

VOEGELY MINOR SUBDIVISION

DEDICATION

KNOW ALL MEN BY THESE PRESENTS

That the undersigned, Ralph M Voegely and Mary E Voegely are the owners of that real property situated in the County of Mesa, State of Colorado, and is described in Book 2161 at Page 191 of the Mesa County Clerk and Recorders Office, and being situated in the NE1/4 SE1/4 NE1/4 Section 11, Township 1 South, Range 1 East, of the Ute Principal Meridian, Mesa County, Colorado as shown on the accompanying plat, said property being additionally described as follows

Beginning at the Southwest corner of the East 15 acres of the SE1/4 NE1/4 of Section 16, Township 1 South, Range 1 East of the Ute Meridian, thence East 310 feet, thence North 360 feet, thence West 310 feet; thence South to the point of beginning

That said owners have caused the said real property to be laid out and surveyed as VOEGELY MINOR SUBDIVISION, a subdivision of a part of Mesa County, 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 use of the public forever, and hereby dedicates 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

That all expenses for street paving or improvements shall be furnished by the seller or purchaser, not the County of Mesa

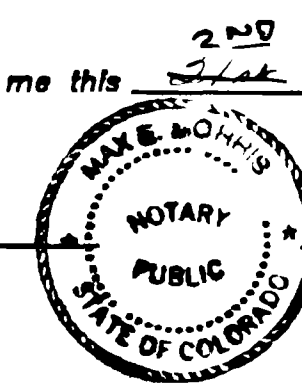
IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 2nd day of APRIL A.D. 1998

Ralph M. Voegely Mary E. Voegely
Ralph M Voegely Mary E Voegely

STATE OF COLORADO)
COUNTY OF MESA) S.S.

The foregoing instrument was acknowledged before me this 2nd day of APRIL A.D. 1998 by Ralph M Voegely and Mary E Voegely

My commission expires 6-17-97



Max E. Morris
Notary Public 1018 CO AVE, GJET CO. 81501
Address London E of Highway to E-110
Grand Junction CO 81506

CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) S.S.

I hereby certify that this instrument was filed in my office at 2:50 o'clock P M this 5th day of MAY A.D. 1998 and is duly recorded in Plat Book No 16, Page 111
Monika Todd Shirley Howard
Clerk & Recorder Deputy
COUNTY PLANNING COMMISSION CERTIFICATE

Approved this 14th day of APRIL A.D. 1998 County Planning Commission of the County of Mesa, Colorado

Chairman Paul C. [Signature]

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE

Approved this 14th day of April A.D. 1998 Board of County Commissioners of the County of Mesa, Colorado.

Chairman James R. Baughman

ENCUMBRANCER'S RATIFICATION AND APPROVAL

The undersigned financial institution holds a first deed of trust on the herein described real property, and hereby ratifies and approves this plat of VOEGELY MINOR SUBDIVISION

Nationwide Mortgage Corporation BY Sandra J. Smith
Sandra J. Smith, Officer

STATE OF NEW YORK)
COUNTY OF NEW YORK) S.S.

The foregoing Encumbrancer's Ratification and Approval was acknowledged before me this 14th day of March A.D. 1997, by Sandra J. Smith of Nationwide Mortgage Corporation

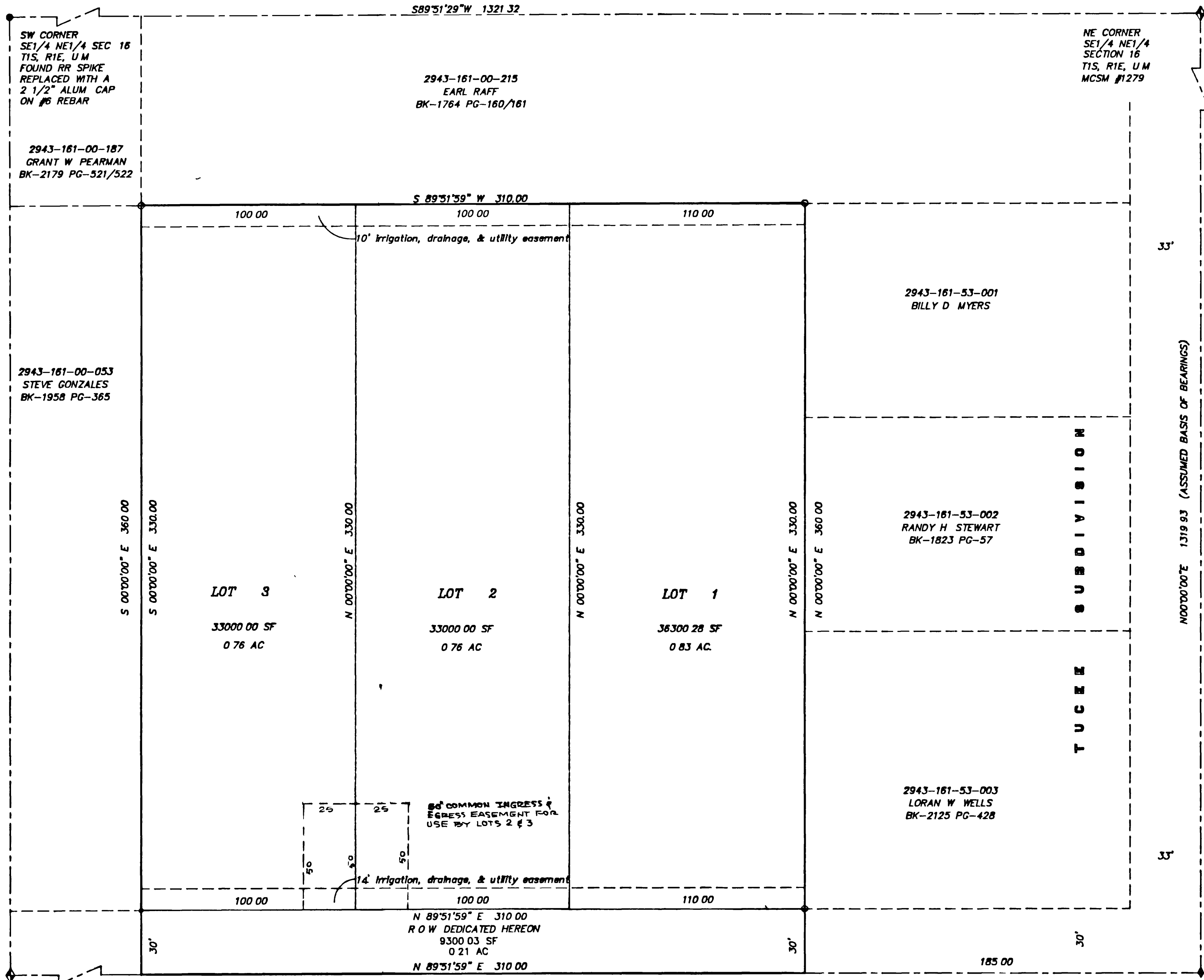
My commission expires 6-30-98

Tina A. Mufford
Notary Public
Address _____

VOEGELY MINOR SUBDIVISION

FINAL PLAT

SITUATED IN THE NE1/4 SECTION 16, TOWNSHIP 1 SOUTH, RANGE 1 EAST, UTE MERIDIAN			
FOR	VOEGELY	Q.E.D. SURVEYING SYSTEMS Inc. 1018 COLO. AVE GRAND JUNCTION COLORADO 81501 (303) 241-2370 464-7568	SURVEYED BY DMM MF
SCALE	1" = 30'	DRAWN BY MEM	ACAD ID VOFIN
DATE	3/13/96	SHEET NO	FILE 92030 5



SW CORNER SE1/4 NE1/4 SEC 16 T1S, R1E, U1M MCSM #245
SE CORNER NE1/4 SECTION 16 T1S, R1E, U1M MCSM #15 IBM = 100 (assumed) = 4640 32

- LEGEND & NOTES
- FOUND SURVEY MONUMENTS SET BY OTHERS
 - SET NO 5 RE-BAR W/CAP L.S. 18413 IN CONCRETE
 - ◆ MESA COUNTY BRASS CAP
 - ⊥ SET NO 5 RE-BAR W/CAP L.S. 18413

AREA SUMMARY	
LOTS	= 2.35 AC = 92%
ROAD	= 0.21 AC = 08%
TOTAL	= 2.56 AC = 100%

NOTE: ENGINEER FOUNDATIONS WILL BE REQUIRED.

BEARINGS BASED ON ASSUMED BEARING OF N00°00'00"E ALONG THE EAST SECTION LINE AS SHOWN

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.



SURVEYOR'S CERTIFICATE
I, Max E Morris, certify that the accompanying plat of VOEGELY MINOR SUBDIVISION, a subdivision of a part of the County of Mesa, State of Colorado has been prepared under my direct supervision and accurately represents a field survey of same
Max E. Morris
Max E Morris, Q.E.D. Surveying Systems Inc
Colorado Registered Professional Land Surveyor L.S. 18413
Date 2/19/97 & 4/2/98

