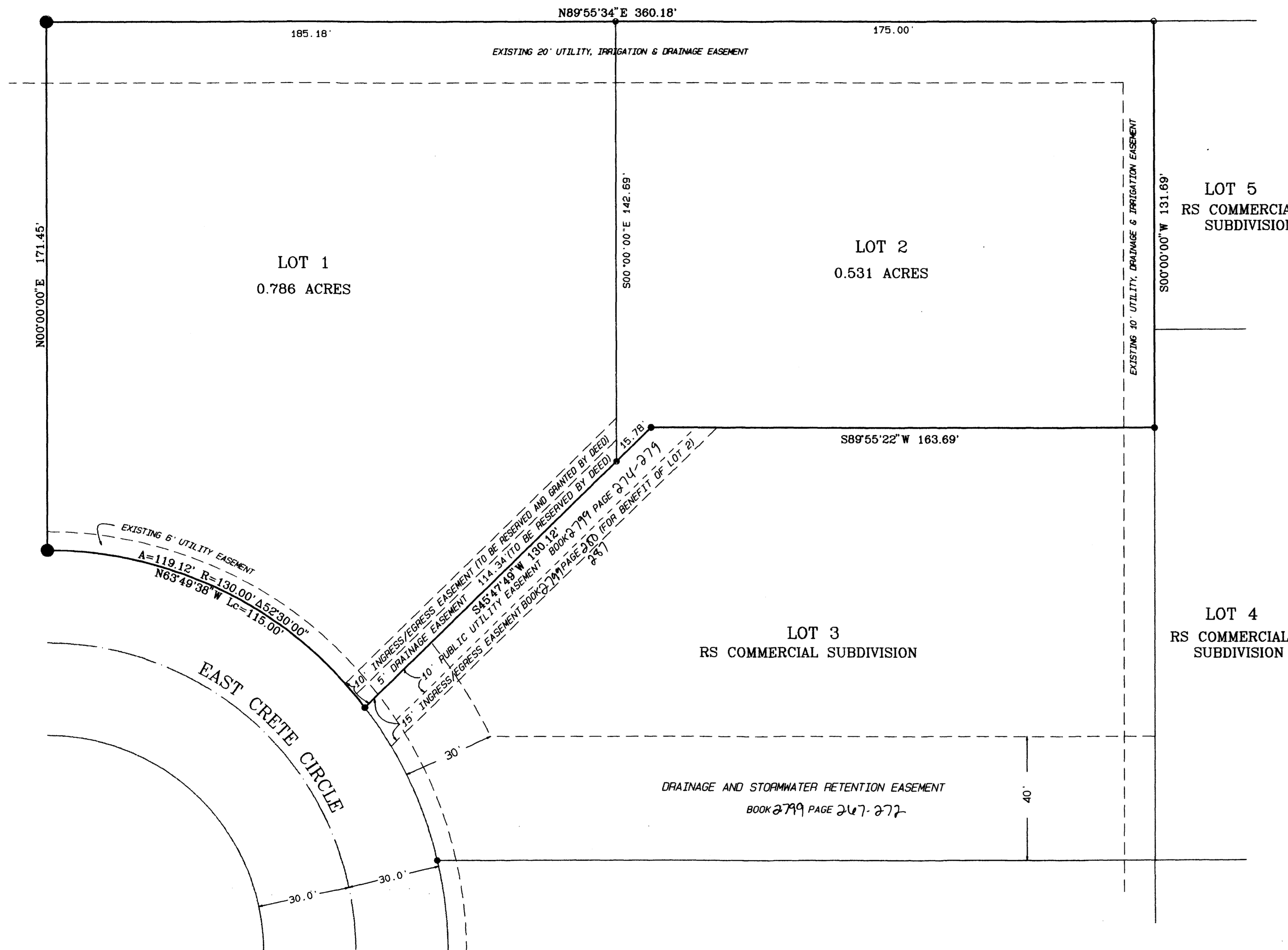


RS REPLAT

A REPLAT OF LOTS 1 AND 2, RS COMMERCIAL SUBDIVISION

CITY OF GRAND JUNCTION, MESA COUNTY, COLORADO

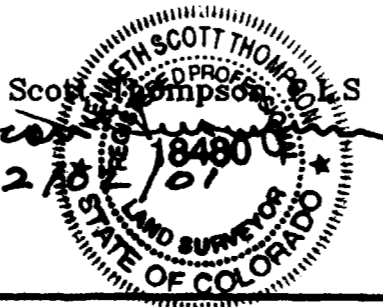


LAND USE SUMMARY		
LOTS	1.317 ACRES	100%
TOTAL	1.317 ACRES	100%

SURVEYOR'S STATEMENT:

I, Kenneth Scott Thompson, being a registered Professional Land Surveyor in the State of Colorado, do hereby state that this subdivision plat and survey of RS REPLAT were made by me and/or under my direct supervision and that to the best of my knowledge, belief, and information both are accurate and conform to all applicable laws and regulations of the State of Colorado and to all applicable requirements of the zoning and development code of the City of Grand Junction.

Kenneth Scott Thompson, P.L.S. 18480
 Date: 2/2/01



DEDICATION

KNOW ALL MEN BY THESE PRESENTS

That the undersigned, Richard Scariano, is the owner of that real property in the County of Mesa, State of Colorado, being situated in the southeast one-quarter of the northwest one-quarter of Section 10, Township 1 South, Range 1 West of the Ute Meridian, described in Book _____ at Page _____ and Book 1947 at Page 784 of the records of the Mesa County Clerk and Recorder, and as shown on the accompanying plat, said property being more particularly described as follows:

Lots 1 and 2 of RS Commercial Subdivision, according to the plat thereof recorded in Plat Book No. 16 at Page 122 in the official records of Mesa County, Colorado.

That said owner has caused the said real property to be laid out and surveyed as RS REPLAT, a subdivision of the City of Grand Junction, Colorado.

IN WITNESS WHEREOF said owner has caused his name to be hereunto subscribed this _____ day of _____, A.D., 2001

Richard Scariano

State of Colorado }
 County of Mesa } ss

This plat was acknowledged before me by Richard Scariano on this _____ day of _____ 2001, for the aforementioned purposes.

Notary Public _____

My Commission expires: _____

My address is: _____

CONSENT OF MORTGAGEE

The undersigned, having security interest in the subject property does hereby ratify and confirm this plat.

By: Jim J. DeCieux Date: 2-2-01
 Alpine Bank of Grand Junction



State of Colorado }
 County of Mesa } ss

This plat was acknowledged before me by Jim DeCieux on this 2 day of February, 2001, for the aforementioned purposes.

Notary Public Tara A. Bunnell

My Commission expires: 12/01/2004

My address is: 225 N. 5th St.

CITY APPROVAL

This plat of RS REPLAT, a subdivision of the City of Grand Junction, County of Mesa, State of Colorado, was approved this 2 day of February, 2001.

Gene Kinsey Mayor David Valley City Manager

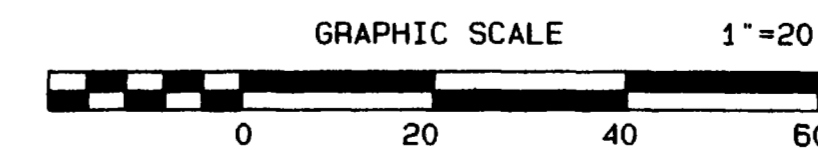
COUNTY CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed in the office of the Clerk and Recorder of Mesa County, Colorado, at 11:13 o'clock A.M., this 5th day of February, 2001, and is duly recorded in Plat Book No. 18, Page 93, as Reception No. 1982470
 Drawer AO-71 Fees: 12.00

Clerk and Recorder of Mesa County

DECLARATION OF COVENANTS

This property is subject to covenants, conditions, and restrictions contained in an instrument recorded in Book 2497 at Pages 349-354 of the Mesa County records.



The bearings hereon are relative to North 00°00'00" East between Mesa County Survey Markers for the center quarter corner and the center-north sixteenth corner of Section 10, Township 1 South, Range 1 West, Ute Meridian.

- FOUND #5 REBAR
- FOUND #5 REBAR/ALLOY CAP "THOMPSON-LANGFORD CORP PLS 18480"
- MONUMENT FOUND IN CONCRETE
- SET #5 REBAR/ALLOY CAP "THOMPSON-LANGFORD CORP PLS 18480"

RS REPLAT

SECTION: N1/4 NW1/4 S.10	TOWNSHIP: 1 South	RANGE: 1 West	MERIDIAN: UTE
THOMPSON-LANGFORD CORPORATION			
829 25 1/2 ROAD - B-210 (970) 243-6067			
Grand Junction CO 81505 tlc@tlowest.com			
S:\Survey\0183_omeg\0208LA.pro		Job No. 0183-024	
Drawn: DRS	Checked: KST	Date: Feb 2, 2001	Sheet 1 of 1