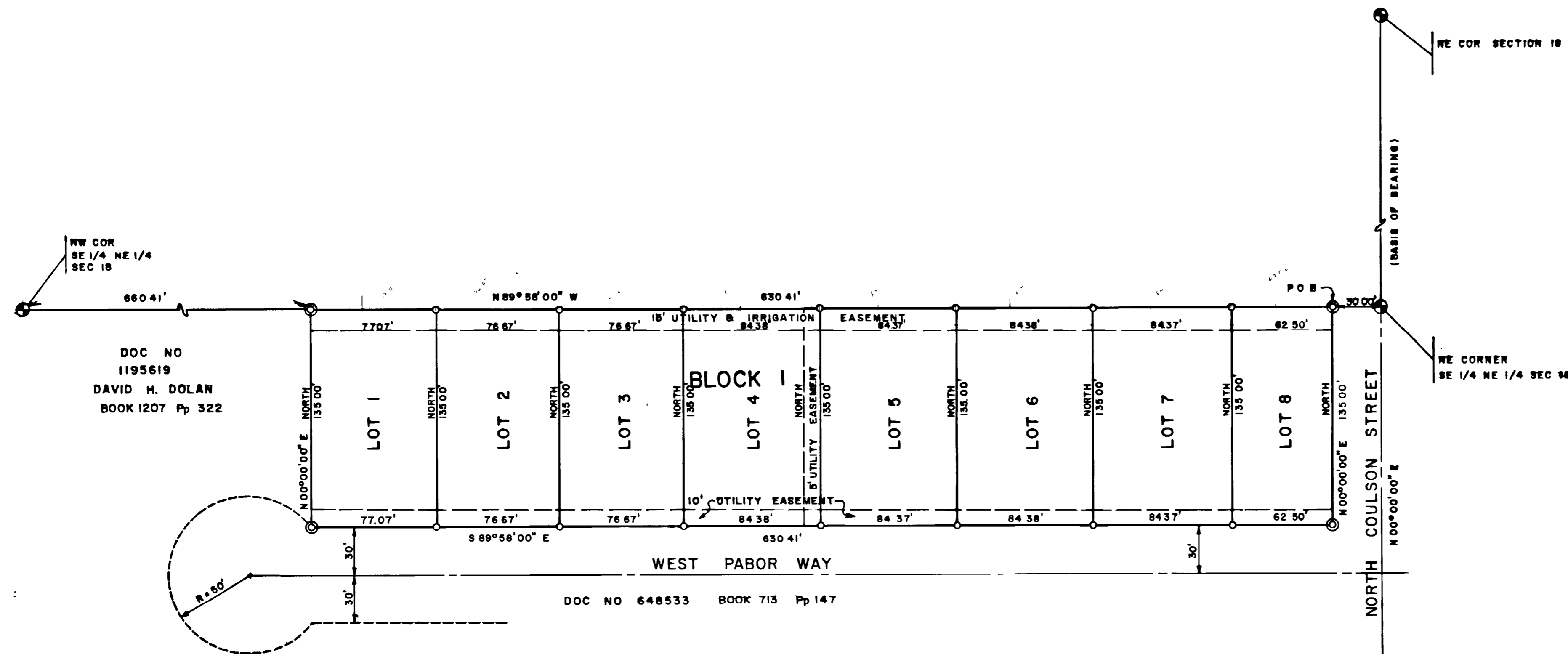


DOLAN SUBDIVISION

SE 1/4 NE 1/4 SEC. 18 T. 1 N. R. 2 W., U.M.
TOWN OF FRUITA - MESA COUNTY - COLORADO



DOC NO
1195619
DAVID H. DOLAN
BOOK 1207 Pp 322

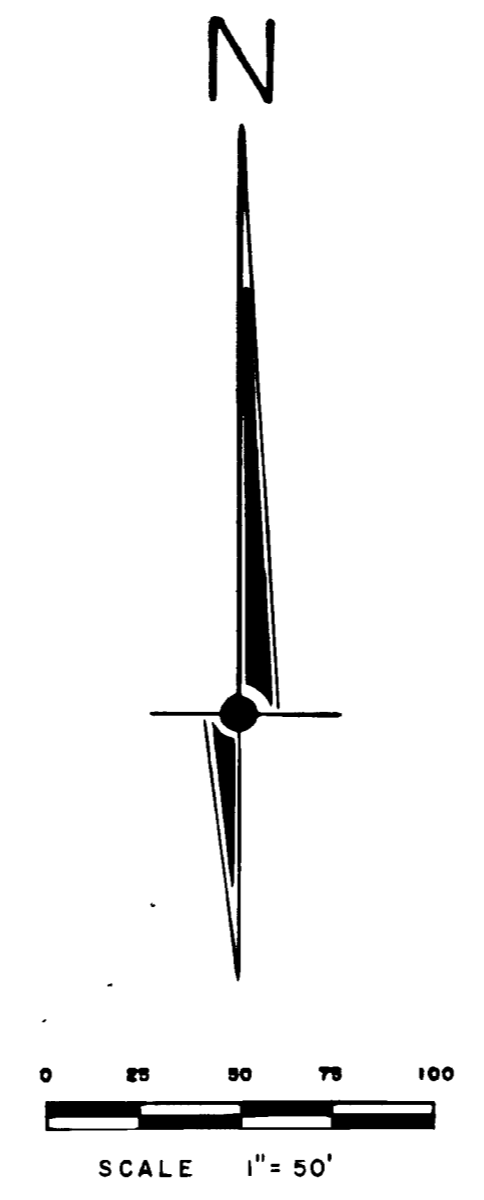
DOC NO 648533 BOOK 713 Pp 147

LEGEND

- ⊕ INDICATES FOUND MESA COUNTY SURVEY MONUMENT
- SET 5/8" REBAR WITH CAP MARKED "LUKE, LS 14115"
- ⊙ SET 5/8" REBAR WITH CAP SET IN CONCRETE

LAND USE BREAKDOWN

LOTS 100% ACRES = 100%
STREETS, WALKWAYS, ALLEYS = 0%



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned David H. Dolan is the owner of that real property situated in the Town of Fruita, County of Mesa, State of Colorado as shown on the accompanying plat and being described as follows:

The North 135.00 Feet of Tract 51, Orchard Subdivision to the Town of Fruita, being more particularly described as follows:

Beginning at the NE Corner of said parcel from whence the found Mesa County survey monument set for the NE Corner SE 1/4 NE 1/4 said Section 18 bears S 89° 58' 00" E 30.00 Feet, with all bearings herein being relative to North on the East Line of said SE 1/4 NE 1/4, thence N 89° 58' 00" W 630.41 feet along the north line of said SE 1/4 NE 1/4, thence S 00° 00' 00" E 135.00 feet, thence S 89° 58' 00" E 630.41 feet, thence N 00° 00' 00" E 135.00 feet to the point of beginning, containing 1.954 acres

That said owners do hereby dedicate and set apart all of the streets and roads shown on the accompanying plat to the use of the public and public utilities forever, and hereby dedicate those portions of said real property which are labeled as utility and irrigation easements on the accompanying plat as perpetual easements for the installation and maintenance of utilities and drainage facilities, including, but not limited to, electric lines, gas lines, irrigation lines and telephone lines. Together with the right to trim interfering trees and brush. With perpetual right of ingress and egress for installation, maintenance of and replacement of such lines. Said easements and rights shall be utilized in a reasonable and prudent manner.

IN WITNESS WHEREOF, said owners have caused their names to be hereunto subscribed this 19th day of September, A.D., 1979.

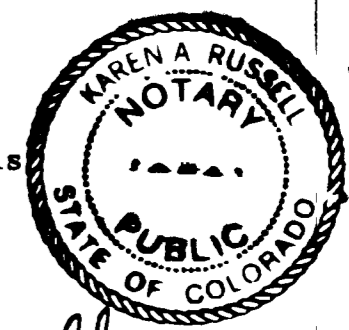
David H. Dolan
David H. Dolan

STATE OF COLORADO }
COUNTY OF MESA }

The foregoing instrument was acknowledged before me this 13th day of September, A.D., 1979 by David H. Dolan.

My Commission Expires 1-31-83
Witness My Hand and Official Seal.

Rose A. Russell
Notary Public



CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO }
COUNTY OF MESA }

I hereby certify that this instrument was filed in my office at 10:55 o'clock A.M., this 21 day of September, A.D., 1979 and is duly recorded in Plat Book 12, Page 205.

Earl Sawyer Clerk & Recorder
Thelma M. Huakey Deputy
Fees \$ 10.00

TOWN OF FRUITA PLANNING COMMISSION

Approved this 20th day of September, A.D., 1979 Planning Commission of the Town of Fruita, County of Mesa and State of Colorado.

Edwin Roberts
Chairman

TOWN OF FRUITA COUNCIL

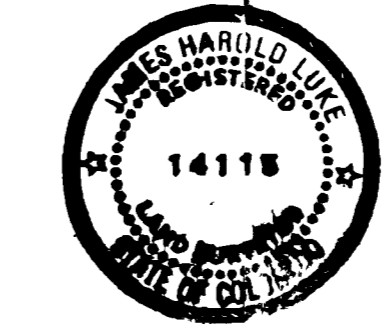
Approved this 21st day of Sept, A.D., 1979. Town Council of Fruita, County of Mesa, State of Colorado.

Walter S. Davis
Mayor

SURVEYORS CERTIFICATE

I, James H. Luke, do hereby certify that the accompanying plat of Dolan Subdivision, within the Town of Fruita, County of Mesa, State of Colorado, has been prepared under my direction and accurately represents a field survey of same.

James H. Luke
James H. Luke
Registered Land Surveyor
Colorado Registration No. 14115



	ARMSTRONG ENGINEERS ENGINEERING - SURVEYING CONCRETE & SOILS TESTING		
	SCALE AS SHOWN	DOLAN SUBDIVISION	
	DATE 5/29/79	TOWN OF FRUITA	
	DRAWN BY FAV	MESA COUNTY, COLORADO	
CHECKED BY TAW	DATE OF SURVEY	SHEET 1 of 1	JOB NUMBER 792343