

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3448

**AN ORDINANCE ANNEXING TERRITORY TO THE
CITY OF GRAND JUNCTION, COLORADO**

FEIX ANNEXATION No. 1

APPROXIMATELY 0.063 ACRES

LOCATED in the Kathy Jo Lane right-of-way

WHEREAS, on the 5th day of June, 2002, the City Council of the City of Grand Junction considered a petition for the annexation of the following described territory to the City of Grand Junction; and

WHEREAS, a hearing on the petition was duly held after proper notice on the 17th day of July, 2002; and

WHEREAS, the City Council determined that said territory was eligible for annexation and that no election was necessary to determine whether such territory should be annexed;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE
CITY OF GRAND JUNCTION, COLORADO:**

**That the property situated in Mesa County, Colorado, and described
to wit:**

**A certain parcel of land lying in the Southwest Quarter (SW1/4) of Section
29, Township 1 South, Range 1 East of the Ute Principal Meridian, County
of Mesa, State of Colorado, being more particularly described as follows:**

COMMENCING at the Southwest Corner of the Northwest Quarter of the Southwest Quarter (NW1/4 SW1/4) of said Section 29, and considering the West line of the NW1/4 SW1/4 of said Section 29 to bear N 00°00'00" E with all bearings contained herein being relative thereto; thence N 89°55'26" E along the South line of the NW1/4 SW1/4 of said Section 29, a distance of 30.00 feet to a point on the East right of way for 29 Road; thence N 00°00'00" E along said East right of way for 29 Road, being a

line 30.00 feet East of and parallel with the West line of the NW1/4 SW1/4 of said Section 29, a distance of 442.26 feet to a point on the South right of way for Kathy Jo Lane, as shown on the Plat of Loma Linda Subdivision, as same is recorded in Plat Book 11, Page 195, Public Records of Mesa County, Colorado, being the TRUE POINT OF BEGINNING; thence, from said Point of Beginning, continue N 00°00'00" E, along said East right of way for 29 Road, a distance of 50.00 feet to a point on the North right of way for said Kathy Jo Lane; thence S 90°00'00" E along the North right of way for said Kathy Jo Lane, a distance of 100.00 feet; thence S 00°00'00" E a distance of 25.00 feet; thence S 90°00'00" W a distance of 90.00 feet; thence S 00°00'00" E a distance of 25.00 feet to a point on the South right of way for said Kathy Jo Lane; thence S 90°00'00" W, along the South right of way for said Kathy Jo Lane, a distance of 10.00 feet, more or less, to the Point of Beginning.

CONTAINING 2,750.0 square feet or 0.063 Acres, more or less, as described be and is hereby annexed to the City of Grand Junction, Colorado.

INTRODUCED on first reading on the 5th day of June, 2002.

ADOPTED and ordered published this 17th day of July, 2002.

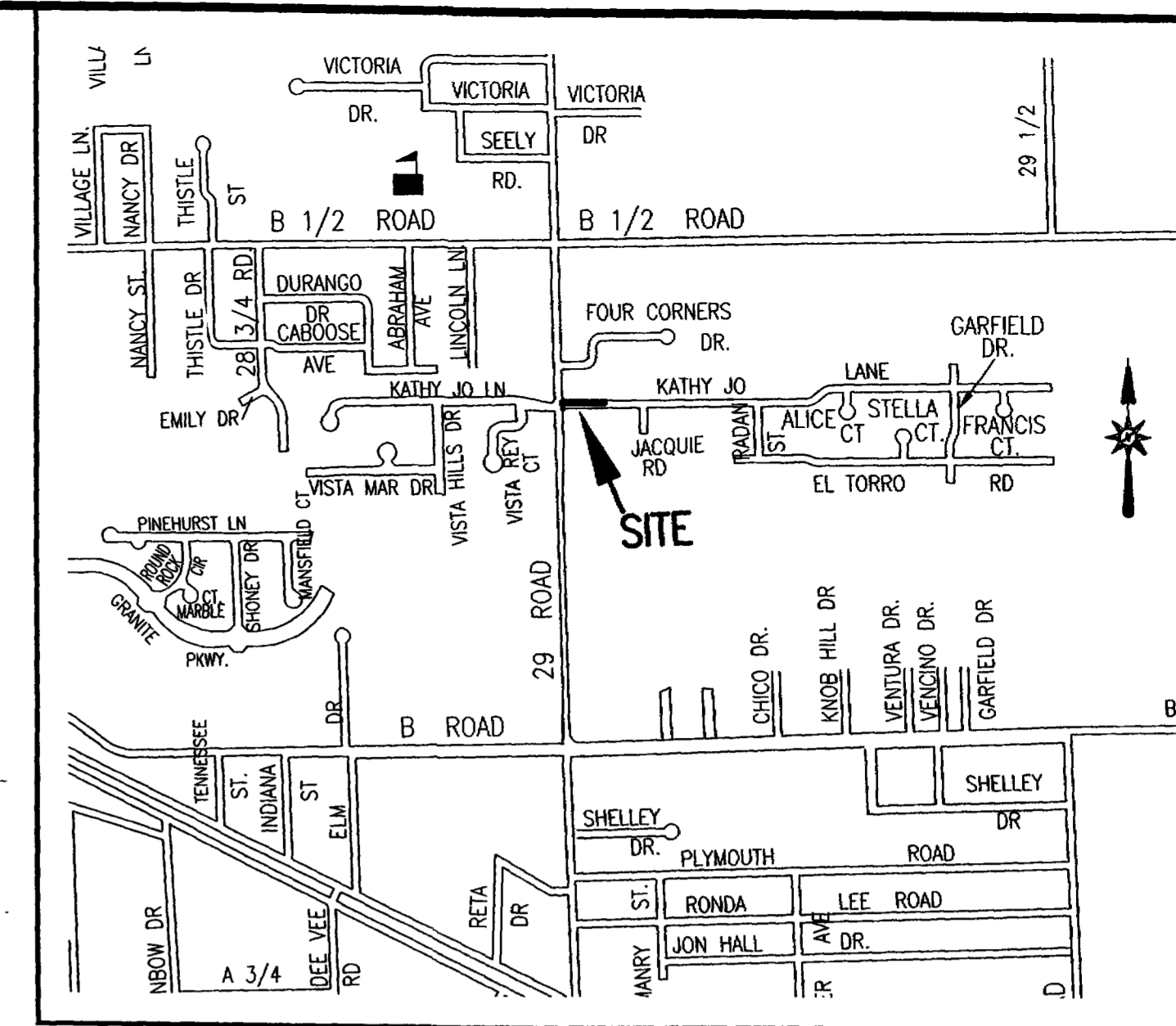
Attest:

/s/ Cindy Enos-Matinez
President of the Council

/s/ Stephanie Tuin
City Clerk

FEIX ANNEXATION NO. 1

SITUATE IN THE SW 1/4 OF SECTION 29, T1S, R1E, U.M.
 COUNTY OF MESA, STATE OF COLORADO



VICINITY MAP
 NOT TO SCALE

Legal Description

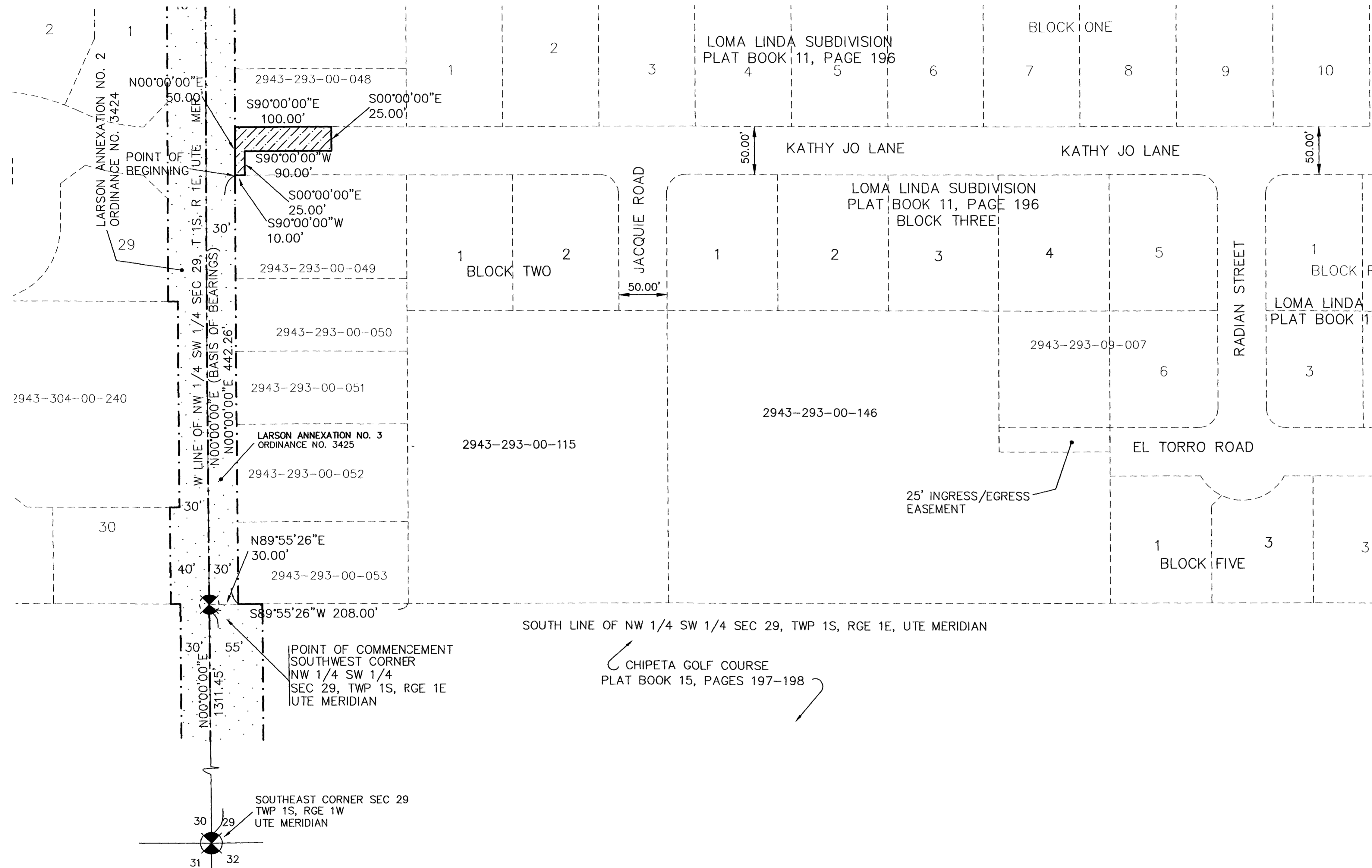
A certain parcel of land lying in the Southwest Quarter (SW 1/4) of Section 29, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

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CONTAINING 2,750.0 square feet or 0.063 Acres, more or less, as described.

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.

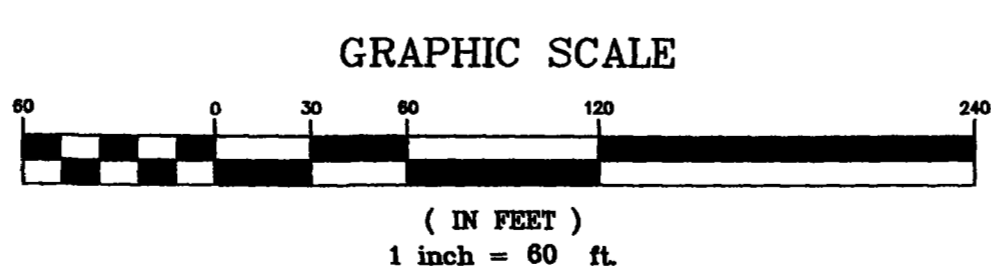
GRAND JUNCTION, COLORADO
 REGISTERED PROFESSIONAL LAND SURVEYOR
 No. 32824
 Senior Real Estate Technician
 City of Grand Junction
 Date: August 18, 2002



AREA OF ANNEXATION

ANNEXATION PERIMETER	300.00 FT.
CONTIGUOUS PERIMETER	50.00 FT.
AREA IN SQUARE FEET	2,750.0
AREA IN ACRES	0.063

ORDINANCE NO. 3448
EFFECTIVE DATE August 18th, 2002



LEGEND

ANNEXATION BOUNDARY	—————
EXISTING CITY LIMITS	- - - - -
SECTION OR ALIQUOT CORNER	⊙
ANGLE POINT	●

Notice: According to Colorado law you have 60 days from the effective date shown hereon to file a complaint based upon any defect on this plat. If no complaint is filed within said 60 days then said plat stands despite all defects and or errors.

DRAWN BY	PTK	DATE	5-01-2002
DESIGNED BY		DATE	
CHECKED BY	PTK/TW	DATE	
APPROVED BY	TW	DATE	

SCALE: 1" = 60'

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
 ENGINEERING AND TECHNICAL SERVICES DIVISIONS
 CITY OF GRAND JUNCTION, COLORADO

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