

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3835

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

ABEYTA-WEAVER ANNEXATION #2

APPROXIMATELY 12.75 ACRES

LOCATED AT 3037 D ½ ROAD AND 432 30 ¼ ROAD

WHEREAS, on the 7th day of September, 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 19th day of October, 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:

ABEYTA-WEAVER ANNEXATION #2

A certain parcel of land located in the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) and the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) of Section 16, 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 Northwest corner of the NE 1/4 SW 1/4 of said Section 16 and assuming the North line of the NE 1/4 SW 1/4 of said Section 16 to bear N89°54'18"E with all bearings contained herein relative thereto; thence S00°02'15"W along the East line of the NW 1/4 SW 1/4 of said Section 16 a distance of 33.00 feet; thence N89°54'18"E a distance of 52.97 feet; thence 31.37 feet along the arc of a 20.00 foot radius curve, concave Southeast, having a central angle of 89°52'12", a chord bearing S44°58'12"W a distance of 28.25 feet to a point of the Easterly right of way of 30 1/4 Road per Book 767, Page 175 public records of Mesa County, Colorado; thence

S00°02'45"W along the Easterly right of way of said 30 1/4 Road a distance of 462.05 feet to the Southwest corner of Lot 1, Block One, Cherokee Village West, recorded in Plat Book 13, Pages 193 and 194, Mesa County, Colorado records; thence N89°54'19"E along the Southerly line of said Cherokee Village West a distance of 530.75 feet to the Southeast corner of Lot 15, Block Two, of said Cherokee Village West; thence N00°02'20"E along the Easterly line of said Cherokee Village West a distance of 509.00 feet; thence N89°54'18"E along a line being 6.00 feet South of and parallel with the NE 1/4 SW 1/4 of said Section 16 a distance of 201.24 feet; thence S00°02'15"W a distance of 407.00 feet; thence S89°57'45"E a distance of 5.00 feet; thence S00°02'15"W a distance of 643.00 feet to a point on the Northerly line of Lot 15, Block No. 2, Wedgewood Park Subdivision Filing No. 3, as recorded in Plat Book 13, Page 36, Mesa County, Colorado records; thence S89°54'19"W along the Northerly line of Said Wedgewood Park Subdivision projected Westerly a distance of 770.00 feet to the East line of the NW 1/4 SW 1/4 of said Section 16; thence N00°02'15"E along the East line of the NW 1/4 SW 1/4 of said Section 16 a distance of 54.89 feet; thence S89°56'21"W a distance of 20.00 feet to the Westerly right of way of said 30 1/4 Road; thence N00°02'15"E along the Westerly right of way of said 30 1/4 Road a distance of 1001.11 feet to the North line of NW 1/4 SW 1/4 of said Section 16; thence N89°56'21"E along the North line of the NW 1/4 SW 1/4 of said Section 16 a distance of 20.00 feet to the Point of Beginning.

Said parcel contains 12.75 acres (555,532 square feet), more or less, as described.

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

INTRODUCED on first reading on the 7th day of September, 2005 and ordered published.

ADOPTED on second reading this 19th day of October, 2005.

Attest:

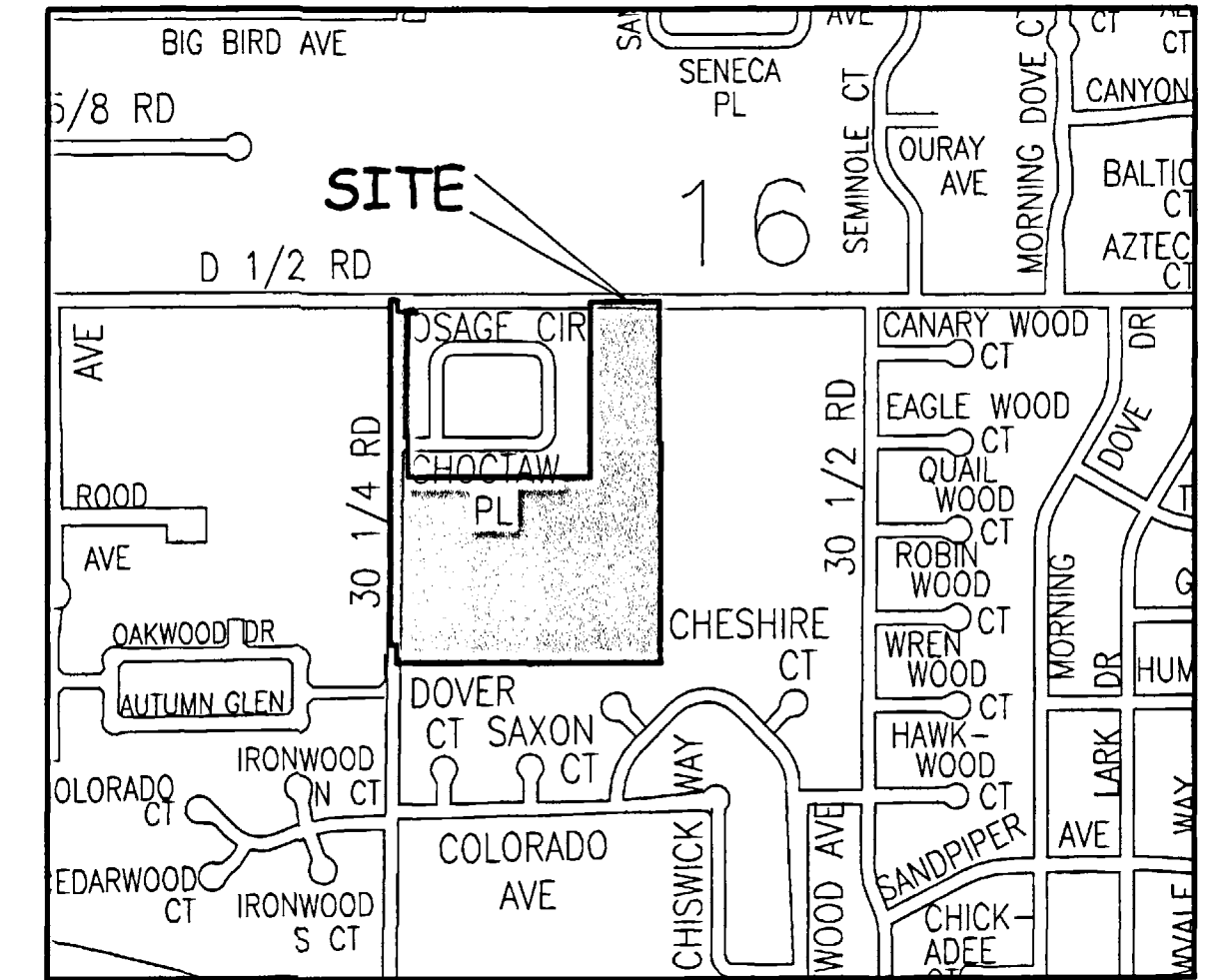
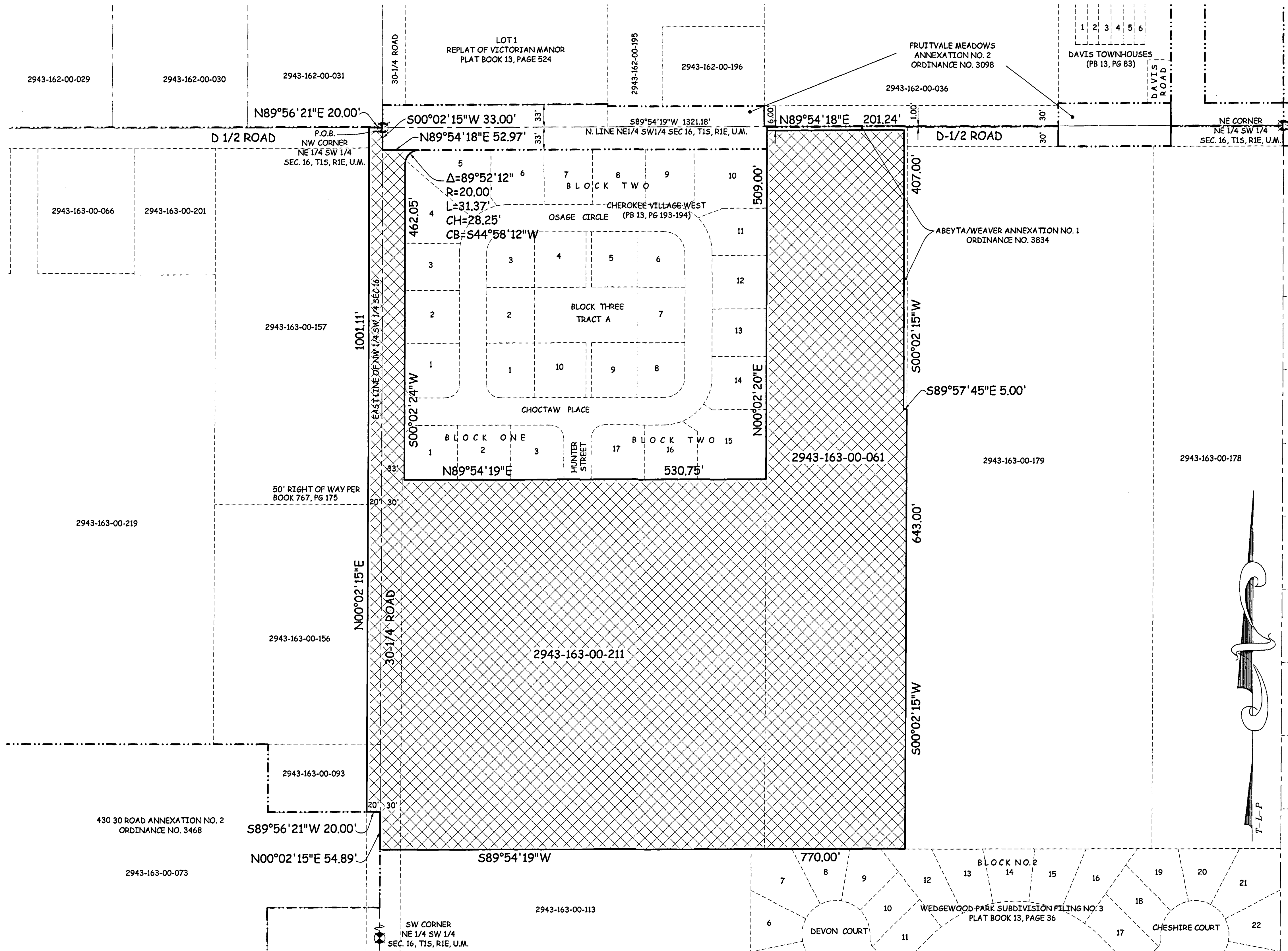
/s/ Bruce Hill
President of the Council

/s/ Stephanie Tuin
City Clerk

ABEYTA/WEAVER ANNEXATION NO. 2

SITUATE IN THE NE 1/4 SW 1/4 AND THE NW 1/4 SW 1/4 OF SECTION 16, T1S, R1E, U.M.

COUNTY OF MESA, STATE OF COLORADO



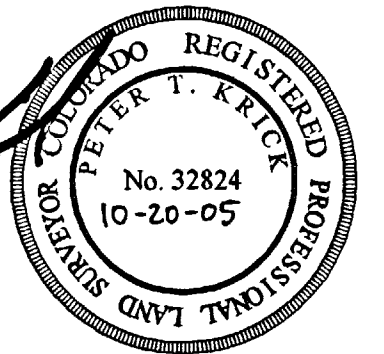
LEGAL DESCRIPTION

A certain parcel of land located in the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) and the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) of Section 16, 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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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.

P.T.K.
 PETER T. KRICK, PLS No. 32824
 Professional Land Surveyor for the
 City of Grand Junction
 DATE: October 20, 2005

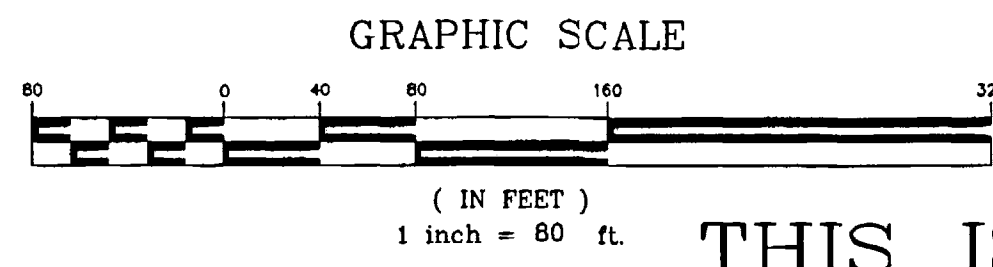


AREA OF ANNEXATION

ANNEXATION PERIMETER	4741.37 FT
CONTIGUOUS PERIMETER	821.10 FT
AREA IN SQUARE FEET	555,532***
AREA IN ACRES	12.75

LEGEND

ANNEXATION BOUNDARY	---
EXISTING CITY LIMITS	---



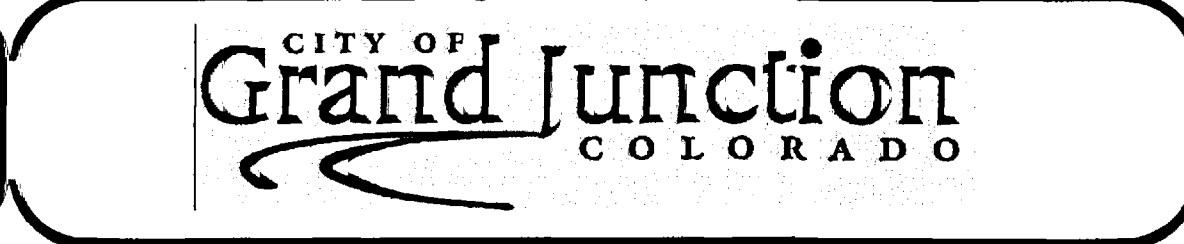
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EFFECTIVE DATE
NOVEMBER 20, 2005

THIS IS NOT A BOUNDARY SURVEY

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 hereon.

DRAWN BY	T.L.P.	DATE	08-16-05
DESIGNED BY		DATE	
CHECKED BY	P.T.K.	DATE	
APPROVED BY		DATE	



PUBLIC WORKS
AND UTILITIES
REAL ESTATE DIVISION

ABEYTA/WEAVER ANNEXATION NO. 2
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