

ORDINANCE NO. 3769

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

BURKEY PARK ANNEXATION

APPROXIMATELY 19.19 ACRES

LOCATED AT 2980 F Road

WHEREAS, on the 6th day of April, 2005, 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 18th day of May, 2005; 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 situate in Mesa County, Colorado, and described to wit:

BURKEY PARK ANNEXATION

A parcel of land located in the Southeast Quarter of the Southeast Quarter (SE 1/4 SE 1/4) of Section 5, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado being more particularly described as follows:

Beginning at the Southeast corner of Ox-Bow Subdivision Filing No. Three, as recorded in Plat Book 11, Page 264, public records of Mesa County, Colorado, and assuming the West line of the SE 1/4 SE 1/4 of said Section 5 bears N00°10'24"W with all bearings contained herein relative thereto; thence from said Point of Beginning N00°10'24"W along the West line of the SE 1/4 SE 1/4 of said section 5 a distance of 1265.81 feet to the Northwest corner of the SE 1/4 SE 1/4 of said section 5; thence S89°53'33"E along the North line of the SE 1/4 SE 1/4 of said section 5 a distance of 660.94 feet to the intersection of the Northerly projected West line of Trading Post Subdivision as recorded in Plat Book 11, Page 212, public records of Mesa County, Colorado; thence S00°09'50"E along said West line of Trading Post Subdivision a distance of 1264.30 feet to the

Southwest corner of said Trading Post Subdivision and being the North Right of Way of 'F' Road; thence S89°58'34"W along the North Right of Way line of 'F' Road a distance of 660.73 feet to the Point of Beginning.

Said parcel contains 19.19 acres (835,988 sq. ft.) more or less as described.

Be and is hereby annexed to the City of Grand Junction, Colorado.

INTRODUCED on first reading on the 6th day of April, 2005 and ordered published.

ADOPTED on second reading this 18th day of May, 2005.

Attest:

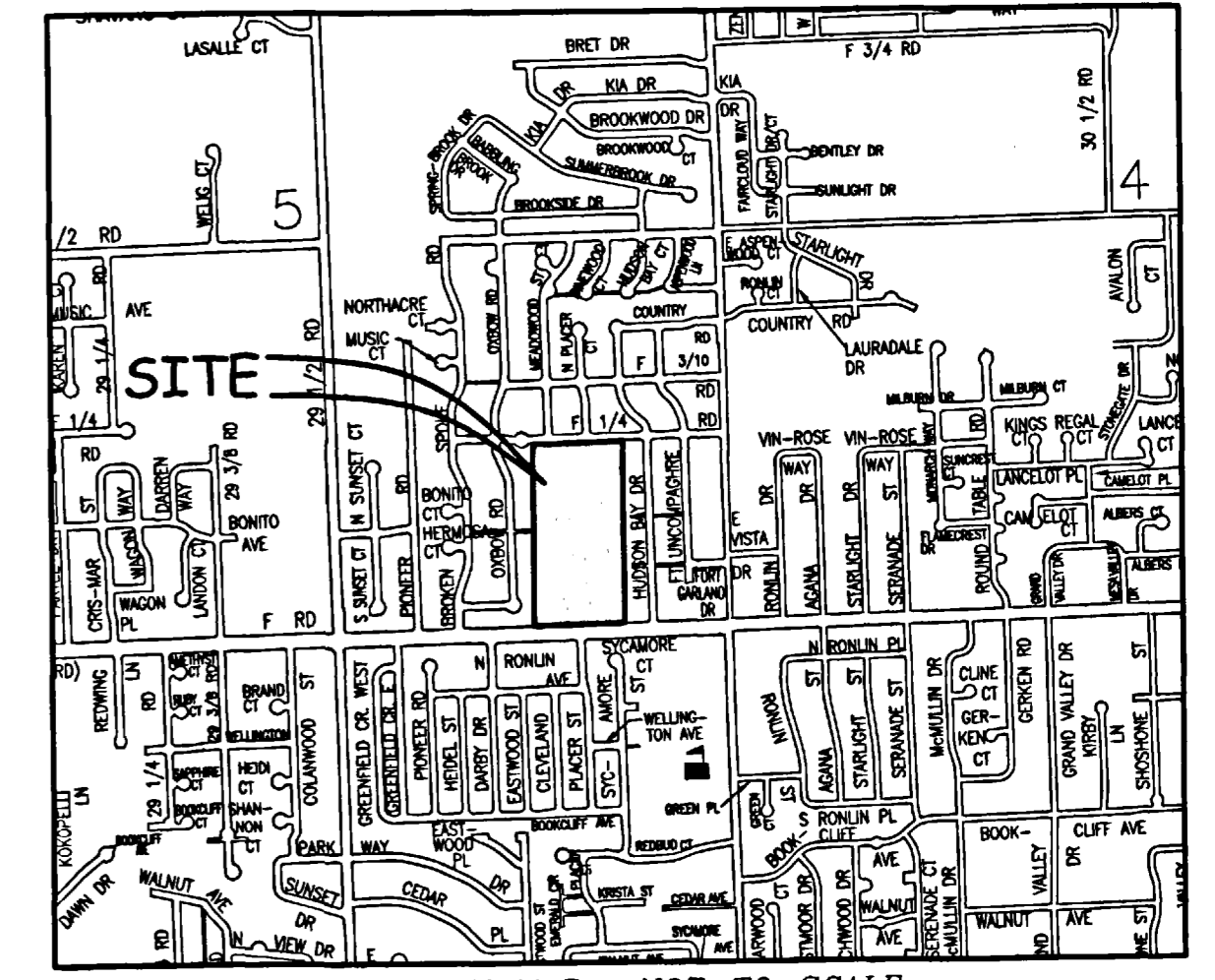
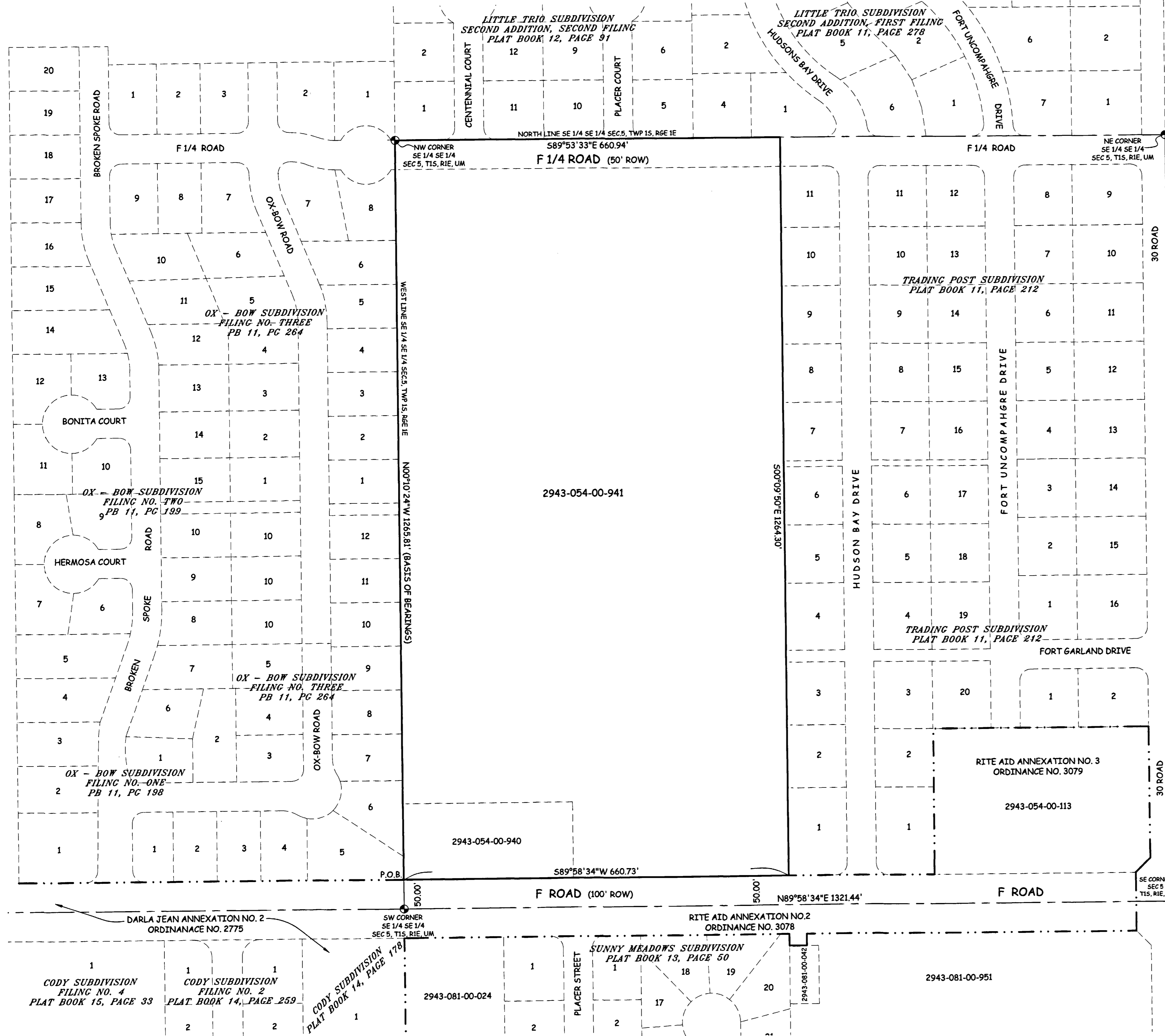
/s/: Bruce Hill
President of the Council

/s/: Stephanie Tuin
City Clerk

BURKEY PARK ANNEXATION

SITUATE IN THE SE 1/4 OF SE 1/4 SECTION 5 T1S R1E U.M.

COUNTY OF MESA, STATE OF COLORADO



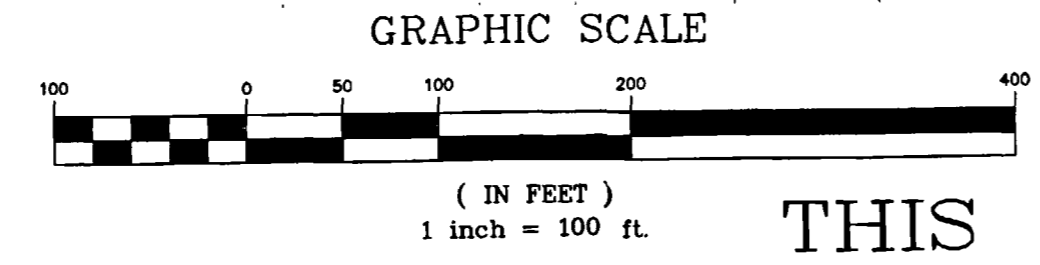
LEGAL DESCRIPTION

A parcel of land located in the Southeast Quarter of the Southeast Quarter (SE 1/4 SE 1/4) of Section 5, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado being more particularly described as follows:

Beginning at the Southeast corner of Ox-Bow Subdivision Filing No. Three, as recorded in Plat Book 11, Page 264, public records of Mesa County, Colorado, and assuming the West line of the SE 1/4 SE 1/4 of said Section 5 bears N00°10'24"W with all bearings contained herein relative thereto; thence from said Point of Beginning N00°10'24"W along the West line of the SE 1/4 SE 1/4 of said section 5 a distance of 1265.81 feet to the Northwest corner of the SE 1/4 SE 1/4 of said section 5; thence S89°53'33"E along the North line of the SE 1/4 SE 1/4 of said section 5 a distance of 660.94 feet to the intersection of the Northerly projected West line of Trading Post Subdivision as recorded in Plat Book 11, Page 212, public records of Mesa County, Colorado; thence S00°09'50"E along said West line of Trading Post Subdivision a distance of 1264.30 feet to the Southwest corner of said Trading Post Subdivision and being the North Right of Way of 'F' Road; thence S89°58'34"W along the North Right of Way line of 'F' Road a distance of 660.73 feet to the Point of Beginning.

AREA OF ANNEXATION	
ANNEXATION PERIMETER	3851.77 FT
CONTIGUOUS PERIMETER	660.73 FT.
AREA IN SQUARE FEET	835,988***
AREA IN ACRES	19.19

LEGEND	
ANNEXATION BOUNDARY	—————
EXISTING CITY LIMITS	-----



ORDINANCE NO. 3769
 EFFECTIVE DATE June 19th, 2005

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.

Peter T. Krick
 PETER T. KRICK, PLS No. 32824
 Professional Land Surveyor for the City of Grand Junction
 No. 32824
 5/24/05
 REGISTERED PROFESSIONAL LAND SURVEYOR
 STATE OF COLORADO
 DATE: May 24th, 2005

THIS IS NOT A BOUNDARY SURVEY

DRAWN BY	T.L.P.	DATE	03-11-05
DESIGNED BY		DATE	
CHECKED BY	P.T.K.	DATE	
APPROVED BY		DATE	

SCALE
 1" = 100'



PUBLIC WORKS AND UTILITIES
 REAL ESTATE DIVISION

BURKEY PARK ANNEXATION
 13058700.tif

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 the certification shown herein.

***CONTAINS 33,046 SQ. FT. WITHIN PUBLIC RIGHTS OF WAY