

REPLAT OF LOTS 1,7,8,8 OF
CANYON CREEK SUBDIVISION
 FILING NO. THREE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

THAT THE UNDERSIGNED, DJ LAND, INC., IS THE OWNER OF THAT REAL PROPERTY SITUATED IN THE COUNTY OF MESA, STATE OF COLORADO AND LYING IN THE SW1/4 SW1/4 OF SECTION 35, T1N, R2 W, UTE MERIDIAN, MESA COUNTY, COLORADO AND BEING DESCRIBED AS FOLLOWS:

LOT 1,7,8, CANYON CREEK SUBDIVISION FILING NO THREE AS SHOWN BY THE ACCOMPANYING PLAT THEROF:
 THAT THE SAID OWNER HAS CAUSED THE SAID REAL PROPERTY TO BE LAID OUT AND SURVEYED AS A REPLAT OF LOT 1,7,8,8 OF CANYON CREEK SUBDIVISION, FILING THREE.

THAT THE SAID OWNER DOES HEREBY DEDICATE AND SET APART ALL OF THE STREETS AND ROADS AS SHOWN ON THE ACCOMPANYING PLAT TO THE USE OF THE PUBLIC FOREVER AND HEREBY DEDICATE THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE LABELED AS UTILITY EASEMENTS ON THE ACCOMPANYING PLAT AS PERPETUAL EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND DRAINAGE FACILITIES, INCLUDING, BUT NOT LIMITED TO, ELECTRIC LINES, GAS LINES AND TELEPHONE LINES, TOGETHER WITH THE RIGHT TO TRIM INTERFERING TREES AND BRUSH WITH PERPETUAL RIGHT OF INGRESS AND EGRESS FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF SUCH LINES SAID EASEMENTS AND RIGHTS SHALL BE UTILISED IN A REASONABLE AND PRUDENT MANNER UTILITY EASEMENTS ARE DEDICATED TO THE PUBLIC UTILITIES

THAT ALL EXPENSES FOR INSTALLATION OF UTILITIES OR DITCHES REFERED TO ABOVE, FOR GRADING OR LANDSCAPING, AND FOR STREET GRAVELING OR IMPROVEMENTS SHALL BE FINANCED BY THE SELLER OR PURCHASER NOT THE COUNTY OF MESA IN WITNESS WHEREOF, SAID D.J.LAND, INC., HAS CAUSED THEIR NAMES TO BE HEREUNTO SUBSCRIBED THIS

22nd DAY OF June; A D., 1982

BY James R. Erickson
 JAMES R. ERICKSON, PRESIDENT

Sondra R. Erickson
 SONDRRA R. ERICKSON, SECRETARY

STATE OF CALIFORNIA)
 COUNTY OF MARIN) SS

THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 22 DAY OF June A.D., 1982 BY JAMES R. ERICKSON, PRESIDENT AND SONDRRA R. ERICKSON, SECRETARY OF DJ LAND COMPANY, INC.

WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES: 7/5/85 Carol J. Olrich
 NOTARY PUBLIC



CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
 COUNTY OF MESA) SS

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT 2:33 O'CLOCK P. M THIS 23 DAY OF Aug. A.D., 1982, AND IS DULY RECORDED IN PLAT BOOK NO 13, PAGE 74.

Earl Sawyer DEPUTY Mary Baker FEES: \$ 10.00 July 21-54
 CLERK AND RECORDER

COUNTY PLANNING COMMISSION CERTIFICATE

APPROVED THIS 15 DAY OF July A.D., 1982 COUNTY PLANNING COMMISSION OF THE COUNTY OF MESA, COLORADO.

Dr. Sk...
 CHAIRMAN

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

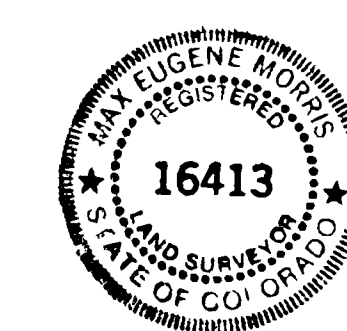
APPROVED THIS 19th DAY OF July A.D., 1982 BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF MESA, COLORADO

Dr. P. W. ...
 CHAIRMAN

SURVEYORS CERTIFICATE

I, MAX E MORRIS, DO HEREBY CERTIFY THAT THE ACCOMPANYING PLAT OF CANYON CREEK SUBDIVISION, FILING 3, A SUBDIVISION OF A PART OF THE COUNTY OF MESA, HAS BEEN PREPARED UNDER MY DIRECTION, AND ACCUARTELY REPRESENTS A FIELD SURVEY OF SAME

BY Max E. Morris DATE 6/29/82
 MAX E MORRIS L S 16413



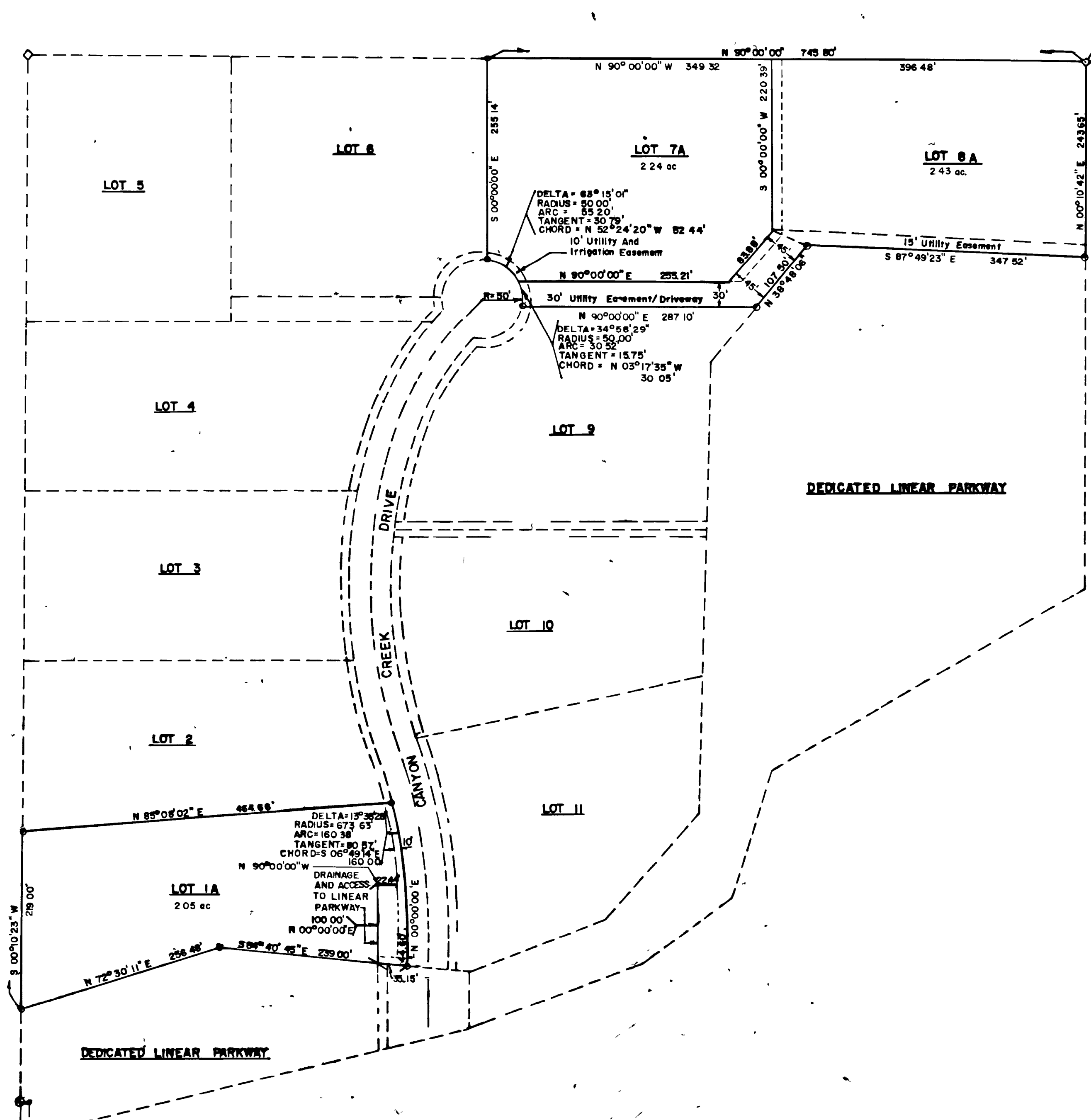
CERTIFICATE OF APPROVAL

Richard D. ... 7-14-82
 MOUNTAIN BELL DATE

Richard ... 7/14/82
 PUBLIC SERVICE - GAS DATE

Richard ... 7/14/82
 PUBLIC SERVICE - ELECTRIC DATE

CANYON CREEK - FILING 3		
REPLAT OF LOT 1,7,8,8		
FOR D J LAND, INC	SURVEYED BY COBURN ENGINEERS	DRAWN BY B.C
SCALE HORIZONTAL 1" = 100'	SURVEYORS ENGINEERS	APPROVED BY RSC
DATE 6-25-82		SHEET NO
		FILE NO 81-07-19



LEGEND:

- ◆ SECTION CORNER, BRASS CAP
- ◇ 1/4 CORNERS
- A REPLATED LOT
- REPLATED LOTS
- ORIGINAL LOTS
- FIXED LOT CORNER

