

BLUE HERON MEADOW SUBDIVISION

DEDICATION AND OWNERSHIP STATEMENT

KNOW ALL MEN BY THESE PRESENTS:

Dinosaur Enterprises Inc., is the owner of a parcel of land being that certain tract of land in the SE1/4 of Section 34, Township 1 North, Range 1 West of the Ute Meridian, Grand Junction, Colorado, recorded in Book 3789 at Pages 85-86, Book 3428 at Pages 199-200 and in Book 3702 at Pages 580-583 of the Mesa County real property records, and being more particularly described as follows:

All that part of the SE1/4 NE1/4 and the NE1/4 SE1/4 of Section 34, Township One North, Range One West of the Ute Meridian, in the City of Grand Junction, County of Mesa, State of Colorado, the outer boundary of which is more particularly described as follows:

Commencing at a Mesa County Survey Marker for the E1/4 Corner of Section 34 from whence a Mesa County Survey Marker for the S.E. Corner of the NE1/4 SE1/4 of said Section 34, Township One North, Range One West of the Ute Meridian, Mesa County, Colorado, bears S00°10'59"W for a distance of 1321.75 feet; thence S89°52'08"W along the northerly line of the SE1/4 of said Section 34 a distance of 776.14 feet to the centerline of G-1/2 Road and the point of beginning; thence N44°18'41"W a distance of 9.13 feet; thence N45°41'12"W a distance of 82.09 feet; thence N46°31'05"W 108.82 feet; thence N47°40'56"W a distance of 37.45 feet to a point at the intersection of the centerline of G-1/2 Road and the centerline of Leach Creek; thence S55°35'01"W, along said centerline of Leach Creek, for a distance of 43.39 feet to a point at the intersection of said Leach Creek and the centerline of the Grand Valley Highline Canal; thence along said centerline of the Grand Valley Highline Canal the following 7 courses:

- thence N33°14'38"W 17.61 feet;
 - thence along a curve to the left having a delta angle of 51°31'16", a radius of 55.00 feet, an arc length of 49.46 feet, a chord length of 47.81 feet and a chord bearing of N59°00'16"W;
 - thence along a non-tangent curve to the left having a delta angle of 173°4'11", a radius of 174.87, an arc length of 53.62 feet, a chord length of 53.41 feet and a chord bearing of S86°27'01"W;
 - thence S76°17'01"W a distance of 10.33 feet;
 - thence along a curve to the left having a delta angle of 30°18'15", a radius of 185.00 feet, an arc length of 97.85 feet, a chord length of 96.71 feet and a chord bearing of S61°07'53"W;
 - thence S45°58'45"W a distance of 74.14 feet;
 - thence S42°52'43"W a distance of 103.77 feet to a point at the intersection of said centerline canal and said northerly line of the SE1/4 of Section 34;
- thence, leaving said canal, along said northerly line of the SE1/4 of Section 34, N89°52'08"E a distance of 33.35 feet; thence S44°52'08"W a distance of 69.79 feet to the west line of the NE1/4 SE1/4 of said Section 34; thence along said west line, S00°04'39"W a distance of 40.09 feet to a point on the east boundary of Wilson Ranch Filing No. 4; (as recorded in Plat Book 14 at Page 297, Reception No. 1701535 in the Office of the Mesa County Clerk and Recorder); thence along said east boundary S00°04'39"W a distance of 1194.44 feet to a 5/8-inch rebar and alloy cap (PLS 20677) at the intersection with the northerly line of "The Estates" Subdivision (as recorded in Plat Book 18 at Page 349, Reception No. 2040823, in the Office of the Mesa County Clerk and Recorder); thence, N66°28'41"E along said northerly boundary, a distance of 918.00 feet; thence leaving said northerly boundary, N12°02'00"W a distance of 18.33 feet; thence N48°37'52"W a distance of 167.00 feet; thence N39°07'52"W a distance of 182.00 feet; thence N107°12'08"E a distance of 165.00 feet; thence N18°52'52"W a distance of 175.00 feet; thence N29°47'52"W a distance of 170.09 feet; thence N67°30'06"E on the boundary of Sun Pointe North Subdivision, as recorded in Plat Book 13 at Page 319, for a distance of 171.90 feet; thence N34°52'52"W a distance of 114.89 feet; thence N49°01'52"W a distance of 25.09 feet to the northerly line of said SE1/4 of Section 34; thence, along said northerly line, S89°52'08"W a distance of 10.84 feet to the beginning.

[Containing 17.96 acres]

Said Owner has by these presents laid out, platted and subdivided the above described real property into Lots, Blocks and Tracts as shown hereon, and designated the same as Blue Heron Meadow Subdivision, in the City of Grand Junction, County of Mesa, State of Colorado, and does hereby offer the following dedications and grants:

All street roads and rights-of-way shown hereon, being Beaver Lodge, Egret Circle and G1/2 Road to the full width of their platted rights-of-way, are hereby dedicated to the City of Grand Junction for the use of the public forever as public streets, and for drainage and underground utility purposes.

All Multipurpose Easements shown hereon are hereby dedicated to the City of Grand Junction for the use of City-approved utilities and public providers as perpetual, non-exclusive 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, and also for the installation and maintenance of traffic control facilities, street lighting, irrigation lines, landscaping, trees and grade structures.

All Sanitary Sewer Easements shown hereon are hereby dedicated to the City of Grand Junction for the use of City-approved sanitary sewer lines and public providers as perpetual, non-exclusive easements for the installation, operation, maintenance and repair of sanitary sewer lines and appurtenances.

Tract A and Tract B are dedicated to the City of Grand Junction as a perpetual easement for the use of the public forever, subject to the rules and regulations of said City, for the purposes including but not limited to, constructing, installing, maintaining and repairing a trail and appurtenant facilities and for ingress, egress and access for the public and accompanying pets, if any, for use as pedestrians, and/or with their wheelchairs (motorized and nonmotorized), bicycles, motorized bicycles (a vehicle having two or three wheels, cylinder capacity not exceeding 50 C.C., and an automatic transmission which does not exceed thirty miles per hour), electric scooters (an electric powered vehicle having two or three wheels and does not exceed thirty miles per hour), and other nonmotorized forms of transportation for commuting and recreational purposes, subject to any historical and recorded rights and usage of the Grand Valley Irrigation Company to install, operate, maintain, and repair water and water transmission and distribution facilities.

All 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 prevent reasonable ingress and egress to and from the easement.

That there are no lien holders of record.

IN WITNESS WHEREOF, said owner has caused its name to be hereunto subscribed this 12 day of JANUARY A.D., 2007.

Ebrahim Seghatoleslami

by Ebrahim Seghatoleslami
For Dinosaur Enterprise, Inc.

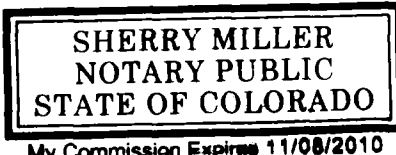
STATE OF COLORADO) ss

COUNTY OF MESA)

The foregoing instrument was acknowledged before me this 12th day of January A.D., 2007, by Ebrahim Seghatoleslami
For Dinosaur Enterprise, Inc.

My commission expires: 11-8-2010

WITNESS MY HAND AND OFFICIAL SEAL.



Sherry Miller
Notary Public

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO) ss

COUNTY OF MESA)

I hereby certify that this instrument was filed in my office at 4:17 o'clock P.M., this 22nd day of January A.D., 2007, and is duly recorded as Reception

Number 2360159 in Book 4339, Page 295 through 296 inclusive. Drawer No. TT-22

Janice Rich
Clerk and Recorder

Loise Eckman \$20.00 - 1.00
Deputy Fees

TITLE CERTIFICATION

We Abstract & Title Co. of Mesa County, Inc., 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 Dinosaur Enterprises Inc.; 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 Dec. 31, 2006.

Date: Jan. 12, 2007

by: *Donald K. Paris*
for Abstract & Title Co. of Mesa County, Inc.

CITY OF GRAND JUNCTION CERTIFICATE OF APPROVAL

Approved this 16 day of JANUARY A.D. 2007

Mayor *[Signature]*

City Manager *David Valley*

GENERAL NOTES:

- Title information from Mesa County real property records and from Abstract & Title Co. of Mesa County, Inc., File No. 910881A C4, effective date 4/07/05.
- Basis of bearing is S00°10'59"W 1321.75 feet between Mesa County Brass Caps for the E1/4 Corner and the S.E. Corner NE1/4 SE1/4 of Section 34, Township 1 North, Range 1 West, of the Ute Meridian, Mesa County, Colorado. (Based on Mesa County Local Coordinate System.)
- According to City of Grand Junction Resolution No. 89-04, dated 10/06/2004, the twenty-foot wide sewer easement recorded in Book 1094 at Pages 478-479, shall be vacated upon compliance with the provisions set forth by said Resolution.
- Easements and Tracts are granted by separate instrument, recorded contemporaneously with this plat as follows:
 - All Irrigation Easements shown hereon are to the Blue Heron Meadow Subdivision Homeowners Association Inc., for the benefit of the owners, as undivided interests, not subject to partition, as perpetual easements for the installation, operation, maintenance and repair of irrigation systems and to supply and drain irrigation water and for the conveyance of on-site surface water run-off.
 - A Canal Easement shown hereon is to Grand Valley Irrigation Company, not subject to partition, as a perpetual easement for the installation, operation, maintenance and repair of irrigation systems and to supply and drain irrigation water.
 - Tract A, Tract B and Tract C shown hereon are to the Blue Heron Meadow Subdivision Homeowners Association Inc., for the benefit of the owners, as undivided interests, not subject to partition, for Open Space Purposes, subject to the various easements shown on this Final Plat.
 - Tract D, shown hereon is to the Blue Heron Meadow Subdivision Homeowners Association Inc., for the benefit of the owners, as undivided interests, not subject to partition, for stormwater detention purposes, subject to the various easements shown on this Final Plat.
 - Tract E, shown hereon is to the Blue Heron Meadow Subdivision Homeowners Association Inc., for the benefit of the owners, as undivided interests, not subject to partition, for the conveyance of storage of irrigation water and storm water through natural or man-made facilities above or below ground, and the maintenance and repair of irrigation systems, subject to the various easements dedicated and granted on this Final Plat.
 - All 10 foot Drainage and Irrigation Easements shown hereon are to the Blue Heron Meadow Subdivision Homeowners Association Inc., for the benefit of the owners, as undivided interests, not subject to partition, as perpetual easements for the installation, operation, maintenance and repair of drainage and irrigation systems and to supply and drain irrigation water and for the conveyance of on-site surface water run-off.
 - All easements designated as GVRP Utility Easement are to Grand Valley Rural Power Lines Inc., for the operation, maintenance and installation of electric transmission lines and their appurtenances.

LIEN HOLDERS RATIFICATION OF PLAT

The undersigned, hereby certifies that it is a holder of a security interest upon the property hereon described and does hereby join in and consent to the dedication of the land described in said dedication by the owners thereof and agrees that its security interest which is recorded in Book 4001 at Page 409 of the records of Mesa County, Colorado shall be subordinated to the dedications shown hereon.

in witness whereof, the said corporation has caused these presents to be signed by its President, with the authority of its board of directors, this 12th day of January 2007

STATE OF COLORADO) ss

COUNTY OF MESA)

by: *Clay H. Tuffy*
Clay H. Tuffy, President for Alpine Bank
225 N. 5th Street, Grand Junction Co.

The foregoing instrument was acknowledged before me this 12th day of January A.D., 2007, by Clay H. Tuffy, president for Alpine Bank

My commission expires: _____

WITNESS MY HAND AND OFFICIAL SEAL.



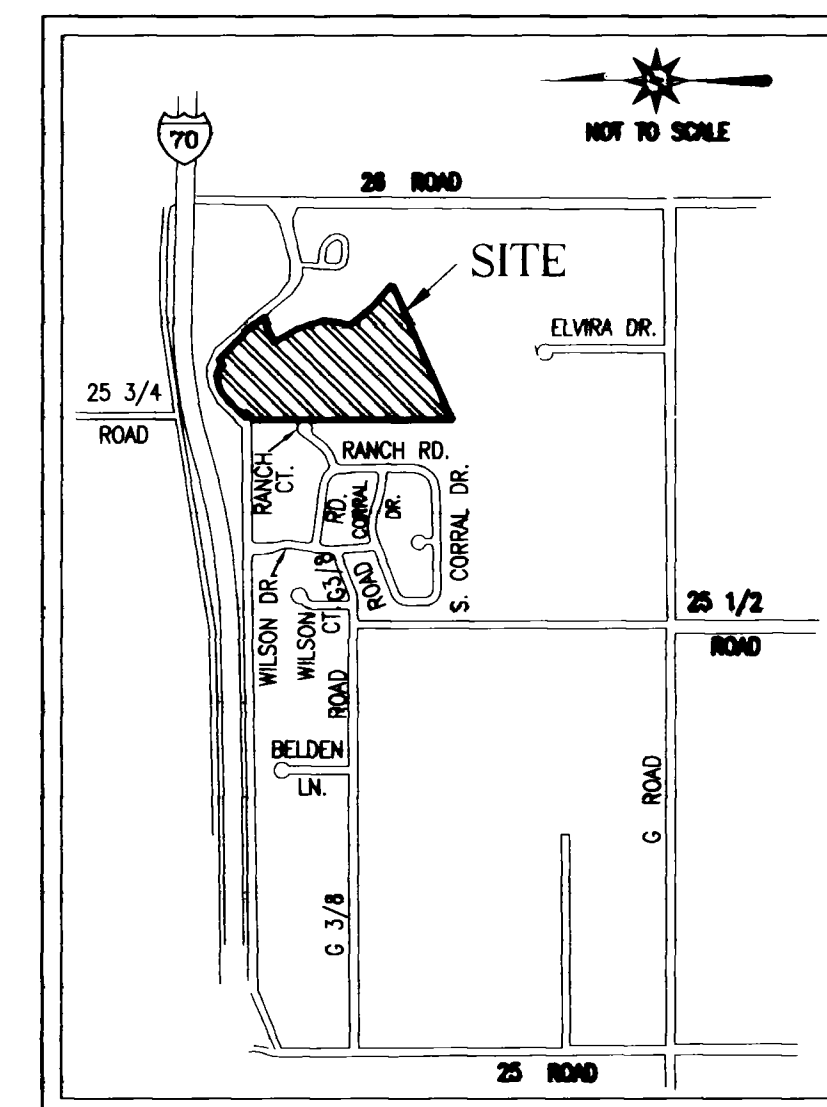
Diane Hagen
Notary Public

DESCRIPTION	ACRES	% TOTAL
BLOCK 1	3.62	20.2%
BLOCK 2	3.26	18.1%
BLOCK 3	2.65	14.8%
BLOCK 4	0.60	3.3%
TRACT A	3.79	21.1%
TRACT B	0.52	2.9%
TRACT C	0.40	2.2%
TRACT D	0.30	1.7%
TRACT E	0.10	0.6%
DEDICATED R.O.W.	2.72	15.1%
TOTAL	17.96	100.00%

NOTES REQUIRED BY CITY OF GRAND JUNCTION

The available fire flow recorded on 02/13/2004 is 1475 gallons per minute. Any proposed structures with a fire area exceeding 3600 square feet must be approved by the Grand Junction Fire Department before a building permit is issued. Fire Area is defined on page 357 of the IFC, 2000 edition.

Construction and Landscape restrictions on lots adjacent to Leach Creek (LOTS 1,2,8,9,10 BLOCK 3 and LOT 1 BLOCK 4). Recommendations contained in a Geotechnical Investigation dated 09/28/05 by Western Colorado Testing Inc. must be strictly adhered to. A copy of this report is to be recorded subsequent to the Covenants Conditions and Restrictions for the Blue Heron Meadow Subdivision.



VICINITY MAP

FOR CITY OF GRAND JUNCTION USE

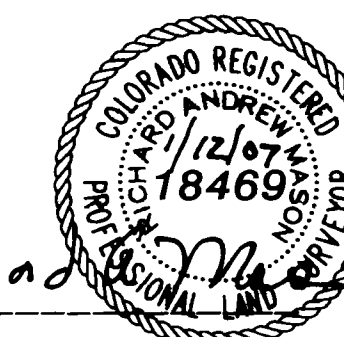
Additional instruments documenting property interests and rights of other relative to the lands platted hereon are recorded as follows:

- Irrigation Easements to Blue Heron Meadow Homeowners Association, Book 4339 Page 361
- Canal Easement to Grand Valley Irrigation Company, Book 4337 Page 362
- Tract A, B and C to Blue Heron Meadow Homeowners Association Book 4337 Page 361
- Tract D to Blue Heron Meadow Homeowners Association Book 4337 Page 361
- Tract E to Blue Heron Meadow Homeowners Association Book 4337 Page 361
- 10' Drainage and Irrigation Easements to Blue Heron Meadow Homeowners Association Book 4339 Page 361
- GVRP Utility Easements to Grand Valley Power Lines, Inc., Book 4337 Page 360

Covenants, Conditions, and Restrictions recorded at Book 4339 Pages 364

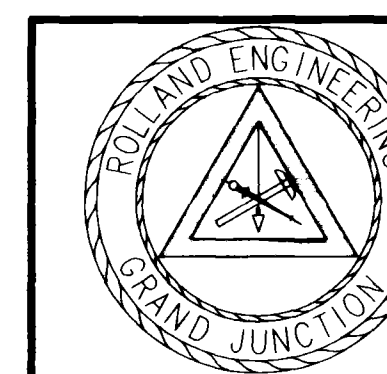
SURVEYOR'S CERTIFICATE

I, Richard A. Mason, do hereby certify that the accompanying plat of Blue Heron Meadow Subdivision, a subdivision of a part of the City of Grand Junction, County of Mesa, has been prepared under my direct supervision and accurately represents a field survey of the same.



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

Date: January 12, 2007



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

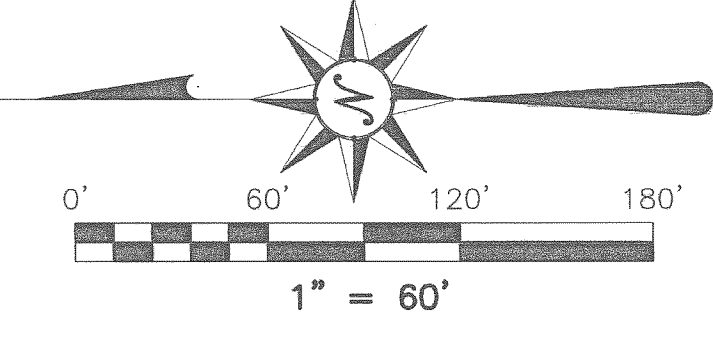
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BLUE HERON MEADOW SUBDIVISION

IN THE SE1/4 SECTION 34
IN T1N, R1W OF THE UTE MERIDIAN
IN THE CITY OF GRAND JUNCTION
MESA COUNTY, COLORADO

Designed	Checked	Proj#	Sheet
Drawn	Date 1/09/07	Rv: 3077	1
			Of 2

BLUE HERON MEADOW SUBDIVISION



- BLM MONUMENT
- MESA COUNTY SURVEY MARKER
- FOUND REBAR (NO CAP), PLACED TAG PLS-18469
- FOUND 5/8" REBAR & CAP LS-20677
- FOUND 5/8" REBAR & CAP LS-17485
- FOUND REBAR & CAP LS-18469
- FOUND REBAR & CAP LS-23877
- FOUND REBAR & CAP LS-18469
- SET REFERENCE MARKER
- REBAR & CAP STAMPED RM LS-18469
- MCSM BLM
- P.O.B.
- W.C.
- LTH
- BRG
- PLS
- GVRP
- GVIC
- HOA

LEGEND

BLM MONUMENT
MESA COUNTY SURVEY MARKER
FOUND REBAR (NO CAP), PLACED TAG PLS-18469
FOUND 5/8" REBAR & CAP LS-20677
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REBAR & CAP STAMPED RM LS-18469
MCSM BLM
P.O.B.
W.C.
LTH
BRG
PLS
GVRP
GVIC
HOA

RADIUS 55.00'
DELTA 51°31'16"
ARC LTH 49.46'
CHORD LTH 47.81'
CHORD BRG N59°00'16"W

(NON-TANGENT)
RADIUS 174.87'
DELTA 17°34'11"
ARC LTH 53.62'
CHORD LTH 53.41'
CHORD BRG S86°27'01"W

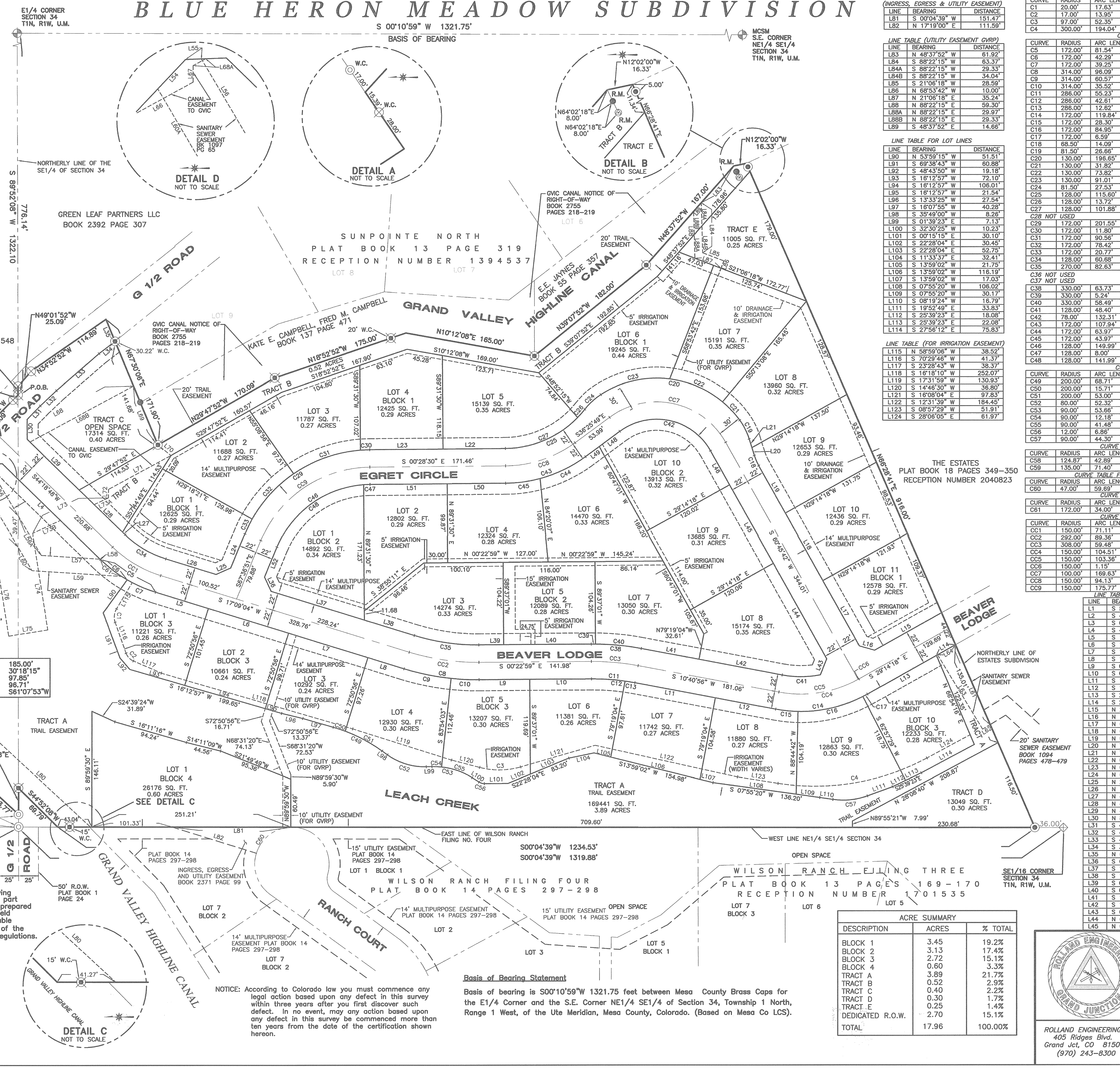
RADIUS 185.00'
DELTA 30°18'15"
ARC LTH 97.85'
CHORD LTH 96.71'
CHORD BRG S61°07'53"W

SURVEYOR'S CERTIFICATE

I, Richard A. Mason, do hereby certify that the accompanying plat of Blue Heron Meadow Subdivision, a subdivision of a part of the City of Grand Junction, County of Mesa, has been prepared under my direct supervision and accurately represents a field survey of the same. Also said plat conforms to all applicable survey requirements of the Zoning and Development Code of the City of Grand Junction and all applicable state laws and regulations.

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

Date: January 12, 2007



LINE TABLE (INGRESS, EGRESS & UTILITY EASEMENT)

LINE	BEARING	DISTANCE
L1	S 00°04'39" W	151.47'
L2	N 17°19'00" E	111.59'

LINE TABLE (UTILITY EASEMENT GVRP)

LINE	BEARING	DISTANCE
L3	N 48°37'52" W	61.92'
L4	S 88°22'15" W	63.37'
L4A	S 88°22'15" W	29.33'
L4B	S 88°22'15" W	34.04'
L5	S 21°08'18" E	28.58'
L6	N 68°53'42" W	10.00'
L7	N 21°08'18" E	35.24'
L8	N 88°22'15" E	59.30'
L8A	N 88°22'15" E	29.97'
L8B	N 88°22'15" E	29.33'
L9	S 48°37'52" E	14.66'

LINE TABLE FOR LOT LINES

LINE	BEARING	DISTANCE
L90	N 53°59'15" W	51.51'
L91	S 69°38'43" W	60.88'
L92	S 48°43'50" W	19.18'
L93	S 16°12'57" W	72.10'
L94	S 16°12'57" W	106.01'
L95	S 16°12'57" W	21.54'
L96	S 13°33'25" W	27.54'
L97	S 16°07'55" W	40.28'
L98	S 35°49'00" W	8.26'
L99	S 01°39'23" E	7.13'
L100	S 32°30'25" W	10.23'
L101	S 00°15'13" E	30.10'
L102	S 22°28'04" E	30.45'
L103	S 22°28'04" E	52.75'
L104	S 11°33'37" E	32.41'
L105	S 13°59'02" W	21.75'
L106	S 13°59'02" W	116.19'
L107	S 13°59'02" W	17.03'
L108	S 07°55'20" W	106.02'
L109	S 07°55'20" W	30.17'
L110	S 08°19'24" W	16.79'
L111	S 19°52'49" E	33.83'
L112	S 25°39'23" E	18.08'
L113	S 25°39'23" E	22.08'
L114	S 27°56'12" E	78.83'

LINE TABLE (FOR IRRIGATION EASEMENT)

LINE	BEARING	DISTANCE
L115	N 58°59'06" W	38.52'
L116	S 70°29'46" W	41.37'
L117	S 23°28'43" W	38.37'
L118	S 16°18'10" W	252.07'
L119	S 17°31'59" W	130.93'
L120	S 14°48'30" W	36.60'
L121	S 16°08'04" E	97.83'
L122	S 12°31'39" W	184.45'
L123	S 08°57'29" W	51.91'
L124	S 28°08'05" E	61.97'

CURVE TABLE FOR IRRIGATION EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	20.00'	17.83'	17.07'	N 84°14'07" W	50°31'08"
C2	17.00'	13.96'	13.56'	S 46°59'14" W	47°01'04"
C3	97.00'	52.35'	51.72'	S 00°41'12" E	30°55'24"
C4	300.00'	194.04'	196.68'	S 09°34'18" E	37°03'34"

CURVE TABLE FOR ROAD R.O.W.

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C5	172.00'	81.54'	80.78'	S 30°43'56" W	27°09'11"
C6	172.00'	42.28'	42.18'	S 37°16'12" W	14°05'11"
C7	172.00'	39.25'	39.17'	S 23°41'20" W	13°04'31"
C8	314.00'	96.09'	95.72'	S 08°23'03" W	17°32'03"
C9	314.00'	60.57'	60.47'	S 11°37'31" W	11°03'06"
C10	314.00'	35.52'	35.51'	S 02°51'29" W	06°28'57"
C11	286.00'	55.23'	55.15'	S 05°08'58" W	11°03'55"
C12	286.00'	42.61'	42.58'	S 03°53'09" W	08°32'17"
C13	286.00'	12.81'	12.81'	S 09°25'07" W	02°31'38"
C14	172.00'	119.84'	117.43'	S 09°16'41" E	39°55'14"
C15	172.00'	28.30'	28.27'	S 05°58'07" W	09°25'38"
C16	172.00'	84.95'	84.09'	S 12°53'36" E	28°17'49"
C17	172.00'	6.59'	6.59'	S 28°08'24" E	02°11'47"
C18	68.50'	14.09'	14.06'	N 66°39'13" E	11°47'02"
C19	81.50'	26.66'	26.64'	N 63°10'33" E	18°44'23"
C20	130.00'	196.65'	178.43'	N 10°28'14" W	86°40'12"
C21	130.00'	31.82'	31.74'	N 46°47'36" E	14°01'28"
C22	130.00'	73.82'	72.83'	N 23°30'53" E	32°31'58"
C23	130.00'	91.01'	89.17'	N 12°48'29" W	40°06'46"
C24	81.50'	27.53'	27.40'	N 42°32'34" W	19°21'23"
C25	128.00'	115.60'	111.71'	N 26°20'53" W	51°44'45"
C26	128.00'	196.65'	173.72'	N 49°08'59" W	06°08'33"
C27	128.00'	101.88'	99.21'	N 23°16'36" W	45°36'12"

CURVE TABLE FOR LOT LINES

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C28	172.00'	201.55'	190.21'	N 34°02'41" W	67°08'21"
C29	172.00'	11.80'	11.79'	N 02°26'23" W	03°55'46"
C30	172.00'	90.56'	89.51'	N 19°29'14" W	30°09'56"
C31	172.00'	78.42'	77.75'	N 47°37'55" W	28°07'28"
C32	172.00'	20.77'	20.76'	N 64°15'17" W	06°05'11"
C33	128.00'	60.88'	60.11'	N 30°43'56" W	27°09'44"
C34	128.00'	82.63'	82.31'	S 08°23'03" W	17°32'03"

CURVE TABLE FOR IRRIGATION EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C35	330.00'	63.73'	63.63'	S 05°08'58" W	11°03'55"
C36	330.00'	5.24'	5.24'	S 00°36'18" W	00°54'34"
C37	330.00'	58.49'	58.49'	S 10°28'14" W	10°09'21"
C38	128.00'	48.40'	48.40'	S 00°08'58" E	21°39'48"
C39	78.00'	132.31'	117.01'	N 12°09'57" E	97°11'31"
C40	172.00'	107.94'	106.17'	N 18°27'09" W	35°57'19"
C41	172.00'	63.97'	63.99'	N 25°46'36" W	21°18'25"
C42	172.00'	43.97'	43.85'	N 07°47'57" W	14°38'54"
C43	128.00'	149.99'	141.56'	N 34°02'41" W	67°08'21"
C44	128.00'	8.00'	8.00'	N 02°16'00" W	03°35'00"
C45	128.00'	141.99'	134.82'	N 35°50'11" W	63°32'21"

CURVE TABLE FOR CANAL EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C46	124.87'	42.89'	42.68'	S 87°45'28" W	19°40'42"
C47	135.00'	71.40'	70.57'	S 61°07'52" W	30°18'15"

CURVE TABLE FOR CENTERLINE ROAD

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
CC1	150.00'	71.11'	70.45'	S 30°43'56" W	27°09'44"
CC2	292.00'	89.36'	89.01'	S 08°23'03" W	17°32'03"
CC3	308.00'	59.48'	59.39'	S 05°08'58" W	11°03'55"
CC4	150.00'	104.51'	102.41'	S 09°16'41" E	39°55'14"
CC5	150.00'	103.36'	101.33'	S 09°03'33" E	39°28'57"
CC6	150.00'	119.15'	115.15'	S 29°05'12" W	00°28'17"
CC7	150.00'	196.63'	173.72'	N 12°09'57" W	09°25'38"
CC8	150.00'	94.13'	92.59'	N 18°27'09" W	35°57'19"
CC9	150.00'	175.77'	165.89'	N 34°02'41" W	67°08'21"

ACRE SUMMARY

DESCRIPTION	ACRES	% TOTAL
BLOCK 1	3.45	19.2%
BLOCK 2	3.13	17.4%
BLOCK 3	2.72	15.1%
BLOCK 4	0.60	3.3%
TRACT A	3.89	21.7%
TRACT B	0.52	2.9%
TRACT C	0.40	2.2%
TRACT D	0.35	1.7%
TRACT E	0.20	1.4%
DEDICATED R.O.W.	2.70	15.1%
TOTAL	17.96	100.00%

CURVE TABLE FOR IRRIGATION EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	20.00'	17.83'	17.07'	N 84°14'07" W	50°31'08"
C2	17.00'	13.96'	13.56'	S 46°59'14" W	47°01'04"
C3	97.00'	52.35'	51.72'	S 00°41'12" E	30°55'24"
C4	300.00'	194.04'	196.68'	S 09°34'18" E	37°03'34"

CURVE TABLE FOR ROAD R.O.W.

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C5	172.00'	81.54'	80.78'	S 30°43'56" W	27°09'11"
C6	172.00'	42.28'	42.18'	S 37°16'12" W	14°05'11"
C7	172.00'	39.25'	39.17'	S 23°41'20" W	13°04'31"
C8	314.00'	96.09'	95.72'	S 08°23'03" W	17°32'03"
C9	314.00'	60.57'	60.47'	S 11°37'31" W	11°03'06"
C10	314.00'	35.52'	35.51'	S 02°51'29" W	06°28'57"
C11	286.00'	55.23'	55.15'	S 05°08'58" W	11°03'55"
C12	286.00'	42.61'	42.58'	S 03°53'09" W	08°32'17"
C13	286.00'	12.81'	12.81'	S 09°25'07" W	02°31'38"
C14	172.00'	119.84'	117.43'	S 09°16'41" E	39°55'14"
C15	172.00'	28.30'	28.27'	S 05°58'07" W	09°25'38"
C16	172.00'	84.95'	84.09'	S 12°53'36" E	28°17'49"
C17	172.00'	6.59'	6.59'	S 28°08'24" E	02°11'47"
C18	68.50'	14.09'	14.06'	N 66°39'13" E	11°47'02"
C19	81.50'	26.66'	26.64'	N 63°10'33" E	18°44'23"
C20	130.00'	196.65'	178.43'	N 10°28'14" W	86°40'12"
C21	130.00'	31.82'	31.74'	N 46°47'36" E	14°01'28"
C22	130.00'	73.82'	72.83'	N 23°30'53" E	32°31'58"
C23	130.00'	91.01'	89.17'	N 12°48'29" W	40°06'46"
C24	81.50'	27.53'	27.40'	N 42°32'34" W	19°21'23"
C25	128.00'	115.60'	111.71'	N 26°20'53" W	51°44'45"
C26	128.00'	196.65'	173.72'	N 49°08'59" W	06°08'33"
C27	128.00'	101.88'	99.21'	N 23°16'36" W	45°36'12"

CURVE TABLE FOR LOT LINES

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C28	172.00'	201.55'	190.21'	N 34°02'41" W	67°08'21"
C29	172.00'	11.80'	11.79'	N 02°26'23" W	03°55'46"
C30	172.00'	90.56'	89.51'	N 19°29'14" W	30°09'56"
C31	172.00'	78.42'	77.75'	N 47°37'55" W	28°07'28"
C32	172.00'	20.77'	20.76'	N 64°15'17" W	06°05'11"
C33	128.00'	60.88'	60.11'	N 30°43'56" W	27°09'44"
C34	128.00'	82.63'	82.31'	S 08°23'03" W	17°32'03"

CURVE TABLE FOR IRRIGATION EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C35	330.00'	63.73'	63.63'	S 05°08'58" W	11°03'55"
C36	330.00'	5.24'	5.24'	S 00°36'18" W	00°54'34"
C37	330.00'	58.49'	58.49'	S 10°28'14" W	10°09'21"
C38	128.00'	48.40'	48.40'	S 00°08'58" E	21°39'48"
C39	78.00'	132.31'	117.01'	N 12°09'57" E	97°11'31"
C40	172.00'	107.94'	106.17'	N 18°27'09" W	35°57'19"
C41	172.00'	63.97'	63.99'	N 25°46'36" W	21°18'25"
C42	172.00'	43.97'	43.85'	N 07°47'57" W	14°38'54"
C43	128.00'	149.99'	141.56'	N 34°02'41" W	67°08'21"
C44	128.00'	8.00'	8.00'	N 02°16'00" W	03°35'00"
C45	128.00'	141.99'	134.82'	N 35°50'11" W	63°32'21"

CURVE TABLE FOR CANAL EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C46	124.87'	42.89'	42.68'	S 87°45'28" W	19°40'42"
C47	135.00'	71.40'	70.57'	S 61°07'52" W	30°18'15"