

HOFFMAN MINOR SUBDIVISION IN SW 1/4 SW 1/4 NE 1/4, SECTION 32, TOWNSHIP 1S, RANGE 1E, UTE MERIDIAN.

OWNERS STATEMENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS That the undersigned Melville A Hoffman and Pamela A Hoffman are the owners of that part of SW1/4 SW1/4 NE1/4, Section 32, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado, lying South of Canal #1 Orchard Mesa Irrigation District as recorded in Book 1559, Page 897 & 898, being more particularly described as follows

LOT 1
Commencing at the Southwest corner of said Section 32, whence the Southeast corner of the SW1/4 NE1/4 bears North 89°29'36" East, thence North 89°29'36" East, 267.27 feet, thence North 00°14'38" West, 33 feet to the POINT OF BEGINNING thence, North 00°14'38" West, 365.34 feet to a point lying on said Canal #1 Orchard Mesa Irrigation District Southerly R O W Line, thence, South 67°55'50" East, 139.23 feet along said Canal #1 R O W line, thence, South 00°08'04" East, 110.44 feet, thence, South 00°14'38" East, 201.45 feet, thence, South 89°29'36" West, 128.59 feet to the POINT OF BEGINNING
Containing approximately 1.0 acres

LOT 2
Commencing at the Southwest corner of said Section 32, whence the Southeast Corner of the SW1/4 NE1/4 bears North 89°29'36" East, thence, North 89°29'36" East, 395.86 feet, thence, North 00°14'38" West, 33 feet to the POINT OF BEGINNING thence, North 00°14'38" West, 201.45 feet, thence, North 00°08'04" West, 110.44 feet to a point lying on said Canal #1 Orchard Mesa Irrigation District Southerly R O W Line, thence, South 67°55'50" East, 154.89 feet along said Canal #1 easement, thence, South 86°36'56" East, 116.24 feet along said Canal #1 R O W line, thence, South 00°01'06" East, 244.54 feet, thence, South 89°29'36" West, 258.55 feet to the Point Of Beginning
Containing approximately 1.6 acres

That said owners have caused the said real property to be laid out and surveyed as Hoffman Minor Subdivision, a subdivision of a part of Mesa County Colorado

That said owners do hereby dedicate and set apart all of the roads shown on the accompanying plat to the use of the public forever

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 21 day of November A D 1991

Melville A Hoffman
Melville A Hoffman
Pamela A Hoffman
Pamela A Hoffman

STATE OF COLORADO)
COUNTY OF MESA)

The foregoing dedication was acknowledged before me this FIRST day of Nov, A D, 1991 by Melville A Hoffman and Pamela A Hoffman
Witness my hand and seal My commission expires 12-31-94

Nancy D Howard
Notary Public

SURVEYORS CERTIFICATE

I, Merritt P Dismant, a Registered Land Surveyor in the State of Colorado, do hereby certify that the Survey of this minor subdivision was made under my supervision, and that the accompanying plat accurately and properly shows said minor subdivision

Merritt P Dismant 8/6/91
Merritt P Dismant, Colorado Land Surveyor, 10097


APPROVALS

Board of County Commissioners *Stephen S. Jensen* 12-9-91
Chairman Date
Planning Commission *David J. Jensen* 12-6-91
Chairman Date
Utility Coordinating Committee *John L. Balogh* 11-13-91
Chairman Date

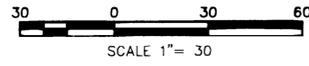
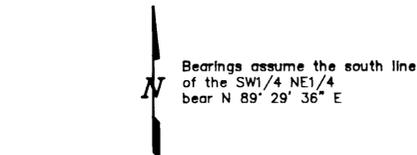
CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA)

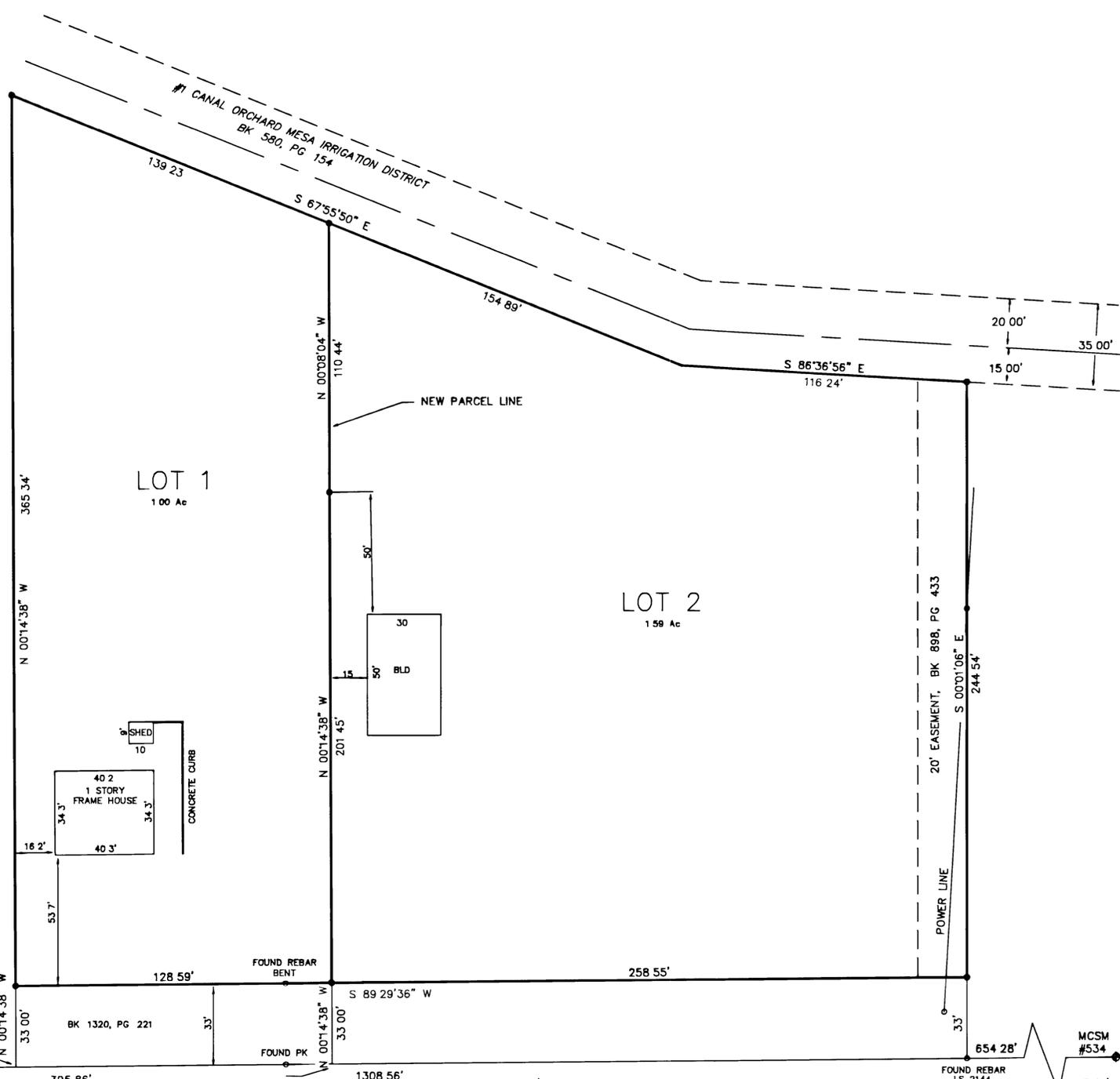
I hereby certify that this instrument was filed in my office at 10:48 o'clock A M This 10th day of December A D, 1991 and is duly recorded in plat file Drawer # 2-28 Book 14 Page 34

Fees Paid \$100.00 Recd # 1588084

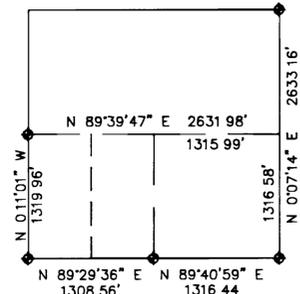
Monica Todd
Clerk and Recorder
Kathleen
Deputy



- ◆ FOUND MCSM
- ITS MONUMENT



NE 1/4, SECTION 32.



VICINITY MAP NO SCALE

MCSM #507
C1/4 SECTION 32 TOWNSHIP 1S, RANGE 1E, UTE MERIDIAN (SW CORNER SW1/4 NE1/4)

A 1/2 ROAD

E 1/16 C-C SECTION 32 TOWNSHIP 1S, RANGE 1E UTE MERIDIAN

HOFFMAN MINOR SUBDIVISION
IN SW 1/4 SW 1/4 NE 1/4,
SECTION 32, TOWNSHIP 1S,
RANGE 1E, UTE MERIDIAN

INTERMOUNTAIN TECHNICAL SERVICES DRAWN BY MT/ITS
DWG NO 91036-02 DATE JULY 24 1991