

TAYLOR TWO SUBDIVISION

(A REPLAT OF TAYLOR PLACE MINOR SUBDIVISION AND PART OF THE SW1/4 SECTION 5 T1S, R1E U.M.)

DEDICATION AND OWNERSHIP STATEMENT

Marshal Taylor and Irene Taylor, are the sole owners of those certain tracts of land lying in the NE1/4 SW1/4 of Section 34, Township One South, Range One East of the Ute Meridian, Mesa County, Colorado, said tracts being recorded in Book 2158 at Page 190 and in Book 1922 at Page 854 of the Mesa County real property records, the perimeter of said tracts being more particularly described as follows:

All that part of the NE1/4 SW1/4 of Section 5, Township One South, Range One East of the Ute Meridian, County of Mesa, State of Colorado, enclosed by the following perimeter description:

Commencing at a Mesa County Survey Marker for the S1/16 Corner on the east line of the NE1/4 SW1/4 of said Section 5, from whence a Mesa County Survey Marker for the Center 1/4 Corner of said Section 5 bears N00°11'54"W for a distance of 1319.41 feet; thence S89°59'38"W, on the south line of the NE1/4 SW1/4 of said Section 5, for a distance of 30.00 feet to the point of beginning; thence S89°59'38"W for a distance of 281.56 feet to the S.E. Corner of Lot 1 of Holton's Hacienda; thence N00°10'15"E, on the east line of said Lot 1, for a distance of 400.71 feet to the northwest corner of Lot 1 of Taylor Place Minor Subdivision; thence N89°59'50"E for a distance of 275.98 feet to the northeast corner of Lot 1 of Taylor Place Minor Subdivision; thence S00°11'54"E for a distance of 191.99 feet to an angle point of Lot 1 of Taylor Place Minor Subdivision; thence N89°59'38"E for a distance of 3.00 feet to the westerly right-of-way line of 29-1/2 Road, thence S00°11'54"E for a distance of 208.70 feet to the beginning.

[2.56 acres]

That said owners have caused the said real property to be laid out and surveyed as Taylor Two Subdivision, a subdivision in Mesa County, Colorado.

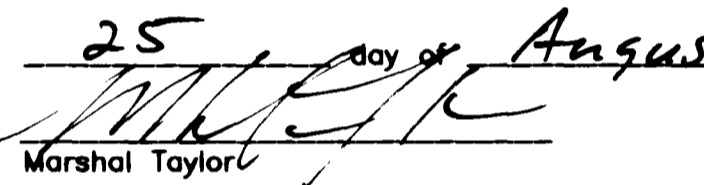
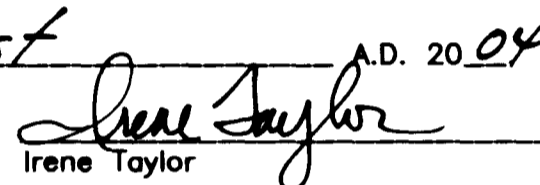
That said owners do hereby dedicate and set apart for the use of the public the following:

All multi-purpose easements to Mesa County and the public utilities for the use as perpetual easements for the installation, operation, maintenance and repair of utilities and appurtenances thereto including, but not limited to, electric lines, cable television lines, natural gas pipelines, sanitary sewer lines, irrigation lines, water lines, telephone lines, and also for the installation and maintenance of traffic control facilities, street lighting, and grade structures;

All Streets and Right-of-Ways to Mesa County for the use of the public forever.

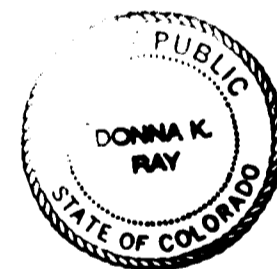
All easements include the right of ingress and egress on, along, over, under, through and across by the grantees, its successors, or assigns, together with the right to trim or remove interfering trees and brush, and in Drainage and Detention/Retention easements or tracts, the right to dredge; provided, however that the grantee/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.

Said owner has caused its name to be hereunto subscribed this

25 day of August A.D. 2004
 Marshal Taylor
 Irene Taylor










STATE OF COLORADO)
 COUNTY OF MESA) ss
 The foregoing instrument was acknowledged before me this 25th day of August A.D. 2004 by Marshal Taylor and Irene Taylor

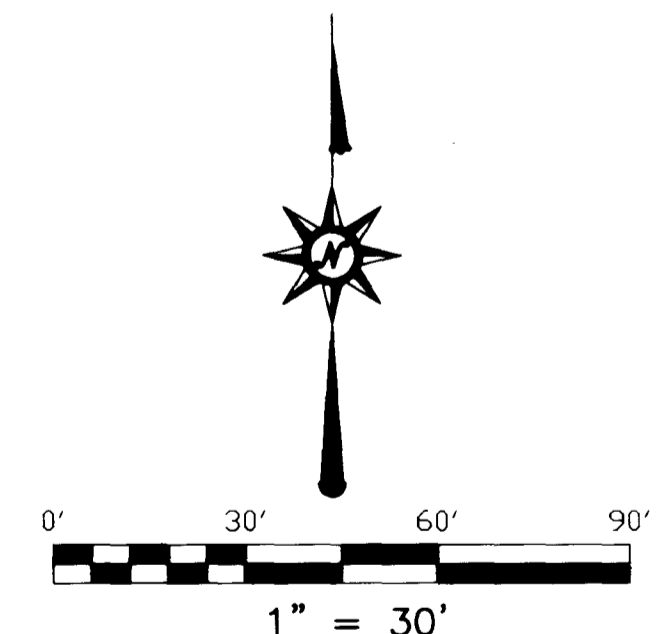
My commission expires: 12/8/07
 WITNESS MY HAND AND OFFICIAL SEAL.




 Notary Public

LEGEND & ABBREVIATIONS

-  BLM MONUMENT
 -  MESA COUNTY SURVEY MARKER
 -  FOUND 5/8" REBAR & CAP LS-24943
 -  FOUND REBAR & CAP LS-31160
 -  SET REBAR & CAP LS-18469
 -  P.O.B. POINT OF BEGINNING
 -  P.O.C. POINT OF COMMENCEMENT
 -  MCSM MESA COUNTY SURVEY MARKER
 -  GJDD GRAND JUNCTION DRAINAGE DISTRICT
- NOTE: ALL EXTERIOR CORNER MONUMENTS HAVE CONCRETE PLACED AROUND THEM.


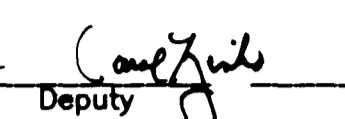


GENERAL NOTES:

- Title information from Mesa County real property records and from First American Heritage Title Company, Commitment No. 00158181, effective date May 11, 2004, and from Security Union Title Insurance Company, File No. 70308, effective date May 18, 2004.
- Basis of bearings derived from "Mesaco LCS" with a bearing of S00°11'54"E 1319.41 feet, between Mesa County Survey Markers for the Center 1/4 Corner and the Center South 1/16 Corner of Section 5, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado.
- These are two monuments at the location of the corner for the S.W. 1/16 Section 5. It is apparent that the BLM did not use the record corner location when that agency established its monument. However, several subdivisions (Chris Mar, Karen Lee, S & L and Holton's Hacienda) used the record location established for Karen Lee Subdivision and perpetuated by Cris Mar Subdivision. This survey accepts the location established by those record subdivisions.

CLERK AND RECORDER'S CERTIFICATE

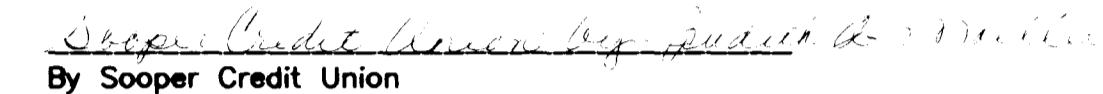
STATE OF COLORADO)
 COUNTY OF MESA) ss
 I hereby certify that this instrument was filed in my office at 1:35 o'clock P.M., this 25 day of MARCH A.D. 2005 and is duly recorded as Reception Number 2242375 in Plat Book 3250, Page 907
 Drawer No. 20-69

 Clerk and Recorder
 Deputy
 Fees 1.00

LIENHOLDER CERTIFICATE

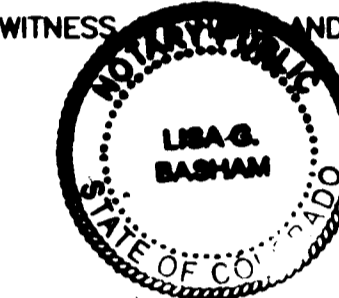
IN WITNESS WHEREOF, THE LIEN HOLDER, Sooper Credit Union has caused its names to be hereunto subscribed this

25th day of August A.D., 2004


 By Sooper Credit Union

STATE OF COLORADO)
 COUNTY OF MESA) ss
 The foregoing instrument was acknowledged before me this 25th day of August A.D., 2004 For Sooper Credit Union

My commission expires: 12/8/2004
 WITNESS MY HAND AND OFFICIAL SEAL.

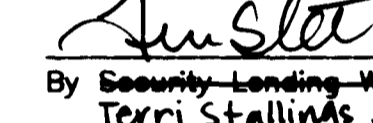



 Notary Public

LIENHOLDER CERTIFICATE

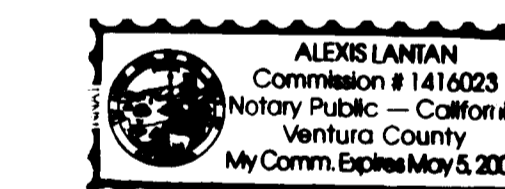
IN WITNESS WHEREOF, THE LIEN HOLDER, Countrywide Home Loans, Inc. has caused its names to be hereunto subscribed this

17 day of February A.D., 2005


 By Security Lending Wholesale L.C., a limited liability company
 Terri Stallings, Its Vice President

STATE OF COLORADO (CALIFORNIA))
 COUNTY OF MESA (VENTURA)) ss
 The foregoing instrument was acknowledged before me this 17 day of February A.D., 2005, For Security Lending Wholesale L.C., a limited liability company by Terri Stallings
 My commission expires: May 5, 2007

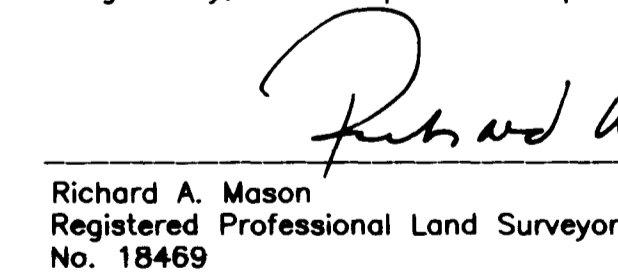
WITNESS MY HAND AND OFFICIAL SEAL.

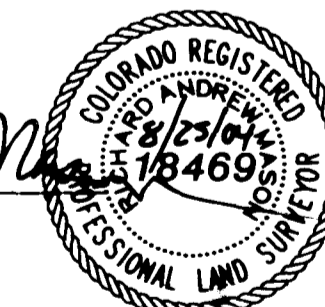



 Notary Public

Property Survey Certification

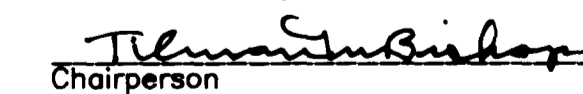
I, Richard A. Mason, do hereby certify that the accompanying plat of Taylor Two Subdivision, a subdivision of a part of Mesa County, Colorado, has been prepared under my direct supervision and accurately represents a field survey of the same, to the best of my knowledge and belief. This certification does not constitute a warranty or guaranty, either express or implied.

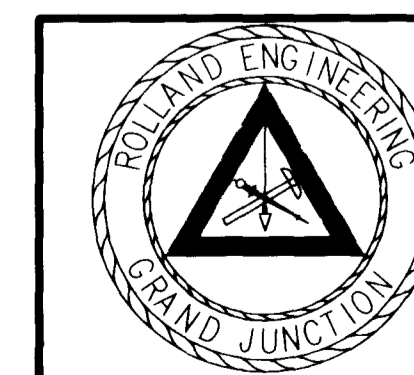

 Richard A. Mason
 Registered Professional Land Surveyor
 No. 18469



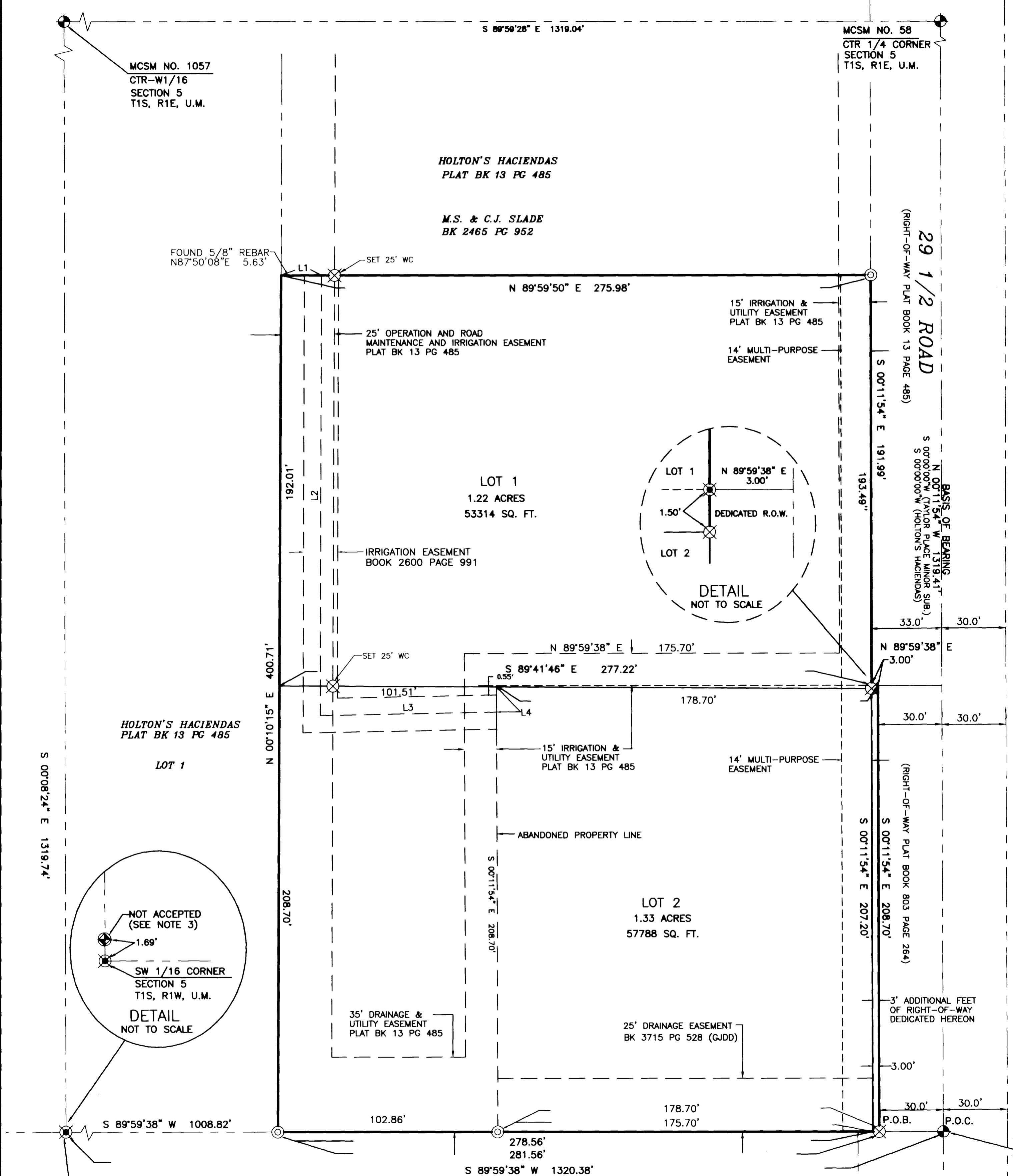
BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 7 day of MARCH A.D. 2005,
 Board of County Commissioners of Mesa County, Colorado.


 Chairperson

 ROLLAND ENGINEERING 405 Ridges Blvd Grand Jct., CO 81503 (970) 243-8300	File Name: C:\PROJECTS\4026\4026PLAT.DWG			
	TAYLOR TWO SUBDIVISION IN THE SW1/4 OF SECTION 5 T1S R1E OF THE UTE MERIDIAN MESA COUNTY, COLORADO			
Designed Drawn	Checked Date	RAM 8/25/04	Proj# 4026	Sheet 1 Of 1

RECORDER NOTE: POOR QUALITY DOCUMENT PROVIDED FOR REPRODUCTION



LINE	BEARING	DISTANCE
L1	N 89°59'50" E	18.88'
L2	S 00°05'35" W	205.82'
L3	N 88°57'17" E	82.45'
L4	N 00°11'54" W	11.78'

DESC.	ACRES	PERCENT
LOT A	1.22	47.66%
LOT B	1.33	51.95%
DEDICATED R.O.W. (MESA COUNTY)	0.01	0.39%
TOTAL	2.56	100.00%

NOTES REQUIRED BY MESA COUNTY PLANNING DEPARTMENT:
 Pursuant to C.R.S. §24-68-101 et seq., and Chapter 1.10 of the 2000 Mesa County Land Development Code, a site specific development plan has been approved by Mesa County for Taylor Two Subdivision, and shall result in a vested right.

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.