



Dedication
Know all men by these presents: That Meridian Lake, Inc., being the Owner of the land described as follows:
A tra of land located in the NW 1/4 of Section 22, Township 13 South, Range 86 West of the Sixth Principal Meridian, County of Gunnison, State of Colorado, containing 45,765 acres, more particularly described as follows:
BEGINNING at the Northeast corner of Meridian Lake Park Filing No. One, which lies on the east line of the Northwest 1/4 of said Section 22, from whence the North 1/4 Corner of said Section 22 bears N00°06'00"W a distance of 2,197.46 feet;
THENCE along the northern boundary of said Filing No. One N75°19'58"W a distance of 203.50 feet;
THENCE along said northern boundary on a curve to the right a distance of 18.66 feet, said curve having a radius of 31.68 feet and a chord which bears S31°32'29"W a distance of 48.39 feet;
THENCE along said northern boundary S48°24'56"W a distance of 56.35 feet;
THENCE along said northern boundary N63°26'36"W a distance of 220.74 feet;
THENCE along said northern boundary S49°20'46"W a distance of 263.00 feet;
THENCE along said northern boundary N38°45'42"W a distance of 213.17 feet;
THENCE along said northern boundary N84°16'44"W a distance of 151.01 feet;
THENCE along said northern boundary S51°34'25"W a distance of 186.62 feet;
THENCE along said northern boundary S47°42'29"W a distance of 161.08 feet;
THENCE along said northern boundary S51°31'28"W a distance of 60.00 feet;
THENCE N28°32'W a distance of 212.00 feet;
THENCE on curve to the left a distance of 82.08 feet, said curve having a radius of 74.02 feet and a chord which bears N70°28'32"W a distance of 78.45 feet;
THENCE N33°32'W a distance of 60.00 feet;
THENCE N62°8'E a distance of 573.87 feet;
THENCE N51°30'W a distance of 316.75 feet;
THENCE N45°31'W a distance of 193.56 feet;
THENCE N74°02'W a distance of 109.29 feet;
THENCE N3°56'53"E a distance of 315.30 feet;
THENCE N77°04'E a distance of 424.62 feet;
THENCE N3°46'E a distance of 110.00 feet;
THENCE N1°16'14"W a distance of 19.00 feet;
THENCE N6°43'46"E a distance of 197.00 feet;
THENCE S°58'49"E a distance of 117.53 feet;
THENCE S°56'22"E a distance of 97.46 feet;
THENCE S°17'11"E a distance of 148.52 feet;
THENCE S°53'29"E a distance of 140.93 feet;
THENCE S°25'11"E a distance of 438.46 feet to a point on the east line of the Northwest 1/4 of said Section 22;
THENCE along the east line of the Northwest 1/4 of said Section 22 S00°06'00"E a distance of 1,548.00 feet, more or less, to the POINT OF BEGINNING;

INTER LINE CURVE DATA

| CURVE NO. | I | T (FT) | L (FT) | L.C. (FT) | BEARING OF CHORD |
|-----------|------------|--------|--------|-----------|------------------|
| 1 | 79°31'20" | 11.68 | 51.32 | 85.60 | N25°05'36"W |
| 2 | 117°51'08" | 1.00 | 184.20 | 228.31 | N00°55'42"W |
| 3 | 50°51'15" | 8.07 | 45.20 | 84.38 | S62°39'43"W |
| 4 | 37°40'25" | 18.98 | 37.18 | 71.66 | S56°04'18"W |
| 5 | 30°45'46" | 36.29 | 65.00 | 126.86 | S52°23'02"E |
| 6 | 107°45'26" | 90.00 | 123.32 | 169.26 | N00°52'51"W |
| 7 | 20°21'10" | 59.00 | 64.44 | 127.53 | N64°56'09"W |
| 8 | 72°30'00" | 70.00 | 124.65 | 215.11 | N51°08'17"E |
| 9 | 40°00'00" | 8.99 | 65.00 | 124.68 | S34°53'17"W |
| 10 | 71°50'28" | 11.00 | 152.85 | 264.57 | N39°11'29"W |
| 11 | 64°00'00" | 14.02 | 65.00 | 116.19 | N70°28'32"W |

SITE DATA

ZONING OF SE = R.U.D.
NUMBER OF US = 70
AREA FILING NO. TWO = 45,765 Ac.
AREA LOTS = 31,953 Ac.
AREA ROAD = 7,258 Ac.
AREA OPEN SPACE = 6,554 Ac.
AREA SINGLE FAMILY RESIDENTIAL = 26,275 Ac.

NUMBER OF SINGLE FAMILY LOTS = 69
AVERAGE LOT SIZE = 0.381
AREA CONDOMINIUM TOWNHOUSE SITE = 5.678
NUMBER OF LOTS FOR CONDOMINIUM TOWNHOUSES = 1

**FINAL
PLAT OF
MERRIDIAN LAKE PARK
FILING NO. TWO**

NW 1/4 SEC 22
T13S, R86W, 6THPM.
GUNNISON COUNTY, COLORADO

PREPARED BY
MERRICK & COMPANY
CONSULTING ENGINEERS
DENVER, COLORADO

2-29074
DECEMBER, 1973

In Gunnison County, Colorado, under the name and style of MERRIDIAN LAKE PARK, FILING NO. TWO, has laid out, platted and subdivided same as shown on this plat, and by these presents does hereby convey to the County of Gunnison, State of Colorado, the streets, alleys, roads, and other public areas as shown hereon and hereby dedicate those portions of land labeled as easements for the installation and maintenance of public utilities as shown hereon.

In witness whereof, the said Meridian Lake, Inc., has caused to be hereunto subscribed this 1 day of Dec, A.D., 1973.

By William J. Lacy
Meridian Lake, Inc.
William J. Lacy, President

Notarial
State of Colorado
County of Gunnison. The foregoing instrument was acknowledged before me this 1 day of December, A.D., 1973, by Meridian Lake, Inc., William J. Lacy, President.
My commission expires on 1-9-79
Witness my hand and official seal Mariane A. Smith
Notary Public, County Clerk

Attorney's Opinion
I, Charles Alexander, being an Attorney-at-Law duly licensed to practice before courts of record in the State of Colorado, do hereby certify that I have examined the title to all lands herein dedicated and shown upon this plat and that title to such lands is in the dedication free and clear of all liens, taxes, and encumbrances.
Dated this 10th day of October, A.D., 1973.
Charles Alexander
Charles Alexander, Attorney-at-Law

Land Surveyor's Certificate
I, Clifford E. Anderson, being a registered land surveyor in the State of Colorado, do hereby certify that this plat and survey of MERRIDIAN LAKE PARK, FILING NO. TWO, was made by me and under my supervision and that it is accurate to the best of my knowledge. Steel pins and/or brass cap monuments were set at all boundary corners.
Dated this 21st day of September, A.D., 1973.
Clifford E. Anderson (seal)
Colorado Registration Number 10843

Gunnison County Planning Commission Approval
The Planning Commission of Gunnison County, Colorado does hereby authorize and approve this plat of the above subdivision at a meeting of said commission held this 3rd day of October, A.D., 1973.
Arthur J. Johnson
Chairman

Board of County Commissioners Approval
The within plat of Meridian Lake Park, Filing No. Two is approved for filing this 12th day of Dec, 1973. The dedication of the public ways shown hereon are accepted by the County of Gunnison, State of Colorado, subject to the condition that said county shall undertake the maintenance of said public ways only after construction of said public ways has been satisfactorily completed to the County specifications, by the subdivider, and a resolution of the Board accepting the same has been adopted and placed on record.
Board of County Commissioners
Gunnison County, Colorado
By Hermuth Watson
Chairman
Attest Mariane A. Smith
County Clerk

Gunnison County Clerk and Recorder's Acceptance
This plat was accepted for filing in the office of the clerk and recorder of Gunnison County, Colorado, on this 1 day of Dec, A.D., 1973.
Book Number _____ Page Number _____
Reception Number 308755 Time 2:10 PM Date 12-1-75
Mariane A. Smith
County Clerk

Recording of Protective Covenants
Protective covenants recorded in
Book Number 463 Page Number 422