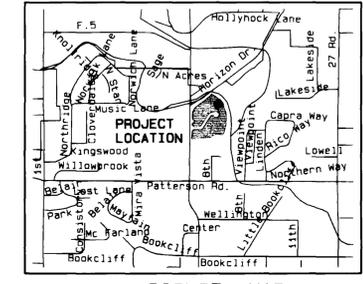
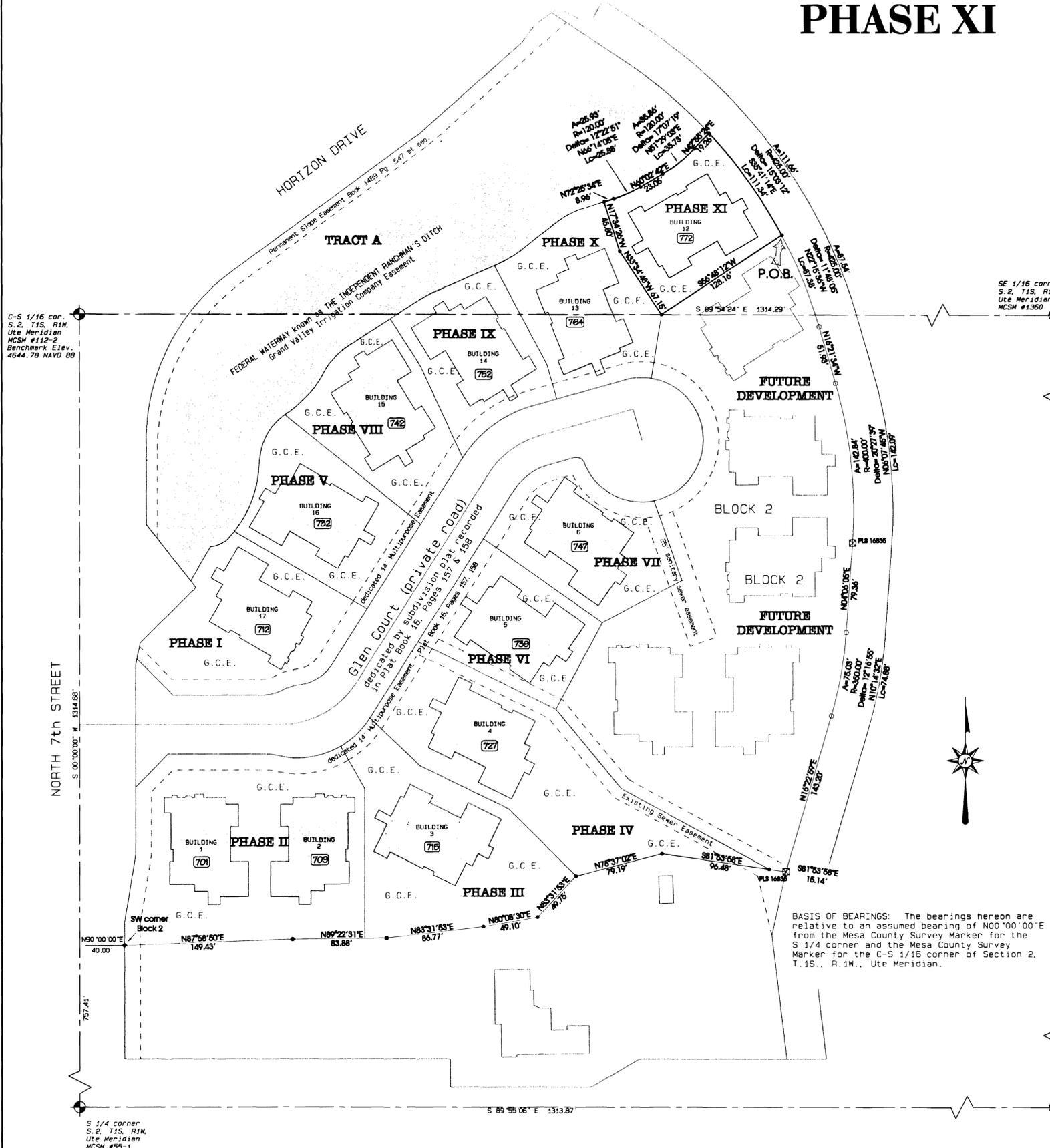


# THE GLEN @ HORIZON DRIVE SUPPLEMENTAL CONDOMINIUM MAP PHASE XI



**OWNER'S STATEMENT**

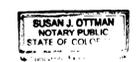
THE GLEN @ HORIZON DRIVE II, LLC, a Colorado limited liability company, being the Declarant in the Condominium Declaration for the Glen @ Horizon Drive Condominiums recorded August 27, 1999 in Book 2626 at Page 614 of the records of Mesa County, Colorado, as amended ("Declaration"), being the fee simple owner of the real property described and shown hereon, and having recorded the Ninth Supplement to the Condominium Declaration for The Glen @ Horizon Drive Condominium on April 21, 2003 in Book 3331 at Page 526 of the records of Mesa County, Colorado ("Ninth Supplement") has subdivided the real property shown and described hereon into four (4) condominium units as shown and identified hereon and in the Ninth Supplement above referenced and submits the same to and as a part of The Glen @ Horizon Drive Condominiums as permitted by the Declaration.

THE GLEN @ HORIZON DRIVE II, LLC  
By City Mountain Grand Junction, Ltd.  
LLP, a Colorado limited liability partnership, Manager  
By Rocky Mountain Construction Grand Junction, Inc., a Colorado corporation, its General Partner

By: *William Engelman*  
William Engelman, President

STATE OF COLORADO )  
COUNTY OF MESA ) ss

The foregoing instrument was acknowledged before me on the 21st day of April, 2003, by William Engelman, as President of Rocky Mountain Construction Grand Junction, Inc., a Colorado corporation  
WITNESS MY HAND AND OFFICIAL SEAL:  
My commission expires: 11/2/05



*Susan J. Ottman*  
Notary Public

**SURVEYOR'S STATEMENT**

I, Kenneth Scott Thompson, a registered Professional Land Surveyor in the State of Colorado, do hereby state that the accompanying Supplemental Map of THE GLEN @ HORIZON DRIVE CONDOMINIUM - PHASE XI, a subdivision of a part of the City of Grand Junction, Colorado, has been prepared by me and/or under my direct supervision and represents a field survey of the same; that it depicts the vertical and horizontal locations of the Units and Buildings hereon and that it was made from measurements upon and within existing structures, and with reference made to architectural plans by Kephart Architects of Denver, Colorado (job no. 96076). To the best of my knowledge and belief this map conforms to the requirements for condominium maps specified in the City of Grand Junction Development Code and the applicable laws of the State of Colorado.

Kenneth Scott Thompson,  
Colorado PLS 18480



**COUNTY CLERK AND RECORDER'S CERTIFICATE**

I hereby certify that this instrument was filed in the office of the Clerk and Recorder of Mesa County, Colorado, at 10:11 o'clock A.M., this 21st day of April, 2003 and is duly recorded in Plat Book No. 3, Page 109, 110 as Reception No. 2117493. Drawer No. KK-43 Fee 30.00

By: *Janice Ward*  
Janice Ward, Clerk and Recorder of Mesa County  
By: *Shirley Howard*  
Shirley Howard, Deputy

**PROPERTY DESCRIPTION - PHASE XI**

A portion of Block 2 of THE GLEN @ HORIZON DRIVE, a plat on file and recorded in Plat Book 16 at Pages 157 and 158 in the office of the Clerk and Recorder of Mesa County at Reception No. 1844205 described and shown on the within Condominium Map of THE GLEN @ HORIZON DRIVE CONDOMINIUM - PHASE XI, situated in the north half of the southwest quarter of the southeast quarter of Section 2, Township 1 South, Range 1 West, of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, and being more particularly described as follows:

Commencing at the southwest corner of said Block 2 of THE GLEN @ HORIZON DRIVE:

Thence along said boundary North 87°58'50" East, a distance of 149.43 feet; Thence continuing along the southerly boundary of said Block 2 North 89°22'31" East, a distance of 83.88 feet;

Thence North 83°31'53" East, a distance of 86.77 feet;

Thence North 80°08'30" East, a distance of 49.10 feet;

Thence North 43°29'56" East, a distance of 49.75 feet;

Thence North 75°37'02" East, a distance of 79.19 feet;

Thence South 81°53'58" East, a distance of 96.48 feet;

Thence South 81°53'58" East, a distance of 15.14 feet;

Thence North 16°22'59" East, a distance of 143.20 feet;

Thence 75.03 feet along the arc of a 350.00 foot radius tangent curve to the left, through a central angle of 12°16'55", with a chord bearing North 10°14'32" East, a distance of 74.88 feet;

Thence North 04°06'05" East, a distance of 79.36 feet;

Thence 142.84 feet along the arc of a 400.00 foot radius tangent curve to the left, through a central angle of 20°27'39", with a chord bearing North 06°07'45" West, a distance of 142.09 feet;

Thence North 16°21'34" West, a distance of 51.93 feet;

Thence 87.54 feet along the arc of a 425.00 foot radius tangent curve to the left, through a central angle of 11°48'05", with a chord bearing North 22°15'35" West, a distance of 87.38 feet;

to the Point of Beginning.

Thence South 35°56'48" West, a distance of 128.16 feet;

Thence North 33°34'48" West, a distance of 67.15 feet;

Thence North 17°34'26" West, a distance of 45.80 feet;

Thence North 72°25'34" East, a distance of 8.96 feet;

Thence 25.93 feet along the arc of a 120.00 foot radius tangent curve to the left, through a central angle of 12°22'51", with a chord bearing North 56°14'08" East, a distance of 25.88 feet;

Thence North 60°02'42" East tangent to said curve, a distance of 23.05 feet;

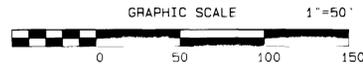
Thence 35.86 feet along the arc of a 120.00 foot radius non-tangent curve to the left, through a central angle of 17°07'19", with a chord bearing North 51°29'03" East, a distance of 35.73 feet;

Thence North 42°55'24" East tangent to said curve, a distance of 19.26 feet;

Thence 111.66 feet along the arc of a 425.00 foot radius tangent curve to the right, through a central angle of 15°03'12", with a chord bearing South 35°41'14" East, a distance of 111.34 feet;

to the Point of Beginning.

Containing 0.308 acres, more or less.



**LEGEND**

- Found pin & cap 18480
- Set pin & cap 18480
- G.C.E. General Common Element
- L.C.E. Limited Common Element
- Concrete
- ▨ Wood deck
- 100.0 Floor Elevation (+4500ft.)
- 8.0 Ceiling Height
- 701 Address

**BENCHMARK:** Mesa County Survey Marker #112-2 for the center-south sixteenth corner of Section 2, Township 1 South, Range 1 West of the Ute Meridian, at the intersection of North 7th Street and Horizon Drive. Elevation = 4644.78 NAVD 88.

**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.

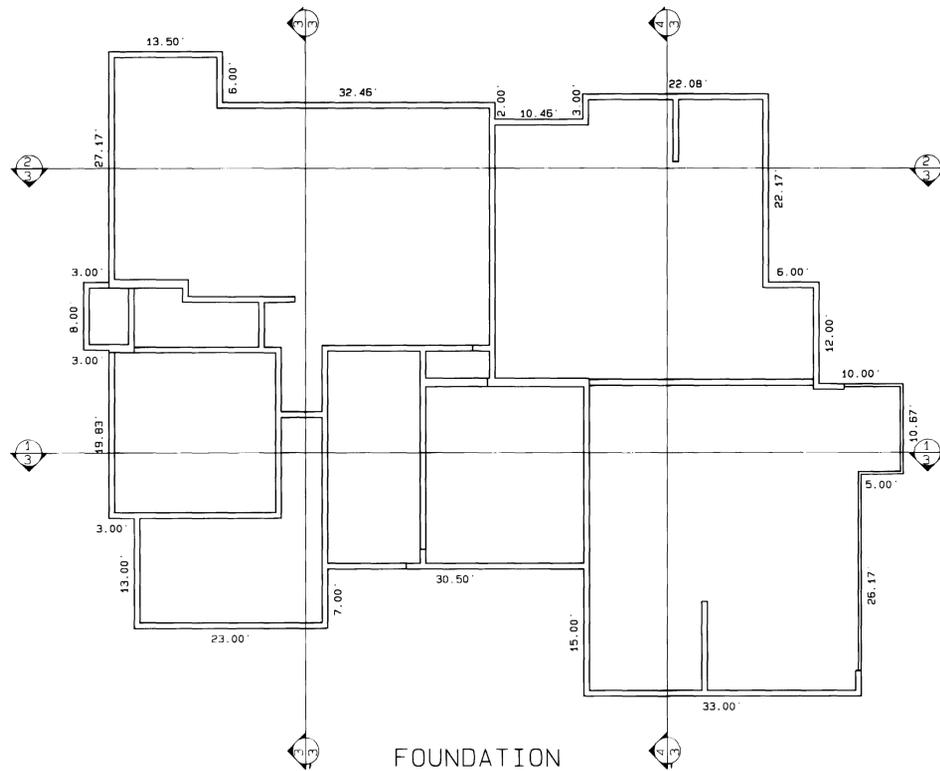
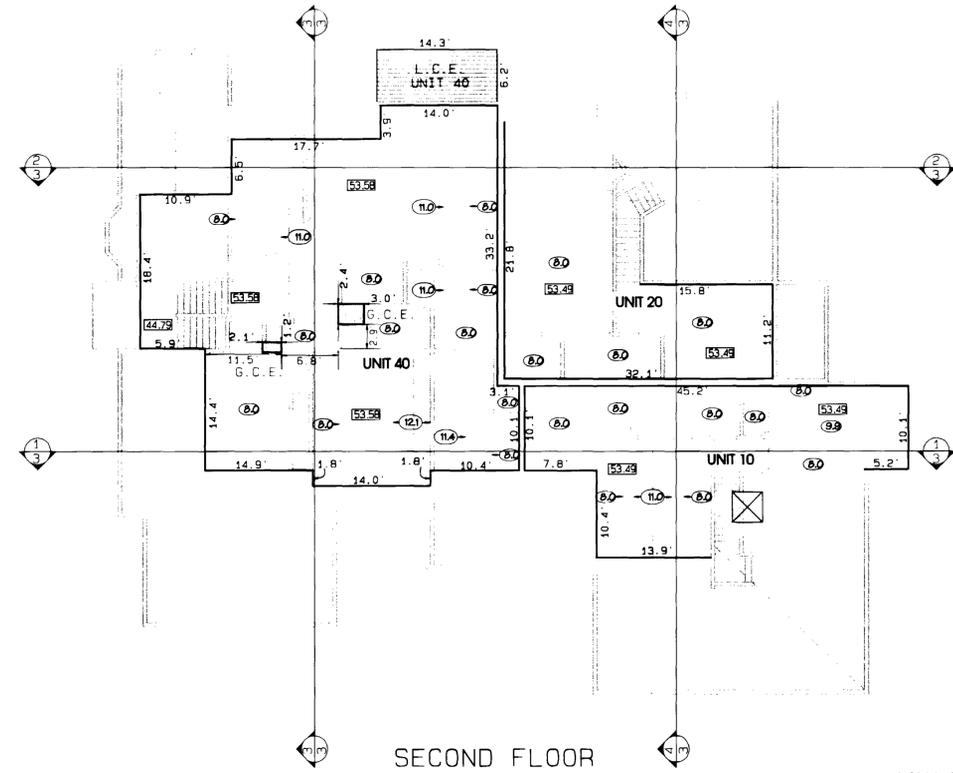
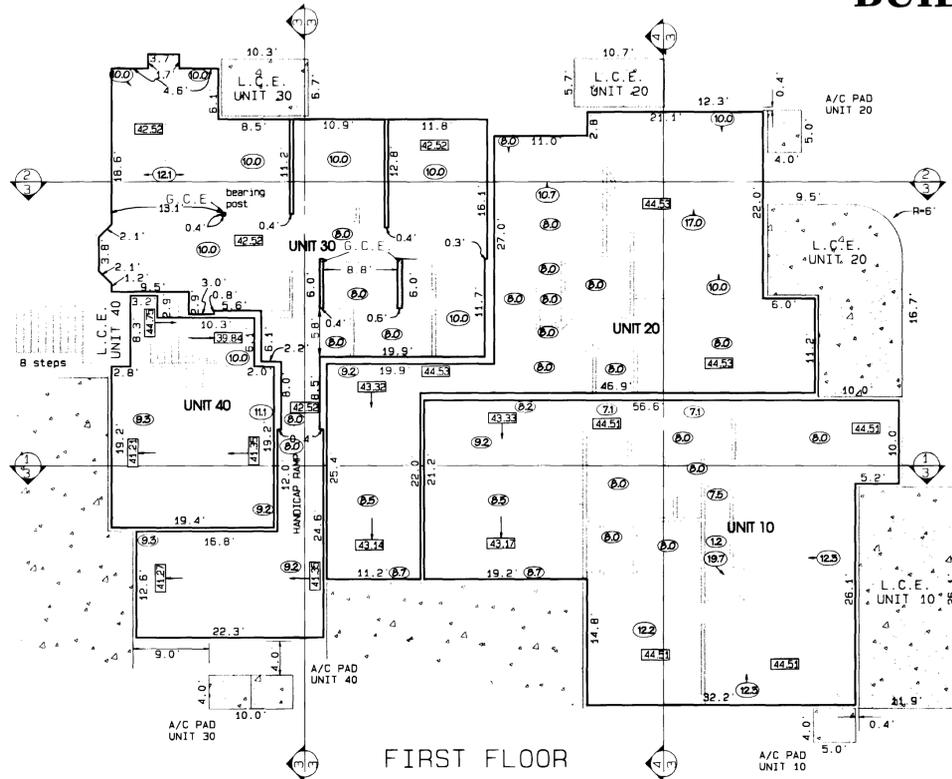
**THE GLEN @ HORIZON DRIVE  
SUPPLEMENTAL CONDOMINIUM MAP  
PHASE XI  
CITY OF GRAND JUNCTION**

BE 1/4 Section 2, Township 1 South, Range 1 West, Ute Meridian  
**THOMPSON-LANGFORD CORPORATION**  
829 25 1/2 ROAD - # B-210 tlowest.com  
Grand Junction CO 81805 (970) 243-8067  
Date: Apr 8, 2003 Drawn: hkb Checked: kst Job No. 0888-008  
B:\Survey\0888\glau008\condo\blg1\condoph11.prj Sheet 1 of 8

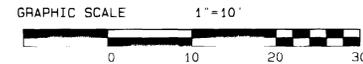
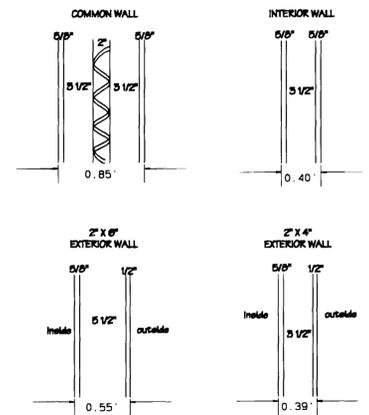
# THE GLEN @ HORIZON DRIVE SUPPLEMENTAL CONDOMINIUM MAP

## PHASE XI

### BUILDING 12 - 772 GLEN COURT



#### WALL DETAILS not to scale



NOTE: Interior walls exclusive to a single unit and not constituting a common wall are shown hereon in the locations shown on the architectural plans. With the exception of those walls which are labelled as G.C.E., these walls are unverified and may vary from that shown hereon.



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.

#### THE GLEN @ HORIZON DRIVE SUPPLEMENTAL CONDOMINIUM MAP PHASE XI

CITY OF GRAND JUNCTION, COLORADO

88 1/4 Section 8, Township 1 South, Range 1 West, Ute Meridian

**THOMPSON-LANGFORD CORPORATION**

529 25 1/2 ROAD - # B-210 [tlwest.com](http://tlwest.com)  
Grand Junction CO 81508 (970) 243-6087

Date: Apr 6, 2005 Drawn: BEB Checked: KFT Job No. 0588-008

B:\Survey\0588 (gen)\008 condo\bdg18\building18.pro Sheet 2 of 3

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