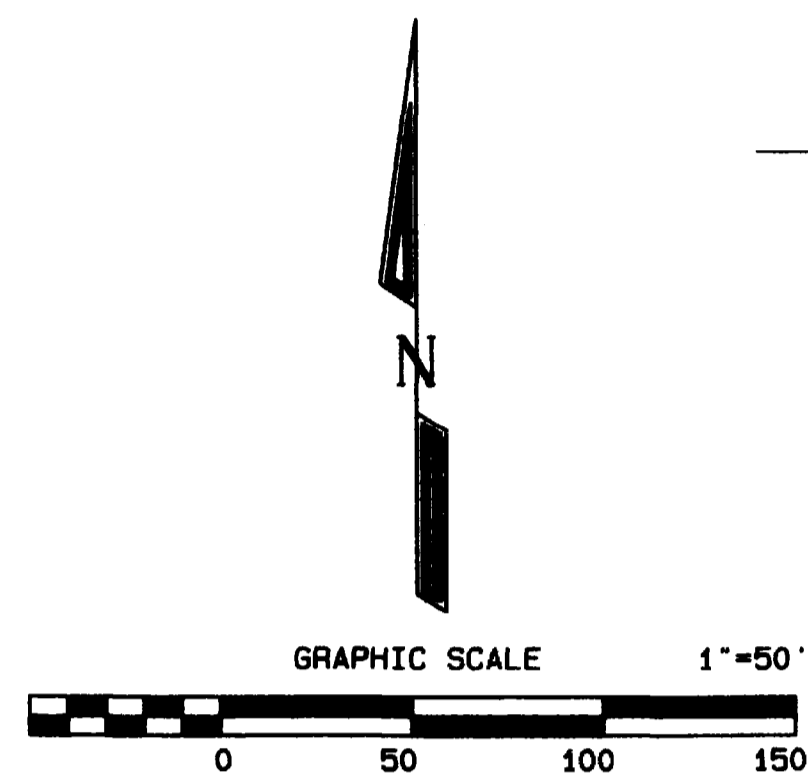


# GODBY MINOR SUBDIVISION

SE 1/4 SE 1/4 NW 1/4 SEC 4, T1S, R1E, U.M.



### LEGEND

- FD MESA COUNTY SURVEY MARKER
- SET 3.25" ALUM CAP STAMPED
- D H SURVEYS LS 24306 ON FD #6 REBAR
- SET #5 REBAR W/ 2" ALUM CAP
- STAMPED D H SURVEYS LS 24306
- x- FENCE LINE

### NOTE

Lot 1 and a portion of Lot 2 are located within the Airport Critical Zone and LDN Noise Contour and appropriate measures per the Zoning and Development Code will be required for any new uses.

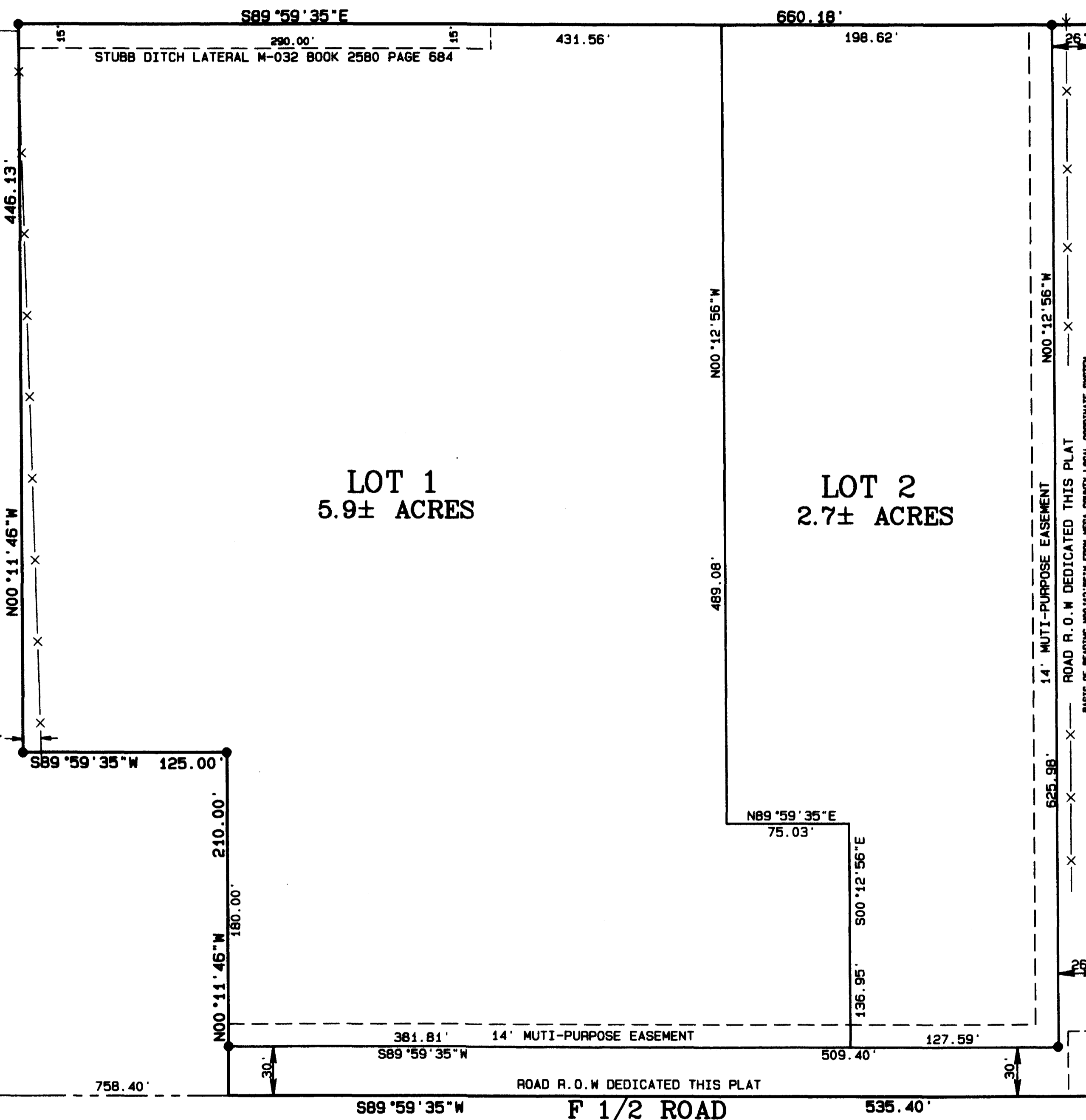
NW 1/16 COR  
SEC 4  
MCSM # 384-2

C-M 1/16 COR  
SEC 4

C-N 1/16 COR  
SEC 4  
MCSM # 358

30 1/2 ROAD

F 1/2 ROAD



### AREA SUMMARY

DED. ROADS = 0.7 AC. / 08%  
LOTS 1 AND 2 = 8.6 AC. / 92%  
TOTAL = 9.3 AC. / 100%

### CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed for recording in my office at 3:34 o'clock P.M., this 27th day of June, A.D. 2000, and is duly recorded in Plat Book No. 17 at page 342. Reception No. 1955254. Fees 10.00. Drawer No. JE-115.

### CITY APPROVAL

This plat of GODBY MINOR SUBDIVISION, a subdivision of the City of Grand Junction, County of Mesa, State of Colorado, is approved and accepted on the 27th day of June, 2000.

*Spauld Allen*  
City Manager

*Gene Kenney*  
City Mayor

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, David Godby and Tracy Peoples are the owners of that real property as described in Book 2535 at Page 704 in the records of the Mesa County Clerk and Recorder's Office, being more particularly described as follows:

The SE 1/4 SE 1/4 NW 1/4 of Section 4, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado; EXCEPT the west 125.00 feet of the south 210.00 feet thereof. Said parcel contains 9.3 acres more or less.

That said owner has caused the said real property to be laid out and surveyed as GODBY MINOR SUBDIVISION, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado. That said owners do hereby dedicate and set apart real property as shown and labeled on the accompanying plat as follows:

All streets and Right-of-Way to the City of Grand Junction for the use of the public forever;  
All Multi-Purpose Easements to the City of Grand Junction for the use of public utilities as perpetual easements for the installation, operation, maintenance and repair of utilities and appurtenances thereto including, but not limited to electric lines, cable TV lines, natural gas pipelines, sanitary sewer lines, water lines, telephone lines and also for the installation and maintenance of traffic control facilities, street lighting, street trees and grade structures;  
All easements include the right of ingress and egress, on, along, over, under, and through and across by the beneficiaries, their successors, or assigns, together with the right to trim or remove interfering trees and brush, provide, however, that the beneficiaries of said easements shall utilize the same in a reasonable and prudent manner. Furthermore, the owners of lots or tracts hereby platted shall not burden nor overburden said easements by erecting or placing any improvements thereon which may prevent reasonable ingress and egress to and from the easement.

IN WITNESS WHEREOF said owners have caused their names to be hereunto subscribed this 21st day of June, A.D., 2000.

*David Godby*      *Tracy Peoples*  
David Godby      Tracy Peoples

STATE OF COLORADO

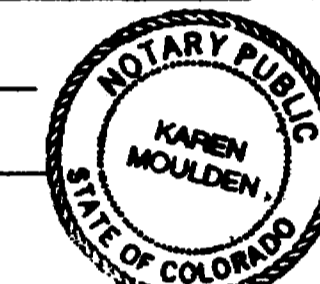
COUNTY OF MESA

The foregoing instrument was acknowledged before me this 21st day of June, A.D., 2000 by David Godby and Tracy Peoples

Witness my hand and official seal: *Karen Moulden*  
Notary Public

Address 2452 F Rd G.J. Co 81505

My commission expires: 6-30-03



### LIENHOLDERS SIGNATURE

Mike McGinnis *Mike McGinnis*

STATE OF COLORADO

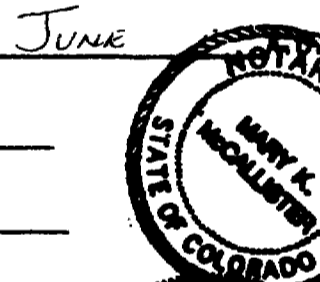
COUNTY OF MESA

The foregoing instrument was acknowledged before me this 21st day of June, A.D., 2000 by Mike McGinnis

Witness my hand and official seal: *Mary K. McAllister*  
Notary Public

Address 390 1/2 Hill View Dr., G.J. Co 81503

My commission expires: 10/14/00



### LIENHOLDERS SIGNATURE

Fleet Mortgage Corp. *Joan Werts*  
Joan Werts, Vice President

STATE OF COLORADO

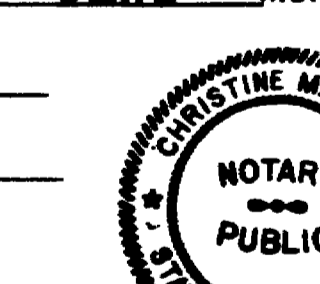
COUNTY OF MESA

The foregoing instrument was acknowledged before me this 23rd day of June, A.D., 2000 by

Witness my hand and official seal: *Christine M. Darby*  
Notary Public

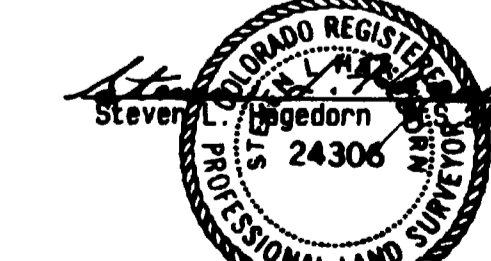
Address

My commission expires: November 3, 2002



### SURVEYOR'S STATEMENT

I, Steven L. Hegedorn, a registered Professional Land Surveyor in the State of Colorado, do hereby state that this survey was performed by me or under my direct responsibility, supervision, and checking. That no title search was made by me to determine ownership, easements or right-of-ways recorded or unrecorded, except as shown hereon.



Steven L. Hegedorn 24306

Date 6-21-2000

**GODBY MINOR SUBDIVISION**  
LOCATED IN THE  
SE 1/4 SE 1/4 NW 1/4 SEC 4 T1S, R1E, U.M.  
MESA COUNTY, COLORADO

**D H SURVEYS INC.**  
118 OURAY AVE. - GRAND JUNCTION, CO.  
(970) 245-8749

Designed By A.V.P.	Checked By M.W.D.	Job No. 537-00-01
Drawn By TMODEL	Date MARCH 2000	Sheet 1 OF 1

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.