in Plat Book No. 11, Page 282.

Carl Janner
Clerk and Recorder

Approved this 29th day of JUNE, A.D., 1977. County Planning Commission of the County of Mesa, Colorado.

Deputy
COUNTY PLANNING COMMISSION CERTIFICATE
R.P. [Signature]
Chairman

Approved this 3rd day of July, A.D., 1977. Board of County Commissioners of the County of Mesa, Colorado.

Howard [Signature]
Chairman

DEPUTY CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) ss

I, James T. Patty Jr., do hereby certify that the accompanying plat of Rincon Subdivision, a subdivision 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

William D. [Signature] Date July 6, 77
Mesa County Road Department

RINCON SUBDIVISION
ROBERT P. GERLOFS
Engineering Consultants 825 ROOD AVE., 6D JCT., COLO. 81501, TELE. 243-8966
MAY, 1977

