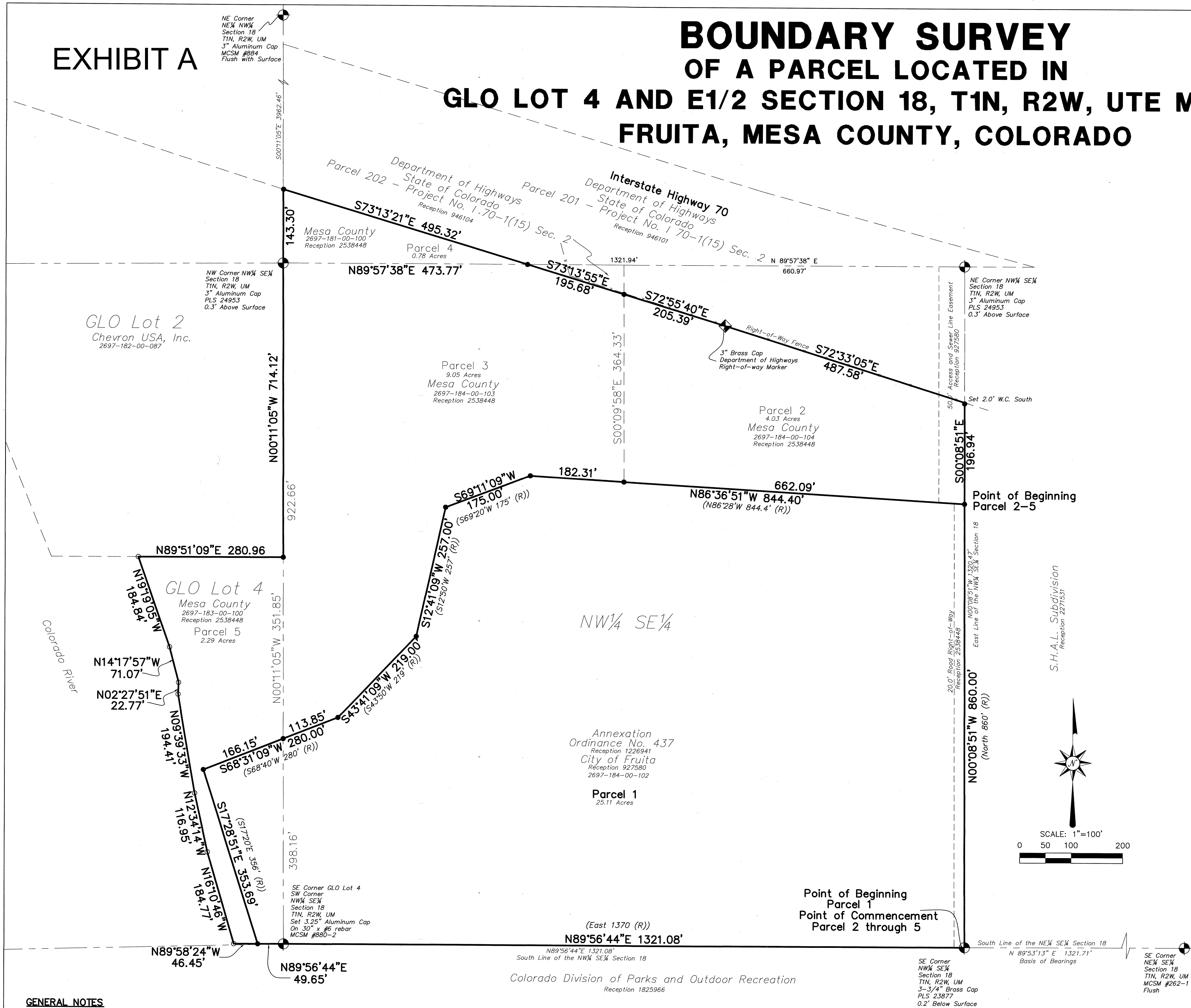


EXHIBIT A

BOUNDARY SURVEY OF A PARCEL LOCATED IN GLO LOT 4 AND E1/2 SECTION 18, T1N, R2W, UTE MERIDIAN FRUITA, MESA COUNTY, COLORADO

**BOUNDARY DESCRIPTION PARCEL 1**

Those parcels of land located in the Northwest Quarter of the Southeast Quarter (NW 1/4 SE 1/4) of Section 18, Township 1 North, Range 2 West of the Ute Meridian in the City of Fruita, Mesa County, Colorado and more particularly described as follows:

Beginning at the Southeast corner of the NW 1/4 SE 1/4 said Section 18, whence the Southeast corner of the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) said Section 18 bears North 89°53'13" East, a distance of 1321.71 feet for a basis of bearings with all bearings contained herein relative thereto; thence North 00°08'51" West, a distance of 860.00 feet, along the East line of the NW 1/4 SE 1/4 said Section 18; thence North 86°36'51" West, a distance of 844.40 feet; thence South 69°11'09" West, a distance of 175.00 feet; thence South 12°41'09" West, a distance of 257.00 feet; thence South 43°41'09" West, a distance of 219.00 feet; thence South 68°31'09" West, a distance of 280.00 feet, into GLO Lot 4 said Section 18; thence South 17°28'51" East, a distance of 353.69 feet to the South line of said GLO Lot 4; thence North 89°56'44" East, a distance of 49.65 feet, along said South line of GLO Lot 4 to the Southeast corner of said GLO Lot 4, also being called the Southwest corner NW 1/4 SE 1/4 said Section 18; thence North 89°56'44" East, a distance of 1321.08 feet to the POINT OF BEGINNING.

Said parcel containing an area of 25.11 Acres, as herein described.

BOUNDARY DESCRIPTION PARCELS 2-5

That parcel of land located in the Northwest Quarter of the Southeast Quarter (NW 1/4 SE 1/4) of Section 18, Township 1 North, Range 2 West of the Ute Meridian in the City of Fruita, Mesa County, Colorado and more particularly described as follows:

Commencing at the Southeast corner of the NW 1/4 SE 1/4 said Section 18, whence the Southeast corner of the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) said Section 18 bears North 89°53'13" East, a distance of 1321.71 feet for a basis of bearings with all bearings contained herein relative thereto; thence North 00°08'51" West, a distance of 860.00 feet, along the East line of the NW 1/4 SE 1/4 said Section 18 to the POINT OF BEGINNING; thence North 86°36'51" West, a distance of 844.40 feet; thence South 69°11'09" West, a distance of 175.00 feet; thence South 12°41'09" West, a distance of 257.00 feet; thence South 43°41'09" West, a distance of 219.00 feet; thence South 68°31'09" West, a distance of 280.00 feet; thence South 17°28'51" East, a distance of 353.69 feet, to a point on the South line of GLO Lot 4 of said Section 18; thence North 89°58'24" West, a distance of 46.45 feet, along said South line of said GLO Lot 4 to a point on the East high water line of the Colorado River; thence along said East high water line of said Colorado River the following six (6) courses: (1) North 16°10'46" West, a distance of 184.77 feet; (2) North 12°34'14" West, a distance of 116.95 feet; (3) North 09°39'33" West, a distance of 194.41 feet; (4) North 02°27'51" East, a distance of 22.77 feet; (5) North 14°17'57" West, a distance of 71.07 feet; (6) North 19°19'05" West, a distance of 184.84 feet, to a point on the South line of GLO Lot 2 and the North line of GLO Lot 4; thence North 89°51'09" East, a distance of 280.96 feet, along said North line of said GLO Lot 4 to a point on the West line of said NW 1/4 SE 1/4 said Section 18; thence North 00°11'05" West, a distance of 714.12 feet, along said West line said NW 1/4 SE 1/4 said Section 18 to a point on the South line of that Colorado Department of Highways right-of-way as described in Reception 946101, Mesa County records; thence along said South right-of-way line the following two (4) courses: (1) South 73°13'21" East, a distance of 495.32 feet; (2) South 73°13'55" East, a distance of 195.68 feet; (3) South 72°55'40" East, a distance of 205.39 feet; (4) South 72°33'05" East, a distance of 487.58 feet, to a point on said East line of the NW 1/4 SE 1/4 said Section 18; thence along said East line of the NW 1/4 SE 1/4 said Section 18 South 00°08'51" East, a distance of 196.94 feet to the POINT OF BEGINNING.

Said parcel containing an area of 16.38 Acres, as herein described.

LAND SURVEY DEPOSITS

MESA COUNTY SURVEYOR'S OFFICE

BOOK 1 PAGE 170
DATE 4/11/2019
DEPOSIT NO. 5765-19

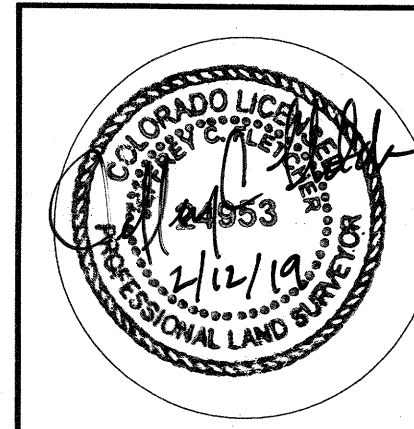
Prepared for:
City of Fruita

BOUNDARY SURVEY

GLO LOT 4 AND E1/2 SECTION 18
T1N, R2W, UTE MERIDIAN
FRUITA, MESA COUNTY, COLORADO

High Desert Surveying, LLC
1673 Highway 50 Unit C
Grand Junction, Colorado 81503

Telephone: 970-254-8649 Fax 970-241-0451



Jeffrey C. Fletcher
COLORADO PROFESSIONAL LAND SURVEYOR
P.L.S. NO. 24953

PROJ. NO.	18-139	SURVEYED	DRAWN	CHK'D	SHEET	OF
Date:	January, 2019	be	knr	jcf	2	2

GENERAL NOTES

No Easement and Title Information provided by Client. All research done by surveyor.

Basis of bearings is the South line of the NE 1/4 SE 1/4 of Section 18 which bears N89° 53' 13" E a distance of 1321.71 feet, established by observation of the MCGPS control network, which is based on the NAD 83 datum for Horizontal and NAVD 88 datum for Vertical Information. Both monuments on this line are Aliquot Survey Markers, as shown on the face of this plat.

All lineal units shown hereon in U.S. Survey feet.

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 CERTIFICATION SHOWN HEREON.

LEGEND

- ALLOT SURVEY MARKER, AS NOTED
- FOUND REBAR, AS NOTED
- SET 2" ALUMINUM CAP ON 24" No. 5 REBAR, PLS 24953
- SET FLUSH W/GROUND UNLESS NOTED
- SET 2" W.C. = 2' WITNESS CORNER
- CALCULATED POSITION AT HIGH WATER LINE

SURVEYOR'S CERTIFICATION

I hereby certify that this plat represents a field survey completed under my direct supervision during December, 2018, and that both conforms to the standards of practice, statutes, and laws of the State of Colorado. This survey is not a guaranty or warranty, either express or implied.

DEPOSIT 5765-19