

JOBSITE TWO SUBDIVISION

LOTS 1 THROUGH 5, INCLUSIVE, BLOCK TWO, JOBSITE SUBDIVISION BOOK 4316, PAGE 120, MESA COUNTY RECORDS NORTH HALF SOUTHWEST QUARTER SECTION 25 TOWNSHIP 1 NORTH, RANGE 2 WEST, UTE MERIDIAN GRAND JUNCTION, MESA COUNTY, COLORADO

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That Grand Valley National Bank is the owner of that real property located in part of the North Half of the Southwest Quarter (N½ SW¼) of Section 25, Township 1 North, Range 2 West of the Ute Meridian, Mesa County, Colorado, as demonstrated in Public Trustee's Certificate of Purchase shown in Book 5145, Page 230, Mesa County records and being more particularly described as follows:

A replat of Lots 1 through 5, inclusive, Block Two, Jobsite Subdivision, Book 4316, Page 120, Mesa County records, in the City of Grand Junction, Mesa County, Colorado.

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 JOBSITE TWO SUBDIVISION, a subdivision in the City of Grand Junction, Colorado, and hereby offers the following dedications and grants:

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 there are no lienholders of record to herein described real property.

IN WITNESS WHEREOF, said owner, Grand Valley National Bank, has caused their name to be hereunto subscribed this 10 day of May, A.D. 2011.

by: [Signature] it's President (title)
for: Grand Valley National Bank

NOTARY PUBLIC'S CERTIFICATE

STATE OF COLORADO } ss
COUNTY OF MESA }

The foregoing instrument was acknowledged before me by John W. Stevenson it's President (title) for Grand Valley National Bank, this 10 day of May, A.D., 2011.

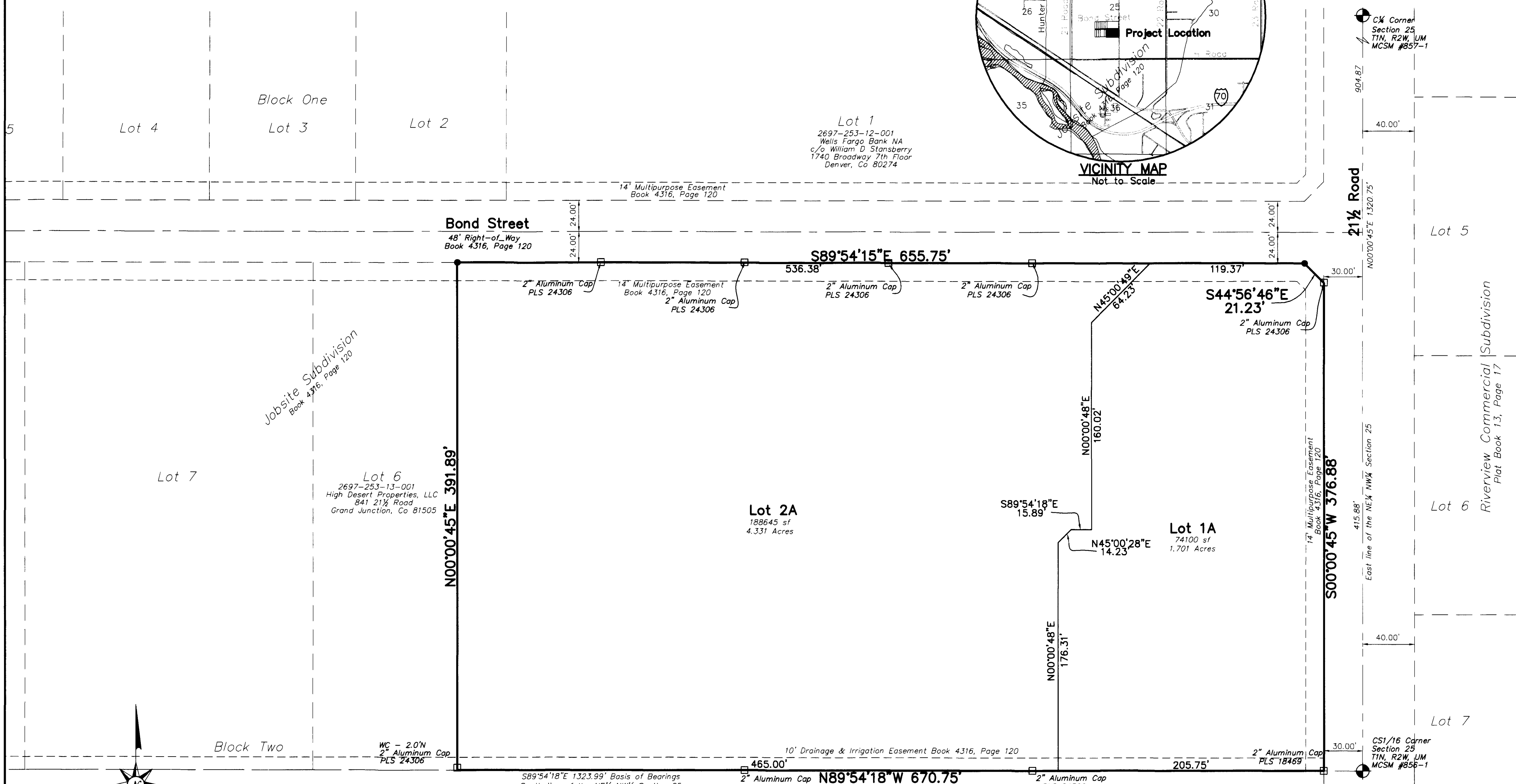
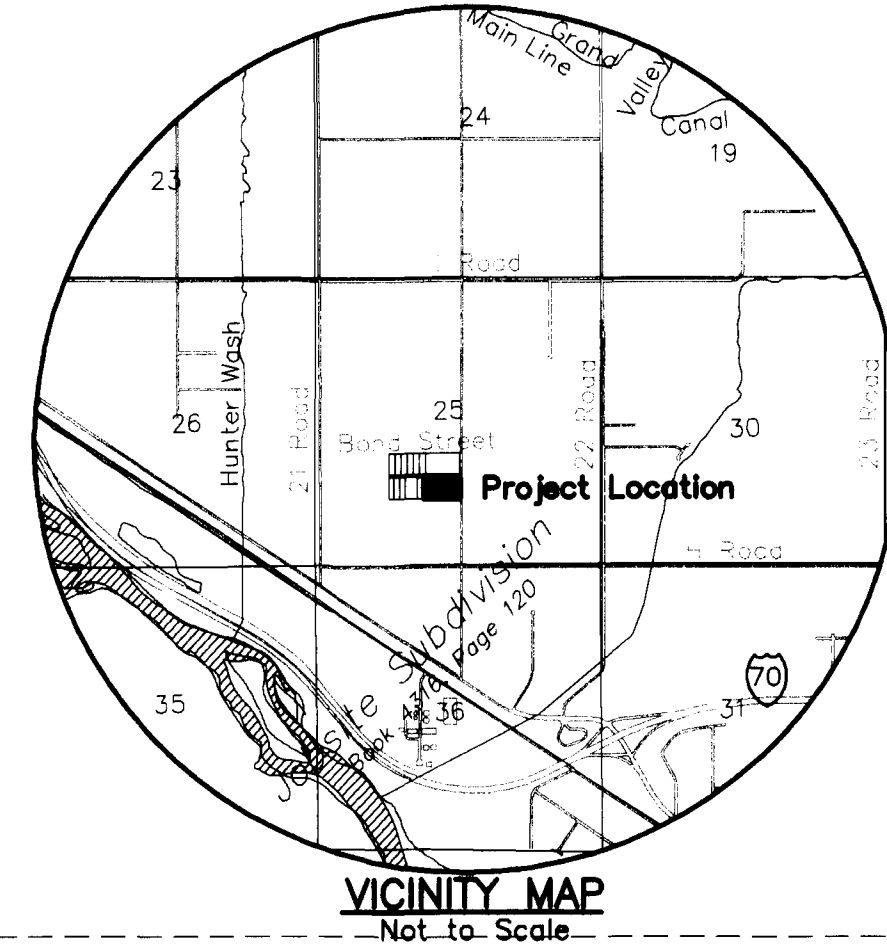
Witness my hand and official seal:

[Signature]
Notary Public

My Commission Expires 9-29-2011



My Commission Expires 09/29/2011



TITLE CERTIFICATION

STATE OF COLORADO } ss
COUNTY OF MESA }

We, FIDELITY NATIONAL 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 GRAND VALLEY NATIONAL BANK; 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 way of record are shown hereon.

Date: MAY 10, 2011 by: SHERI LULLY, Prod. Manager Name And Title
for: FIDELITY NATIONAL TITLE Name Of Title Company

GENERAL NOTES

Basis of bearings is the South line of the NE¼ SW¼ of Section 25 which bears North 89 degrees 54 minutes 18 seconds West, a distance of 1323.99 feet, established by observation of the MCGPS control network, which is based on the NAD 83 datum for Horizontal and NAVD 88 datum for Vertical Information. Both monuments on this line are Aliquot Survey Markers.

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

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

Easement and Title Information provided by Fidelity National Title Insurance Company, Commitment No. 696-F0372046-396-DPO, dated February 18, 2011.

FOR CITY USE ONLY

Associated Recorded Documents
Book Page Type

CITY OF GRAND JUNCTION APPROVAL

This plat of JOBSITE TWO SUBDIVISION, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado, is approved and accepted this 12 day of MAY, A.D., 2011.

City Manager [Signature]

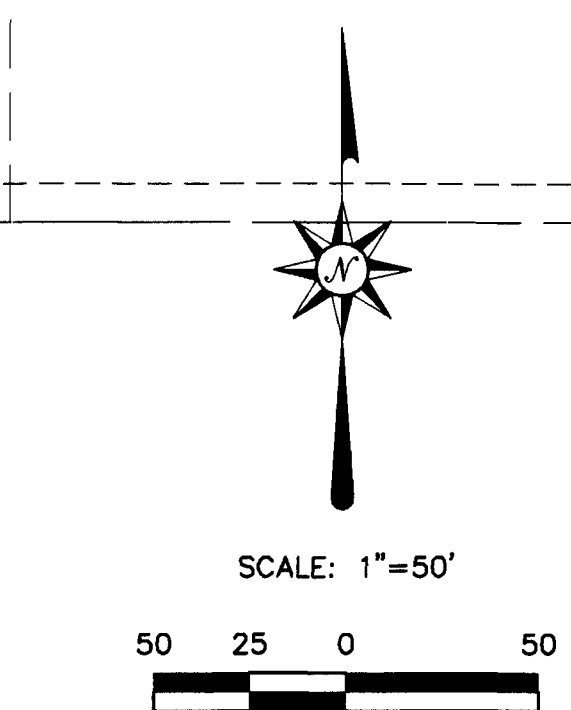
Mayor [Signature]

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO } ss
COUNTY OF MESA }

I hereby certify that this instrument was filed in my office at 1:46 o'clock P.M., May 12, A.D., 2011 and was duly recorded in Book 5156 Page(s) No. 778
Reception No. 2572105 Drawer No. 44-42 Fees: 10+1

[Signature]
Clerk and Recorder
[Signature]
Deputy



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.

- LEGEND**
- ALIQUOT SURVEY MARKER, AS NOTED
 - SET ALUMINUM CAP ON No. 5 REBAR, PLS 24953 PER CRS-38-51-105, IN CONCRETE
 - FOUND REBAR, AS NOTED
 - WC - 2.0'N WC=Witness Corner - 2.0'=Distance N=Direction
 - DURABLE 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
 - Δ DELTA ANGLE OF ARC
 - R RADIUS OF ARC
 - L LENGTH OF ARC
 - Ch CHORD BEARING OF ARC
 - Brg CHORD BEARING OF ARC
 - EQUAL SYMBOL
 - % PERCENT SYMBOL
 - & AND SYMBOL
 - UM UTE MERIDIAN

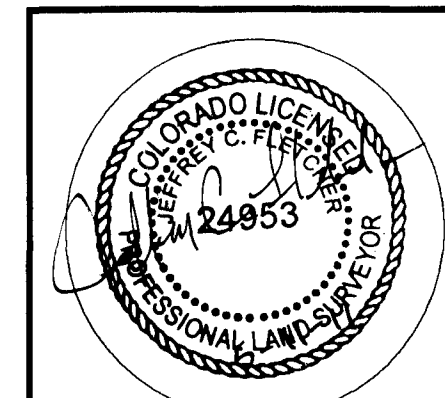
- ⊠ INTERSTATE HIGHWAY SYMBOL
- ⊡ STATE HIGHWAY SYMBOL
- US UNITED STATES
- NTS NOT TO SCALE
- CRS COLORADO REVISED STATUTES
- § SOLICIT, USED IN LEGAL DOCUMENTS (LATIN - ONE HALF)
- PLS PROFESSIONAL LAND SURVEYOR
- No. NUMBER
- L.L.C. LIMITED LIABILITY COMPANY
- A.D. ANNO DOMINI
- ± MORE OR LESS
- ° DEGREES (ANGULAR)
- ' MINUTES (ANGULAR) OR FEET (LINEAR)
- " SECONDS (ANGULAR) OR INCHES (LINEAR)
- MCSM MESA COUNTY SURVEY MARKER
- BLM BUREAU OF LAND MANAGEMENT
- ROW RIGHT-OF-WAY
- CDOT COLORADO DEPARTMENT OF TRANSPORTATION
- POB POINT OF BEGINNING
- POC POINT OF COMMENCING
- T&N TOWNSHIP x NORTH
- R&W RANGE x WEST

AREA SUMMARY

LOTS	= 6.032 Acres	100.00%
TOTAL	= 6.032 Acres	100.00%

SURVEYOR'S CERTIFICATION

I, Jeffrey C. Fletcher, do hereby certify that the accompanying plat of JOBSITE TWO 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.



Jeffrey C. Fletcher
COLORADO PROFESSIONAL LAND SURVEYOR
P.L.S. No. 24953

JOBSITE TWO SUBDIVISION
NORTH HALF SOUTHWEST QUARTER SECTION 25
TOWNSHIP 1 NORTH, RANGE 2 WEST
UTE MERIDIAN
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

PROJ. NO. 11-10	SURVEYED	DRAWN	CHK'D	SHEET	OF
DATE: March, 2011	smg	rsk	jcf	1	1