

SUMMERVILLE

A REPLAT OF LOT 12 BLOCK SEVEN OF THE REPLAT OF BLOCK SEVEN AND A PART OF BLOCK SEVENTEEN THE RIDGES FILING NO. THREE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Summerville; A Limited Partnership, is the owner of that real property situated in the County of Mesa, State of Colorado and being a part of the NE 1/4 NE 1/4 of Section 20, T.1 S., R.1 W. of the Ute Meridian as shown on the accompanying plat, said real property being more particularly described as follows:

Lot 12, Block Seven of the Replat of Block Seven and a part of Block Seventeen The Ridges Filing No. Three.

That said owner has caused the said real property to be laid out and surveyed as Summerville A Replat of Lot 12, Block Seven of the Replat of Block Seven and A Part of Block Seventeen The Ridges Filing No. Three, a subdivision of a part of Mesa County, Colorado.

That said owner does hereby dedicate 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. The areas shown as ingress, egress and utility easements are dedicated to the owners of the property within said Summerville for perpetual ingress and egress for themselves and the general public, including postal service, trash, fire, police and emergency vehicles. Also, the areas shown as private open space are dedicated to the owners of the property within said Summerville for recreational and esthetic purposes as determined appropriate by said owners.

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 4th day of June A.D., 1980.

Summerville; A Limited Partnership

Donald J. Fleisher
General Partner - Donald J. Fleisher Company, Inc.
Donald J. Fleisher, President

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 4th day of June A.D., 1980 by Donald J. Fleisher, President of Donald J. Fleisher Company, Inc.

My commission expires: Aug 9 1981 Witness my hand and official seal.

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) ss

1255127

I hereby certify that this instrument was filed in my office at 2:57 o'clock P.M. this 28 day of April A.D., 1981, and is duly recorded in Plat Book No. 12, Page 373.

Earl Sawyer
Clerk and Recorder

Debra A. Dean
Deputy

Fees: \$10.00

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 24 day of March A.D., 1980. County Planning Commission of the County of Mesa, Colorado.

Charles D. Reiche
Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 20th day of April A.D., 1980. Board of County Commissioners of the County of Mesa, Colorado.

Margie Allen
Chairman

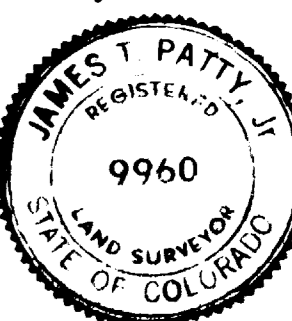
SURVEYORS CERTIFICATE

I, James T. Patty Jr., do hereby certify that the accompanying plat of Summerville A Replat of Lot 12, Block Seven of the Replat of Block Seven and a part of Block Seventeen The Ridges Filing No. Three, a subdivision of a part of the County of Mesa, has been prepared under my direction and accurately represents a field survey of same.

James T. Patty Jr. 4/9/80
James T. Patty Jr.
Registered Land Surveyor
Colorado Registration No. 9960

Thomas C. Roberts Jr.
Chairman, Utility Coordinating Committee

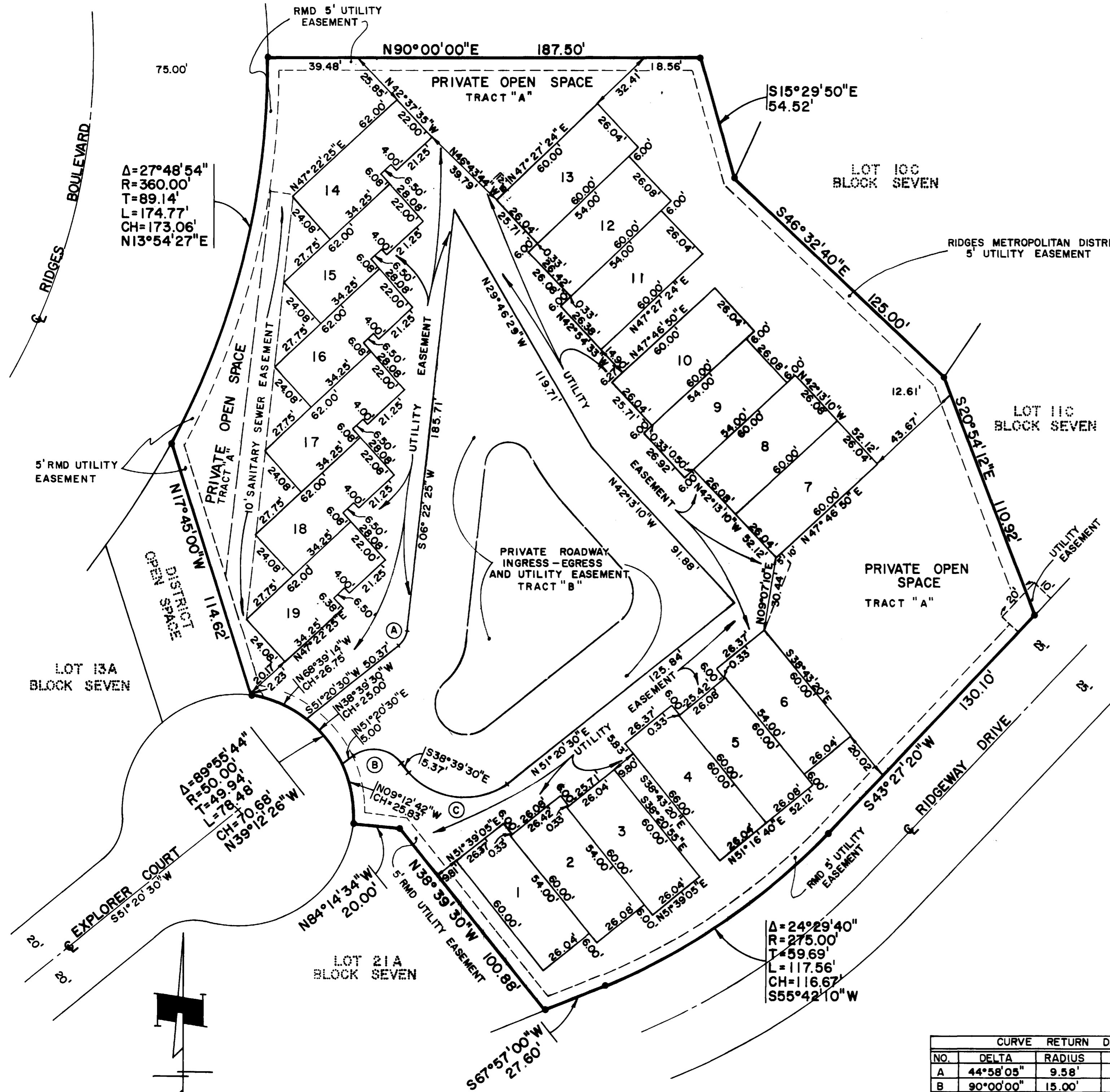
Date: 27. April 1981



NO.	DELTA	RADIUS	CHORD	BEARING
A	44°58'05"	9.58'	7.33'	S28°51'28"W
B	90°00'00"	15.00'	21.21'	S83°39'30"E
C	90°00'00"	30.00'	42.43'	S83°39'30"E

AREA QUANTITIES

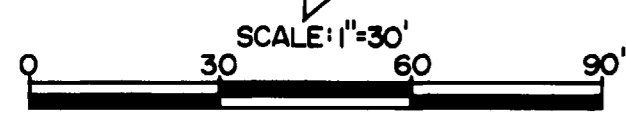
AREA IN LOTS	0.665 Ac. or 28.42%
AREA IN PRIVATE ROAD	0.437 Ac. or 18.67%
AREA IN PRIVATE OPEN SPACE	1.238 Ac. or 52.91%
TOTAL	2.340 Ac. or 100.00%
TOTAL NO. OF LOTS	= 19



$\Delta = 27^{\circ}48'54''$
 $R = 360.00'$
 $T = 89.14'$
 $L = 174.77'$
 $CH = 173.06'$
 $N13^{\circ}54'27''E$

$\Delta = 89^{\circ}55'44''$
 $R = 50.00'$
 $L = 78.94'$
 $CH = 70.68'$
 $N39^{\circ}12'26''W$

$\Delta = 24^{\circ}29'40''$
 $R = 275.00'$
 $L = 459.69'$
 $CH = 116.67'$
 $S55^{\circ}42'10''W$



LEGEND

Indicates 5/8" Rebar And Monument Cap

RMD = RIDGES METROPOLITAN DISTRICT

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REPLAT OF BLOCK SEVEN AND A PART
OF BLOCK SEVENTEEN THE RIDGES
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