

DEDICATION

REPLAT OF LOTS 5, 6, & 7 POLAND HEIGHTS SUBDIVISION

(AS RECORDED IN PLAT BOOK 10, PAGE 66, PUBLIC RECORDS OF MESA COUNTY, 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 lying in the Southeast Quarter (S E 1/4) Southwest Quarter (S W 1/4) of Section 16, Township 1 South, Range 1 West of the Ute Meridian as shown by the accompanying plat thereof, said tract being more specifically described as follows:

Beginning at the Northwest Corner of the Southeast Quarter (S E 1/4) Southwest Quarter (S W 1/4) Section 16, Township 1 South, Range 1 West, Ute Meridian thence North 89° 31' East 241.7 feet along the North line of said Southeast Quarter (S E 1/4) Southwest Quarter (S W 1/4) Section 16, to a point on the South right-of-way line of Colorado Highway 340 Thence South 65° 33' East 181.87 feet along said right-of-way, thence leaving said right-of-way South 24° 27' West 121.94 feet to northerly right-of-way of Sandstone Drive. Thence along the northerly right-of-way of Sandstone Drive along the arc of a curve to the left 102.82 feet, the long chord of which bears South 55° 31' 41" West 85.64 feet, Thence South 56° 37' West 176.7 feet. Thence along the arc of a curve to the left 75.71 feet, the chord of which bears South 34° 55' 38" West 73.92 feet. Thence leaving said right-of-way North 77° 00' West 99.64 feet to the West line of said Southeast Quarter (S E 1/4) Southwest Quarter (S W 1/4) Section 16. Thence North 00° 08' East 368.53 feet along the West line of said Southeast Quarter (S E 1/4) Southwest Quarter (S W 1/4) Section 16 to the point of beginning.

That the 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 those portions of said real property which are labeled as utility easements on the accompanying plat as easements for the installation and maintenance of such utilities as telephone and electric lines, poles and cables, storm and sanitary sewer mains, water mains, gas pipe lines and those portions of said real property which are labeled as irrigation easements on the accompanying plat as easements for the installation and maintenance of irrigation ditches, flumes and conduits.

That all expenses for installation of utilities or ditches referred to above, for grading or landscaping and for street improvements shall be financed by the seller or purchaser and not the County of Mesa.

IN WITNESS WHEREOF, said owners have caused their names to be hereunto subscribed this 10th day of Dec., A.D., 1974.

C. Dwight Poland Louise W. Poland
Shirley A. Gardner
 Charles V. Woodard Shirley M. Woodard
 William E. Foster Margaret E. Foster

STATE OF COLORADO }
 COUNTY OF MESA } SS

The foregoing instrument was acknowledged before me this 10th day of DECEMBER, A.D., 1974, by C. Dwight and Louise W. Poland, Charles V. and Shirley M. Woodard, Warren E. and Shirley A. Gardner, and William E. and Margaret E. Foster.

My Commission Expires July 25, 1978

Witness my hand and official seal

Steven E. Heald
 Notary Public

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO } SS 1084266
 COUNTY OF MESA }

I hereby certify that this instrument was filed in my office at 3:10 O'clock P.M. A.D. 1975 and duly recorded in Plat Book No. 11, Page 139.

Earl Sawyer
 Clerk and Recorder

Fees \$ 10.00

COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 11 day of Feb., A.D., 1975

County Planning Commission of the County of Mesa, Colorado
James A. Hill
 Chairman

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 18th day of February, A.D., 1975

Board of County Commissioners of the County of Mesa, Colorado
Laurana C. Hubert
 Chairman

SURVEYOR'S CERTIFICATE

I O. L. Helling, do hereby certify that the accompanying replat of Lot 5, 6, and 7 of Poland Heights Subdivision, as recorded in Plat Book 10, page 66, Public Records of Mesa County, Colorado, has been prepared under my direction and accurately represents a field survey of same.

O. L. Helling
 O. L. Helling
 Registered Land Surveyor
 Colorado Registration No. 9354

Approved for Content and Form only and not the accuracy of Surveys, Calculation or drafting Pursuant to C.R.S. 1963, 136-2-2- as Amended

By *Robert P. Gerlofs* Date 1-31-1975
 Mesa County Surveyor
Jack D. Bowman Date 2/25/1975
 Mesa County Road Dept.
Renee J. Wilbert Date 2-27-75
 Utilities Coordination Committee

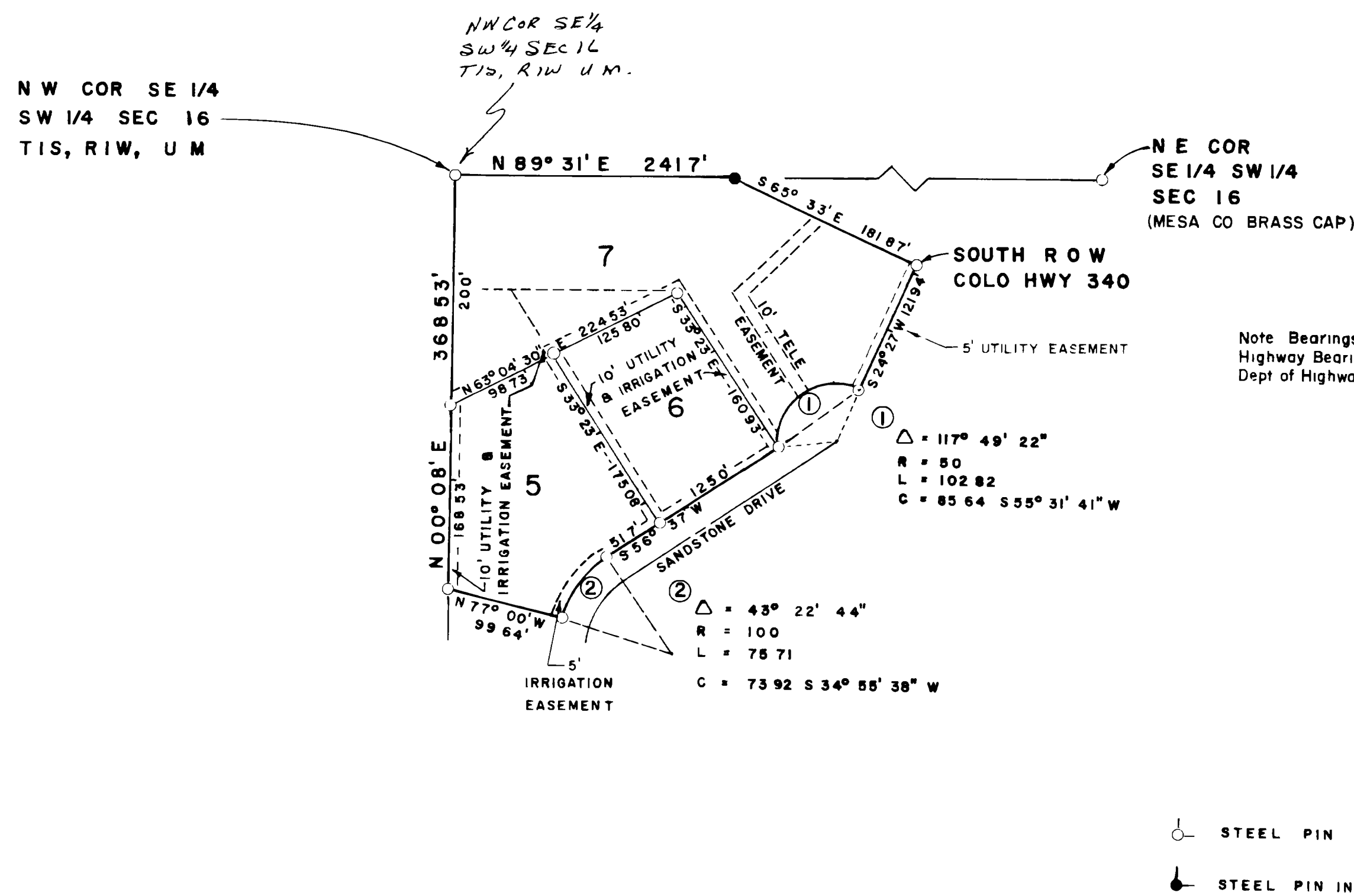
The undersigned, being property owners in Poland Heights Subdivision, as recorded in book 10 page 66, have reviewed this Replat of Lots 5, 6, and 7 of Poland Heights Subdivision as pertains to the relocation of certain utility, drainage and irrigation easements and consent to the replating of Lots 5, 6 and 7 of Poland Heights Subdivision.

Harvey D. Gustason Norman W. Logan
 Harvey D. Gustason Norman W. Logan
Vera Mae Gustason Edith W. Logan
 Vera Mae Gustason Edith W. Logan

The foregoing instrument was acknowledged before me this 10th day of December, A.D. 1974, by Harvey D. and Vera Mae Gustason, and Norman W. and Edith W. Logan.

My Commission Expires July 25, 1978

Witness my hand and official seal *Steven E. Heald*
 Notary Public



REPLAT OF LOTS 5, 6, & 7
 POLAND HEIGHTS SUBDIVISION
 PREPARED BY
 ROBERT P GERLOFS
 ENGINEERING CONSULTANT
 GRAND JUNCTION, COLORADO NOVEMBER, 1974

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