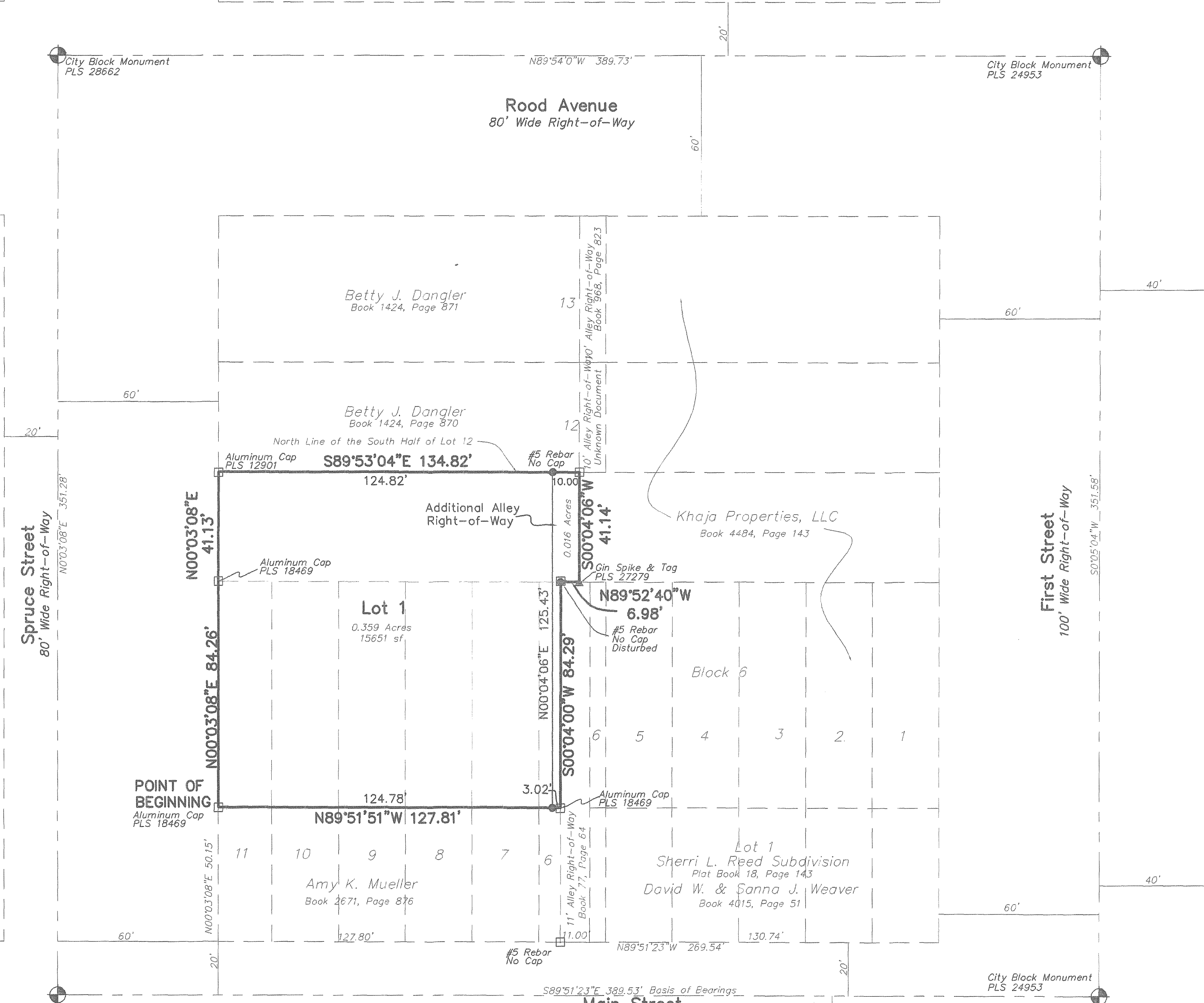


FAHRENHOLTZ-CAREY SUBDIVISION OF PARCELS LOCATED IN BLOCK 6 RICHARD D. MOBLEY'S FIRST SUBDIVISION TO THE CITY OF GRAND JUNCTION CITY OF GRAND JUNCTION MESA COUNTY, COLORADO



LEGEND

- ALUQUOT SURVEY MARKER, AS NOTED
- SET ALUMINUM CAP ON No. 5 REBAR, PLS 27279
- PER CRS-38-51-105, IN CONCRETE FOUND REBAR, AS NOTED
- PK NAIL, SET IN PAVING
- ALUMINUM CAP ON No. 5 REBAR TO BE SET AT ALL LOT CORNERS, PRIOR TO SALE OF ANY LOTS, TO COMPLY WITH CRS-38-51-105
- DELTA ANGLE OF ARC
- RADIUS OF ARC
- LENGTH OF ARC
- CHORD DISTANCE OF ARC
- CHORD BEARING OF ARC
- EQUAL SYMBOL
- PERCENT SYMBOL
- AND SYMBOL
- INTERSTATE HIGHWAY SYMBOL
- STATE HIGHWAY SYMBOL
- UNITED STATES
- NOT TO SCALE
- COLORADO REVISED STATUTES
- SCILICET, USED IN LEGAL DOCUMENTS (LATIN - ONE HALF)
- PROFESSIONAL LAND SURVEYOR NUMBER
- LIMITED LIABILITY COMPANY
- ANNO DOMINI
- MORE OR LESS
- DEGREES (ANGULAR)
- MINUTES (ANGULAR) OR FEET (LINEAR)
- SECONDS (ANGULAR) OR INCHES (LINEAR)
- MESA COUNTY SURVEY MARKER
- BUREAU OF LAND MANAGEMENT RIGHT-OF-WAY
- COLORADO DEPARTMENT OF TRANSPORTATION POINT OF BEGINNING
- POINT OF COMMENCING

AREA SUMMARY

LOTS	=	0.359 Acres	95.73%
ROAD ROW	=	0.016 Acres	4.26%
TOTAL	=	00.375 Acres	100.00%

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 CERTIFICATION SHOWN HEREON.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Fahrenholtz & Carey Ventures, LLC, a Colorado Limited Liability Company, are the owners of that real property located in those portions of Lot 6 through 12 of Block 6, Richard D. Mobley's First Subdivision to the City of Grand Junction, Mesa County, Colorado, being more particularly described as follows: (Original Warranty Deed Book 4583, Page 552.)

Commencing at the Southwest City Block Monument for Block 6, whence the Southeast City Block Monument of Block 6 bears South 89 degrees 51 minutes 23 seconds East, a distance of 389.53 feet; thence South 89 degrees 51 minutes 23 seconds East, a distance of 60.00 feet; thence North 00 degrees 03 minutes 08 seconds East, a distance of 20.00 feet; thence North 00 degrees 03 minutes 08 seconds East, a distance of 50.15 feet to the POINT OF BEGINNING; thence North 00 degrees 03 minutes 08 seconds East, a distance of 84.26 feet, along the East right-of-way line of Spruce Street to the Northwest corner of Lot 11, Block 6, Richard D. Mobley's First Subdivision; thence North 00 degrees 03 minutes 08 seconds East, a distance of 41.13 feet, to the Northwest corner of the South Half of Lot 12, Block 6, Richard D. Mobley's First Subdivision; thence South 89 degrees 53 minutes 04 seconds East, a distance of 134.82 feet, along the North line of the South Half of said Lot 12, Block 6; thence South 00 degrees 04 minutes 06 seconds West, a distance of 41.14 feet, along the East line of said Lot 12, Block 6; thence North 89 degrees 52 minutes 40 seconds West, a distance of 6.98 feet, to the Northwest corner of an 11.00 foot wide alley way as described in Book 77, Page 84, Mesa County records; thence South 00 degrees 04 minutes 00 seconds West, a distance of 84.29 feet, along the West line of said 11.00 foot wide alley way to the Northeast corner of that parcel as described in Book 2671, Page 876; thence North 89 degrees 51 minutes 51 seconds West, a distance of 127.81 feet to the POINT OF BEGINNING.

Said parcel containing an area of 0.375 acres, as described.

That said owners have 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 FAHRENHOLTZ-CAREY SUBDIVISION a subdivision in the City of Grand Junction, Colorado, and hereby offers the following dedications and grants:

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

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.

Owners hereby declare all lienholders of record to herein described real property are shown hereon.

IN WITNESS WHEREOF, said owner, Fahrenholtz & Carey Ventures, LLC, a Colorado Limited Liability Company, has caused their name to be hereunto subscribed this 30th day of September, A.D. 2008.

by: J. E. Fisher (title) owner for: Fahrenholtz & Carey Ventures, LLC, a Colorado Limited Liability Company

NOTARY PUBLIC'S CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA } ss

The foregoing instrument was acknowledged before me by Jim Fahrenholtz (title) owner for Fahrenholtz & Carey Ventures, LLC, a Colorado Limited Liability Company this 30th day of September, A.D., 2008. Witness my hand and official seal:

Doreen Williams
Notary Public
My Commission Expires 1/24/09

LIENHOLDERS RATIFICATION OF PLAT

THE UNDERSIGNED, hereby certifies that it is a holder of a security interest upon the property described hereon described and does hereby join in and consent to the dedication of the land described in said dedication by the owners thereof, and agree that its security interest, as shown in document recorded at Book 4587, Pages 701 through 701, public 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' Regional President, with the authority of its' Board of Directors, this 30th day of September, 2008.

By: Richard K. Brown (title) Regional President
For: Community Banks of Colorado

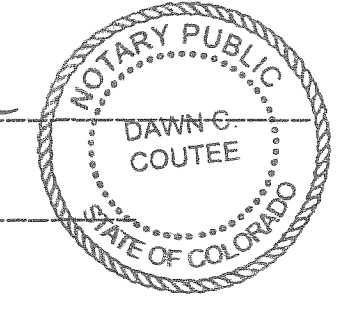
NOTARY PUBLIC CERTIFICATION

STATE OF COLORADO }
COUNTY OF MESA } ss

The foregoing instrument was acknowledged before me by Richard K. Brown (title) Regional President for Community Banks of Colorado this 30 day of September, A.D., 2008.

Witness my hand and official seal:

Dawn C. Coute
Notary Public
My Commission Expires July 29, 2009



TITLE CERTIFICATION

STATE OF COLORADO }
COUNTY OF MESA } ss

We, First American Heritage Title 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 Fahrenholtz & Carey Ventures, 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 record are shown hereon.

Date: 10-1-08 by: Jonathan V. Benson, Francis Name And Title for: First American Heritage Title Company Name Of Title Company

GENERAL NOTES

Basis of bearings is the South block line of Block 6 which bears South 89 degrees 51 minutes 23 seconds East, a distance of 389.53 feet, established by observation of the MCGPS control network. Both monuments on this line are City Block Monuments, as shown on the face of this plat.

Note: Property corners located during this survey that were within 0.25 feet of the calculated point were accepted as being "in position".

All lineal units shown hereon in U.S. Survey feet.

Easement and Title Information provided by First American Heritage Title Company, Policy No. H0186771GJ0TP, dated January 3, 2008.

FOR CITY USE ONLY

Book	Page	Type
4741	498	Revocable Permit

CITY OF GRAND JUNCTION APPROVAL

This plat of FAHRENHOLTZ-CAREY SUBDIVISION, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado, is approved and accepted this 2nd day of October, A.D., 2008.

City Manager: [Signature]

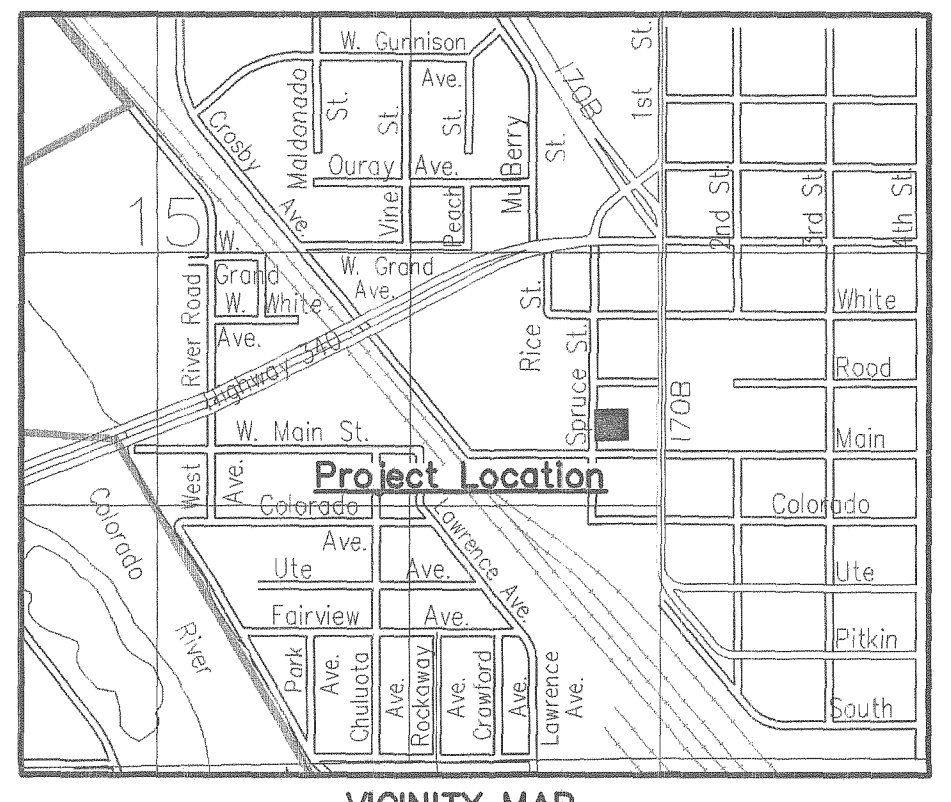
Mayor: Gregg Palmer

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA } ss

I hereby certify that this instrument was filed in my office at 4:27 o'clock P.M., October 16th, A.D., 2008, and was duly recorded in Book 4741, Page(s) No. 497. Reception No. 2461937. Drawer No. 44-43. Fees: 10.00 1.00

Janice Rich
Clerk and Recorder
By: Ginny Baughman
Deputy



SURVEYOR'S CERTIFICATION

I, Stanley K. Werner, do hereby certify that the accompanying plat of FAHRENHOLTZ-CAREY SUBDIVISION, a subdivision of a part of the City of Grand Junction, Colorado, has been prepared under my direct supervision and represents a field survey of same. This plat conforms to the requirements for subdivision plats specified in the City of Grand Junction Development code and the applicable laws of the State of Colorado.

Date certified October 1, 2008

SE 1/4 SEC 15, TWP 15, RGE 1W, U.M.

FAHRENHOLTZ-CAREY SUBDIVISION
OF PARCELS LOCATED IN
BLOCK 6, MOBLEY'S SUBDIVISION
CITY OF GRAND JUNCTION
MESA COUNTY, COLORADO

High Desert Surveying, LLC
1673 Highway 50 Unit C
Grand Junction, Colorado 81503
Telephone: 970-254-8649 Fax 970-241-0451

Stanley K. Werner
COLORADO PROFESSIONAL LAND SURVEYOR
P.L.S. NO. 27279

PROJ. NO. 08-73	SURVEYED	DRAWN	CHK'D	SHEET	OF
DATE: August, 2008	dj	rsk	skw	1	1