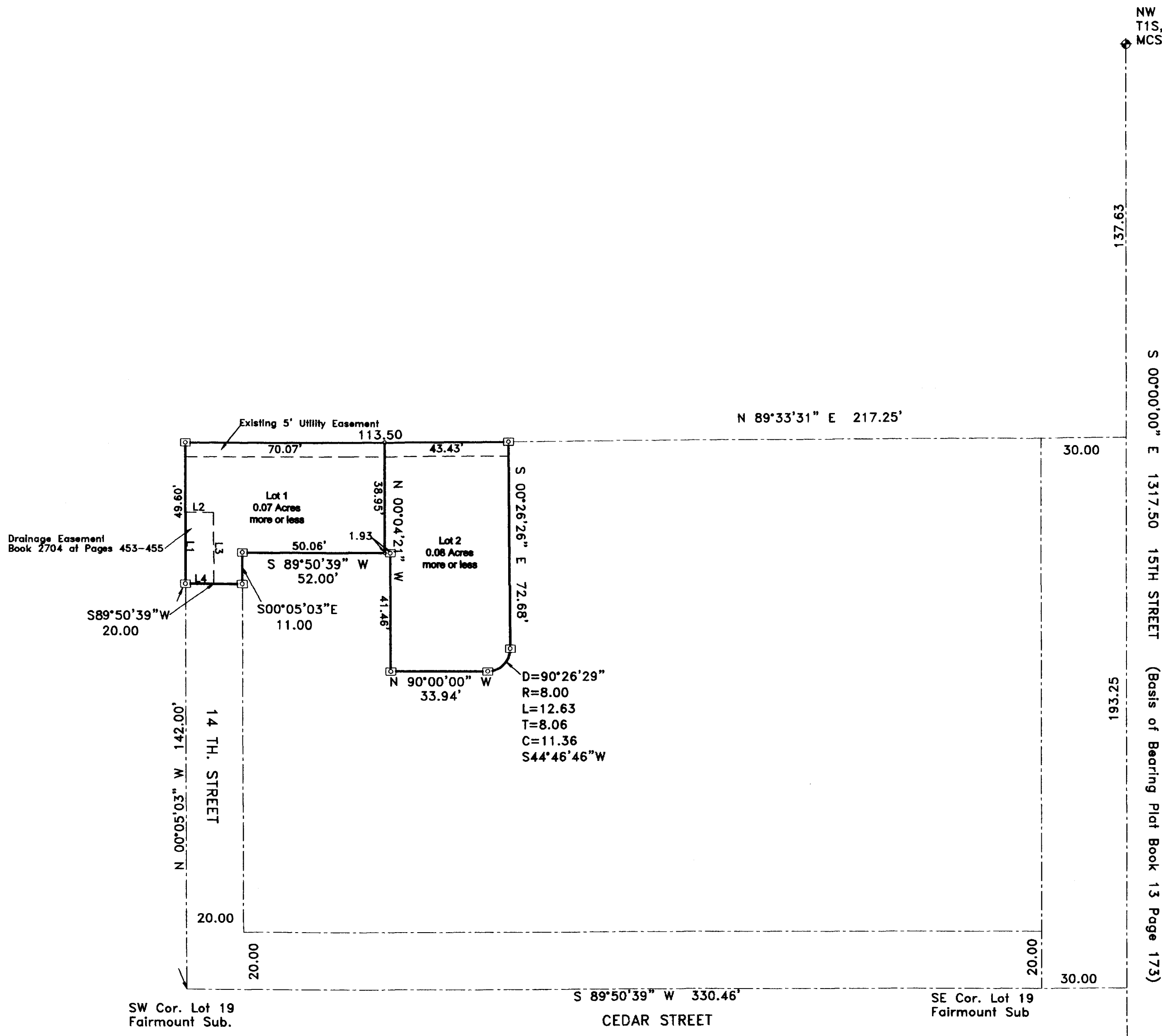


SHUMAKER-BENEFIELD SUBDIVISION

A Replat of Lots 1 and 3 of FARREL ROPER INVESTMENTS

NW 1/16 Cor. Sec. 12
T1S, R1W., U.M.
MCSM# 717



AREA SUMMARY

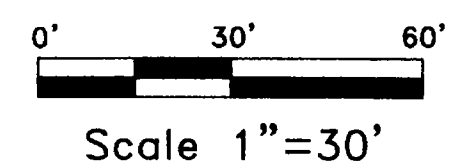
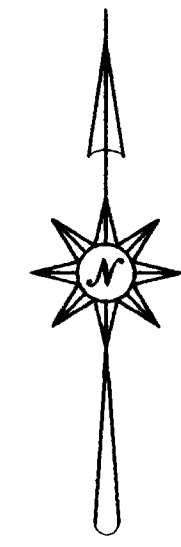
Lots 0.15 acres = 100%
Streets 0.0 acres = 0%
Total 0.15 acres = 100%

LEGEND

- = Set No. 5 Rebar & Cap "Monument P.L.S. 24943"
- ◆ = Found Mesa County Survey Marker
- = Found No. 5 Rebar as Noted.
- = Set Monument in Concrete
- ▲ = Found City Monument

LINE TABLE for DRAINAGE EASEMENT

LINE	BEARING	DISTANCE
L1	N 00°05'03" W	25.00'
L2	N 89°50'39" E	10.00'
L3	S 00°05'03" E	25.00'
L4	S 89°50'39" W	10.00'



City Monument (Found
Rail Road Spike)
CE 1/16 Cor. Sec. 12,
T1S, R1W, U.M.

DEDICATION:
KNOW ALL MEN THESE PRESENTS:
That Stephen P. Shumaker and Lynn Benefield are the owners of that real property as described in Book 2613 at Page 360 and Book 2620 at Page 526 in the Mesa County Clerk and Recorder's Office. Said real property being described as Lots 1 and 3 of FARREL ROPER INVESTMENTS.

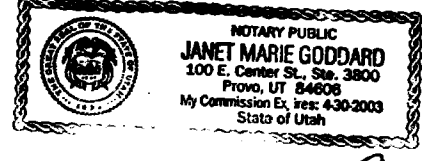
That said owners have caused that real property to be laid out and surveyed as SHUMAKER-BENEFIELD SUBDIVISION.

IN WITNESS said OWNERS has caused his name to be hereunto subscribed
this 19th day of JANUARY A.D. 2001

By Stephen P. Shumaker By Lynn Benefield
Stephen P. Shumaker Lynn Benefield

STATE OF COLORADO)
COUNTY OF MESA)
The foregoing instrument was acknowledged before me this 19th day of Jan-
uary AD 2001 by Stephen P. Shumaker

My commission expires 05/06/2002
Jean Wrainger
Notary Public
STATE OF Utah)
COUNTY OF Utah)
The foregoing instrument was acknowledged before me this 9 day of February
AD 2001 by Lynn Benefield



My commission expires 4/30/03
Janet Marie Goddard
Notary Public
CLERK AND RECORDER'S CERTIFICATE
STATE OF COLORADO)
COUNTY OF MESA)
I hereby certify that this instrument was filed in my office at 2:13 O'clock PM
this 7th day of March A.D. 2001
BK: 18 Pg: 113 Reception #: 1986478

Clerk and Recorder Deputy
Drawer No. JJ 86 Fees
CITY OF GRAND JUNCTION APPROVAL
This plat of SHUMAKER-BENEFIELD SUBDIVISION in the City of Grand Junction, Mesa
County, Colorado was approved this 5 day of MARCH A.D. 2001
David Valley Gene Kinsey
City Manager President of City Council

LIENHOLDER APPROVAL
David Valley
Representative
STATE OF Colorado)
COUNTY OF Mesa)
The foregoing instrument was acknowledged before me this 27th day of
February AD 2001
My commission expires 12/30/2003
David Valley
Notary Public

LIENHOLDER APPROVAL
David Valley Not Required
Representative
STATE OF)
COUNTY OF)
The foregoing instrument was acknowledged before me this _____ day of _____
AD 20____
My commission expires _____
Notary Public

SURVEYOR'S CERTIFICATE
I Cecil D. Caster, do hereby certify that the accompanying plat of SHUMAKER-BENEFIELD, a subdivision of a part of City of Grand Junction and Mesa County Colorado has been prepared under my direct supervision and accurately represents a field survey of the same.

Cecil D. Caster
P.L.S. Number 24943

Basis of Bearing: All bearings shown are per Farrel Roper Investments as recorded in Plat Book 13 at Page 173 in the Mesa County Clerk and Recorder's office.

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.

Monument Surveying Co.
741 Road Ave.
Grand Junction, CO 81501
(970) 248-4188 Fax (970) 248-4674

SHUMAKER-BENEFIELD SUBDIVISION
Located in the NW 1/4, Section 12, Township 1 South, Range 1 West, of the Ute Meridian.

DESIGNED _____	FIELD APPROVAL <u>BKH</u>
DRAWN <u>RM</u>	TECHNICAL APPROVAL _____
CHECKED <u>CDC</u>	APPROVED <u>11/21/00</u>
PREPARED FOR: <u>Stephen Shumaker</u>	JOB NO. <u>00-43</u>