

INTERSTATE COMMERCIAL PARK THREE

(A REPLAT OF LOT 1 IN A REPLAT OF THE FIRST ADDITION TO INTERSTATE COMMERCIAL PARK)

OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

Rocky Mountain Production Services LLC, a Colorado Limited Liability Company, is the owner of a parcel of land being that certain tract of land in the South 1/2 NW 1/4 SW 1/4 of Section 32, Township One North, Range One West of the Ute Meridian, Grand Junction, Colorado, recorded in Book 3802 at Page 630 of the Mesa County real property records, being more particularly described as follows:

Lot 1 in A REPLAT OF THE FIRST ADDITION TO INTERSTATE COMMERCIAL PARK, as recorded in Plat Book 13 Page 344

That said owner has caused said property to be laid out and surveyed as INTERSTATE COMMERCIAL PARK THREE, a Subdivision of a part of the City of Grand Junction, County of Mesa, Colorado.

That said owner hereby dedicates and sets apart that real property as shown and labeled on the accompanying plat as follows:

All streets, roads and Rights-of-Way are dedicated to the City of Grand Junction for the use of the public forever.

All Multipurpose Easements are dedicated to the City of Grand Junction for the use of City-approved utilities and public providers as perpetual easements for the installation, operation, maintenance and repair of utilities and appurtenances including, but not limited to, electric lines, cable TV lines, natural gas pipelines, sanitary sewer lines, storm sewers, water lines, telephone lines, traffic control facilities, street lighting, landscaping, trees and grade structures.

Tract A is dedicated to the City of Grand Junction as a perpetual easement for the inspection, installation, operation, maintenance and repair of detention and drainage facilities and appurtenances thereto. The City of Grand Junction is dedicated reasonable ingress/egress access to the drainage/detention easement areas. The owner(s) and/or the property owners' association, if one exists, is not relieved of its responsibility to inspect, install, operate, maintain, and repair the detention and drainage facilities.

Tract A to be granted to the Interstate Commercial Park Three Property Owners Association for the benefit of the owners of the lots and tracts hereby platted as undivided interests (not partitionable), for storm water detention and irrigation improvements. All of Tract A is subject to a drainage easement for the City of Grand Junction. A portion of the Tract is burdened by a 14' multi-purpose easement.

A 10 foot drainage easement, as shown hereon, shall be granted by separate instrument to the Interstate Commercial Park Three Property Owners Association for installation, operation, maintenance and repair of drainage systems and their appurtenances.

All Tracts/Easements include the right of ingress and egress on, along, over, under, through and across by the beneficiaries, their successors, or assigns, together with the right to trim or remove interfering trees and brush, and in Drainage and Detention/Retention easements or tracts, the right to dredge; provided however, that the beneficiaries/owners shall utilize the same in a reasonable and prudent manner. Furthermore, the owners of said lots or tracts hereby platted shall not burden or overburden said easements by erecting or placing any improvements thereon which may impede the use of the easement and/or prevent the reasonable ingress and egress to and from the easement.

There are no lienholders of record.

IN WITNESS WHEREOF, said owners have caused their names to be hereunto subscribed this

26 day of June A.D., 2006

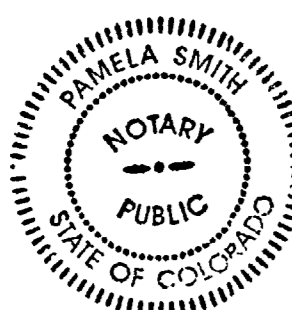
Joe Greene
Joe Greene for Rocky Mountain Production Services LLC, a Colorado Limited Liability Company

STATE OF COLORADO)
COUNTY OF MESA) ss

The foregoing instrument was acknowledged before me this 26 day of June A.D., 2006
by Joe Greene for Rocky Mountain Production Services LLC, a Colorado Limited Liability Company

My commission expires: 9-22-07

WITNESS MY HAND AND OFFICIAL SEAL.



Pamela Suckle
Notary Public

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)

COUNTY OF MESA) ss

I hereby certify that this instrument was filed in my office at 4:35 o'clock P.M., this 17th day of August A.D., 2006 and is duly recorded as Reception Number 2333448 in Book 4228, Page 715 through 716 inclusive. Drawer No. 55-64

Clerk and Recorder _____ Deputy _____ Fees 20.00 + 1.00

TITLE CERTIFICATION

(Abstract & Title Co)
We, Transnation Title Insurance Company, a title insurance company, as duly licensed in the State of Colorado, hereby certify that we have examined the title to the hereon described property, that we find the Title to the property is vested to Rocky Mountain Production Services LLC; that the current taxes have been paid; that all mortgages not satisfied or released of record nor otherwise terminated by law are shown hereon and that there are no other encumbrances of record; that all easements, reservations and rights-of-way of record are shown hereon, as of 22 June 2006

Date: 27 June 2006 by: Karen A Brew-Ellison Examiner
for Transnation Title Insurance Company
Abstract & Title Company

CITY OF GRAND JUNCTION CERTIFICATE OF APPROVAL

Approved this 5 day of JULY A.D. 2006

Mayor [Signature] City Manager David A. Volney

GENERAL NOTES:

- Title information from Mesa County real property records and from the following: Transnation Insurance/Title Company, policy no. A52-0052802, effective date 8/02/05.
- Basis of bearing is N00°00'00"E 1319.55 feet between Mesa County Survey Markers for the West 1/4 Corner and the West 1/16 Corner of Section 32, Township 1 North, Range 1 West of the Ute Meridian, according to the plat of "A REPLAT OF THE FIRST ADDITION TO INTERSTATE COMMERCIAL PARK", as recorded at Plat Book 13 Page 344.

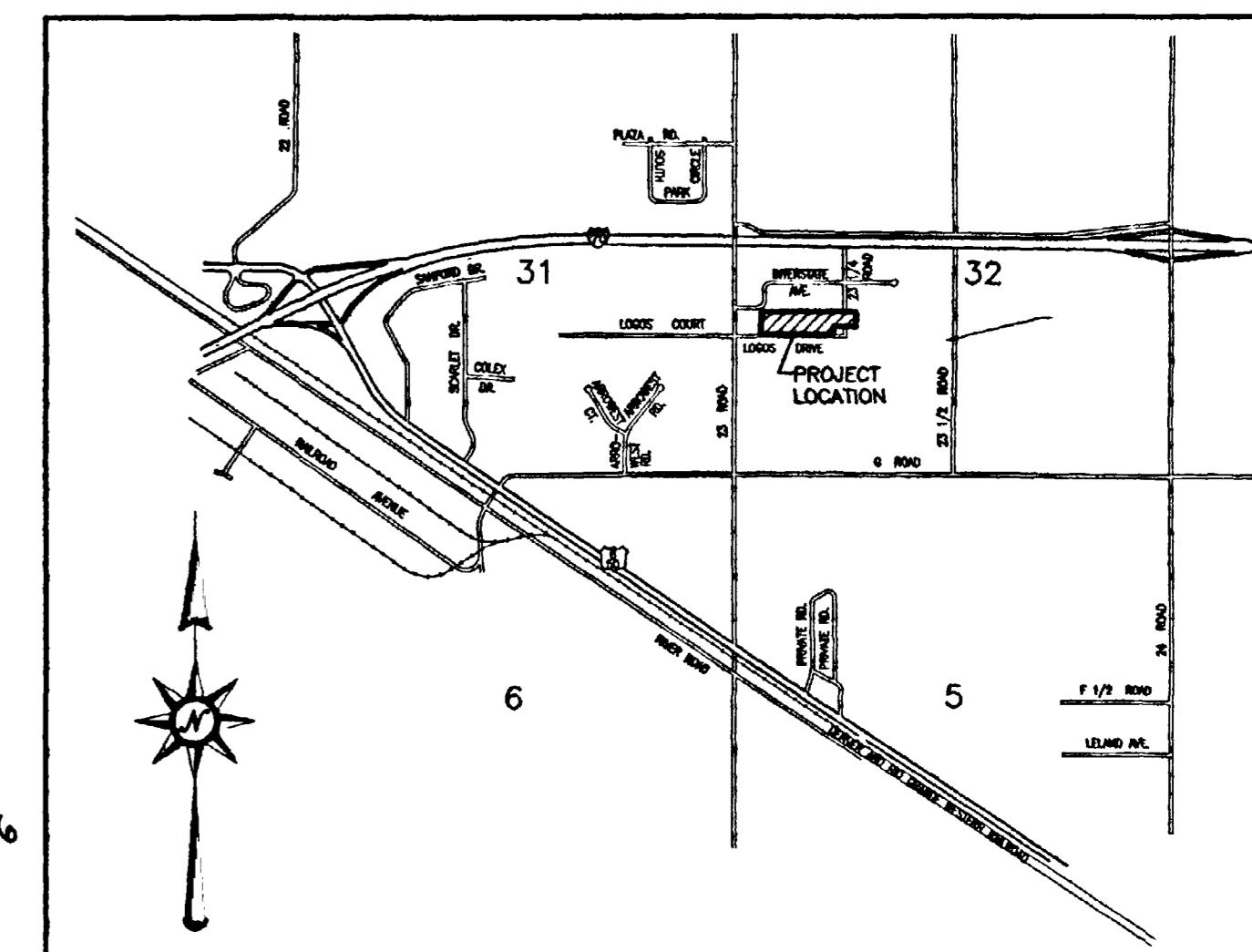
FOR CITY OF GRAND JUNCTION USE

Additional instruments documenting property interests and rights of other relative to the lands platted hereon are recorded as follows:

Tract A conveyance is recorded in Book 4228 at Pages 718-721

A 10 foot Drainage Easement to Interstate Commercial Park Three Property Owners Association is recorded in Book 4228 at Pages 718-721

Declaration of Covenants, Conditions and Restrictions are recorded in Book 4228 at Pages 722-732



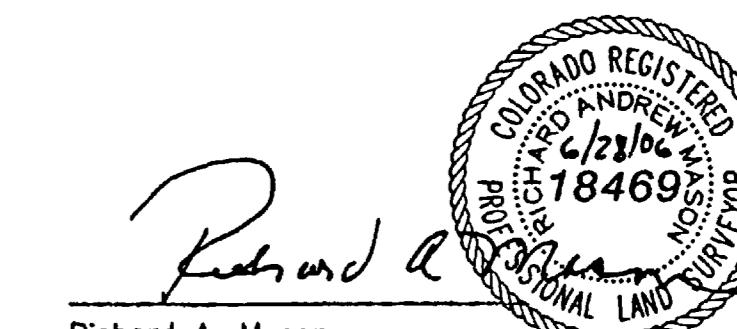
VICINITY MAP
NOT TO SCALE

AREA SUMMARY

DESC:	ACRES	PERCENT
LOTS	7.14	88.5%
TRACT A	0.30	3.7%
DEDICATED R.O.W. (CITY OF GRAND JUNCTION)	0.63	7.8%
TOTAL	8.07	100.00%

SURVEYOR'S STATEMENT

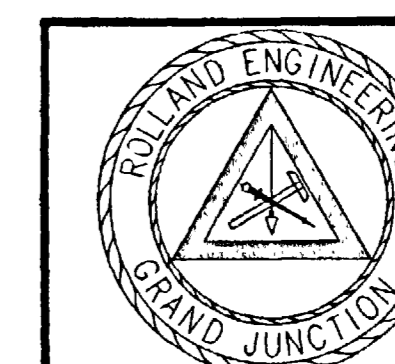
I, Richard A. Mason, do hereby certify that the accompanying plat of INTERSTATE COMMERCIAL PARK THREE, a subdivision of a part the City of Grand Junction, County of Mesa, has been prepared under my direct supervision and responsible charge, and accurately represents a field survey of the same.



Richard A. Mason
Registered Professional Land Surveyor
P.L.S. No. 18469

June 28, 2006
Date

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.



ROLLAND ENGINEERING
405 Ridges Blvd
Grand Jct, CO 81503
(970) 243-8300

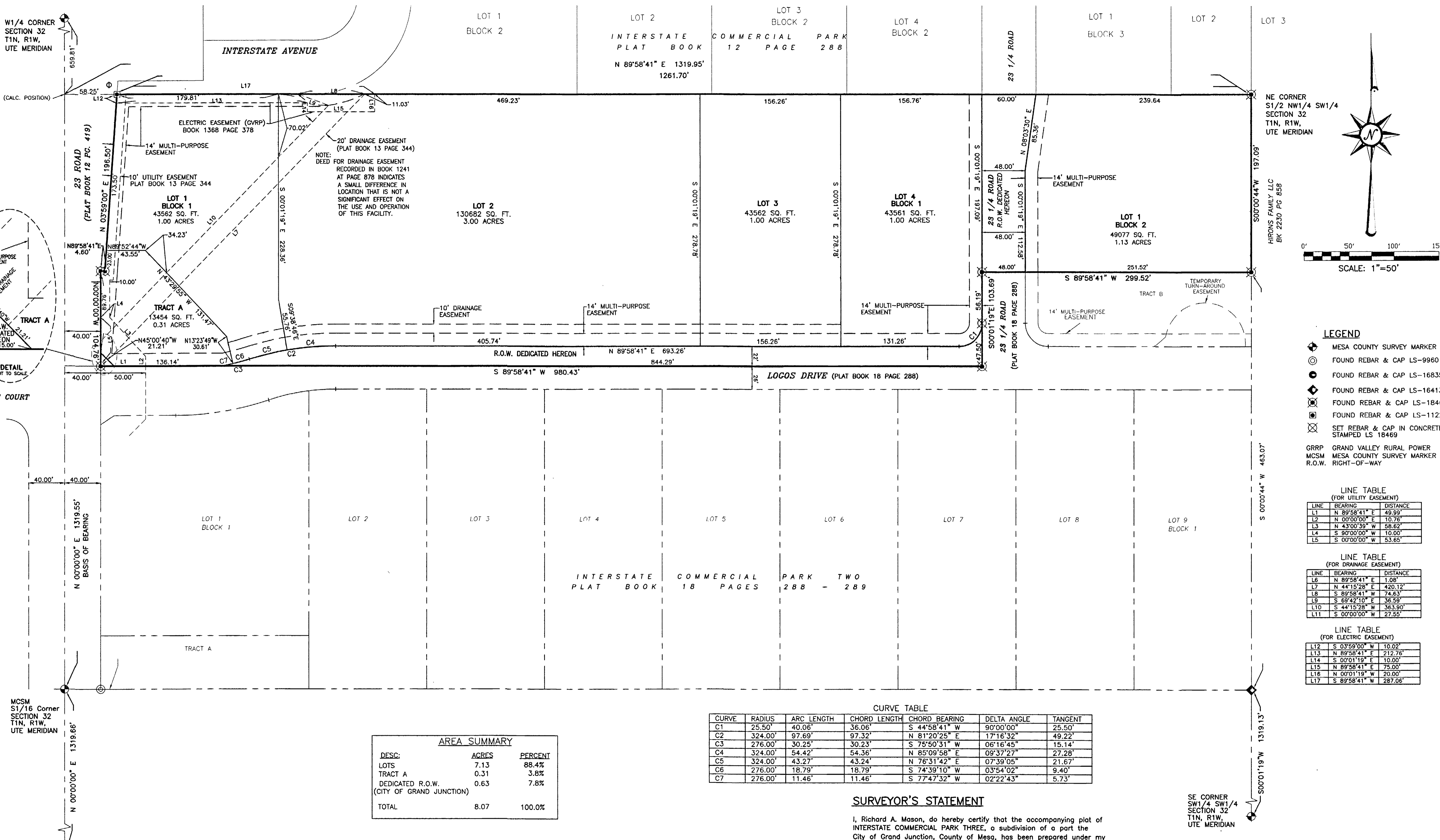
File Name: C:\PROJECTS\5009\5009PLAT.DWG

INTERSTATE COMMERCIAL PARK THREE

IN THE SOUTH 1/2 NW 1/4 SW 1/4 OF SECTION 32, TOWNSHIP 1 NORTH, RANGE 1 WEST, UTE MERIDIAN, CITY OF GRAND JUNCTION, MESA COUNTY, COLO.

Designed	Checked	RAM	Proj#	5009	Sheet	
Drawn	Date	6/22/06	Rv		of	2

INTERSTATE COMMERCIAL PARK THREE



- LEGEND**
- ⊕ MESA COUNTY SURVEY MARKER
 - ⊙ FOUND REBAR & CAP LS-9960
 - ⊙ FOUND REBAR & CAP LS-16835
 - ⊙ FOUND REBAR & CAP LS-16413
 - ⊙ FOUND REBAR & CAP LS-18469
 - ⊙ FOUND REBAR & CAP LS-11221
 - ⊙ SET REBAR & CAP IN CONCRETE STAMPED LS 18469
 - GRRP GRAND VALLEY RURAL POWER
 - MCSM MESA COUNTY SURVEY MARKER
 - R.O.W. RIGHT-OF-WAY

LINE TABLE (FOR UTILITY EASEMENT)

LINE	BEARING	DISTANCE
L1	N 89°58'41" E	49.99'
L2	N 00°00'00" E	10.76'
L3	N 43°00'39" W	58.62'
L4	S 90°00'00" W	10.00'
L5	S 00°00'00" W	53.65'

LINE TABLE (FOR DRAINAGE EASEMENT)

LINE	BEARING	DISTANCE
L6	N 89°58'41" E	1.08'
L7	N 44°15'28" E	420.12'
L8	S 89°58'41" W	74.63'
L9	S 69°42'10" E	36.59'
L10	S 44°15'28" W	363.90'
L11	S 00°00'00" W	27.55'

LINE TABLE (FOR ELECTRIC EASEMENT)

LINE	BEARING	DISTANCE
L12	S 03°59'00" W	10.02'
L13	N 89°58'41" E	212.76'
L14	S 00°01'19" E	10.00'
L15	N 89°58'41" E	75.00'
L16	N 00°01'19" W	20.00'
L17	S 89°58'41" W	287.06'

CURVE TABLE

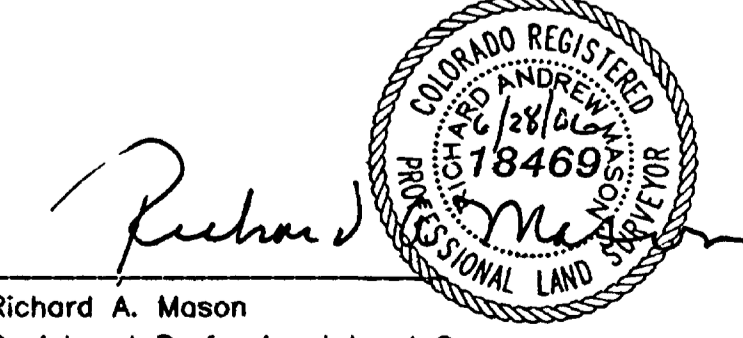
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	25.50'	40.06'	36.06'	S 44°58'41" W	90°00'00"	25.50'
C2	324.00'	97.69'	97.32'	N 81°20'25" E	17°16'32"	49.22'
C3	276.00'	30.25'	30.23'	S 75°50'31" W	06°16'45"	15.14'
C4	324.00'	54.42'	54.36'	N 85°09'58" E	09°37'27"	27.28'
C5	324.00'	43.27'	43.24'	N 76°31'42" E	07°39'05"	21.67'
C6	276.00'	18.79'	18.79'	S 74°39'10" W	03°54'02"	9.40'
C7	276.00'	11.46'	11.46'	S 77°47'32" W	02°22'43"	5.73'

AREA SUMMARY

DESC:	ACRES	PERCENT
LOTS	7.13	88.4%
TRACT A	0.31	3.8%
DEDICATED R.O.W. (CITY OF GRAND JUNCTION)	0.63	7.8%
TOTAL	8.07	100.0%

SURVEYOR'S STATEMENT

I, Richard A. Mason, do hereby certify that the accompanying plot of INTERSTATE COMMERCIAL PARK THREE, a subdivision of a part the City of Grand Junction, County of Mesa, has been prepared under my direct supervision and responsible charge, and accurately represents a field survey of the same.



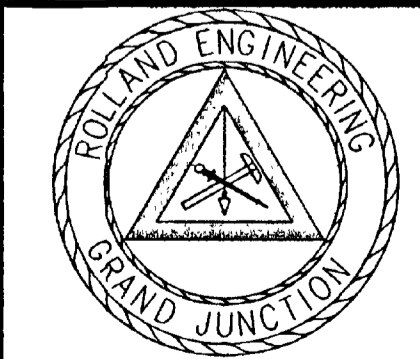
Richard A. Mason
Registered Professional Land Surveyor
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