

GOLF CLUB TOWN HOUSES

A REPLAT OF LOT 2, BLOCK 4, TIARA RADO SUBDIVISION,
COUNTY OF MESA, STATE OF COLORADO.

DEDICATION

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 part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 22, Township 11 South, Range 101 West of the 6th Prime Meridian as shown on the accompanying Plat and more particularly described as follows:

Lot 2, Block No. 4, Tiara Rado Subdivision.

That the said owners have caused the said real property to be laid out and surveyed as GOLF CLUB TOWN HOUSES, A REPLAT OF LOT 2, BLOCK 4, TIARA RADO SUBDIVISION, a subdivision of a part of the County of Mesa, State of 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 improvements shall be financed by the seller or purchases, not by the County of Mesa.

In witness whereof said owners Robert H. Hansen (Doing business as Mesa Construction Co.) and Phyllis M. Hansen (Doing business as Mesa Construction Co.) have caused their names to be subscribed this 1st day of August A.D. 1978.

Robert H. Hansen
Robert H. Hansen
D.B.A. Mesa Construction Co.

Phyllis M. Hansen
Phyllis M. Hansen
D.B.A. Mesa Construction Co.

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing was acknowledged before me this 14th day of August A.D. 1978 by Robert H. Hansen and Phyllis M. Hansen. My commission expires My Commission expires Aug. 1, 1981

Mary Buss
Notary Public

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 29 day of September A.D. 1978.
County Planning Commissioners of the County of Mesa, Colorado.

By: *Mary A. Buss*
Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 29th day of SEPTEMBER A.D. 1978.
Board of County Commissioners of the County of Mesa, Colorado.

By: *Earl Sauer*
Chairman

CLERK AND RECORDER CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) ss # 1174754

I hereby certify that this instrument was filed in my office at 11:18 o'clock A.M., this day of Oct 25 A.D. 1978, and is duly recorded in the Plat Book 12, Page 22.

Reception No. 1174754

Earl Sauer
Clerk and Recorder

Deputy Fees \$ 10.00

SURVEYOR'S CERTIFICATE

I, William G. Ryden, do hereby certify that the accompanying plat of GOLF CLUB TOWN HOUSES, a subdivision of a part of the County of Mesa, has been prepared under my supervision and accurately represents a survey of the same.

William G. Ryden
William G. Ryden, Registered Land Surveyor
LS 9331

The undersigned Mesa United Bank of Grand Junction N.A., and John C. Hanna and Theresa A. Hanna hereby ratify and confirm said plat as lienholders only.

John C. Hanna
John C. Hanna
Mesa United Bank
of Grand Junction, N.A.

Theresa A. Hanna
Theresa A. Hanna
Mesa United Bank
of Grand Junction, N.A.

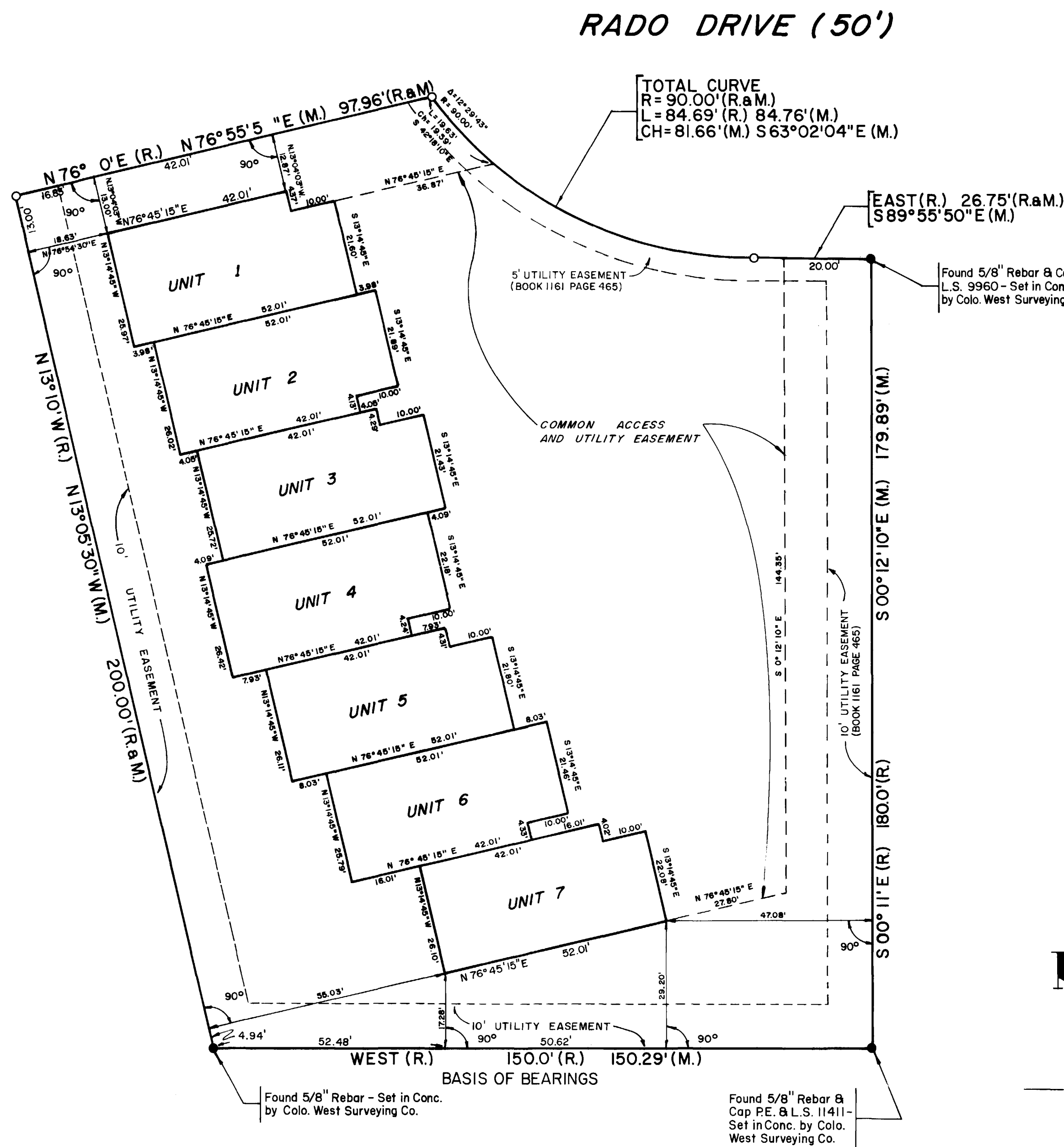
STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing was acknowledged before me this 14th day of August A.D. 1978 by Mesa United Bank of Grand Junction, N.A. and John C. and Theresa A. Hanna.

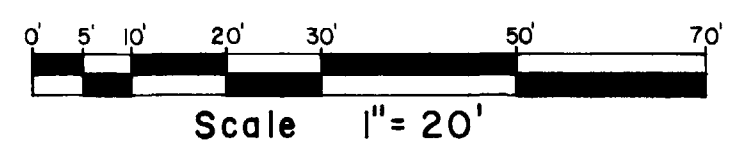
My commission expires My Commission expires Aug. 1, 1981

Mary Buss
Notary Public

By: *Bill Boman* Date: 9-21-78
Mesa County Road Department



LEGEND	
○	Set 5/8" Rebar & Cap (L.S. 9331) in Concrete
(R)	Recorded
(M)	Measured



PREPARED BY
COLORADO WEST SURVEYING CO.
835 Colorado Avenue, Grand Junction, Colorado

**GOLF CLUB
TOWN HOUSES**