

CITY OF GRAND JUNCTION, COLORADO

**ORDINANCE NO. 3963
AN ORDINANCE ANNEXING TERRITORY TO THE
CITY OF GRAND JUNCTION, COLORADO
HALLIBURTON ANNEXATION #2
APPROXIMATELY 48.11 ACRES
LOCATED AT 3199 D ROAD INCLUDING PORTIONS OF THE D ROAD AND 32
ROAD RIGHTS-OF-WAY.**

WHEREAS, on the 2nd day of August, 2006, 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 6th day of September, 2006; 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:

HALLIBURTON ANNEXATION #2

A certain parcel of land located in the Northeast Quarter of (NE 1/4) of Section 22, Township 1 South, Range 1 East, of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the Northeast corner of Section 22 Twp. 1S, Rge. 1E, U.M. and assuming the East line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE1/4) of said Section 22 to bear S00°22'24"W with all bearings contained herein relative thereto; thence S00°22'24"W along said East line a distance of 1319.84 feet to the Southeast corner of said NE 1/4 NE1/4 of Section 22; thence S00°21'54"W a distance of 494.03 feet to a point on the East line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4); thence S89°59'52"W along the South line of Lot 1(A), Block 1(A) of Corn Industrial Park Two, as same is recorded in Book 4188, Pages 570 and 571, Public Records of Mesa County, Colorado, a distance of 1966.22 feet, to a point on a line being 5.00 feet East of and parallel with the East right of way of 31-5/8 Court as described in Book 1280, Page 421, Mesa County, Colorado, Public Records; thence N00°26'37"E a distance of 717.72 feet along said parallel line, to a point on a line being 5.00 feet South of and parallel to the South line of Pipe Trades

Subdivision, as same is recorded in Plat Book 18, Page 292, Mesa County, Colorado Public Records, and that certain parcel as described in Book 4076, Page 371, Mesa County, Colorado, Public Records; thence S89°53'16"E along said parallel line, a distance of 1187.70 feet to a point on a line being 5.00 feet East and parallel with the East line of "D" Road Commercial Park, as same is recorded in Plat Book 13, Page 14, Mesa County, Colorado Public Records, and said parcel as described in Book 4076, Page 371; thence N00°06'44"E a distance of 489.73 feet, to a point on a line being 5.00 feet South of and parallel to the South line of that certain parcel as described in Book 4040, Page 954, Mesa County, Colorado, Public Records; thence S89°53'16"E along said parallel line, a distance of 202.25 feet; thence N00°06'44"E a distance of 5.00 feet to the Southeast corner of said parcel; thence S89°53'37"E a distance of 180.00 feet to the Southeast corner of that certain parcel as described in Book 3118, Page 323, Mesa County, Colorado, Public Records; thence N00°22'25"E a distance of 575.30 feet to the Northeast corner of said parcel; thence N89°53'30"W a distance of 389.88 feet, to the Northwest corner of said parcel as described in Book 4040, Page 954; thence S00°06'38"W a distance of 20.00 feet, to the Northeast corner of Lot 1 of said "D" Road Commercial Park; thence N89°53'30"W a distance of 492.44 feet to the Northwest corner of Lot 12 of said "D" Road Commercial Park; thence N00°06'30"E a distance of 10.00 feet to the Northeast corner of said parcel as described in Book 4076, Page 371; thence N00°06'30"E a distance of 10.00 feet to the Northeast corner of said Pipe Trades Subdivision; thence N00°03'11"W a distance of 80.00 feet to the Southwest corner of Outlot A of The Peaks, as same is recorded in Plat Book 16, Page 258, Mesa County, Colorado Public Records; thence S89°53'30"E a distance of 656.23 feet to the Southeast corner of Lot 7, Block One of said The Peaks; thence S00°09'18"E a distance of 40.00 feet to a point on the North line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 22; thence S89°53'30"E along said North line a distance of 656.37 feet, more or less, to the Point of Beginning. Said parcel contains 48.11 acres (2,095,679 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 2nd day of August, 2006 and ordered published.

ADOPTED on second reading this 6th day of September, 2006.

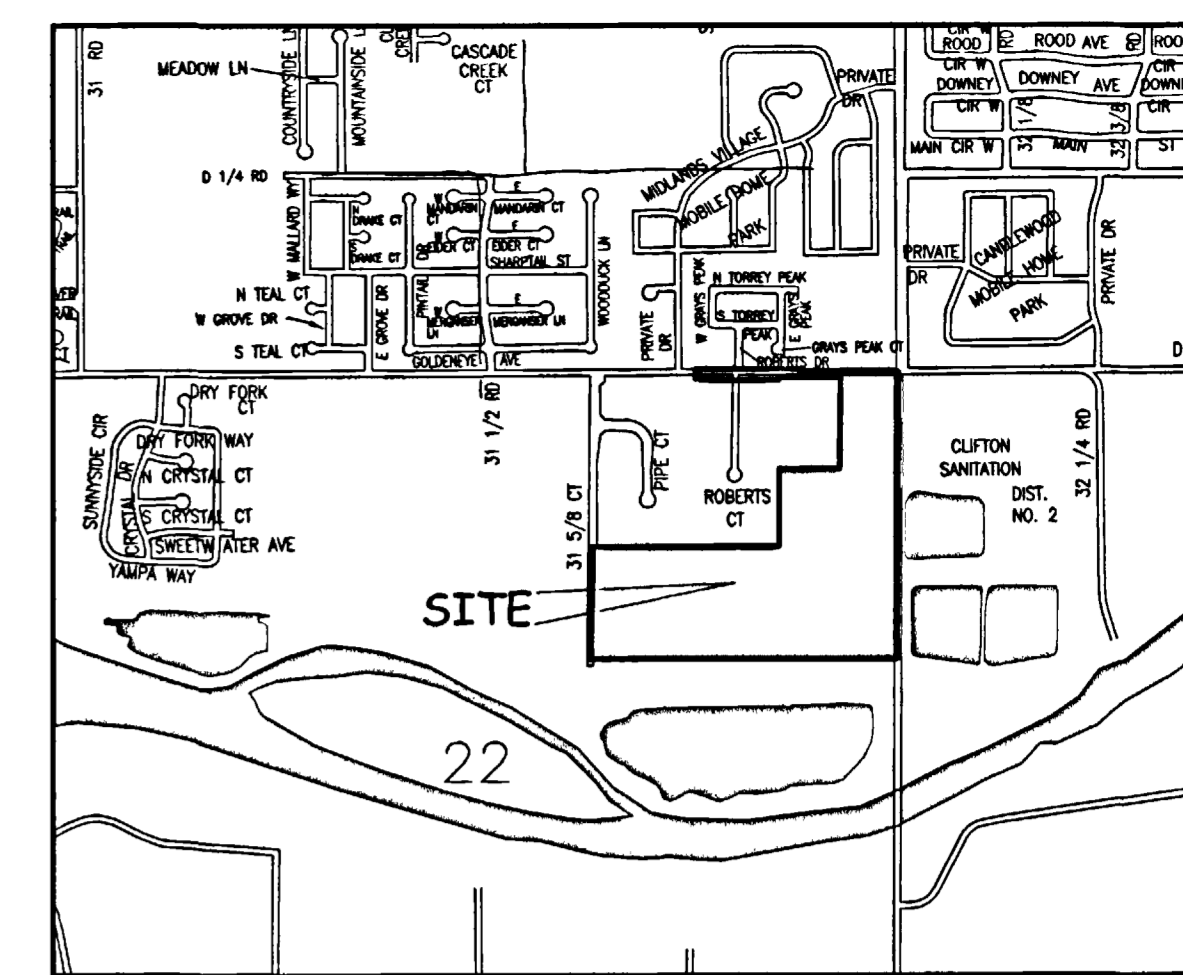
Attest:

/s/: James J. Doody
President of the Council

/s/: Stephanie Tuin
City Clerk

HALLIBURTON ANNEXATION NO. 2

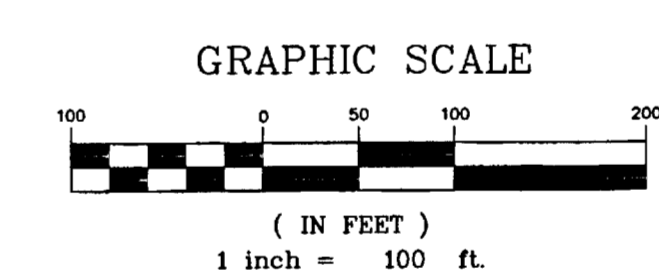
SITUATE IN THE NE 1/4 OF SECTION 22, T1S, R1E, U.M., COUNTY OF MESA, STATE OF COLORADO



LEGAL DESCRIPTION

A certain parcel of land located in the Northeast Quarter of (NE 1/4) of Section 22, Township 1 South, Range 1 East, of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the Northeast corner of Section 22 Twp. 1S, Rge. 1E, U.M. and assuming the East line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 22 to bear $500^{\circ}22'24''W$ with all bearings contained herein relative thereto; thence $500^{\circ}22'24''W$ along said East line a distance of 1319.84 feet to the Southeast corner of said NE 1/4 NE 1/4 of Section 22; thence $500^{\circ}21'54''W$ a distance of 494.03 feet to a point on the East line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4); thence $589^{\circ}59'52''W$ along the South line of Lot 1(A), Block 1(A) of Corn Industrial Park Two, as same is recorded in Book 4188, Pages 570 and 571, Public Records of Mesa County, Colorado, a distance of 1966.22 feet, to a point on a line being 5.00 feet East and parallel with the East right of way of 31-5/8 Court as described in Book 1280, Page 421, Mesa County, Colorado, Public Records; thence $N00^{\circ}26'37''E$ a distance of 717.72 feet along said parallel line, to a point on a line being 5.00 feet South of and parallel to the South line of Pipe Trades Subdivision, as same is recorded in Plat Book 18, Page 292, Mesa County, Colorado Public Records, and that certain parcel as described in Book 4076, Page 371, Mesa County, Colorado, Public Records; thence $S89^{\circ}53'16''E$ along said parallel line, a distance of 1187.70 feet to a point on a line being 5.00 feet East and parallel with the East line of "D" Road Commercial Park, as same is recorded in Plat Book 13, Page 14, Mesa County, Colorado Public Records, and said parcel as described in Book 4076, Page 371; thence $N00^{\circ}06'44''E$ a distance of 489.73 feet, to a point on a line being 5.00 feet South of and parallel to the South line of that certain parcel as described in Book 4040, Page 954, Mesa County, Colorado, Public Records; thence $S89^{\circ}53'16''E$ along said parallel line, a distance of 202.25 feet; thence $N00^{\circ}06'44''E$ a distance of 5.00 feet to the Southeast corner of said parcel; thence $S89^{\circ}53'37''E$ a distance of 180.00 feet to the Southeast corner of that certain parcel as described in Book 3118, Page 323, Mesa County, Colorado, Public Records; thence $N00^{\circ}22'25''E$ a distance of 575.30 feet to the Northeast corner of said parcel; thence $N89^{\circ}53'30''W$ a distance of 389.88 feet, to the Northwest corner of said parcel as described in Book 4040, Page 954; thence $S00^{\circ}06'38''W$ a distance of 20.00 feet, to the Northeast corner of Lot 1 of said "D" Road Commercial Park; thence $N89^{\circ}53'30''W$ a distance of 492.44 feet to the Northwest corner of Lot 12 of said "D" Road Commercial Park; thence $N00^{\circ}06'30''E$ a distance of 10.00 feet to the Northeast corner of said parcel as described in Book 4076, Page 371; thence $N00^{\circ}06'30''E$ a distance of 10.00 feet to the Northeast corner of said Pipe Trades Subdivision; thence $N00^{\circ}03'11''W$ a distance of 80.00 feet to the Southwest corner of Outlot A of The Peaks, as same is recorded in Plat Book 16, Page 258, Mesa County, Colorado Public Records; thence $S89^{\circ}53'30''E$ a distance of 656.23 feet to the Southeast corner of Lot 7, Block One of said The Peaks; thence $S00^{\circ}09'18''E$ a distance of 40.00 feet to a point on the North line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 22; thence $S89^{\circ}53'30''E$ along said North line a distance of 656.37 feet, more or less, to the Point of Beginning.



ORDINANCE NO.
3963

EFFECTIVE DATE
OCTOBER 8, 2006

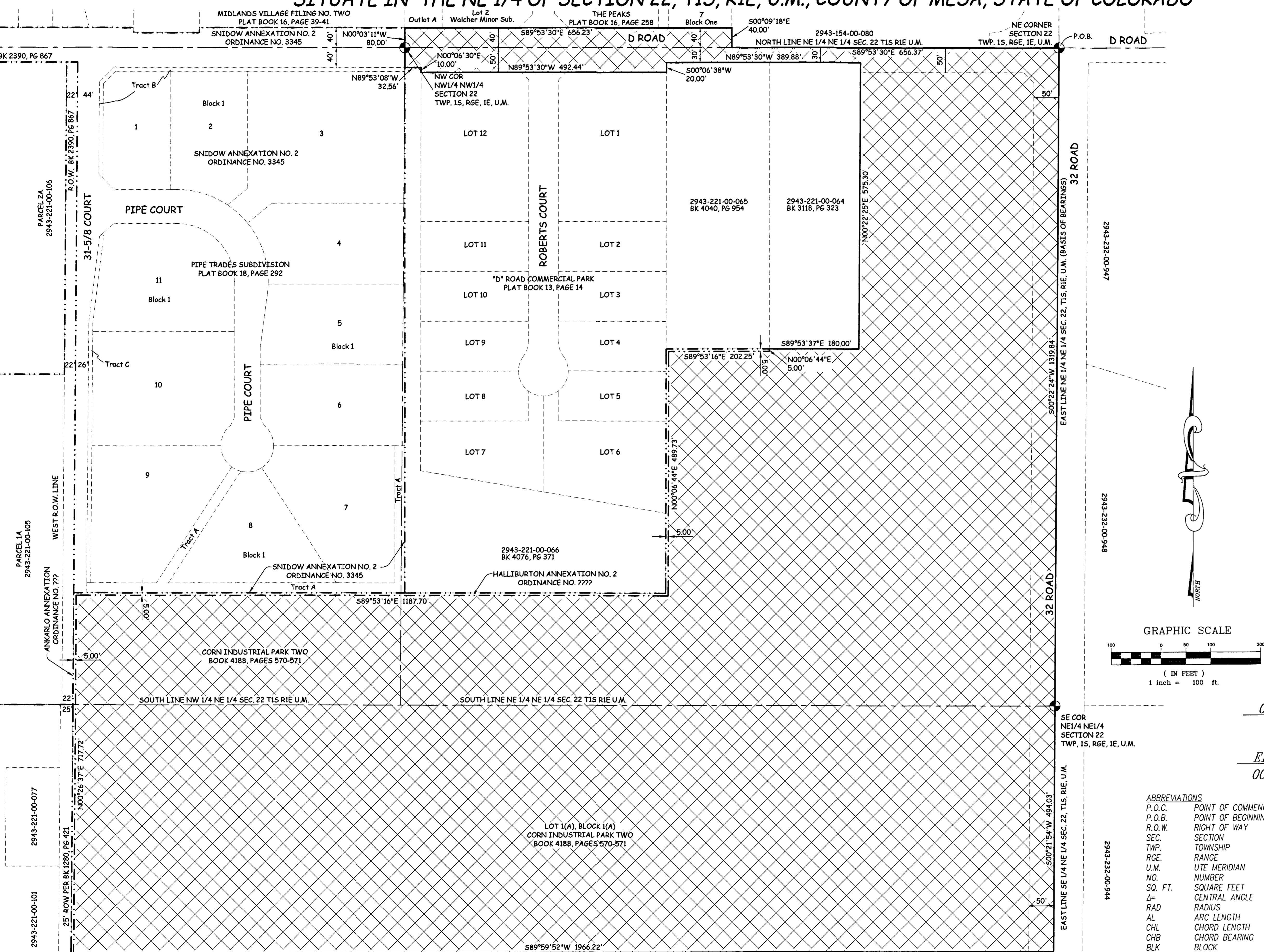
ANNEXATION BOUNDARY	
ANNEXATION BOUNDARY	---
EXISTING CITY LIMITS	----
AREA OF ANNEXATION	
ANNEXATION PERIMETER	9515.27 FT
CONTIGUOUS PERIMETER	2602.40 FT.
AREA IN SQUARE FEET	2,095,679***
AREA IN ACRES	48.11

*** (CONTAINS 172,164 SQUARE FEET WITHIN PUBLIC RIGHTS OF WAY)

- ABBREVIATIONS**
- P.O.C. POINT OF COMMENCEMENT
 - P.O.B. POINT OF BEGINNING
 - R.O.W. RIGHT OF WAY
 - SEC. SECTION
 - TWP. TOWNSHIP
 - RGE. RANGE
 - U.M. UTE MERIDIAN
 - NO. NUMBER
 - SQ. FT. SQUARE FEET
 - A= CENTRAL ANGLE
 - RAD RADIUS
 - AL ARC LENGTH
 - CHL CHORD LENGTH
 - CHB CHORD BEARING
 - BLK BLOCK
 - PB PLAT BOOK
 - BK BOOK
 - PG PAGE

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
REGISTERED PROFESSIONAL LAND SURVEYOR
No. 32824
9-15-06
Professional Land Surveyor for the City of Grand Junction
DATE: September 8, 2006



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 CM DATE 05-30-06
DESIGNED BY _____ DATE _____
CHECKED BY P.T.K. DATE _____
APPROVED BY _____ DATE _____

SCALE
1" = 100'



PUBLIC WORKS AND UTILITIES
REAL ESTATE DIVISION

HALLIBURTON ANNEXATION NO. 2
13066200.tif