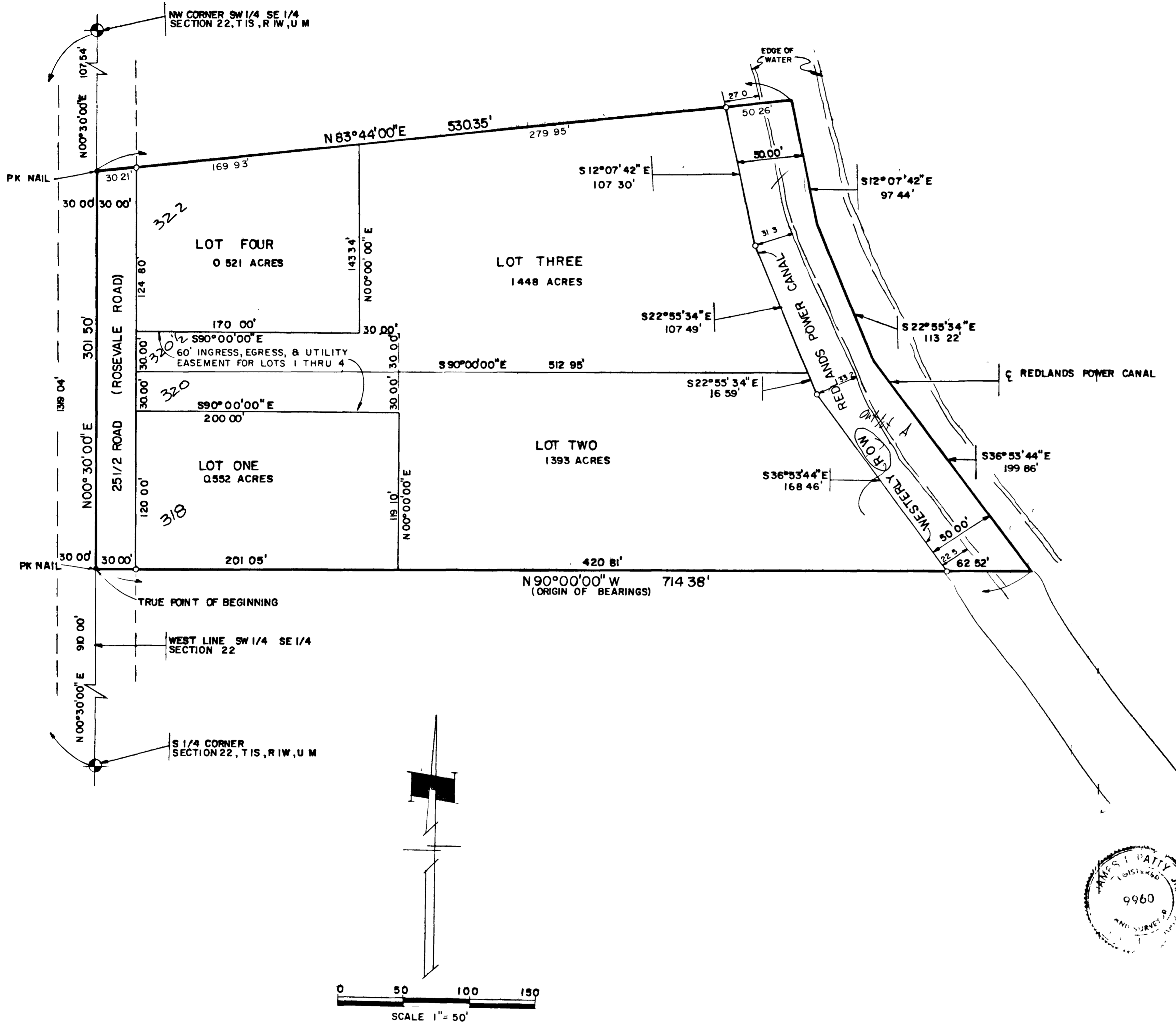


HUNGRY HORSE RANCH



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Denman S. Chapman and Betty K. Chapman 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 SE 1/4 of Section 22, 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

Commencing at the South Quarter Corner (S 1/4 Cor.) of said Section 22; Thence N 00° 30' 00" E along the west line of the SW 1/4 SE 1/4 of said Section 22 a distance of 910.00 feet to the TRUE POINT OF BEGINNING; Thence continuing N 00° 30' 00" E along said west line of the SW 1/4 SE 1/4 of Section 22 a distance of 301.50 feet, Thence N 83° 44' 00" E 530.35 feet to the centerline of the existing Redlands Power Canal; Thence along said centerline by the following three (3) courses and distances: (1) S 12° 07' 42" E 97.44 feet; (2) S 22° 55' 34" E 113.22 feet, (3) S 36° 53' 44" E 199.86 feet; Thence N 90° 00' 00" W 714.38 feet to the TRUE POINT OF BEGINNING, containing 4.589 acres.

That said owners have caused the said real property to be laid out and surveyed as Hungry Horse Ranch, 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 forever, and hereby dedicate to the Public Utilities those portions of said real property which are labeled as utility, irrigation 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 and maintenance 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 owners have caused their names to be hereunto subscribed this 19th day of JUNE A.D., 1978

Denman S. Chapman
Denman S. Chapman
Betty K. Chapman
Betty K. Chapman

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 19th day of JUNE A.D., 1978 by Denman S. Chapman and Betty K. Chapman.

My Commission Expires: Aug 9th 1981 Witness My Hand and Official Seal. *Thomas A. [Signature]*
Notary Public

STATE OF COLORADO)
COUNTY OF MESA) ss

I hereby certify that this instrument was filed in my office at 3:15 o'clock P.M. this 15 day of August A.D. 1978 and is duly recorded in Plat Book No. 121, Page 64.

Earl Sawyer Clerk and Recorder
Shirley Hamilton Deputy
Fees: 10.00

COUNTY PLANNING COMMISSION CERTIFICATE
Approved this 13th day of JULY A.D., 1978. County Planning Commission of the County of Mesa, Colorado

Mary A. Bass
Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE
Approved this 14th day of August A.D., 1978. Board of County Commissioners of the County of Mesa, Colorado

Earl Sawyer
Chairman

SURVEYORS CERTIFICATE
I, James T. Patty Jr., do hereby certify that the accompanying plat of Hungry Horse Ranch, 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.
James T. Patty Jr.
Registered Land Surveyor
Colorado Registration No. 9960

By: *G. Will Benson* date: 7-5-78
Mesa County Road Department

AREA QUANTITIES

| | |
|-----------------------------|-------------------------|
| Total Acres In Lots | 3 915 Ac or 85.3% |
| Total Acres In Streets | 0 209 Ac or 4.6% |
| Total Acres In Canal R.O.W. | 0 465 Ac or 10.1% |
| Total Acres | 4 589 Ac or 100% |
| Total No. of Lots | 4 |

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

HUNGRY HORSE RANCH

459 A

321500



PARAGON ENGINEERING, INC.