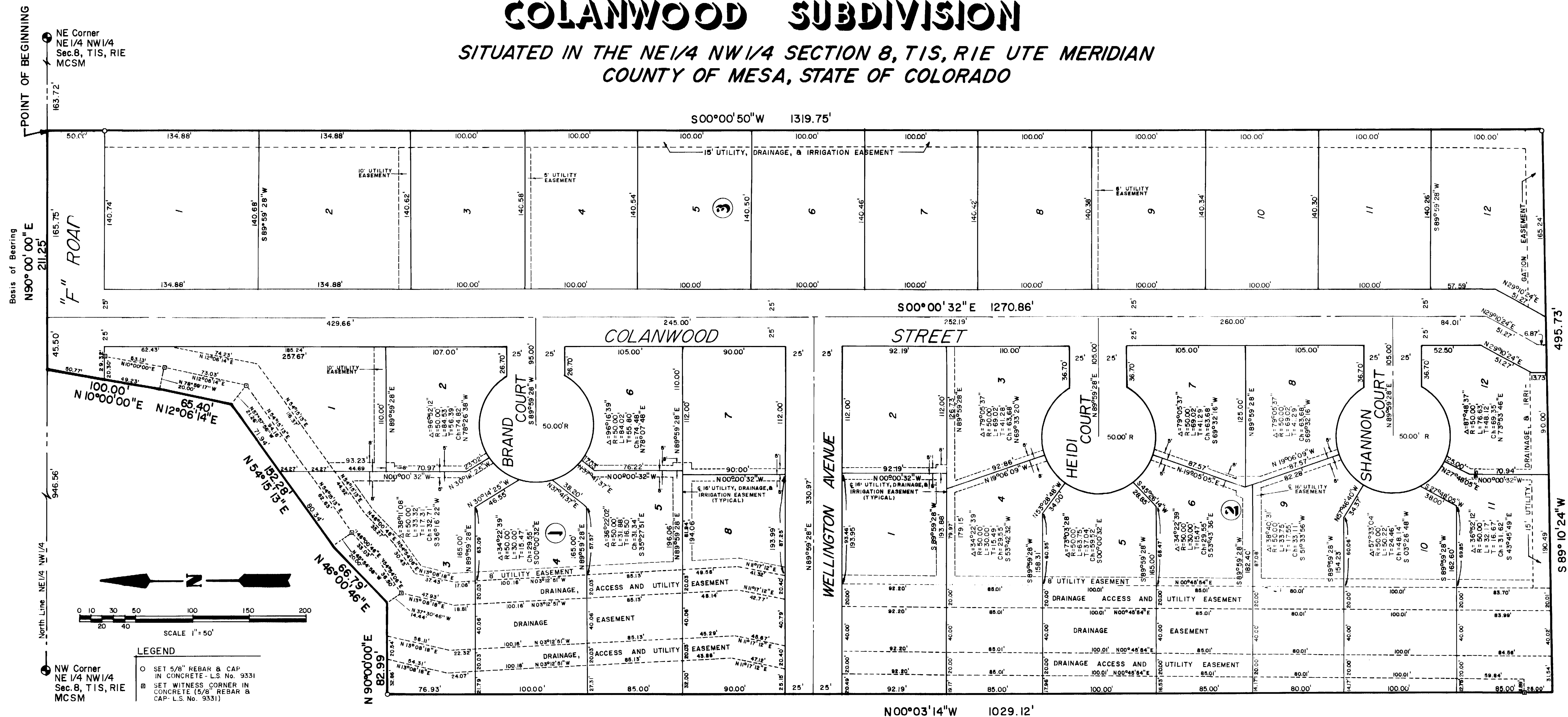


COLANWOOD SUBDIVISION

SITUATED IN THE NE 1/4 NW 1/4 SECTION 8, T1S, R1E UTE MERIDIAN
COUNTY OF MESA, STATE OF COLORADO



KNOW ALL MEN BY THESE PRESENTS:

That the undersigned are the owners of that real property situated in the County of Mesa, State of Colorado and being a part of the NE 1/4 of the NW 1/4 of Section 8, Township 1 South, Range 1 East of the Ute Principal Meridian as shown on the accompanying plat and more particularly described as follows:

The W 1/2 E 1/4 NE 1/4 of Section 8, T1S, R1E, UM together with the W 1/2 E 1/2 NE 1/4 NW 1/4 of Section 8, T1S, R1E, UM, EXCEPT beginning at the Northwest corner of W 1/2 NE 1/4 NW 1/4, South 298 feet, East 56 feet, along drain N 48° 40' E 163 feet, N 44° 15' E 130 feet, N 10° E 100 feet to the North line W 1/2 E 1/2 NE 1/4 NW 1/4, West 286 feet to beginning, said parcels being further described by metes and bounds as follows:

Beginning at a point on the North line of the NE 1/4 NW 1/4 Section 8, T1S, R1E, UM, from which the Northeast corner of said NE 1/4 NW 1/4 bears N 90° 00' 00" E 163.72 feet; thence S 00° 00' 50" W along the East line of the W 1/2 E 1/2 NE 1/4 NW 1/4, said Section 8 and the West boundary line of North Park Estates Subdivision a distance of 1319.75 feet to a point on the South line of the NE 1/4 NW 1/4, said Section 8 and the North boundary line of Park Estates Addition; thence S 89° 10' 24" W along said South line NE 1/4 NW 1/4, and said North boundary line a distance of 495.73 feet to the West line of the W 1/2 E 1/2 NE 1/4 NW 1/4, and the Southeast corner of White Subdivision; thence N 00° 03' 14" W along said West line W 1/2 E 1/2 NE 1/4 NW 1/4, and East boundary line of White Subdivision a distance of 1029.12 feet; thence N 90° 00' 00" E 82.99 feet to the centerline of a drain ditch; thence along the centerline of drain ditch the following four (4) courses: N 46° 00' 46" E 66.79 feet, N 54° 15' 13" E 152.28 feet, N 12° 06' 14" E 65.40 feet, N 10° 00' 00" E 100.00 feet to a point on the North line of said NE 1/4 NW 1/4; thence N 90° 00' 00" E along said North line 211.25 feet to the Point of Beginning. The above described parcel contains 13.563 acres.

That said owners have caused the said real property to be laid out and surveyed as COLANWOOD 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 public forever and hereby dedicate those portions of said real property which are labeled as utility, drainage and irrigation easements on the accompanying plat to the public utilities companies as perpetual easement for the installation and maintenance of utilities, drainage and irrigation facilities including but not limited to transmission lines, electric lines, gas lines, and 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 expenses for street paving or improvements shall be financed by the seller or purchaser, not by the County of Mesa.

In witness whereof said owners, Leonard V. Collins, Barbara L. Collins, Ethan E. Annis, Ruth Annis, and Byron I. Nagata have caused their names to be hereon subscribed this 9th Day of January A.D., 1979.

Leonard V. Collins
Barbara L. Collins
Ethan E. Annis
Ruth Annis
Byron I. Nagata

STATE OF COLORADO }
COUNTY OF MESA } SS

The foregoing instrument was acknowledged before me this 9 Day of January A.D., 1979 by Leonard V. Collins, Barbara L. Collins, Ethan E. Annis, Ruth Annis, and Byron I. Nagata.

My commission expires: 3-8-80

Notary Public

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 20th Day of February A.D., 1979. County Planning Commissioners of the County of Mesa, State of Colorado.

By: H.P. Labatt

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 20th Day of February A.D., 1979. Board of County Commissioners of the County of Mesa, State of Colorado.

By: Mafine Allred

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA } SS

I hereby certify that this instrument was filed in my office at 9:45 O'clock A.M., this 16th Day of March A.D., 1979 and is duly recorded in the Plat Book 12, Page 33, Reception No. 1186282.

Earl Sawyer
Clerk and Recorder

Deputy

Fees: \$ 10.00

SURVEYOR'S CERTIFICATE

I, Douglas W. Hayes, do hereby certify that the accompanying plat of COLANWOOD SUBDIVISION, a subdivision of a part of the County of Mesa, has been prepared under my supervision and accurately represents a survey of the same.

By: Bill Benson
Mesa County Road Department

Douglas W. Hayes, Registered Land Surveyor No. 10380

Date: 2-28-79

PREPARED BY
COLORADO WEST SURVEYING CO.
835 COLORADO AVENUE
GRAND JUNCTION, COLORADO

COLANWOOD
SUBDIVISION