

# DT SWISS SUBDIVISION

OF LOTS 11 & 12 IN BLOCK 2 OF INDUSTRIAL ACRES SUBDIVISION (REC. #827757), EXCEPT THE WEST 65 FEET OF LOT 11  
SITUATED IN THE NE 1/4 SECTION 9, T1S, R1W OF THE UTE MERIDIAN  
CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, M F M Investments Inc. is the owner of that real property that resides in the City of Grand Junction, County of Mesa, State of Colorado, as shown on the accompanying plat, said property being described in Book 2536 at Page 620 of the Mesa County Clerk and Recorders Office, and being situated in the NE 1/4 Section 9, Township 1 South, Range 1 West of the Ute Meridian, Mesa County, Colorado being described as follows:

Lots 11 & 12 in Block 2 of  
INDUSTRIAL ACRES SUBDIVISION (REC. #827757)  
EXCEPT THE West 65 feet of Lot 11,  
County of Mesa, State of Colorado

That said owner has caused the said real property to be laid out and surveyed as DT SWISS SUBDIVISION, a subdivision of a part of the City of Grand Junction, State of Colorado.

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

All Multipurpose Easements are dedicated to the City of Grand Junction for the use of City-approved utilities and public providers as perpetual easements for the installation, operation, maintenance and repair of utilities and appurtenances including, but not limited to, electric lines, cable TV lines, natural gas pipelines, sanitary sewer lines, storm sewers, water lines, telephone lines, traffic control facilities, street lighting, landscaping, trees and grade structures.

There are no lienholders of record.

IN WITNESS WHEREOF said owner has caused their name to be hereunto subscribed this 23<sup>d</sup> day of September A.D., 2011.

M F M Investments Inc. By: [Signature]

STATE OF COLORADO }  
COUNTY OF MESA } S.S.

The foregoing instrument was acknowledged before me this 23<sup>d</sup> day of September A.D., 2011, by manager of M F M Investments Inc., a limited liability company.

My commission expires: \_\_\_\_\_ Notary Public



CLERK AND RECORDER'S CERTIFICATE  
STATE OF COLORADO }  
COUNTY OF MESA } S.S.

I hereby certify that this instrument was filed in my office at 4:01 o'clock P. M. this 5<sup>th</sup> day of OCTOBER A.D., 2011, and is duly recorded in Book No. 5208, Page 329

Reception No. 2587114 Drawer No. 44-67 Fee 10.00  
Sheila Reiner BY Alicia Nutcray  
CLERK AND RECORDER DEPUTY

### CITY APPROVAL

This plat of DT SWISS SUBDIVISION, a subdivision of the City of Grand Junction, County of Mesa, and State of Colorado was approved and accepted this 4 day of October A.D. 2011.

[Signature] City Manager  
[Signature] Mayor

### TITLE CERTIFICATION

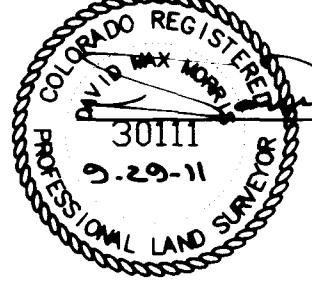
STATE OF COLORADO }  
COUNTY OF MESA } S.S.

We, Liberty Title Guaranty Co. - GJ, 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 [Name]; that the current taxes have been paid; that all mortgages not satisfied or released of record not 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.

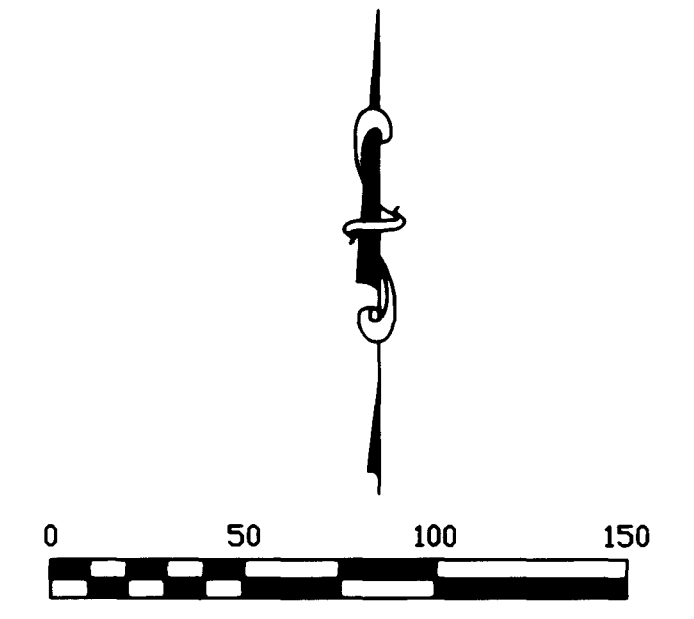
DATE: SEPTEMBER 28, 2011  
BY: [Signature] Title Examiner  
[Signature] Title Examiner

### SURVEYOR'S CERTIFICATE

I, David Max Morris, certify that the accompanying plat of DT SWISS SUBDIVISION, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado has been prepared under my direct supervision and accurately represents a field survey of same. I further certify that this plat conforms to all applicable requirements of the Zoning and Development Code of the City of Grand Junction and all applicable state laws and regulations.



[Signature]  
David Max Morris, O.E.D. Surveying Systems Inc.  
Colorado Registered Professional Land Surveyor L.S. 30111



Per Colorado Statute Number 38-51-106(l) all lineal units used on this plat are U.S. Survey Feet.

- #### LEGEND & NOTES
- ◆ FOUND MESA COUNTY SURVEY MARKER
  - FOUND SURVEY MONUMENTS SET BY OTHERS NO. 5 RE-BAR W/CAP L.S. 18469
  - x SET SPIKE (CONTROL POINT)
  - BOUNDARY CORNERS SET IN CONCRETE

- Deeds were provided by client.
- A Title commitment was provided Order File No. 98-11-030
- Found Monuments that represent property corners are within .25± of calculated position.

— Denotes adjoining property  
— Denotes Boundary line  
- - - Denotes easement line

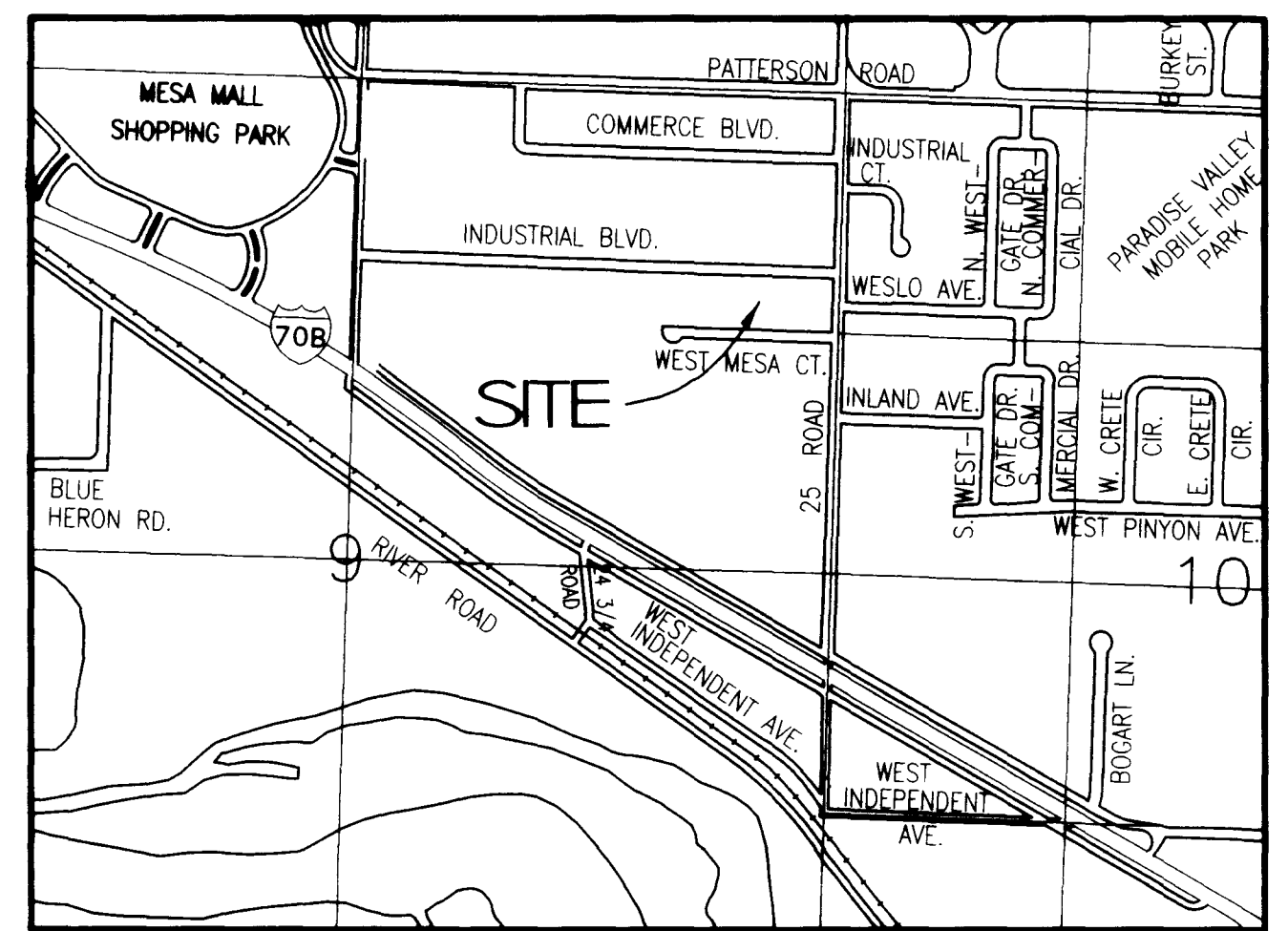
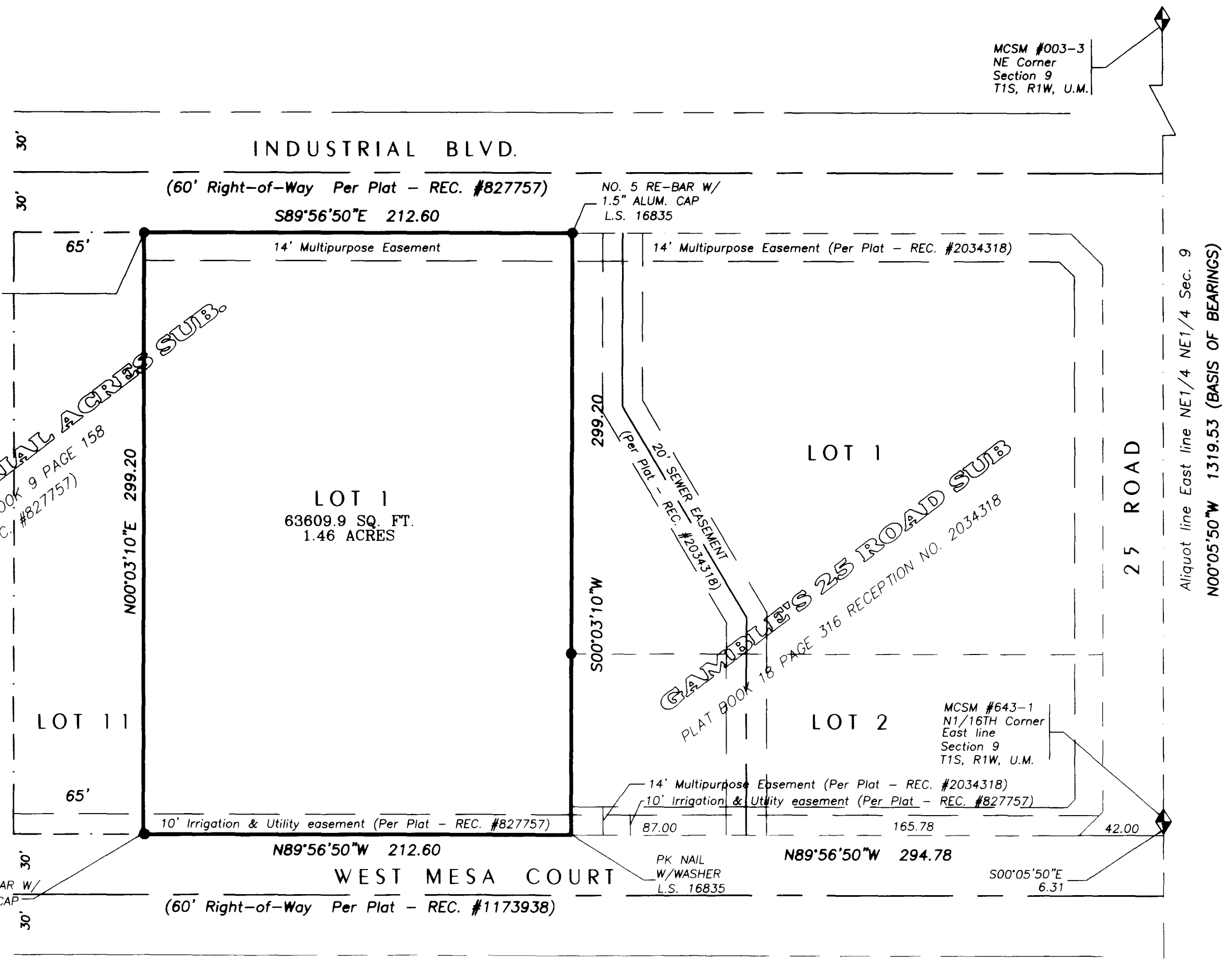
#### AREA SUMMARY

PARCELS = 1.46 ACRES = 100%
TOTAL = 1.46 ACRES = 100%

- Boundary corners set in concrete.
- All lot corners are to be set by a professional Land Surveyor in accordance to Colorado Revised Statute 38-51-105
- Deeds were provided by client.
- A Title search was provided by client (Policy No. 06 010 106 00001850) Order File NO. 98-11-030
- A Title Search was not performed by me.
- Found Monuments that represent property corners are within .25± of calculated position.
- Land Survey Plat Deposit Number 1342-96 should be referred to for additional information.

#### ABBREVIATIONS

SF & SQ. FT.	SQUARE FEET	NW	NORTH WEST
ESMT.	EASEMENT	NE	NORTH EAST
MPE	MULTI-PURPOSE EASEMENT	SW	SOUTH WEST
LEN.	LENGTH	W.C.	WITNESS CORNER
C	CURVE	C1/4	CENTER QUARTER
L	LINE	SE	SOUTH EAST
A	ACRES	SO.	SQUARE
BK.	BOOK	FT.	FEET
PG.	PAGE	W1/2	WEST HALF
MCSM	MESA COUNTY SURVEY MONUMENT	IRR.	IRRIGATION
U.M.	UTE MERIDIAN	T.B.M.	TEMPORARY BENCH MARK
MULTI	MULTIPLE	#5 RE-BAR	5/8" REINFORCING BAR
R.O.W.	RIGHT-OF-WAY	L.S.	LAND SURVEYOR
T1S	TOWNSHIP 1 SOUTH	W/CAP	WITH CAP
R1E	RANGE 1 EAST	NO.	NUMBER
REC. #	RECEPTION NUMBER		



Basis of Bearings Statement:  
Bearings are based on GPS observations and related to the Mesa County Local Coordinate System on the line between the N1/16TH corner on the East line of Section 9, Township 1 South, Range 1 West of the Ute Meridian, and the NE corner of the Section 9, T1S, R1W, U.M.  
Observed bearing being N00°05'50"W

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.

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SITUATED IN THE NE 1/4 SECTION 9, T1S, R1W OF THE UTE MERIDIAN CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO		
FOR: DT SWISS		SURVEYED BY: DMM
ACAD ID: DT Swiss Expan FIN		DRAWN BY: MEM
SCALE: 1" = 50'	Q.E.D. SURVEYING SYSTEMS, Inc. 1018 Colorado Ave Grand Junction, CO 81501-3521 (970) 241-2370 Fax: 241-7025	CHECKED BY: DMM
DATE: 8/19/2011		SHEET NO. 1 OF 1
		FILE: 2011-115