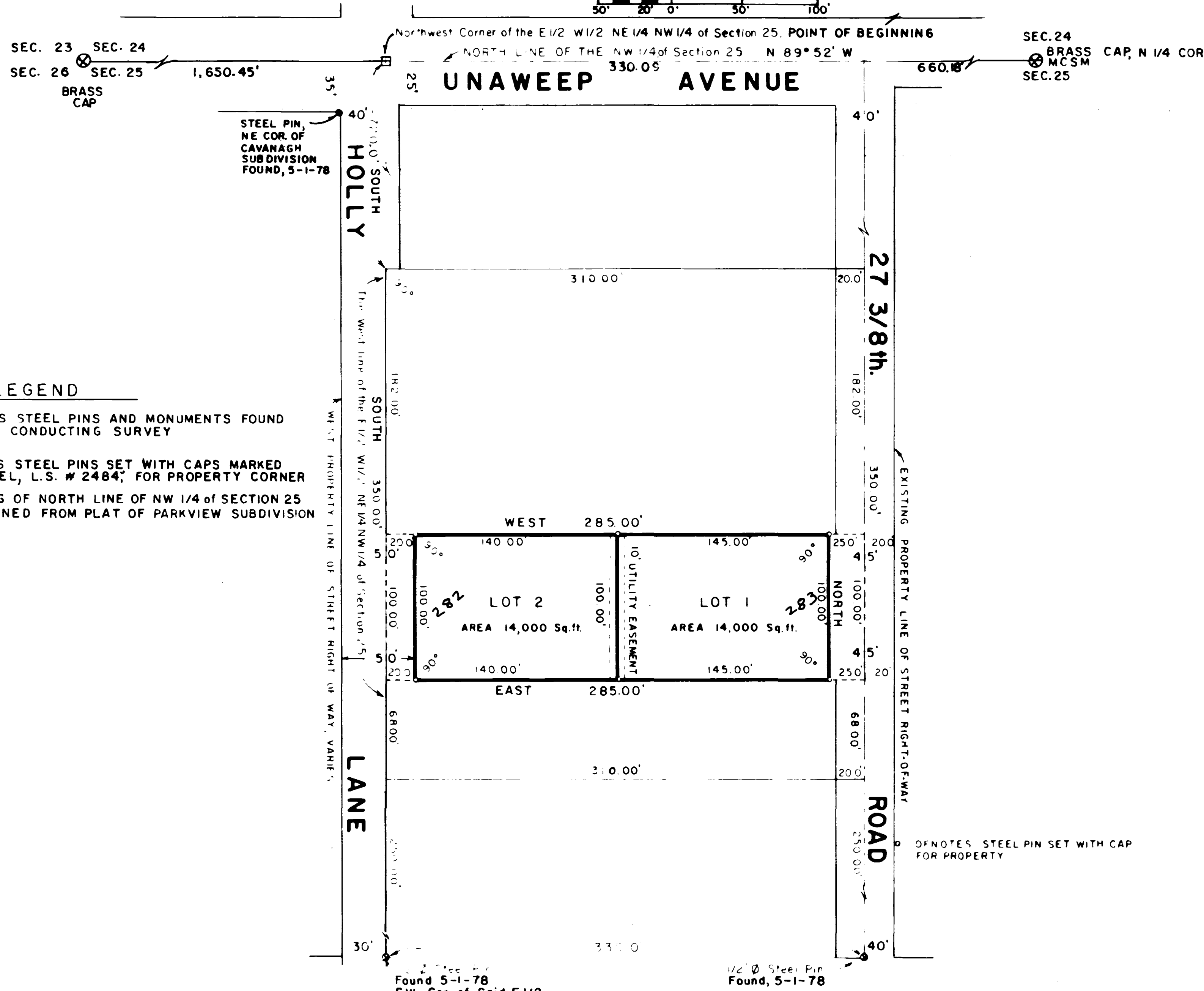


BILLINGS MINOR SUBDIVISION

N

SCALE 1" = 50'
DATE JUNE 10, 1978



LEGEND

- ⊗ DENOTES STEEL PINS AND MONUMENTS FOUND USED IN CONDUCTING SURVEY
- DENOTES STEEL PINS SET WITH CAPS MARKED "T.V.GAREL, L.S. # 2484" FOR PROPERTY CORNER BEARING OF NORTH LINE OF NW 1/4 OF SECTION 25 DETERMINED FROM PLAT OF PARKVIEW SUBDIVISION

WASTE DRAINAGE DITCH RIGHT-OF-WAY

CLERK and RECORDERS CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA } SS # 1167601

I hereby certify that this instrument was filed in my office at 8:35 o'clock P.M. this 4 day of Aug AD, 1978, and is duly recorded in Plat Book Number 12 Page 54

CLERK of RECORDER DEPUTY FEES

Earl Sawyer By Hazel M. Huskey 10.00

DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned Kenneth J. Billings is the Owner of that real property situated in the City of Grand Junction, County of Mesa, State of Colorado and being a part of the Northwest one-quarter (NW 1/4) of Section 25, Township 1 South, Range 1 West of the Ute Meridian as shown on the accompanying plat thereof, said tract being more particularly described as follows:

The North 100.00 feet of the South 168.00 feet of a tract of Land described as follows: Beginning 720.00 feet South of the Northwest corner of the East one-half (E 1/2) of the West one-half (W 1/2) of the Northeast one-quarter (NE 1/4) of the Northwest one-quarter (NW 1/4) of said Section 25, thence South a distance of 350 feet; thence East a distance of 330 feet; thence North distance of 350 feet; thence West to the point of beginning, except the East 20 feet thereof, containing 0.7017 Acres, more or less.

That said Owner has caused the said real property to be laid out and surveyed as Billings Minor Subdivision, a subdivision of a part of the City of Grand Junction, County of Mesa, State of Colorado.

That said Owner does hereby dedicate and set apart all of the streets and roads as shown on the accompanying plat to the use of the public forever and does dedicate to the utility companies those portions of said real property which are labeled as utility easements on the accompanying plat, with the further right of ingress and egress to and from the above described utility easements.

IN WITNESS WHEREOF said Owner, Kenneth J. Billings has caused his name to be hereunto subscribed this 23rd day of June, A.D. 1978.

Kenneth J. Billings
Kenneth J. Billings

State of Colorado)
County of Mesa) SS

The foregoing instrument was acknowledged before me this 1st day of August A.D. 1978 by Kenneth J. Billings

My Commission Expires: 7/17/82

Witness My Hand and Official Seal

Patricia A. Huddle
NOTARY PUBLIC

CITY APPROVAL

This plat of Billings Minor Subdivision, a subdivision of the City of Grand Junction, County of Mesa, State of Colorado was approved on this day of June, A.D. 1978.

James C. Wynn President of Council
Ronald P. Rich City Engineer

Gene Kibel Chairman, Grand Junction City Planning Commission
Sharon Beaver Sr. City Planner

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA } SS # 1165729 Reception Number 1165729

I hereby certify that this instrument was filed in my office at 2:45 o'clock P.M. this 14 day of July A.D., 1978, and is duly recorded in Plat Book Number 12 Page 54

CLERK and RECORDER DEPUTY FEES

Earl Sawyer By Hazel M. Huskey 10.00

SURVEYOR'S CERTIFICATION

I, Theron V. Garel, a Registered Land Surveyor in the State of Colorado, do hereby certify that the accompanying plat of Billings Minor Subdivision, a subdivision of the City of Grand Junction, Mesa County, State of Colorado has been prepared under my supervision and accurately represents a field survey of the same to the best of my belief and knowledge.

Theron V. Garel
Theron V. Garel PE-LS
Colorado Registration No. 2484

STATE OF COLORADO }
COUNTY OF MESA } SS

The foregoing instrument was acknowledged before me this 1st day of August A.D., 1978 BY

J.D. Walters
J.D. WALTERS, SENIOR VICE PRESIDENT, MODERN SAVINGS AND LOAN

My Commission expires: 7/17/82

Witness my hand and official Seal

Patricia A. Huddle
NOTARY PUBLIC

TITLE BLOCK
BILLINGS MINOR SUB.