

In City Limits

**POWER OF ATTORNEY**

**BOOK 2084 PAGE 896**

**OWNERS:** L.O. Griffith, David V. Christensen, Donald G. Haase, Richard L. Watson

**LOCATION OF PROPERTY:** Valley Meadows Subdivision, F 3/4 Rd. & 25 1/2 Rd.  
Grand Junction, CO 81505

**LEGAL DESCRIPTION OF PROPERTY:**

**PARCEL 2:**

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MONIKA TODD CLK&REG MESA COUNTY CO

A tract or parcel of land situated in the SE 1/4 NW 1/4 Section 3, Township 1 South, Range 1 West of the Ute Meridian, and being more particularly described as follows: Beginning at the Northeast corner of said SE 1/4 NW 1/4, whose East line is assumed to bear South 00°00'00" West and all bearings contained herein to be relative thereto; thence South 89°29'30" West 25.00 feet to the true point of beginning; thence South 00°00'00" West 416.00 feet; thence South 89°29'30" West 227.00 feet; thence North 00°00'00" East 84.29 feet; thence South 89°29'30" West 18.48 feet; thence North 00°00'00" East 206.71 feet; thence South 89°29'30" West 101.52 feet; thence North 00°00'00" East 125.00 feet more or less to the North boundary of the SE 1/4 NW 1/4 of said Section 3; thence North 89°29'30" East 347.47 feet to the true point of beginning. Except the East 8 feet for road right-of-way as set forth in instrument recorded April 22, 1983 in Book 1428 at Page 878 and re-recorded June 29, 1984 in Book 1500 at Page 229.

**PARCEL 3:**

A tract of land located in a part of the SW 1/4 NE 1/4 of Section 3, Township 1 South, Range 1 West of the Ute Meridian, being more particularly described as follows: Beginning at the Northwest corner of SW 1/4 NE 1/4 of said Section 3, thence South 89°58'24" East along the North line of the SW 1/4 NE 1/4 of said Section 3 a distance of 796.70 feet; thence South 00°02'42" West 399.30 feet; thence South 29°56'46" East 195.69 feet; thence South 00°27'24" East 347.36 feet to the centerline of the existing Main Line Grand Valley Canal; thence along said centerline of the existing Main Line Grand Valley Canal by the following two courses and distances: North 70°15'39" West 74.82 feet; thence North 77°05'13" West 847.86 feet to a point on the West line of the SW 1/4 NE 1/4 of said Section 3; thence North 00°00'00" East along said West line of the SW 1/4 NE 1/4 of Section 3, a distance of 701.84 feet to the point of beginning. Except the West 25 feet for road right-of-way.

**PARCEL 4:**

Beginning at the Northeast corner of the SE 1/4 NW 1/4 of Section 3, Township 1 South, Range 1 West of the Ute Meridian; thence South along the East line of the NW 1/4 of said Section 3, 650.65 feet; thence North 77°38'37" West 833.25 feet; thence North 69°02'21" West 97.49 feet; thence North 483 feet; thence North 89°29'30" East 904.96 feet to beginning, EXCEPT the East 25 feet for road right-of-way, and EXCEPT a tract or parcel of land situated in the SE 1/4 NW 1/4 of said Section 3 being more particularly described as follows: Beginning at the Northeast corner of said SE 1/4 NW 1/4, whose East line is assumed to bear South 00°00'00" West and all bearings contained herein to be relative thereto; thence South 89°29'30" West 25.00 feet to the true point of beginning; thence South 00°00'00" West 416.00 feet; thence South 89°29'30" West 227.00; thence North 00°00'00" East 84.29 feet; thence South 89°29'30" West 18.48 feet; thence North 00°00'00" East 206.71 feet; thence South 89°29'30" West 101.52 feet; thence North 00°00'00" East 125.00 feet more or less to the North boundary of the SE 1/4 NW 1/4 of said Section 3; thence North 89°29'30" East 347.47 feet to the true point of beginning; said tract or parcel subject to an additional 8.00 foot right-of-way along the East side,

ALL IN MESA COUNTY, COLORADO.

**BE IT KNOWN THAT:**

We do hereby designate and appoint the City Clerk of the City of Grand Junction as our Attorney in Fact granting said City Clerk full power and authority for us and in our stead to: sign such documents and instruments as are necessary to cause the above

described land(s) to be annexed to the City of Grand Junction; and to sign any petition(s) for annexation of the described land(s) to the City, when eligible; and to do and perform any and all acts which the said City Clerk shall deem necessary, convenient, or expedient to accomplish said annexation, as fully as we might do if personally present.

The property described herein may be annexed to the City of Grand Junction in part or parts, at any time. Consent is hereby given to annex portions of tracts and parcels even if the annexation has the effect of dividing tracts or parcels into separate parts or parcels.

The authority granted by this instrument shall be a covenant running with the land(s), shall be binding upon successors in interest and shall not cease upon our deaths or the dissolution of marriage, partnership, corporation or other form of association which may hold title or claim an interest to the property described herein.

As a further covenant to run with the land, we agree that in the event a counter-petition to a proposed annexation of the land is prepared, any signature on such petition purporting to affect the land herein described may be ignored as of no force and effect by the City under annexation requirements.

IN WITNESS WHEREOF, we have hereunto set our hands and seal this 22 day of June, 1994.

L.O. Griffith  
L.O. Griffith

David V. Christensen  
David V. Christensen

Donald G. Haase  
Donald G. Haase

Richard L. Watson  
Richard L. Watson

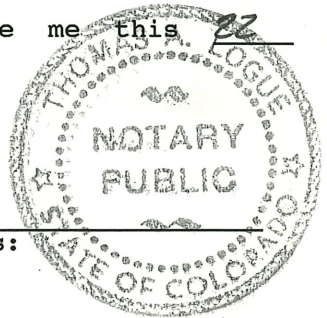
STATE OF COLORADO )  
                                  ) ss:  
COUNTY OF MESA )

The foregoing instrument was acknowledged before me this 22 day of June, 1994 by L.O. Griffith.

WITNESS my hand and official seal:

Thomas A. Logue  
Notary Public

11/26/97  
My Commission expires:



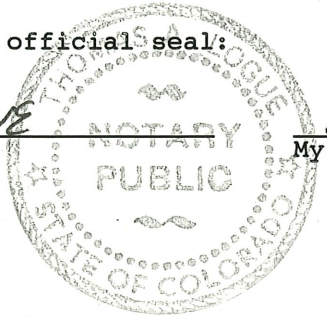
STATE OF COLORADO )  
                                  ) ss:  
COUNTY OF MESA )

The foregoing instrument was acknowledged before me this 22 day of June, 1994 by David V. Christensen.

WITNESS my hand and official seal:

Thomas A. Logue  
Notary Public

11/26/97  
My Commission expires:



STATE OF COLORADO )  
 )  
COUNTY OF MESA )

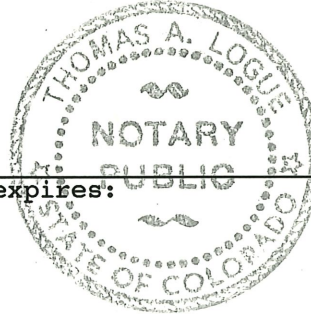
ss:

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of June, 1994 by Donald G. Haase.

WITNESS my hand and official seal:

~~11/26/97~~ Thomas A. Logue  
Notary Public

11/26/97  
My Commission expires:



STATE OF COLORADO )  
 )  
COUNTY OF MESA )

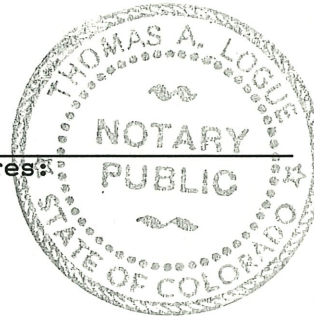
ss:

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of June, 1994 by Richard L. Watson.

WITNESS my hand and official seal:

Thomas A. Logue  
Notary Public

11/26/97  
My Commission expires:



s:valmpoa:May 24, 1994