



222 South 6th Street
Room 317
Grand Junction, Co. 81501
Phone: (970) 683-6234 FAX: (970) 683-6249

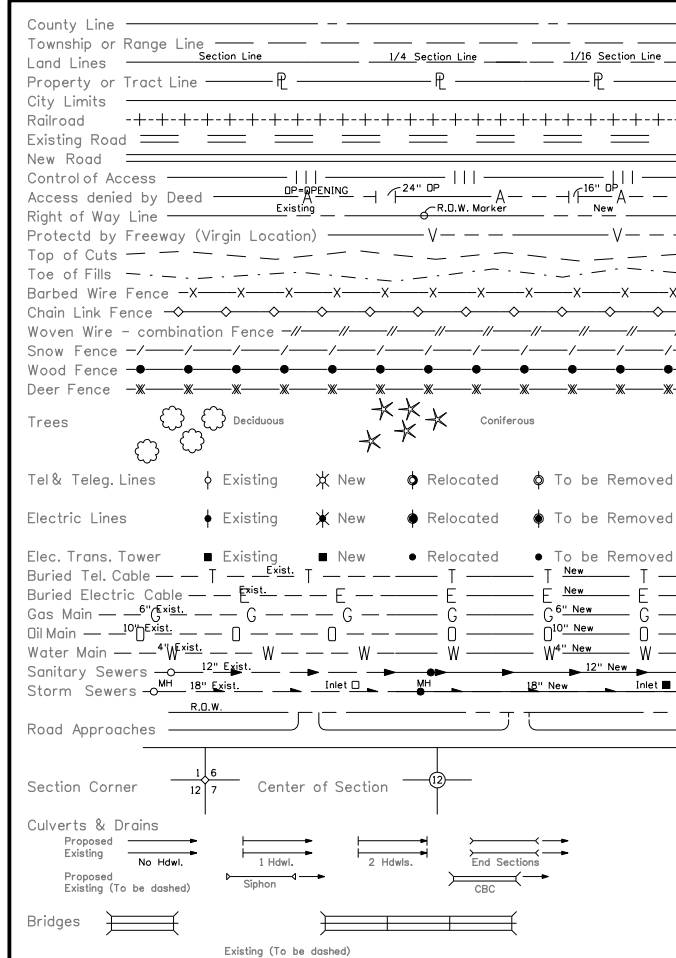
Region 3

LED

Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX

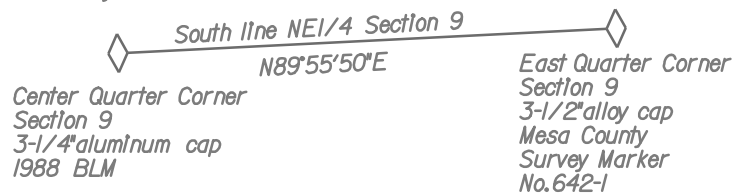
Right of Way Plans				
Title Sheet				
Project Number:	NH 0701-200			
Project Location:	I-70B 24 1/2 Rd to 24 3/4 Rd			
Project Location:	I-70B (MP 3.14 to MP 3.34)			
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17300	00-00-00	1 of 1	1	7

CONVENTIONAL SIGNS



BASIS OF BEARINGS

All bearings used in the calculation of coordinates are based on a bearing of North 89°55'50" East from Center Quarter Corner of Section 9 to the East Quarter Corner of Section 9, as obtained from a Global Positioning System (GPS) survey based on the Mesa County Local Coordinate System (MCLCS), as published by the Mesa County Department of Public Works, Engineering Division / Survey Section.



RECORDER'S CERTIFICATE:
THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER OF MESA COUNTY AT _____ ON THE _____ DAY OF _____, 2009 A.D. IN BOOK _____, PAGE _____, MAP _____, RECEPTION NO. _____

COUNTY CLERK AND RECORDER
BY: _____ DEPUTY

REGION 3
PROJ. CODE: 17300
DATE: MAY 2009

DEPARTMENT OF TRANSPORTATION

STATE OF COLORADO

**RIGHT OF WAY PLAN OF PROPOSED
FEDERAL AID PROJECT NO. NH 0701-200
I-70 BUSINESS ROUTE
MESA COUNTY
RIGHT OF WAY PROJECT CODE NO. 17300**

SECTION 9

T. 1 S., R. 1 W., UTE M.



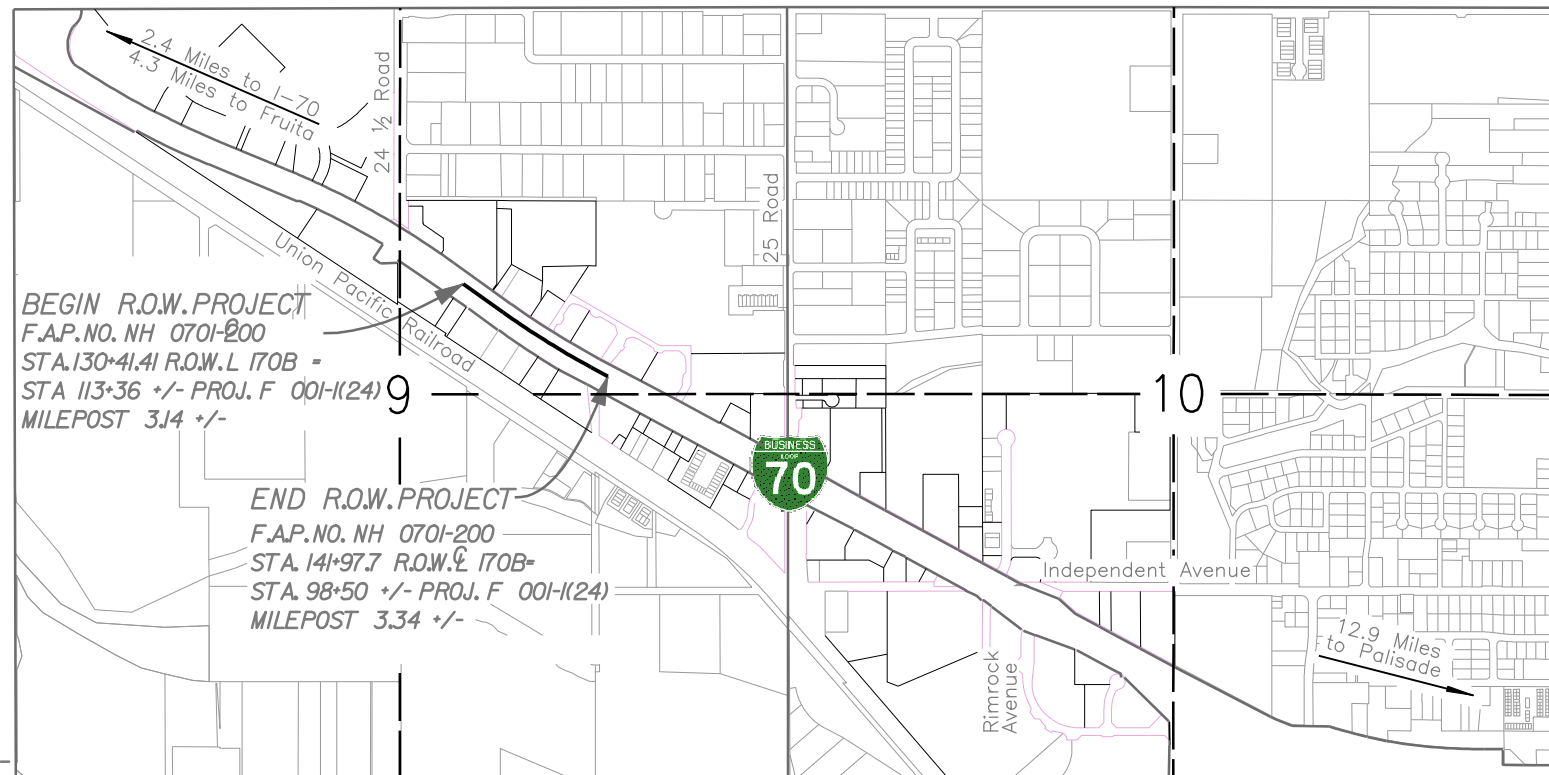
SCALES OF ORIGINAL DRAWINGS

PLAN SHEETS : 1"=50'

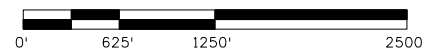
OWNERSHIP MAP: 1"=200'

CONTROL DIAGRAM: 1"=600'

APPROXIMATE R.O.W. LENGTH: 0.20 MILES



PROJECT LOCATION MAP



INDEX OF SHEETS

1	Title Sheet
2	Tabulation of Properties
3 - 3D	Project Control Diagram
4	Monumentation Sheet
5 - 6	Plan Sheets
7	Ownership Sheet

LEGEND

▲	CONTROL POINT
⊗	ROW MONUMENT TO BE SET
⊗	PARCEL NUMBER
⊗	PERMANENT EASEMENT POINT
⊗	TEMPORARY EASEMENT POINT
⊗	FOUND ROW MONUMENT
•	FOUND OTHER MONUMENT
⊗	ALIQUOT CORNER LOCATION
⊗	OTHER CONTROL LOCATION

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DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

AUTHORIZED: _____ DATE _____

DIVISION ADMINISTRATOR



Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX

Right of Way Plans Tabulation of Properties				
Project Number: NH 0701-200				
Project Location: I-70B 24 1/2 Rd to 24 3/4 Rd				
Project Location: I-70B (MP 3.14 to MP 3.34)				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17300	00-00-00	1 of 1	2	7

Parcel No.	Owner	Address	Mesa County Location Section, Township, Range, Ute P.M.	Area In Acres (Square Feet)					Book and Page No. And/Or Reception No.	Title Commitment No.	Remarks
				Area of Parcel	Existing ROW	Net Area	Remainder Left	Remainder Right			
TE-8	BBBS Enterprises LLC 560 E Saddle Dr. Grand Junction, CO 81507	2463 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.015 (637)		0.015 (637)				Deed Bk 3823, Pg 899	For driveway reconstruction
TE-10	BBBS Enterprises LLC 560 E Saddle Dr. Grand Junction, CO 81503-9754	2465 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.016 (688)		0.016 (688)				Deed Bk 3823, Pg 899	For driveway reconstruction
TE-10A	BBBS Enterprises LLC 560 E Saddle Dr. Grand Junction, CO 81503-9754	2465 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.044 (1,935)		0.044 (1,935)				Deed Bk 3823, Pg 899	For driveway reconstruction
12	Not Used		NE 1/4 Section 9, T1S, R1W, UTE M								
14	Not Used		NE 1/4 Section 9, T1S, R1W, UTE M								
16	BBBS Enterprises LLC 560 E. Saddle Drive Grand Junction, CO 81502	2469 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.041 (1,798)		0.041 (1,798)		0.887		03580B2008 3/10/09	
TE-16	BBBS Enterprises LLC 560 E. Saddle Drive Grand Junction, CO 81502	2469 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.030 (1,307)		0.030 (1,307)				03580B2008 3/10/09	For driveway reconstruction
18	RUSE LLC 2475 Hwy 6&50 Grand Junction, CO 81505-1107	2475 Hwy 6&50 Grand Junction, Co	NE 1/4 & SE 1/4 Section 9, T1S, R1W, UTE M	0.238 (10,354)		0.238 (10,354)		1.598		03559B2008 3/11/09	
TE-18	RUSE LLC 2475 Hwy 6&50 Grand Junction, CO 81505-1107	2475 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.040 (1,758)		0.040 (1,758)				03559B2008 3/11/09	For driveway reconstruction
19	Quikrete Denver Holding Inc. 1790 Century circle, N.E. Atlanta, GA 30345		NE 1/4 Section 9, T1S, R1W, UTE M	0.003 (144)		0.003 (144)	0.00			03978B2008 3/10/09	Total Acquisition
21	James P & Brenda S Billings 2583 1/2 Hwy 6&50 Grand Junction, CO 81501	2456 1/2 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.043 (1,856)		0.043 (1,856)	0.994			03545B2008 3/11/09	
TE-21	James P & Brenda S Billings 2583 1/2 Hwy 6&50 Grand Junction, CO 81501	2456 1/2 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.017 (733)		0.017 (733)				03545A2008 3/11/08	For driveway & roadway reconstruction
23	MTTJ LLC 2460 Hwy 6&50 Grand Junction, CO 81505		NE 1/4 Section 9, T1S, R1W, UTE M	0.152 (6,638)		0.152 (6,638)	0.179			03560B2008 3/11/09	
TE-23	MTTJ LLC 2460 Hwy 6&50 Grand Junction, CO 81505		NE 1/4 Section 9, T1S, R1W, UTE M	0.042 (1,813)		0.042 (1,813)				03560B2008 3/11/09	For driveway & roadway reconstruction
25	MTTJ LLC 2460 Hwy 6&50 Grand Junction, CO 81505	2460 Hwy 6 & 50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.090 (3,905)		0.090 (3,905)	1.125			03561B2008 3/11/09	
PE-25	MTTJ LLC 2460 Hwy 6&50 Grand Junction, CO 81505	2460 Hwy 6 & 50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.013 (567)		0.013 (567)	See Above			03561B2008 3/11/09	For construction and maintenance of drainage structures
TE-25	MTTJ LLC 2460 Hwy 6&50 Grand Junction, CO 81505	2460 Hwy 6 & 50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.040 (1,728)		0.040 (1,728)				03561B2008 3/11/09	For driveway and roadway reconstruction
27	L Theisen Properties LLC 205 N 4th St, Ste 450 Grand Junction, CO 81501	2462 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.020 (880)		0.020 (880)	0.671			03562B2008 3/11/09	
TE-27	L Theisen Properties LLC 205 N 4th St, Ste 450 Grand Junction, CO 81501	2462 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.042 (1,827)		0.042 (1,827)				03562B2008 3/11/09	For driveway and roadway reconstruction
TE-27A	L Theisen Properties LLC 205 N 4th St, Ste 450 Grand Junction, CO 81501	2462 Hwy 6&50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M	0.021 (936)		0.021 (936)				03562B2008 3/11/09	For driveway construction
47	Not Used	2462 1/2 Hwy 6 & 50 Grand Junction, Co	NE 1/4 Section 9, T1S, R1W, UTE M							04031A2008 12/08/2008	



K:\072191\I70B Grand Junction\I70B\ROW_Survey\Drawings\I70B\Tabulation of Properties\Sheet01.dgn



Sheet Revisions			Sheet Revisions			Sheet Revisions		
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Right of Way Plans				
Control Diagram				
Project Number: NH 0701-198 thru 201				
Project Location: I-70B 24 Rd to 24 1/2 Rd				
Project Location: I-70B (MP 2.55 to MP 4.05)				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17299-17302	00-00-00	1 of 5	3	7

DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

SURVEY CONTROL DIAGRAM

C.D.O.T. PROJECT NO. NH 0701-198,
C.D.O.T. PROJECT NO. NH 0701-199,
C.D.O.T. PROJECT NO. NH 0701-200,
C.D.O.T. PROJECT NO. NH 0701-201

I-70 BUSINESS ROUTE
MESA COUNTY

SECTION'S 5, 9, 10 & 15
T. 1 S., R. 1 W., UTE M.
M.P. 2.55 to M.P. 4.05

SCALES OF ORIGINAL DRAWINGS

CONTROL DIAGRAM: 1"=600'
APPROXIMATE LENGTH: 4.1 MILES

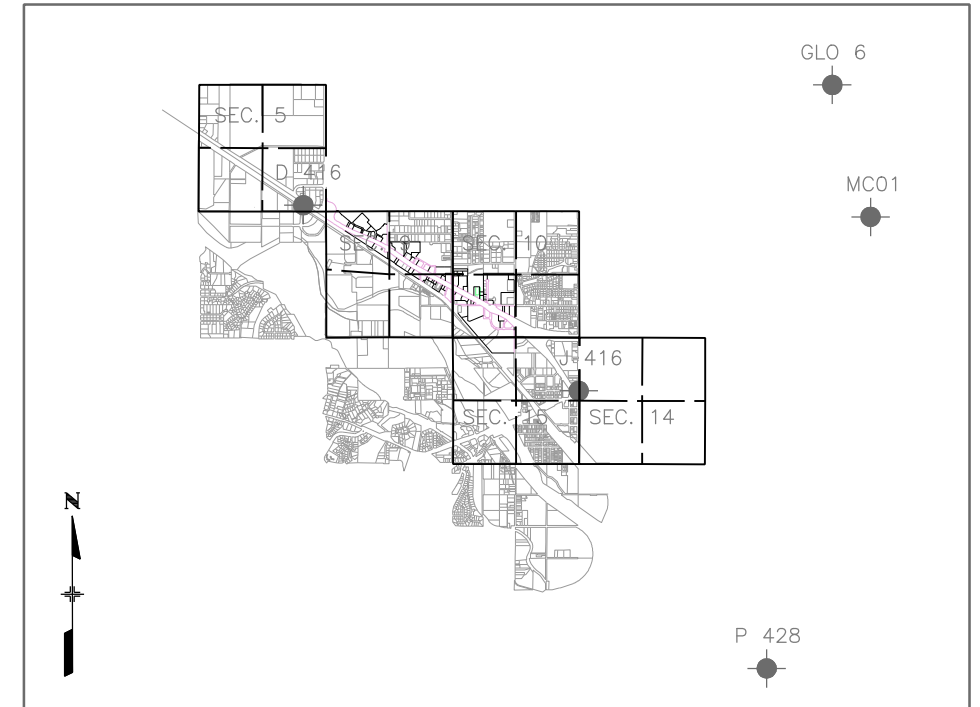
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THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE
CLERK AND RECORDER OF MESA COUNTY AT _____
ON THE _____ DAY OF _____, 2009 A.D. IN
BOOK _____, PAGE _____,
MAP _____, RECEPTION NO. _____

COUNTY CLERK AND RECORDER

BY: _____
DEPUTY



VICINITY MAP
NOT TO SCALE



NGS POINT LOCATION
1" = 8000'

Project Coordinates are consistent with the broadcast Mesa County GPS correction for horizontal only.

DATUM:
MESA COUNTY DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION / SURVEY SECTION
(970) 244-1826 FAX (970) 255-7171
750 MAIN ST. P.O. Box 20000 Grand Junction, Colorado 81502-5013
February 25, 2004
To Whom It May Concern,

The intent of this cover letter is to explain the data shown on the Survey Information Management System (SIMS) data sheets and in the SIMS database. It is assumed that the reader has a good understanding of geodetic surveying and mapping terminology. Explanation of data will only cover special Mesa County ID's, NO's and the Local Coordinate System (LCS). These numbers are special identification numbers that are assigned arbitrarily to each GPS point in no certain order or location. The GPS Equipment and/or Software limits these ID's to four alpha/numeric places (these are the actual GPS survey ID's). The first letter (SN,P,S, or T) is intended to categorize the points in a group based upon minimum precision ratio limits calculated from raw baseline "Loop Closures". The remainder is an arbitrary number in succession starting with the number 01 or 001. There are gaps in the system due to points being assigned an ID number, but no survey has been done to date. The following explains the first letter in the GPS Identification Number.

- SN01 - NGS HARN and Mesa County SUPERNET(SN) Points (GPS Only).
- P001 - Mesa County and City of G.J. Primary (P) Points (GPS Only).
- S001 - Mesa County and City of G.J. Secondary (S) Points.
- T001 - Tertiary (T) points.

- Precision Ratio = + 1 part : 1,000,000.
- Precision Ratio = + 1 part : 500,000.
- Precision Ratio = + 1 part : 100,000.
- Precision Ratio = + 1 part : 25,000.

PLS001 - RTK and Fast Static points collected by PLS's other than Mesa County. (See Mesa County's Web Site for more information)

The SIMS LCS is called the MCLCS and there are several zones as follows: GVA (Grand Valley Area), GPA (Glade Park Area), MCA (Mesa Collbran Area), Ute-LeonBasin, and GMA (Grand Mesa Area). For more information on all these zones contact me personally. The GVA zone in the SIMS Database is called MCGVA and is based upon Ground Distances at an NAVD88 height of 4644ft at which the scale factor is 1.000218181798. The Coordinate System is a Transverse Mercator projection and is the closest equivalent of True Ground Distances in the Grand Valley area, while still maintaining geodetic accuracies within the network. The point of origin and Central Meridian is SN01(GLO6) with an X,Y coordinate of N50,000/E100,000. The geodetic coordinates of SN01 are Lat.39°06'22.72681N, Long.108°32'01.43611W, HAE 1435.881m, Datum is NAD83(1992)HARN. The LCS units are in US feet. It is important to remember that the further east or west the coordinate values become from the central meridian the more severe the rotation from True Geodetic North becomes due to the convergence of the Meridians. This LCS is intended for use within ±500ft Vertically of the 4644ft datum, otherwise there will be an unacceptable scale factor error. The height(HT) columns are self-explanatory. The Ellipsoid height is based upon the NAD83(1992) HARN datum and the NAVD88 height is based upon the NAVD88 datum using NGS's Geoid99 model and 111 NGS First Order Bench Marks and Mesa County's/City of Grand Junction's new 2nd order, Class 1 bench marks throughout the Grand Valley area. These databases can be found, viewed, printed and downloaded from Mesa County's web site at www.co.mesa.co.us.

Thank You,
B. Frank Kochevar, Jr.
Chief Geodesist

Vertical Datum:

Differential Levels were run between all control points shown hereon holding Vertical NGS points D416 and J416. Note that these elevations differ from the Mesa County CORS Broadcast vertical. These Monuments meet minimum vertical accuracy tolerance for a CDOT class A primary survey.

Marla M. McOmber, PLS No. 24961

Date

SURVEY STATEMENT

I, Marla M. McOmber, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation this Project Control Diagram was prepared and the field survey it represents was performed under my responsible charge and, based upon my knowledge, information and belief is in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

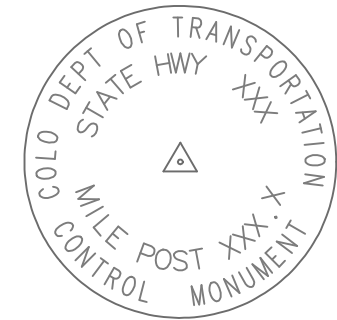


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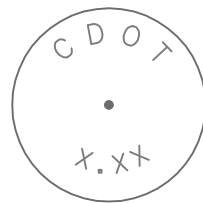


Sheet Revisions			Sheet Revisions			Sheet Revisions		
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Right of Way Plans				
Control Diagram				
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17299-17302	00-00-00	2 of 5	3A	7



Typical Control Monument Cap
Not to Scale



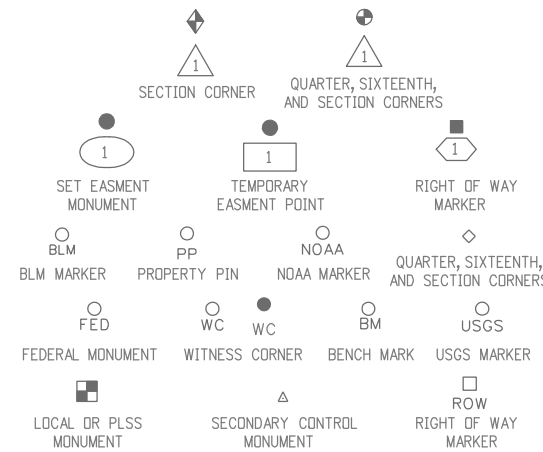
● National Geodetic Survey (NGS) Control Point

▲ CM- All Control Monuments are CDOT Type 2 Control Monuments, (As shown) on a Type 2 finned aluminum security rod.

△ Found monuments are 1" brass discs stamped "CDOT" and stamped with a mile marker location.

NOTE: This control survey is for the use of the Colorado Department of Transportation personnel. The survey is not a complete Boundary Survey. Title Policy, Title Commitment, and Title Research were not part of this control survey, therefore, easements, rights, and restrictions of record are not shown. The verification of the physical evidence with relation to easements, rights of way, property boundaries, and restriction, as described in the instruments of record, were not included in this control survey.

NOTE: 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 statement shown.



- CONSTRUCTION SURVEYING AND MONUMENTATION REQUIREMENTS:
- 1). This Control Survey Diagram represents the horizontal and vertical control for the project established by the Division. It is possible that some of the survey control monuments listed have been disturbed or obliterated. It is the Contractor's responsibility to verify the existence and stability of the control monuments before submitting a bid price.
 - 2). All Type 1 and Type 2 monuments shall be set flush with the ground. Witness posts shall be installed 1 foot from and facing all Type 1 and Type 2 monuments, or as directed by the Project Engineer.
 - 3). Installation of Type 3 and Type 3-A monuments shall be completed in the same day that installation is commenced. Under no circumstances shall holes in the roadway be left open overnight.
 - 4). When installing Type 3-A monuments, the aluminum access cover shall be positively secured to the PVC pipe with screws or glue. The access cover shall be caulked with asphalt caulking between the cover and the edges of the roadway surface to provide a positive moisture barrier around the access cover.
 - 5). Control survey procedures, statistical analysis, and accuracy obtained for horizontal and vertical control shall be documented in the field book.
 - 6). Legible copies of the field books shall be submitted to the Project Engineer for review on a monthly basis.
 - 7). It is ultimately the prime Contractor's responsibility to insure that these requirements, as well as any contained in the CDOT specifications, project special provisions, and CDOT Survey Manual are fulfilled under this contract.
 - 8). The minimum staking intervals for each item are described on the plans or in the CDOT Survey Manual. If the contractor wishes to reduce the minimum intervals, a Contract Modification Order must be negotiated and the cost of the item reduced accordingly.

GEODETTIC CONTROL COORDINATE SUMMARY TABLE (ADJUSTED FIELD DATA)

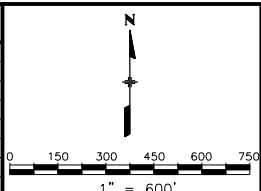
POINT NAME	GEODETTIC COORDINATES NAD-83(92) (HARN)		STATE PLANE		PROJECT COORDINATES		ELEV. (NAVD 88)sft	DESCRIPTION
	LATITUDE	LONGITUDE	NORTHING (sft)	EASTING (sft)	NORTHING (sft)	EASTING (sft)		
2.54	39°05'26.09026"N	108°36'25.19831"W	1472962.925	2118325.027	44276.94180	79198.97911	4548.62	SET CDOT TYPE 2 MONUMENT
2.74	39°05'21.60771"N	108°36'12.96751"W	1472476.743	2119273.257	43822.56164	80163.18584	4551.15	SET CDOT TYPE 2 MONUMENT
2.99	39°05'17.79969"N	108°36'00.37809"W	1472057.833	2120252.109	43436.45832	81155.75845	4552.40	SET CDOT TYPE 2 MONUMENT
3.16	39°05'10.23074"N	108°35'49.43780"W	1471263.127	2121088.073	42669.88987	82018.03452	4554.21	SET CDOT TYPE 2 MONUMENT
3.35	39°05'06.17261"N	108°35'37.14865"W	1470819.803	2122042.476	42258.56291	82986.98033	4556.82	SET CDOT TYPE 2 MONUMENT
3.55	39°05'01.32728"N	108°35'25.35383"W	1470298.247	2122955.248	41767.63479	83916.92001	4560.42	SET CDOT TYPE 2 MONUMENT
3.76	39°04'54.83036"N	108°35'14.20332"W	1469611.458	2123811.605	41109.63505	84795.97836	4548.61	SET CDOT TYPE 2 MONUMENT
3.95	39°04'51.14763"N	108°35'01.66175"W	1469205.517	2124787.295	40736.39197	85784.95705	4552.88	SET CDOT TYPE 2 MONUMENT
4.16	39°04'45.17195"N	108°34'50.08380"W	1468570.349	2125679.210	40131.18653	86697.83990	4559.10	SET CDOT TYPE 2 MONUMENT
4.36	39°04'37.73238"N	108°34'40.34529"W	1467792.111	2126421.186	39377.94289	87465.60353	4554.21	SET CDOT TYPE 2 MONUMENT
4.56	39°04'29.89052"N	108°34'31.24118"W	1466974.912	2127111.832	38584.03434	88183.35175	4554.73	SET CDOT TYPE 2 MONUMENT
4.76	39°04'21.69826"N	108°34'21.47602"W	1466120.540	2127853.425	37754.66558	88953.27434	4569.94	SET CDOT TYPE 2 MONUMENT
4.90	39°04'12.59886"N	108°34'16.27099"W	1465186.622	2128232.547	36833.66600	89363.48203	4579.41	FOUND 1" BRASS DISC "CDOT"
4.95	39°04'09.55251"N	108°34'14.59468"W	1464874.137	2128354.255	36525.33184	89495.59276	4578.08	FOUND 1" BRASS DISC "CDOT"
5.00	39°04'06.27507"N	108°34'16.03441"W	1464546.592	2128229.570	36193.71362	89381.88159	4578.43	SET CDOT TYPE 2 MONUMENT
5.05	39°04'02.85053"N	108°34'14.52057"W	1464196.302	2128337.182	35847.11348	89501.16351	4580.57	FOUND 1" BRASS DISC "CDOT"
5.10	39°03'59.15147"N	108°34'15.96914"W	1463826.151	2128210.356	35472.82902	89386.73405	4579.95	FOUND 1" BRASS DISC "CDOT"
5.15	39°03'55.00100"N	108°34'15.16113"W	1463404.343	2128259.854	35052.79028	89450.30601	4578.61	FOUND 1" BRASS DISC "CDOT"
5.20	39°03'52.34528"N	108°34'10.77405"W	1463124.131	2128596.583	34783.90190	89796.30086	4577.32	FOUND 1" BRASS DISC "CDOT"
5.25	39°03'51.50286"N	108°34'03.77728"W	1463020.317	2129145.223	34698.43973	90348.25700	4578.98	FOUND 1" BRASS DISC "CDOT"
D 416	39°05'33.12683"N	108°36'40.98558"W	1473716.975	2117105.456	44990.05363	77954.55966	4543.25	PUNCH MARK IN STAINLESS STEEL ROD
GLO 6	39°06'22.72681"N	108°32'01.43611"W	1477986.869	2139299.608	50000.00000	100000.00000	-	DISC IN CONCRETE MONUMENT STAMPED "T1N R1W R1E S36 S31 S1 S36 1931 USCGS 1934"
J 416	39°04'16.75924"N	108°34'15.40769"W	1465604.977	2128314.816	37254.65395	89431.75630	4581.19	STAINLESS STEEL ROD IN SLEEVE STAMPED "J 416 1984"
MC01	39°05'28.39134"N	108°31'41.27127"W	1472439.872	2140704.981	44501.46646	101590.24092	4773.79	A GPS CONTINUOUSLY OPERATING REFERENCE STATION
P 428	39°02'22.44141"N	108°32'36.12695"W	1453782.772	2135752.491	25684.10812	97262.21422	4644.91	STAINLESS STEEL ROD WITH 5" LOGO CAP



Sheet Revisions		
Date mm/yy	Description XXXXXXXX	Initials XXX

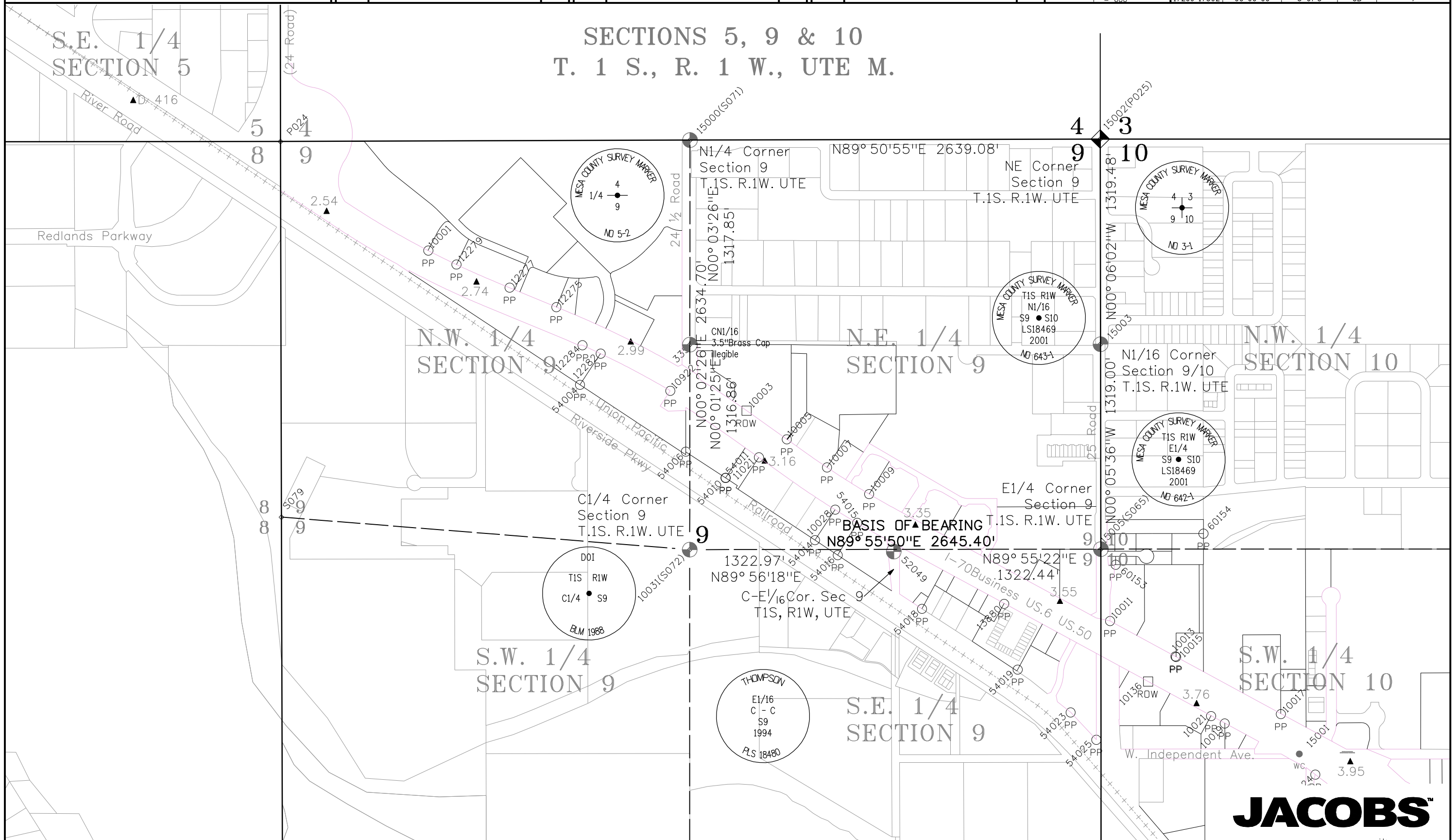
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Control Diagram				
Project Number: NH 0701-198 thru 201				
Project Location: I-70B 24 Rd to 24 1/2 Rd				
Project Location: I-70B (MP 2.55 to MP 4.05)				
Project Code: 17299-17302	Last Mod. Date: 00-00-00	Subset Sheets: 3 of 5	Sheet No.: 3B	Total No. of Sheets: 7

SECTIONS 5, 9 & 10
T. 1 S., R. 1 W., UTE M.



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Sheet Revisions

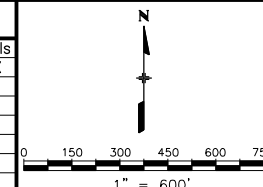
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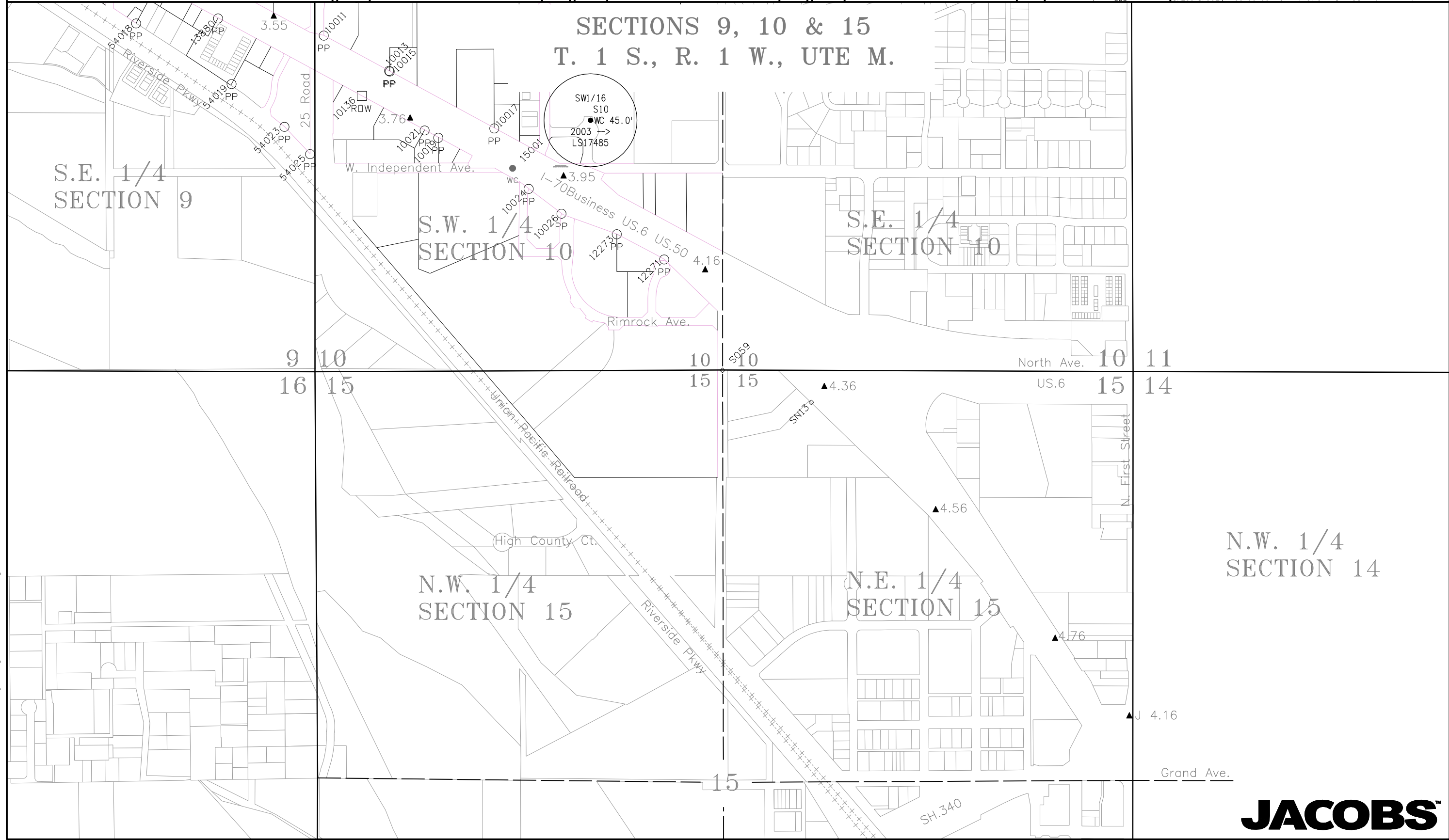


Right of Way Plans

Control Diagram

Project Number: NH 0701-198 thru 201				
Project Location: I-70B 24 Rd to 24 1/2 Rd				
Project Location: I-70B (MP 2.55 to MP 4.05)				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17299-17302	00-00-00	4 of 5	3C	7

SECTIONS 9, 10 & 15
T. 1 S., R. 1 W., UTE M.



N.W. 1/4
SECTION 14



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222 South 6th Street
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Region 3

LED

Sheet Revisions			Sheet Revisions			Sheet Revisions		
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Right of Way Plans				
Control Diagram				
Project Number: NH 0701-198 thru 201				
Project Location: I-70B 24 Rd to 24 1/2 Rd				
Project Location: I-70B (MP 2.55 to MP 4.05)				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17299-17302	00-00-00	5 of 5	3D	7

FOUND MONUMENTS

Pnt#	Northing	Eastng	Elev	Desc
10031	42101.776	81535.176	4546.20	Fnd.3.25"AL CAP "DOI T1S R1W C1/4 S9 1988 BLM"
15000	44736.488	81536.975	4560.71	Fnd.3"AL CAP Mesa County Survey Marker 1/4 9 No. 5-2 in monument box
15001	40787.683	85456.236	4552.95	Fnd.2.5"AL CAP SW 1/6 S10 WC 45.5-> 2003 LS 17485
15002	44743.464	84176.050	4567.03	Fnd.Mesa County Survey Marker 3-1
15003	43423.987	84178.368	4563.44	Fnd.3.5"AL CAP Mesa County Survey Marker T1S R1W N1/16 S9 S10 LS 18469 2001 NO. 643-1
15005	42105.057	84180.622	4563.75	Fnd.3.5"AL CAP Mesa County Survey Marker T1S R1W E 1/4 S9 LS 18469 2001 NO. 642-1
52049	42103.211	82858.081	*	Fnd.3.25AL CAP "THOMPSON E1/16 C-C S9 1994 PLS 18480
335	43418.643	81535.660	*	Fnd.3.5"Brass Cap in median curb (ILL) T1S, R1W, C-N1/16 S9

FOUND PROPERTY MONUMENTS

Pnt#	Northing	Eastng	Elev	Desc
10001	44026.558	79853.479	4550.15	Fnd.2.5"AL CAP Roland Eng PLS 18469 *
10003	42996.427	81900.347	4552.24	Fnd.AL CDDT Monument in concrete
10005	42812.142	82159.709	4552.33	Fnd.1-1/2"AL CAP Thompson Langford PLS 18480
10007	42631.343	82418.254	4555.20	Fnd.Yellow PL CAP LS 12901 *
10009	42459.708	82689.325	4558.04	Fnd.2"AL CAP PLS Thompson Langford PLS 18480
10011	41643.153	84239.490	4557.77	Fnd.2"AL CAP High Desert Surveying PLS 27279
10013	41415.494	84660.082	4549.05	Fnd.Yellow PL CAP Rolland PLS 24943 *
10015	41411.343	84664.586	4549.19	Fnd.#5 Rebar No Cap *
10017	41044.264	85338.479	4550.57	Fnd.2"AL CAP Polaris Land Surveying PLS 37904 *
10019	40983.974	84977.159	4548.94	Fnd.2" AL CAP DH Surveys LS 20677 *
10021	41031.680	84889.386	4549.27	Fnd.2" AL CAP DH Surveys LS 20677 *
10024	40654.841	85559.980	4552.82	Fnd.1.5"AL CAP Landesign PLS 17485
10026	40494.799	85771.189	4550.04	Fnd.1.5"AL CAP Landesign PLS 17485
10028	42359.683	82471.158	4554.65	Fnd.Yellow Cap QED LS 16413 *
10136	41253.900	84484.540	4546.22	Fnd.CDDH ROW Marker
10922	43124.130	81410.190	4553.85	Fnd.2"AL CAP Illegible
11021	42696.150	81980.110	4553.53	Fnd.2"AL CAP Illegible *
12271	40199.734	86433.571	4554.95	Fnd.#5 Rebar w/CAP PLS 16835
12273	40361.943	86127.915	4552.35	Fnd.#5 Rebar & Cap PLS 16835
12275	43662.354	80676.923	4549.54	Fnd.#5 Rebar W/2"AL CAP PLS 18480
12277	43787.754	80376.490	4549.93	Fnd.#5 Rebar No Cap bent *
12279	43936.618	80034.248	4548.74	Fnd.#5 Rebar W/2"AL Cap PLS 18480 *
12282	43363.312	80962.083	4550.42	Fnd.#5 Rebar No Cap
12284	43417.328	80844.865	4551.43	Fnd.#5 Rebar W/CAP Illegible
13880	41753.390	83558.130	4557.98	Fnd.1"PL CAP PELS 14113 *
54004	43162.728	80829.046	4548.82	Fnd.#5 Rebar w/AL CAP Illegible
54006	42732.676	81510.030	4550.84	Fnd.#5 Iron Rod bent poor monument
54010	42563.376	81765.869	4552.06	Fnd.#5 Rebar w/AL CAP LS20652 K&H
54011	42564.578	81766.195	4552.82	Fnd.#4 Iron Rod
54014	42163.467	82341.132	4550.86	Fnd.Rebar w/AL CAP PLS 24320
54015	42274.399	82613.003	4555.69	Fnd.#5 Rebar w/PL CAP MONUMENT PLS 24943 *
54016	42066.938	82487.196	4554.87	Fnd.#5 Iron Rod
54018	41721.383	83029.746	4553.45	Fnd.#5 Rebar w/AL CAP LS 18469
54019	41330.779	83645.061	4552.65	Fnd.#5 Rebar w/PL CAP PE PLS 14113
54023	41054.286	83985.999	4546.43	Fnd.#5 Rebar w/PL CAP ARMSTRONG 1334
54025	40878.854	84151.210	4547.45	Fnd.#5 Iron Rod
60154	42205.305	84840.298	4568.33	Fnd.#5 Rebar w/PL CAP Illegible

* Not accepted to monument CDDT Project FAP F001 1 (24)

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Sheet Revisions			Sheet Revisions			Sheet Revisions		
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Right of Way Plans Monumentation Sheet				
Project Number: NH 0701-200				
Project Location: I-70B 24 1/2 Rd to 24 3/4 Rd				
Project Location: I-70B (MP 3.14 to MP 3.34)				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17300	00-00-00	1 of 1	4	7

TABULATION OF R.O.W. MARKERS
TO BE SET BY STATE FORCES

Point	North	East	Station	Offset	Desc
103	42757.082	81891.873	130+41.41	99.54 R	RW-NH0701-201
106	42303.288	82969.997	141+97.70	100.67 L	RW-NH0701-200
107	42127.449	82874.706	141+97.70	99.33 R	RW-NH0701-200
215	42553.945	82177.690	133+91.93	99.31 R	RW-NH0701-200
1060	42912.672	82187.752	131+92.25	198.79 L	21
1061	42850.955	82187.728	132+28.02	148.49 L	17
1062	42812.148	82159.630	132+27.63	100.58 L	17
1108	42882.892	82216.745	132+33.14	191.34 L	21
1111	42912.653	82237.546	132+32.83	227.65 L	21
1120	42882.315	82223.471	132+38.96	194.77 L	23
1128	42818.750	82267.879	133+12.00	168.73 L	25
1129	42789.526	82259.932	133+22.47	140.31 L	25
1131	42740.286	82277.784	133+65.56	110.55 L	25
1132	42653.244	82402.399	135+20.16	110.33 L	25
1145	42574.780	82504.412	136+50.91	101.10 L	27
1146	42570.272	82524.612	136+70.70	108.22 L	27
1147	42572.378	82534.189	136+77.77	115.15 L	27
1148	42575.631	82538.178	136+79.42	120.04 L	27
1149	42568.953	82548.388	136+91.87	119.89 L	27
1160	42344.168	82494.194	137+65.31	99.42 R	16
1163	42280.041	82566.573	138+58.71	116.75 R	16
1164	42316.028	82516.017	137+98.03	112.00 R	16
1171	42021.665	82817.321	141+97.65	219.68 R	18
1173	42226.859	82674.909	139+76.81	108.28 R	18

TABULATION OF R.O.W. MARKERS
TO BE STAKED APPRAISAL

Point	North	East	Station	Offset	Desc
1122	42841.091	82268.823	132+99.81	187.48 L	23
1133	42637.799	82422.479	135+45.93	108.74 L	25
1162	42261.258	82604.836	139+00.38	113.48 R	16
1282	42843.040	82188.891	132+33.56	142.72 L	21

TABULATION OF PERMANENT EASEMENT
MARKERS TO BE STAKED APPRAISAL

Point	North	East	Station	Offset	Desc
1137	42670.946	82410.212	135+16.62	129.37 L	PE25
1138	42655.385	82433.989	135+45.68	129.76 L	PE25

TABULATION OF PERMANENT EASEMENT
MARKERS TO BE STAKED TYPE 6

Point	North	East	Station	Offset	Desc
1132	42653.244	82402.399	135+20.16	110.33 L	25
1133	42637.799	82422.479	135+45.93	108.74 L	25
1136	42655.052	82399.811	135+16.94	110.38 L	PE25

TABULATION OF SURVEY CONTROL POINTS
TO BE SET OR RESET

Point	North	East	Station	Offset	Desc
3.16	42669.88987	82018.03452	131+94.76	97.42 R	3.16

TABULATION OF ALIQUOT CORNERS
TO BE RESET

Point	North	East	Station	Offset	Desc
52049	42103.211	82858.081	141+94.63	128.56 R	E1/16 C-C S9

TABULATION OF TEMPORARY EASEMENT
POINTS TO BE STAKED

Point	North	East	Station	Offset	Desc
1093	42695.105	81979.075	131+48.39	99.47 R	TE8
1094	42670.528	81963.016	131+49.56	128.80 R	TE8
1095	42683.116	81945.304	131+27.83	128.82 R	TE8
1096	42707.694	81961.363	131+26.66	99.48 R	TE8
1097	42681.512	81998.202	131+71.86	99.45 R	TE10
1098	42656.934	81982.143	131+73.03	128.79 R	TE10
1099	42572.634	82151.393	133+59.80	99.33 R	TE10A
1100	42543.553	82130.725	133+59.82	135.01 R	TE10A
1101	42574.973	82086.516	133+05.59	135.04 R	TE10A
1102	42604.055	82107.185	133+05.56	99.37 R	TE10A
1112	42879.731	82254.248	132+65.53	210.51 L	TE23
1114	42924.543	82187.757	131+85.37	208.46 L	TE21
1119	42927.727	82248.082	132+32.68	246.04 L	TE21
1122	42841.091	82268.823	132+99.81	187.48 L	23
1124	42909.080	82274.761	132+65.22	246.32 L	TE23
1125	42869.795	82264.772	132+79.87	208.52 L	TE23
1126	42846.910	82272.608	132+99.52	194.42 L	TE23
1139	42817.438	82272.704	133+16.69	170.46 L	TE25
1140	42788.214	82264.757	133+27.16	142.04 L	TE25
1141	42744.385	82280.647	133+65.52	115.55 L	TE25
1142	42709.408	82330.722	134+27.46	115.93 L	TE25
1143	42713.507	82333.585	134+27.45	120.93 L	TE25
1144	42663.423	82405.289	135+16.77	120.38 L	TE25
1151	42641.995	82425.225	135+45.87	113.76 L	TE27
1152	42611.639	82464.692	135+96.52	110.31 L	TE27
1153	42626.654	82476.242	135+97.94	129.20 L	TE27
1154	42603.487	82506.362	136+36.68	126.27 L	TE27
1155	42592.876	82498.201	136+35.59	112.92 L	TE27
1156	42581.985	82513.754	136+54.93	112.21 L	TE27
1157	42577.645	82523.291	136+65.51	113.72 L	TE27
1158	42589.500	82537.797	136+71.46	131.52 L	TE27
1159	42578.492	82554.627	136+92.03	131.28 L	TE27
1162	42261.258	82604.836	139+00.38	113.48 R	16
1165	42358.959	82470.346	137+37.72	99.42 R	TE16
1166	42333.391	82502.552	137+77.86	104.21 R	TE16
1167	42309.614	82486.837	137+76.93	132.70 R	TE16
1168	42332.203	82452.661	137+36.90	131.48 R	TE16
1174	42240.482	82647.158	139+46.52	110.22 R	TE18
1175	42206.653	82626.914	139+45.85	149.63 R	TE18
1176	42231.101	82586.564	138+99.86	148.73 R	TE18
1239	42712.618	82642.358	136+94.36	291.54 L	TE27A
1240	42669.100	82613.893	136+93.59	239.54 L	TE27A
1242	42678.953	82598.830	136+74.81	239.76 L	TE27A
1243	42722.471	82627.294	136+75.40	291.76 L	TE27A

GENERAL NOTES

- This Right of Way Plan is not a complete boundary survey of all adjoining owners and is prepared for Transportation Department purposes only.
- Survey Control Points set with a higher degree of accuracy than R.O.W. markers.
- 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 such defect in this survey be commenced more than ten years from the date of certification shown hereon.
- All R.O.W. markers set from control monuments.
- All centerline and offset stationing is theoretical only and may not represent the centerline as constructed in the field. All stationing is approximate.
- All coordinates listed are project coordinates only.
- Field survey control precision meets the minimum horizontal control tolerances of a CDOT Type B survey (4-29-1992)
- Commitments for title insurance supplied by H.C. PECK & ASSOC, INC.

QUANTITY OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE									
	1	1A	2	2A	3	3A	4	5	5(S)	6
REFERENCE										
ROW	24									
CONTROL			1							
ALIQUOT CORNER		1								
PERMANENT EASEMENT										3
PROJECT POINTS										
WITNESS POST (REQUIRED)	24									

SURVEYOR STATEMENT (ROW PLAN)

I, _____, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, research, calculations and evaluation of the survey evidence were performed and this Right-of-Way Plan was prepared under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

Marla Mellor McOmber PLS No. 24961 May 29, 2009

SURVEYOR STATEMENT (ROW MONUMENTS)

I, _____, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, adequate research, calculations and evaluation of survey evidence were performed and the Right-of-Way monuments depicted on this Right-of-Way Plan were set under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

xxxxxxx PLS No. xxxxx Date





222 South 6th Street
Room 317
Grand Junction, Co. 81501
Phone: (970) 683-6234 FAX: (970) 683-6249

Region 3

LED

Sheet Revisions

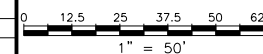
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Sheet Revisions

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Sheet Revisions

Date mm/yy	Description	Initials
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Right of Way Plans

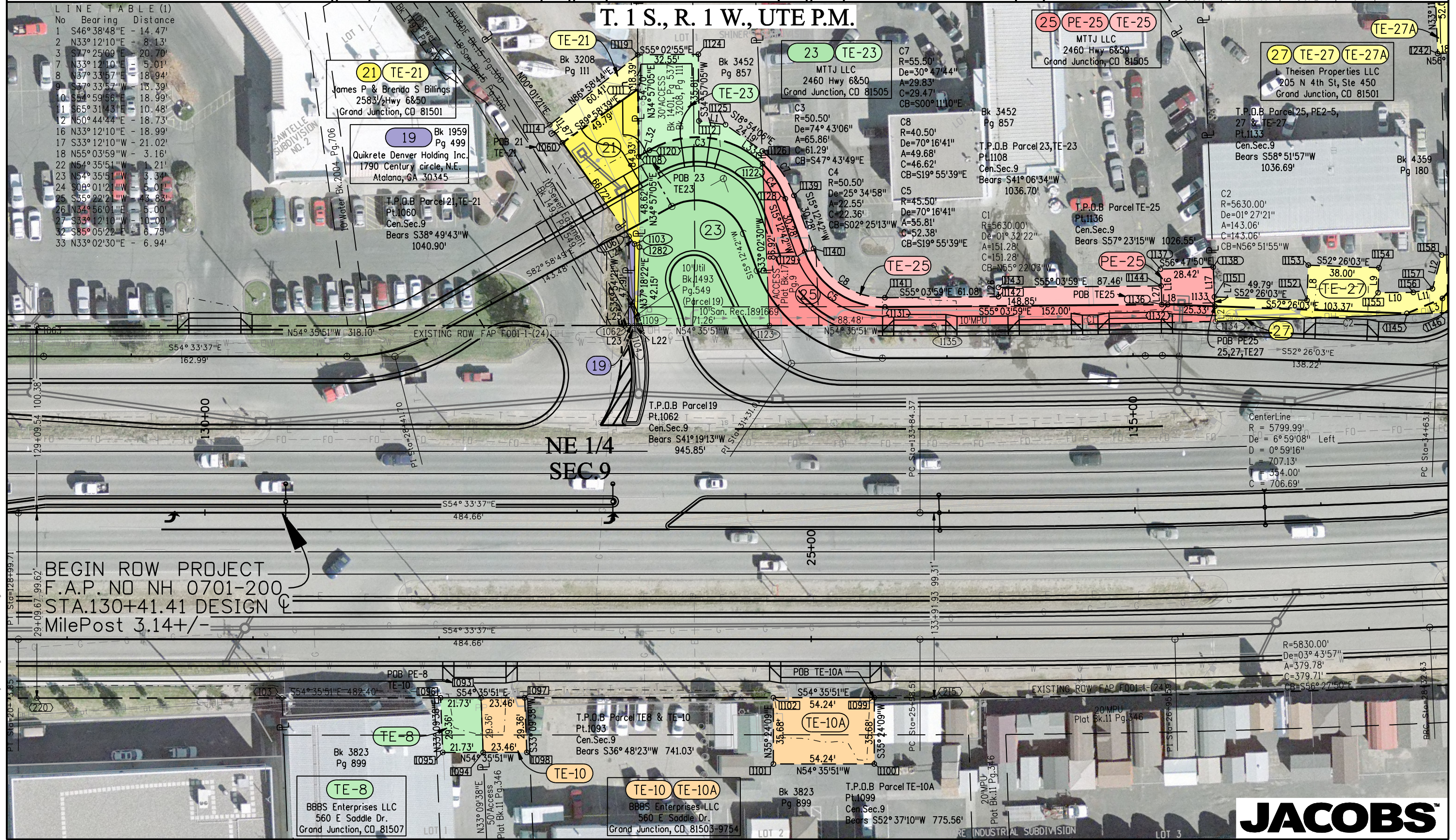
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Project Number: NH 0701-200
Project Location: I-70B 24 1/2 Rd to 24 3/4 Rd
Project Location: I-70B (MP 3.14 to MP 3.34)
Project Code: Last Mod. Date Subset Sheets Sheet No. Total No. of Sheets
17300 00-00-00 1 of 2 5 7

LINE TABLE (1)

No	Bearing	Distance
1	S46°38'48"E	14.47'
2	N33°12'10"E	8.13'
3	S77°25'09"E	20.70'
7	N33°12'10"E	5.01'
8	N37°33'57"E	18.94'
9	S77°33'57"W	13.39'
10	S54°59'56"E	18.99'
11	S65°31'43"E	10.48'
12	N50°44'44"E	18.73'
16	N33°12'10"E	18.99'
17	S33°12'10"W	21.02'
18	N55°03'59"W	3.16'
22	N54°35'51"W	1.21'
23	N54°35'51"W	3.34'
24	S08°01'21"W	5.01'
25	S35°22'21"W	43.83'
26	N34°56'01"E	5.00'
27	S33°12'10"W	10.00'
32	S85°05'22"E	6.75'
33	N33°02'30"E	6.94'

T. 1 S., R. 1 W., UTE P.M.



BEGIN ROW PROJECT
F.A.P. NO NH 0701-200
STA.130+41.41 DESIGN CL
MilePost 3.14+/-

CenterLine
R = 5799.99'
De = 6°59'08" Left
D = 0°59'16"
L = 707.13'
E = 354.00'
C = 706.69'



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222 South 6th Street
Room 317
Grand Junction, Co. 81501
Phone: (970) 683-6234 FAX: (970) 683-6249

Region 3

LED

Sheet Revisions

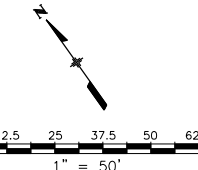
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Sheet Revisions

Date mm/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/yy	Description XXXXXXXX	Initials XXX



Right of Way Plans

Plan Sheet

Project Number: NH 0701-200			
Project Location: I-70B 24 1/2 Rd to 24 3/4 Rd			
Project Location: I-70B (MP 3.14 to MP 3.34)			
Project Code: 17300	Last Mod. Date: 00-00-00	Subset Sheets: 1A of 2	Sheet No.: 5A
Total No. of Sheets: 7			

T. 1 S., R. 1 W., UTE P.M.

NE 1/4
SEC.9

LINE TABLE (1)

No	Bearing	Distance
1	S46°38'48"E	14.47'
2	N33°12'10"E	8.13'
3	S77°25'09"E	20.70'
4	N77°35'45"E	9.81'
5	N50°48'30"E	5.15'
6	S56°48'42"E	12.20'
7	N33°12'10"E	5.01'
8	N37°33'57"E	18.94'
9	S37°33'57"W	13.39'
10	S54°59'56"E	18.99'
11	S65°31'43"E	10.48'
12	N50°44'44"E	18.73'
13	S56°48'42"E	20.11'
15	S33°11'18"W	11.40'
16	N33°12'10"E	18.99'
17	S33°12'10"W	21.02'
18	N55°03'59"W	3.16'
22	N54°35'51"W	1.21'
23	N54°35'51"W	3.34'
24	S00°01'21"W	5.01'
25	S35°22'21"W	43.83'
26	N34°56'01"E	5.00'
27	S33°12'10"W	10.00'
32	S85°05'22"E	6.75'
33	N33°02'30"E	6.94'

21 TE-21
James P & Brenda S Billings
2583 1/2 Hwy 6&50
Grand Junction, CO 81501

19 Bk 1959
Pg 499
Quikrete Denver Holding Inc.
1790 Century circle, N.E.
Atlanta, GA 30345

T.P.O.B Parcel 21, TE-21
Pt.1060
Cen.Sec.9
Bears S38°49'43"W
1040.90'

21 TE-21
Bk 3208
Pg 111

23 TE-23
MTTJ LLC
2460 Hwy 6&50
Grand Junction, CO 81505

25 PE-25 TE-25
MTTJ LLC
2460 Hwy 6&50
Grand Junction, CO 81505

27 TE-27 TE-27A
L Theisen Properties LLC
205 N 4th St, Ste 450
Grand Junction, CO 81501

T.P.O.B Parcel 25, PE-25,
27 & TE-27
Pt.1133
Cen.Sec.9
Bears S58°51'57"W
1036.69'

T.P.O.B Parcel TE-25
Pt.1136
Cen.Sec.9
Bears S57°23'15"W 1026.55'

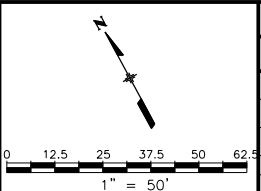
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S52°26'03"E
103.37'



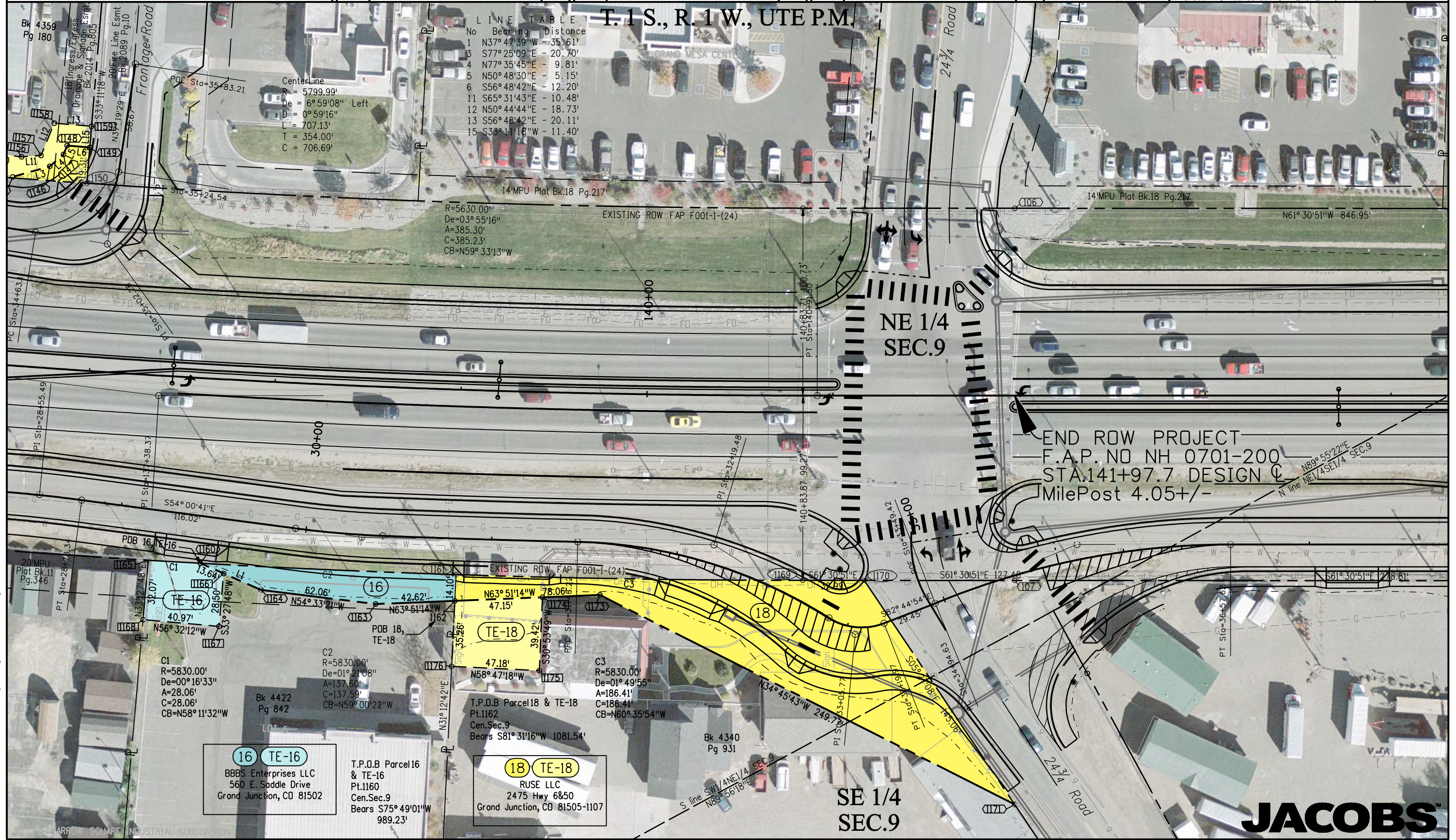
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Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX



Right of Way Plans				
Plan Sheet				
Project Number:	NH 0701-200			
Project Location:	I-70B 24 1/2 Rd to 24 3/4 Rd			
Project Location:	I-70B (MP 3.14 to MP 3.34)			
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17300	00-00-00	2 of 2	6	7



LINE TABLE

No	Bearing	Distance
1	N37° 47' 39" W	- 35.61'
3	S77° 25' 09" E	- 20.70'
4	N77° 35' 45" E	- 9.81'
5	N50° 48' 30" E	- 5.15'
6	S56° 48' 42" E	- 12.20'
11	S65° 31' 43" E	- 10.48'
12	N50° 44' 44" E	- 18.73'
13	S56° 48' 42" E	- 20.11'
15	S33° 11' 16" W	- 11.40'

CenterLine
R = 5799.99'
De = 6° 59' 08" Left
D = 0° 59' 16"
L = 707.13'
T = 354.00'
C = 706.69'

14'MPU Plat Bk.18 Pg.217
R=5630.00'
De=03° 55' 16"
A=385.30'
C=385.23'
CB=N59° 33' 13" W

NE 1/4
SEC.9

END ROW PROJECT
F.A.P. NO NH 0701-200
STA.141+97.7 DESIGN C
MilePost 4.05+/-

C1
R=5830.00'
De=00° 16' 33"
A=28.06'
C=28.06'
CB=N58° 11' 32" W

C2
R=5830.00'
De=01° 21' 08"
A=137.60'
C=137.59'
CB=N59° 00' 22" W

C3
R=5830.00'
De=01° 49' 55"
A=186.41'
C=186.41'
CB=N60° 35' 54" W

16 TE-16
BBBS Enterprises LLC
560 E. Saddle Drive
Grand Junction, CO 81502

T.P.O.B Parcel 16
& TE-16
Pt.1160
Cen.Sec.9
Bears S75° 49' 01" W
989.23'

18 TE-18
RUSE LLC
2475 Hwy 6&50
Grand Junction, CO 81505-1107

T.P.O.B Parcel 18 & TE-18
Pt.1162
Cen.Sec.9
Bears S81° 31' 16" W 1081.54'

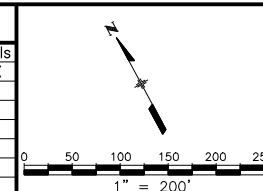
SE 1/4
SEC.9



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Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX	Date mm/yy	Description XXXXXXXX	Initials XXX



Right of Way Plans				
Ownership Sheet				
Project Number:	NH 0701-200			
Project Location:	I-70B 24 1/2 Rd to 24 3/4 Rd			
Project Location:	I-70B (MP 3.14 to MP 3.34)			
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
17300	00-00-00	1 of 1	7	7

T. 1 S., R. 1 W., UTE P.M.

NW 1/4
SEC.10

NE 1/4
SEC.9

NW 1/4
SEC.9

SE 1/4
SEC.9

- (21) James P & Brenda S Billings
2583 1/2 Hwy 6&50
Grand Junction, CO 81501
Site: 2583 1/2 Hwy 6&50
- (27) L Theisen Properties LLC
205 N 4th St, Ste 450
Grand Junction, CO 81501
Site: 2462 Hwy 6&50
- (23) MTTJ LLC
2460 Hwy 6&50
Grand Junction, CO 81505
Site:
- (19) Quikrete Denver Holding Inc.
1790 Century circle, N.E.
Atalana, GA 30345
Site: 2462 1/2 Hwy 6 & 50
- (25) MTTJ LLC
2460 Hwy 6&50
Grand Junction, CO 81505
Site:

- (08) BBBS Enterprises LLC
560 E Saddle Dr.
Grand Junction, CO 81503-9754
Site: 2463 Hwy 6&50
- (10) BBBS Enterprises LLC
560 E Saddle Dr.
Grand Junction, CO 81503-9754
Site: 2465 Hwy 6&50
- (16) BBBS Enterprises LLC
560 E. Saddle Drive
Grand Junction, CO 81502
Site: 2469 Hwy 6&50

- (18) RUSE LLC
2475 Hwy 6&50
Grand Junction, CO 81505-1107
Site: 2475 Hwy 6&50

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