

Further Minor Subdivisions of any portion of the subject tract are prohibited pursuant to Section 3.5.7.B2 of the 2000 Mesa County Land Development Code. Further divisions, if any, shall be processed through the Major Subdivision Process.

BASIS OF BEARINGS STATEMENT:
All bearings are based on Grid North of the Mesa County Local Coordinate System, locally determined by GPS observations on the Mesa County Survey Marker at the South One Sixteenth Corner on the West Line of Section 25, Township 1 South, Range 1 West of the Ute Meridian, and the Mesa County Survey Marker at the Southwest One Sixteenth Corner of Section 25, Township 1 South, Range 1 West of the Ute Meridian.
The measured bearing of this line is S89°55'57"E.

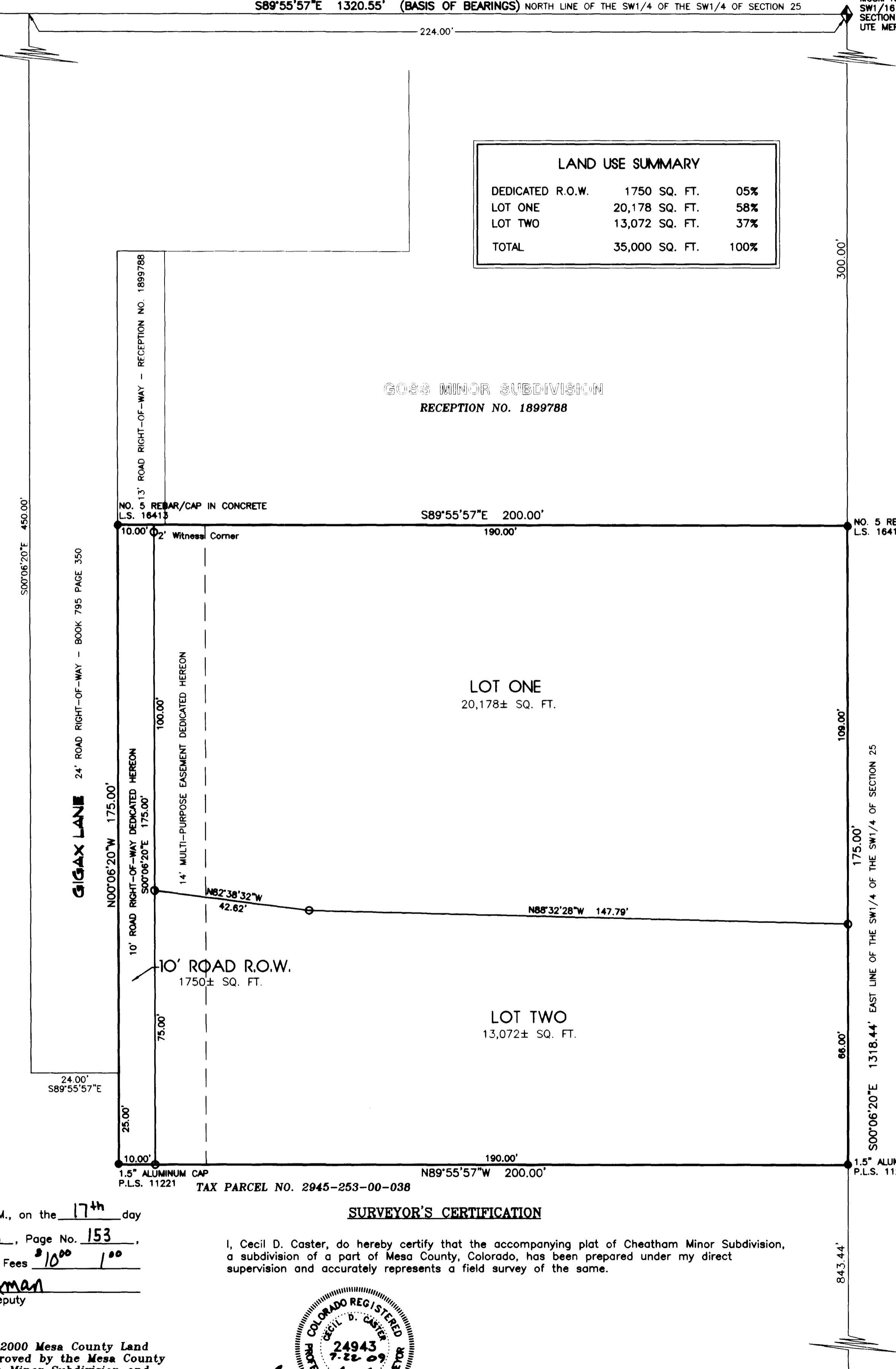
Cheatham Minor Subdivision

SITUATE IN THE SW1/4 OF THE SW1/4 OF SECTION 25,
TOWNSHIP 1 SOUTH, RANGE 1 WEST
OF THE UTE MERIDIAN

MCSM NO. 1095-1
P.L.S. 24331
S1/16 ON THE WEST LINE
SECTION 25, T1S, R1W
UTE MERIDIAN

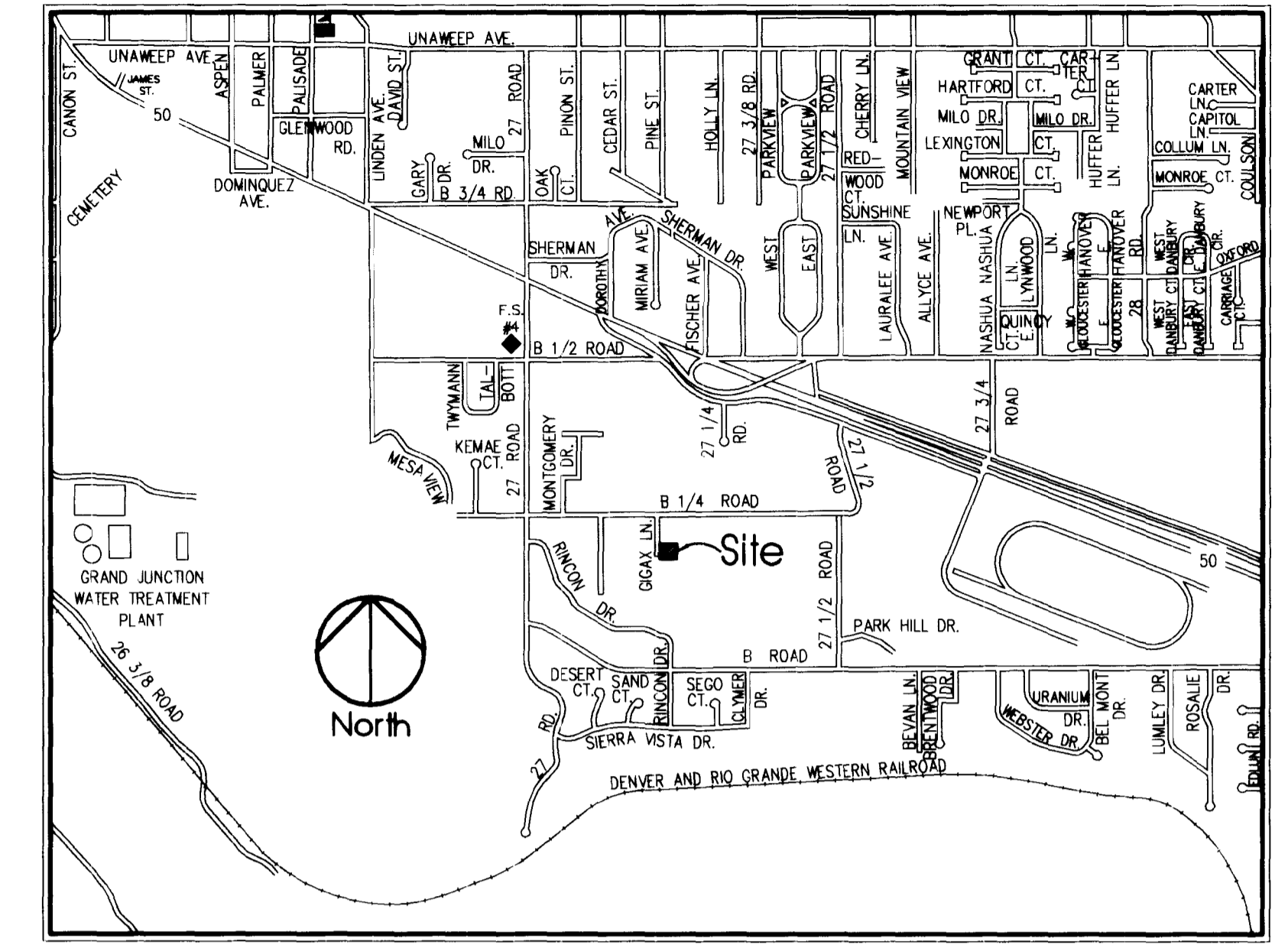
MCSM NO. 1185
SW1/16 CORNER
SECTION 25, T1S, R1W
UTE MERIDIAN

S89°55'57"E 1320.55' (BASIS OF BEARINGS) NORTH LINE OF THE SW1/4 OF THE SW1/4 OF SECTION 25



LAND USE SUMMARY		
DEDICATED R.O.W.	1750 SQ. FT.	05%
LOT ONE	20,178 SQ. FT.	58%
LOT TWO	13,072 SQ. FT.	37%
TOTAL	35,000 SQ. FT.	100%

6055 MINOR SUBDIVISION
RECEPTION NO. 1899788



Vicinity Map
(NOT TO SCALE)

DEDICATION/OWNERSHIP STATEMENT

Know All Persons By These Presents:

The undersigned, Thelma E. Cheatham, LaDonna L. Jones, and Ronald D. Gauthier, are the owners of record of that real property situate in the SW1/4 of the SW1/4 of Section 25, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, the ownership of which is demonstrated at Reception Number 1956546 in Book 2727 at Pages 368 and 369 of the records in the office of the Mesa County Clerk and Recorder. Said property being more particularly described as follows:

Beginning at a point on the East Line of the SW1/4 of the SW1/4 of Section 25, Township 1 South, Range 1 West of the Ute Meridian 300.00 feet S00°06'20"E of the SW1/16 Corner of said Section 25, thence S00°06'20"E along said East Line a distance of 175.00 feet; thence, leaving said East Line, N89°55'57"W a distance of 200.00 feet; thence N00°06'20"W a distance of 175.00 feet; thence S89°55'57"E a distance of 200.00 feet to the SW1/16 Corner of said Section 25, which is the point of beginning.

Said owners have caused the described real property to be surveyed, laid out and to be publicly known as

Cheatham Minor Subdivision

Said owners do hereby offer the right-of-way for streets and roads shown hereon as a dedication to the public in fee simple interest. Easements designated by use on this plat shall be reserved for the public benefit as perpetual easements and subject to only those uses so designated. All such easements shall include the right of installation, operation and maintenance of all designated uses in a reasonable and prudent manner and shall more specifically include the right to trim or remove trees and brush with a perpetual right of ingress and egress to easement.

Said owners hereby acknowledge that all lienholders or encumbrancers, if any, associated with the interests of this plat have been represented hereon.

Said owners do subscribe hereunder this 22 day of July, 2009.

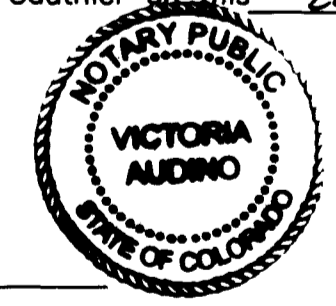
LaDonna L. Jones
LaDonna L. Grose, as Owner
Formerly Known As LaDonna L. Jones,
and as Power of Attorney for Thelma E. Cheatham and Ronald D. Gauthier

STATE OF COLORADO)
)SS
COUNTY OF MESA)

This plat was acknowledged before me by LaDonna L. Grose, formerly known as LaDonna L. Jones, as owner and as Power of Attorney for Thelma E. Cheatham and Ronald D. Gauthier on this 22 day of July, 2009.

My commission expires: 11/1/09

Witness my hand and seal *Victoria Audino*



LIENHOLDER APPROVAL

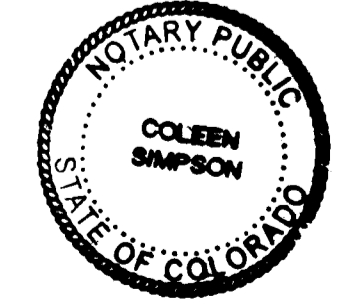
Michael W. Whelan

Title Executive Director

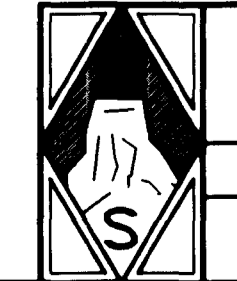
STATE OF COLORADO)
)SS
COUNTY OF MESA)

This plat was acknowledged before me by *David Whelan* for The Energy Office, Inc. this 22nd day of July, 2009. My commission expires: 7-2-11.

Witness my hand and seal *Coleen Simpson*



NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION 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.



Monument Surveying Co.
741 Road Ave.
Grand Junction, CO 81501
(970) 245-4189 Fax (970) 245-4674

PLANNING NO. 2009-0131 MSI

Cheatham Minor Subdivision

SITUATE IN THE SW1/4 OF THE SW1/4 OF SECTION 25,
TOWNSHIP 1 SOUTH, RANGE 1 WEST
OF THE UTE MERIDIAN

DESIGNED _____ FIELD APPROVAL BKH
DRAWN DJS TECHNICAL APPROVAL _____
CHECKED CDC APPROVED 6/17/09

PREPARED FOR: Brad Gross JOB NO.: 09-06

BOARD OF COUNTY COMMISSIONER'S CERTIFICATE

Accepted this 29th day of July, 2009 A.D. by the Board of County Commissioners of the County of Mesa, State of Colorado.
Steve Williams
Chairperson

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
)SS
COUNTY OF MESA)

I certify that this instrument was filed in my office at 4:22 o'clock P.M., on the 17th day of August, 2009 A.D. and was recorded in Book 4905, Page No. 153, Reception No. 2501893, Drawer No. XX-20, Fees \$10.00 1.00
By: *Janice Rich* Clerk and Recorder *Ginny Daughman* Deputy

SURVEYOR'S CERTIFICATION

I, Cecil D. Caster, do hereby certify that the accompanying plat of Cheatham Minor 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.



Cecil D. Caster
Registered Professional Land Surveyor
P.L.S. No. 24943

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 the Mesa County Department of Planning and Economic Development for Cheatham Minor Subdivision and shall result in a vested right for a period of three years from the date that the required vesting notice is published.

Restrictions appurtenant to the respective lots shown on this plat are designated on the associated Site Plan recorded in the office of the Mesa County Clerk & Recorder.