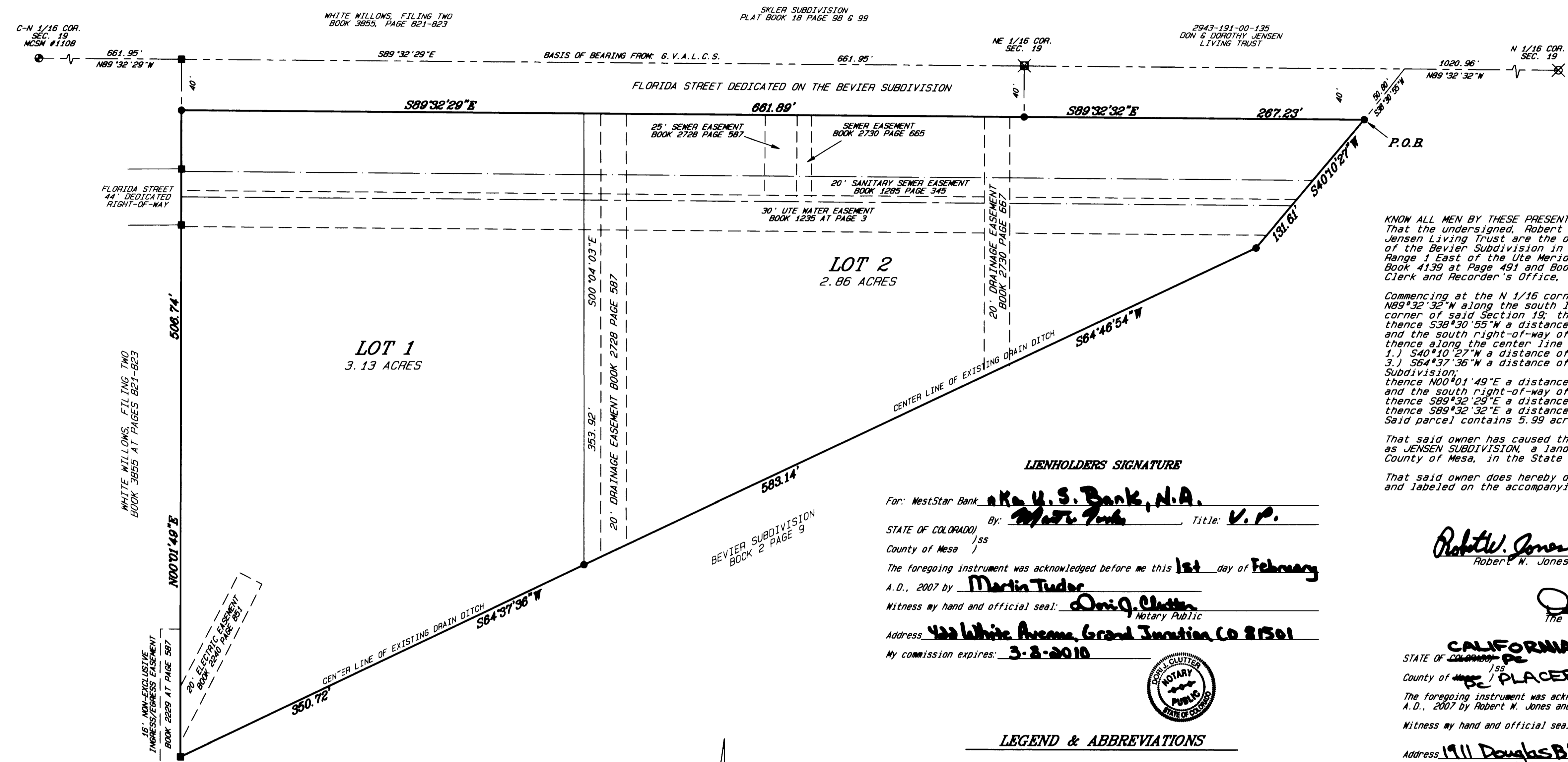


JENSEN SUBDIVISION

A REPLAT OF A PORTION OF LOTS 4 - 6, BEVIER SUBDIVISION



DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, Robert W. Jones, John E. Jones and The Don and Dorothy Jensen Living Trust are the owners of that real property situate in Lots 4-6 of the Bevier Subdivision in the S 1/2 NE 1/4 of Section 19, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado, as demonstrated in Book 491 at Page 491 and Book 2837 at Page 839 of the records of the Mesa County Clerk and Recorder's Office, more particularly described as follows:

Commencing at the N 1/16 corner of said Section 19, the basis of bearing being N89°32'32"W along the south line of the NE 1/4 of said Section 19 to the NE 1/16 corner of said Section 19; thence N89°32'32"W a distance of 1020.96 feet; thence S38°30'55"W a distance of 50.90 feet to the center line of a drain ditch and the south right-of-way of Florida Street; also being the point of beginning; thence along the center line of said drain ditch the following three courses: 1.) S40°10'27"W a distance of 131.61 feet; 2.) S64°46'54"W a distance of 583.14 feet; 3.) S64°37'36"W a distance of 350.72 feet to the west line of Lot 6 said Bevier Subdivision; thence N00°01'49"E a distance of 506.74 feet to the northwest corner of said Lot 6 and the south right-of-way of Florida Street; thence S89°32'29"E a distance of 661.89 feet along said south line; thence S89°32'32"E a distance of 267.23 feet to the point of beginning. Said parcel contains 5.99 acres more or less.

That said owner has caused the real property to be laid out and surveyed as JENSEN SUBDIVISION, a land division of a part of the County of Mesa, in the State of Colorado.

That said owner does hereby dedicate and set apart real property as shown and labeled on the accompanying plat.

LIENHOLDERS SIGNATURE

For: WestStar Bank aka U.S. Bank, N.A.
 STATE OF COLORADO By: Martin Tudor Title: V.P.
 County of Mesa)
 The foregoing instrument was acknowledged before me this 1st day of February A.D., 2007 by Martin Tudor
 Witness my hand and official seal: Don Q. Clatten Notary Public
 Address: 422 White Avenue, Grand Junction, CO 81501
 My commission expires: 3-2-2010

Robert W. Jones John E. Jones
 Robert W. Jones John E. Jones

Donald M. Jensen, Trustee
 The Don and Dorothy Jensen Living Trust

STATE OF CALIFORNIA)
 County of PLACER)
 The foregoing instrument was acknowledged before me this 30th day of Jan. A.D., 2007 by Robert W. Jones and John E. Jones.
 Witness my hand and official seal: Patrick M. Chance Notary Public
 Address: 1911 Douglas Blvd, suite 85 Roseville, CA
 My commission expires: June 11, 2008 95661

STATE OF COLORADO)
 County of Mesa)
 The foregoing instrument was acknowledged before me this 31st day of January A.D., 2007 by Donald M. Jensen Trustee for The Don and Dorothy Jensen Living Trust
 Witness my hand and official seal: Michelle M. Amick Notary Public
 Address: 1339 N Co., Loma, CO 81524
 My commission expires: 06/24/2007

LEGEND & ABBREVIATIONS

- FOUND MESA COUNTY SURVEY MARKER
 - ⊗ FOUND B.L.M. / G.L.O. BRASS CAP
 - ⊗ FOUND 2 1/2" ALUMINUM CAP STAMPED G.E.D. SURVEYING LS 16413
 - FOUND #5 REBAR W/1.5" ALUMINUM CAP STAMPED VISTA ENGR LS 19597
 - SET #5 REBAR W/2" ALUMINUM CAP STAMPED D H SURVEYS LS 20677
- G. V. A. L. C. S. = GRAND VALLEY AREA LOCAL COORDINATE SYSTEM
 M. C. = WITNESS CORNER
 P. O. B. = POINT OF BEGINNING

SURVEYOR'S STATEMENT

I, Michael W. Drissel, a registered Professional Land Surveyor in the State of Colorado, do hereby state that this survey was performed by me or under my direct responsibility, supervision, and checking. That title research was supplied by First American Heritage Title Company under File Number 915-H0094983-098-582 and under File Number 915-H0148579-900-GT0.



BOARD OF COUNTY COMMISSIONERS CERTIFICATE

Approved this 5th day of March A.D. 2007, by the Board of County Commissioners of the County of Mesa, State of Colorado.

Chairman

CLERK AND RECORDER'S CERTIFICATE

This plat was accepted for filing in the office of the Clerk and Recorder of Mesa County, Colorado at 3:14 o'clock P.M., on this 5th day of March A.D. 2007, and was recorded at Reception No. 2367654, Book 4369 and Page 169 Drawer No. TT-35 and Fees 10.00

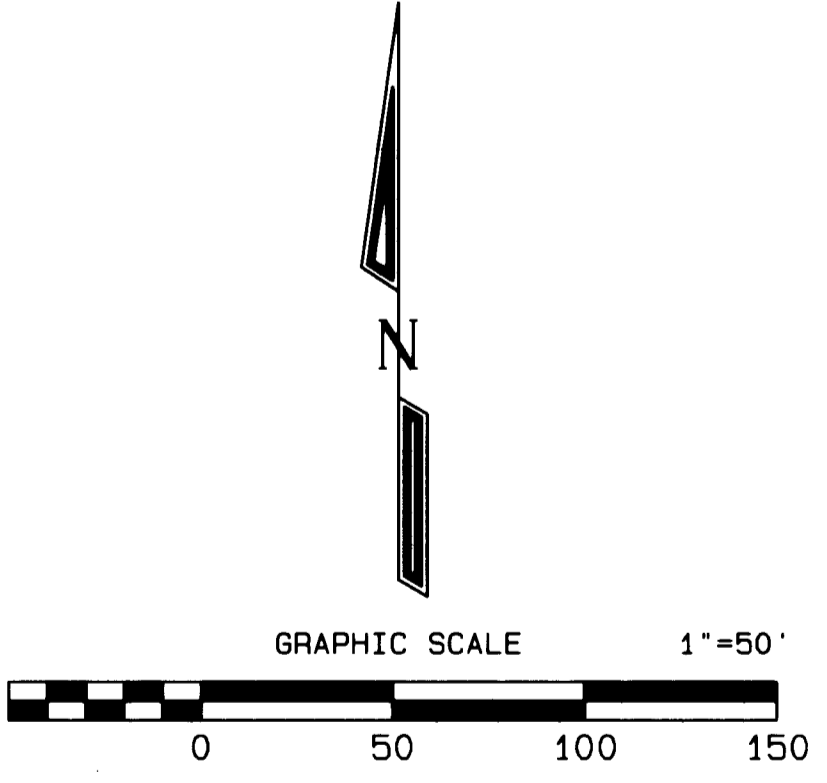
Janice Rich
 Clerk and Recorder

Ginny Raughman
 Deputy

PLAT NOTES

RIGHT TO FARM ACT NOTICE: This development is located in an agricultural area. It is hereby recognized that agricultural operations may continue pursuant to C.R.S. 35-3, 5-101 et seq.

NOTICE: According to Colorado law you must commence any legal action based upon any defect in the 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 this certification/statement shown hereon.



JENSEN SUBDIVISION
 LOCATED IN THE
 S 1/2 NE 1/4, SEC. 19, T1S, R1E, U.M.
D H SURVEYS INC.
 118 OURAY AVE. - GRAND JUNCTION, CO.
 (970) 245-8749

Designed By <u>M. W. D.</u>	Checked By <u>S. L. H.</u>	Job No. <u>129-06-07</u>
Drawn By <u>TMODEL</u>	Date <u>JAN. 2007</u>	Sheet <u>1 OF 1</u>

