

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 4403

**AN ORDINANCE ZONING THE 7TH STREET HISTORIC RESIDENTIAL DISTRICT
PLANNED RESIDENTIAL DEVELOPMENT BY APPROVING A LIST OF USES WITH
A DEFAULT R-8 (RESIDENTIAL-8) ZONE**

Recitals:

After thorough review, deliberation and consideration the City Council of the City of Grand Junction has determined that the existing Planned Development zone created by Ordinance No. 2211 be repealed.

Upon repeal of the existing zoning the approximately 6.63 +/- acres shall be rezoned *Planned Residential Development – 7th Street* by approval of a Development Plan (Plan) with a default R-8 zone, including deviations from the default zoning, all in accordance with the Zoning and Development Code (Code) and this Ordinance. This Ordinance shall constitute the Development Plan (“Plan”) for the properties described herein.

The *Planned Residential Development – 7th Street* district is intended to apply to mixed-use or unique single use applications and to provide design flexibility not available through strict application and interpretation of the standards established in the Code. The planned development zoning imposes any and all regulations applicable to the land as stated in this ordinance. Planned development rezoning is appropriate because long-term community benefits that may be achieved through high quality development will be derived.

This *Planned Residential Development – 7th Street* zoning ordinance establishes the current, lawful uses, the development application processes and standards, default zoning (R-8) and deviations and adopts the Plan for the 7th Street Historic Residential District Properties. If this ordinance becomes invalid for any reason, the Properties shall be fully subject to the default standards of the R-8 zone district.

In public hearings, the City Council has reviewed the need for a Plan for the Properties. The content of the Plan, which is established by this ordinance, is consistent with and satisfies the criteria of the Code and is premised on the purpose and intent of the Growth Plan and the Comprehensive Plan.

Furthermore, the City Council has determined that the proposed Plan achieves long-term community benefits by assuring a consistent, high level review by elected officials of development patterns in a unique neighborhood in the City. Review at the highest

level will afford the highest quality development consistent with the needs and desires of the community.

Through the Plan the City Council will act to establish, provide and protect long-term community benefits as the Council sees fit. Those benefits are assured by the Plan's recognition and continuation of a mix of stable housing with other uses in close proximity to Downtown. Through the Plan the Council will encourage innovative use of unique buildings and properties. The Plan demonstrates that single family, multi-family and high intensity uses like the day care center and two large churches are compatible.

The Council's Plan promotes traditional neighborhood development; the Plan demonstrates that for uses to be compatible they do not have to be the same. In a traditional neighborhood development pattern stores, shops and homes are within walking distance, front porches are a predominate feature of the homes, garages are located off alleys and streets connect from block to block. Traditional neighborhood development generally respects existing scale and proportion, residences over trade uses are not uncommon, the neighborhood has a close relationship to the street, which reinforces the continuity of a townscape, different uses exist and are mixed, both horizontally and vertically, and intrusiveness from parking is ideally minimized. Traditional neighborhood development provides an attractive and welcoming sense of place.

In addition to the community deriving benefit from the Plan, the Council reasonably found that growth and development trends, especially in the Downtown area, support planned development zoning, that the Planned Development zoning is not otherwise available in the central part of the City and that there are adequate facilities and infrastructure to support the zoning of the area.

To affirm the current, lawful uses that constitute the foundation of the Plan, the City has carefully inventoried the 7th Street Historic Residential District Properties. The inventory for each property includes an aerial photograph, a three dimensional view of each property using the City's pictometry system, a review of the Mesa County Assessor's records which confirms the square footage and design of each structure on each property and a written inventory sent to each property owner of record confirming the use of the property. In general the Plan is founded on recording the uses of each of the 7th Street Historic Residential District Properties as they exist at a point in time but the Plan is not intended to preclude new or different uses.

Applications for a new or different use ("a change of use") or a new or different configuration of a lot or lots ("a boundary adjustment or re-subdivision") or a new or different structure, accessory structure or fence ("a construction permit") will be decided by the City Council after review and a recommendation by City staff. The staff recommendation will consist of a recommendation of approval, a recommendation of denial or a recommendation of approval with conditions.

City Council will determine the propriety of any change of use, boundary adjustment or re-subdivision or application for a construction permit, following adoption of this Ordinance, by reference to the City's Comprehensive Plan, by reference to the R-8 zone district standards (although those standards shall not serve as a sole basis for denial or approval of an application but instead a frame of reference) and as determined necessary by a majority of the City Council a review and recommendation from the City's Historic Preservation Board and/or the City Planning Commission. The City Council shall be the decision maker vested with sole and exclusive authority. The City Council shall state with reasonable particularity the reasons for any development application that it approves.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT THE CURRENT PLANNED DEVELOPMENT ZONE IS REPEALED AND THAT FOR THE AREA DESCRIBED BELOW WITH THE FOLLOWING STANDARDS, DEFAULT ZONE AND DEVIATIONS SHALL APPLY:

That Ordinance No. 2211 is hereby repealed. Furthermore, be it ordained that the properties within the District described as:

- Lots 11 through 21, inclusive, Block 39;
- Lots 1 through 11, inclusive, Block 40;
- Lots 1 through 11, inclusive, Block 49;
- Lots 11 through 21, inclusive, Block 50;
- Lots 11 through 20, inclusive, Block 61;
- Lots 1 through 10, inclusive, Block 62;
- Lots 1 through 12, +W19 ft. of lot 13, inclusive, Block 71;
- Lots 11 through 21, inclusive Block 72;

shall be zoned Planned Residential Development with a list of approved uses and with R-8 being established as the default zone except that the default zone shall not be used solely as a basis for denial or approval of an application.



407 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-37-004
 Account Num.: R063210
 Location: 407 N 7TH ST
 407 N 7TH ST
 Mailing Add.: GRAND JUNCTION, CO 81501-3302
 Owner HATFIELD JOSEPH PATRICK
 Joint Owner: HATFIELD KAREN PARKER
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.233
 Lat/Lon: 39.07056269, -108.56139542
 Legal Sum.: LOTS 19-20-21 BLK 72 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$519,480.00 | \$108,000.00 | \$627,480.00 | \$41,350.00 | \$8,600.00 | \$49,950.00 | 10100 | 0.057994 | \$0.00 | *\$2,896.80 |
| 2009 | 1112, 1212 | \$519,480.00 | \$108,000.00 | \$627,480.00 | \$41,350.00 | \$8,600.00 | \$49,950.00 | 10100 | 0.057994 | \$0.00 | \$2,896.80 |
| 2008 | 1112, 1212 | \$446,210.00 | \$81,000.00 | \$527,210.00 | \$35,520.00 | \$6,450.00 | \$41,970.00 | 10100 | 0.06378 | \$0.00 | \$2,676.93 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

Building Photo's



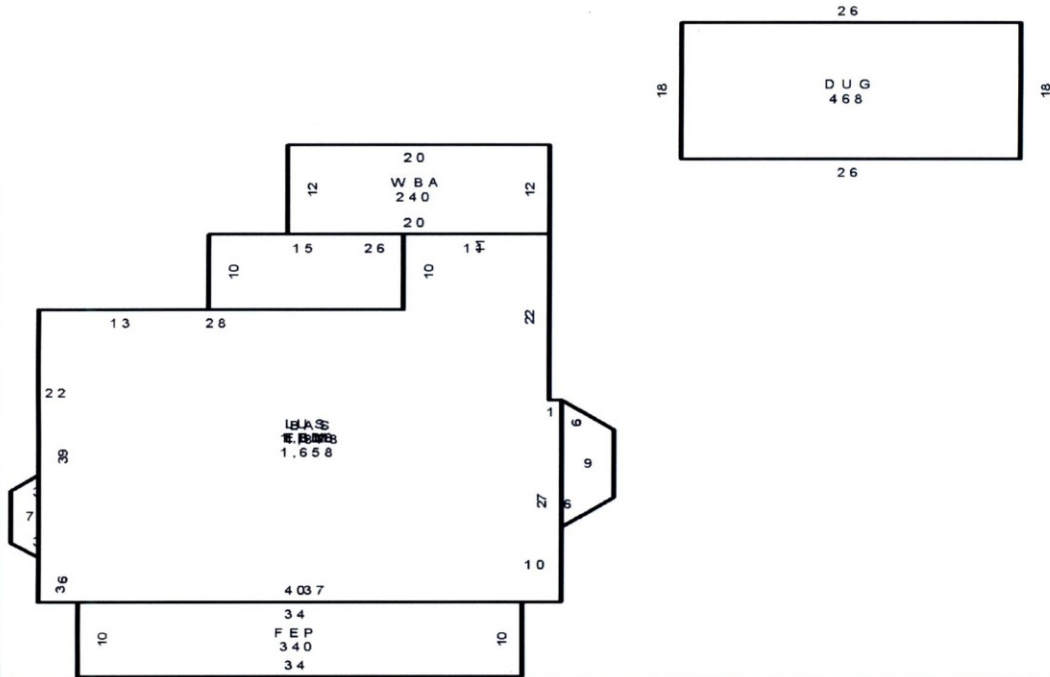
Sales and Conveyance Information

If Book/Page is Entered, No Recep. Num. is Available

| Date | Price | Reception Number | Doc. Type |
|------------|--------------|-------------------------|------------------|
| 07/30/2008 | \$0.00 | 2452376 | QCD JT |
| 06/29/2007 | \$575,000.00 | 2390390 | Warranty Deed JT |
| 10/17/1997 | \$210,000.00 | 1817131 | Warranty Deed JT |
| 05/22/1992 | \$0.00 | 1604480 | QCD JT |
| 08/31/1989 | \$0.00 | 1525115 | Quit Claim Deed |
| 08/04/1989 | \$64,000.00 | 1522393 | Quit Claim Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063210RES1.1230793200000 \$518,470.00 1 5344 (1212)SFR & TOWNHOUSE Residential SFR 1906 1955 TWO STORY 9 4 4 1/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 ABOVE AVERAGE MASONRY COMMON BRICK PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
|--|---|---|---|

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1878 sq.ft. Garage,Det,Unf(DUG) = 468 sq.ft. Fin Basement(FBM) = 1658 sq.ft. Finished Encl Porch(FEP) = 340 sq.ft. LARGE BASEMENT(LBM) = 1658 sq.ft. LARGE UPPER STORY(LUS) = 1808 sq.ft. Wood Deck,Balcony(WBA) = 240 sq.ft. |
|------------|--|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1906 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|---------|---|-------------------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 09-01570 | 06/15/2009 | B | F-16 Res Rem/Add/Alt | FINALED | reroof | 1st Choice Services LLC | \$5,000.00 |
| 62462 | 10/16/1997 | BEMP | F-16 Res Rem/Add/Alt | ISSUED | owner states he will live in bldg-REMODEL | OWNER | \$10,000.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



417 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-37-003
 Account Num.: R063209
 Location: 417 N 7TH ST
 Mailing Add.: 417 N 7TH ST
 GRAND JUNCTION, CO 81501-3302
 Owner: WATSON THOMAS FRANCIS III
 Joint Owner: WATSON MELINDA KAY
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.233
 Lat/Lon: 39.07076865, -108.56139556
 Legal Sum.: LOTS 16-17-18 BLK 72 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$324,990.00 | \$108,000.00 | \$432,990.00 | \$25,870.00 | \$8,600.00 | \$34,470.00 | 10100 | 0.057994 | \$0.00 | *\$1,999.05 |
| 2009 | 1112, 1212 | \$324,990.00 | \$108,000.00 | \$432,990.00 | \$25,870.00 | \$8,600.00 | \$34,470.00 | 10100 | 0.057994 | \$0.00 | \$1,999.04 |
| 2008 | 1112, 1212 | \$280,110.00 | \$81,000.00 | \$361,110.00 | \$22,300.00 | \$6,450.00 | \$28,750.00 | 10100 | 0.06378 | \$0.00 | \$1,833.75 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

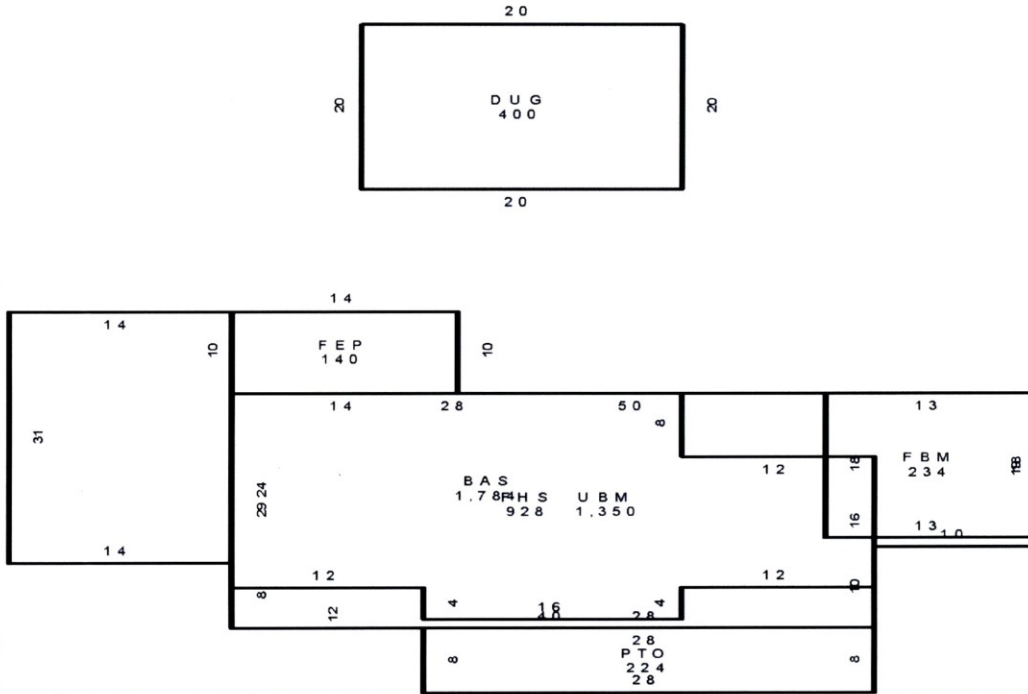
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 03/15/2001 | \$180,200.00 | 1988326 | Warranty Deed JT |
| 08/27/1999 | \$165,000.00 | 1918356 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063209RES1.1230793200000 \$322,900.00 1 2946 (1212)SFR & TOWNHOUSE Residential SFR 1903 1932 1 1/2 STORY 7 4 1 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1.5 AVERAGE WOOD FRAME FACE BRICK PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
|--|---|---|--|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1784 sq.ft. Garage,Det,Unf(DUG) = 400 sq.ft. Fin Basement(FBM) = 234 sq.ft. Finished Encl Porch(FEP) = 140 sq.ft. Finished Half Story(FHS) = 928 sq.ft. Patio(PTO) = 224 sq.ft. Unfinished Basement(UBM) = 1350 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1932 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|--------|-------------------------------------|----------------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 82056 | 10/23/2001 | BEP | F-16 Res Rem/Add/Alt | ISSUED | addition for sunroom with deck atop | REEVES & SONS INC | \$6,950.00 |
| 74910 | 04/24/2000 | B | F-16 Res Rem/Add/Alt | ISSUED | complete tear off and re roof | RIMROCK CONSTRUCTION | \$5,500.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



433 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-37-002
 Account Num.: R063208
 Location: 433 N 7TH ST
 433 N 7TH ST
 Mailing Add.: GRAND JUNCTION, CO 81501-3302
 Owner HASTY DAVID JOE TRUSTEE
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.194
 Lat/Lon: 39.07101461, -108.56139568
 Legal Sum.: S2 OF LOT 13 + ALL OF LOTS 14 + 15 BLK 72 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$352,140.00 | \$90,000.00 | \$442,140.00 | \$28,030.00 | \$7,160.00 | \$35,190.00 | 10100 | 0.057994 | \$0.00 | *\$2,040.81 |
| 2009 | 1112, 1212 | \$352,140.00 | \$90,000.00 | \$442,140.00 | \$28,030.00 | \$7,160.00 | \$35,190.00 | 10100 | 0.057994 | \$0.00 | \$2,040.80 |
| 2008 | 1112, 1212 | \$303,260.00 | \$67,500.00 | \$370,760.00 | \$24,140.00 | \$5,370.00 | \$29,510.00 | 10100 | 0.06378 | \$0.00 | \$1,882.20 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreage is approximate and should not be used in lieu of Legal Documents

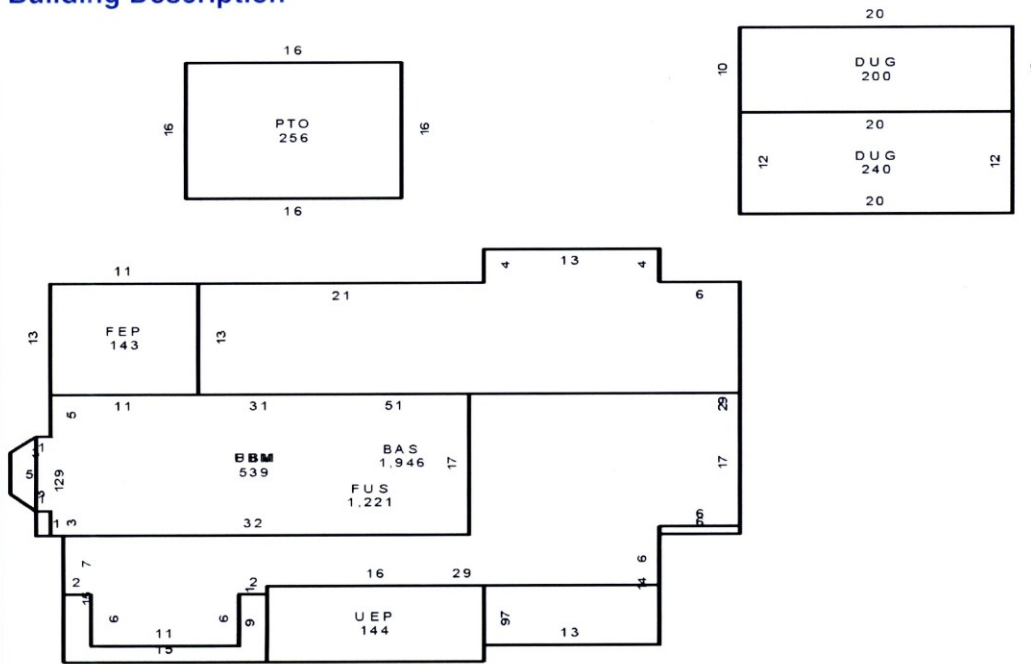
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 07/21/1999 | \$0.00 | 1915044 | SWD |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------|----------------------------------|----------------|------------------------|
| Building #: | R063208RES1.1230793200000 | Stories: | 1.5 |
| Building Value: | \$350,400.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 3706 | Exterior Wall: | STUCCO |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | GABLE OR HIP |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |

| | | | |
|-----------------------|-------------|-----------------|-----------|
| Actual Year Built: | 1910 | Air Cond: | NONE |
| Effective Year Built: | 1920 | Heat Fuel: | GAS |
| Architectural Desc.: | 1 1/2 STORY | Heat Type: | HOT WATER |
| Rooms: | 9 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 5 | Comm. Fixtures: | 0 |
| Bathrooms: | 2 BATH | | |

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1946 sq.ft. Garage,Det,Unf(DUG) = 440 sq.ft. Fin Basement(FBM) = 539 sq.ft. Finished Encl Porch(FEP) = 143 sq.ft. Finished Upper Story(FUS) = 1221 sq.ft. Patio(PTO) = 256 sq.ft. Unfinished Basement(UBM) = 539 sq.ft. Unfin Encl Porch(UEP) = 144 sq.ft. |
|------------|--|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1910 | FIREPLACE |
| 1920 | WOOD STOVE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|---------|---|---------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 111874 | 09/25/2007 | B | F-16 Res Rem/Add/Alt | VOID | reroof | DAVID HASTY | \$1,500.00 |
| 90961 | 08/20/2003 | B | F-16 Res Rem/Add/Alt | ISSUED | reroof | KEN FARLEY | \$8,000.00 |
| 82531 | 11/30/2001 | BE | F-16 Res Rem/Add/Alt | ISSUED | convert garage to art studio | DAVID HASTY | \$2,000.00 |
| 82505 | 11/29/2001 | B | H-19 Complaints | FINALED | complaint converting garage to unknown without permit | COMPLAINT | |
| 54073 | 11/13/1995 | B | G-18 Other | ISSUED | garage slab | BACA CONCRETE | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



445 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-37-001
 Account Num.: R063207
 Location: 445 N 7TH ST
 Mailing Add.: GRAND JUNCTION, CO 81501-3302
 Owner: OLSON MARILYN M
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.194
 Lat/Lon: 39.07118622, -108.56139576
 Legal Sum.: LOTS 11-12 + N2 LOT 13 BLK 72 GRAND JUNCTION



Air Photography Dates from 2007

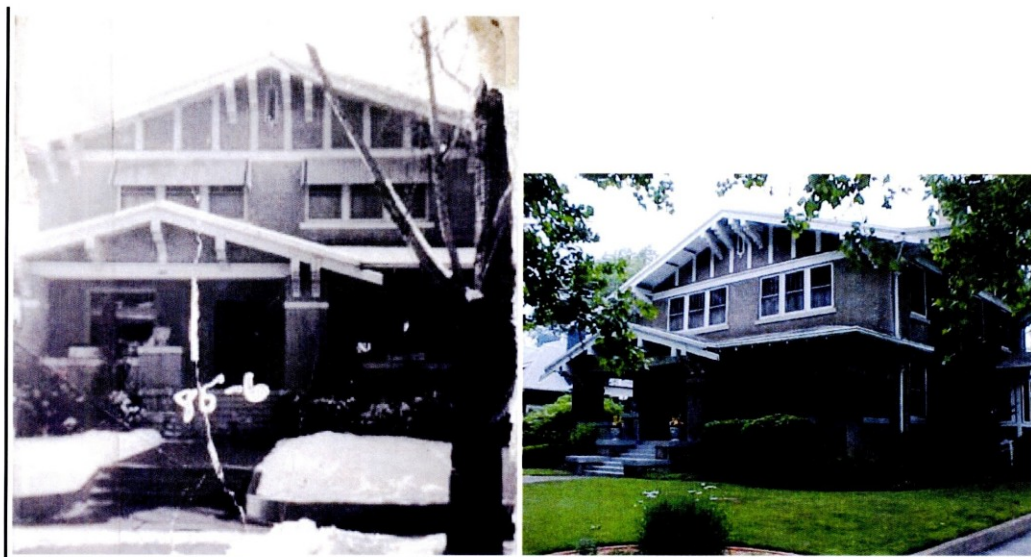
| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$464,220.00 | \$90,000.00 | \$554,220.00 | \$36,950.00 | \$7,160.00 | \$44,110.00 | 10100 | 0.057994 | \$0.00 | *\$2,558.12 |
| 2009 | 1112, 1212 | \$464,220.00 | \$90,000.00 | \$554,220.00 | \$36,950.00 | \$7,160.00 | \$44,110.00 | 10100 | 0.057994 | \$0.00 | \$2,558.12 |
| 2008 | 1112, 1212 | \$398,960.00 | \$67,500.00 | \$466,460.00 | \$31,760.00 | \$5,370.00 | \$37,130.00 | 10100 | 0.06378 | \$0.00 | \$2,368.20 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

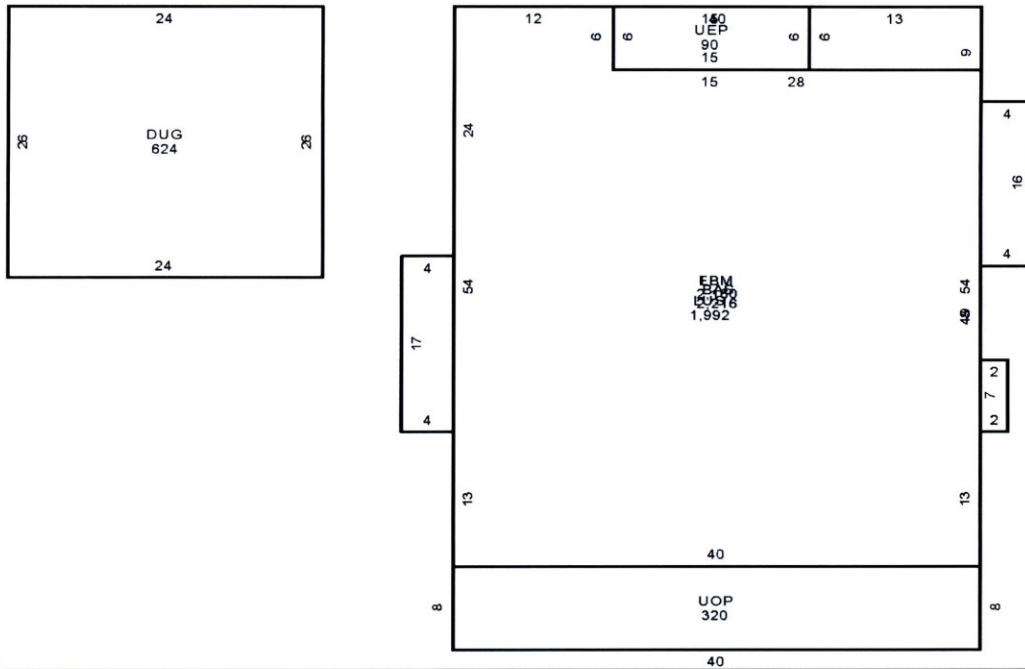
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 12/26/1995 | | 1740663 | DEATH_CERT |
| 12/06/1995 | \$0.00 | 1740663 | PER_REP_DEED |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|--|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063207RES1.1230793200000 \$463,190.00 1 6368 (1212)SFR & TOWNHOUSE Residential SFR 1923 1923 2 STORY W/BSMT 9 5 2 1/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE MASONRY REINFORCED CONC PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
|--|--|---|--|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 2216 sq.ft. Garage,Det,Unf(DUG) = 624 sq.ft. Fin Basement(FBM) = 2160 sq.ft. LARGE BASEMENT(LBM) = 2160 sq.ft. LARGE UPPER STORY(LUS) = 1992 sq.ft. Unfin Open Porch(UOP) = 320 sq.ft. Unfin Encl Porch(UEP) = 90 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1923 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|--------|------------------|-----------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 64592 | 04/01/1998 | B | F-17 Bus Rem/Add/Alt | ISSUED | complete re-roof | R AND R ROOFING | \$3,660.00 |
| 60621 | 06/03/1997 | BE | B-5 Res Garage | ISSUED | 2 car garage | MARILYN OLSON | \$9,936.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



505 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-36-004
 Account Num.: R063205
 Location: 505 N 7TH ST
 Mailing Add.: 505 N 7TH ST
 GRAND JUNCTION, CO 81501-3303
 Owner: GARLAND JENNIFER
 Joint Owner: GARLAND JAMES
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.179
 Lat/Lon: 39.07157745, -108.56141340
 Legal Sum.: S2 OF LOT 18 + ALL OF LOTS 19 + 20 BLK 61 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$247,050.00 | \$90,000.00 | \$337,050.00 | \$19,670.00 | \$7,160.00 | \$26,830.00 | 10100 | 0.057994 | \$0.00 | *\$1,555.98 |
| 2009 | 1112, 1212 | \$247,050.00 | \$90,000.00 | \$337,050.00 | \$19,670.00 | \$7,160.00 | \$26,830.00 | 10100 | 0.057994 | \$0.00 | \$1,555.96 |
| 2008 | 1112, 1212 | \$213,420.00 | \$67,500.00 | \$280,920.00 | \$16,990.00 | \$5,370.00 | \$22,360.00 | 10100 | 0.06378 | \$0.00 | \$1,426.16 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

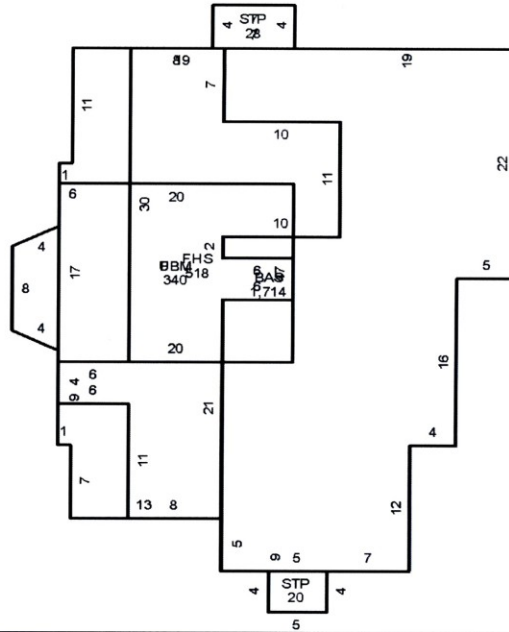
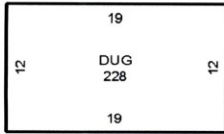
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 10/30/2008 | \$0.00 | 2468519 | Warranty Deed JT |
| 01/31/2006 | \$0.00 | 2301267 | QCD JT |
| 12/21/2005 | \$0.00 | 2301266 | Quit Claim Deed |
| 12/17/2005 | \$0.00 | 2301265 | Quit Claim Deed |
| 02/09/2004 | \$219,900.00 | 2177057 | Warranty Deed JT |
| 06/28/2002 | \$0.00 | 2067494 | Quit Claim Deed |
| 01/07/1998 | \$152,000.00 | 1827217 | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063205RES1.1230793200000 \$247,050.00 1 2572 (1212)SFR & TOWNHOUSE Residential SFR 1899 1949 1 1/2 STORY 7 4 2 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1.5 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 1714 sq.ft. Garage,Det,Unf(DUG) = 228 sq.ft. Fin Basement(FBM) = 340 sq.ft. Finished Half Story(FHS) = 518 sq.ft. Stoop (Porch Slab)(STP) = 48 sq.ft. Unfinished Basement(UBM) = 340 sq.ft. | | |

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information
 No Building Permit Associated With This Parcel

Note: The status of Finaled does not mean that the project had an approved Final Inspection



515 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-36-003
 Account Num.: R063204
 Location: 515 N 7TH ST
 Mailing Add.: 515 N 7TH ST
 GRAND JUNCTION, CO 81501-3303
 Owner: SIMONS MARILYN C
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.179
 Lat/Lon: 39.07174901, -108.56141335
 Legal Sum.: LOTS 16 + 17 + N2 OF LOT 18 BLK 61 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$245,440.00 | \$90,000.00 | \$335,440.00 | \$19,540.00 | \$7,160.00 | \$26,700.00 | 10100 | 0.057994 | \$0.00 | *\$1,548.44 |
| 2009 | 1112, 1212 | \$245,440.00 | \$90,000.00 | \$335,440.00 | \$19,540.00 | \$7,160.00 | \$26,700.00 | 10100 | 0.057994 | \$0.00 | \$1,548.44 |
| 2008 | 1112, 1212 | \$212,020.00 | \$67,500.00 | \$279,520.00 | \$16,880.00 | \$5,370.00 | \$22,250.00 | 10100 | 0.06378 | \$0.00 | \$1,419.15 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

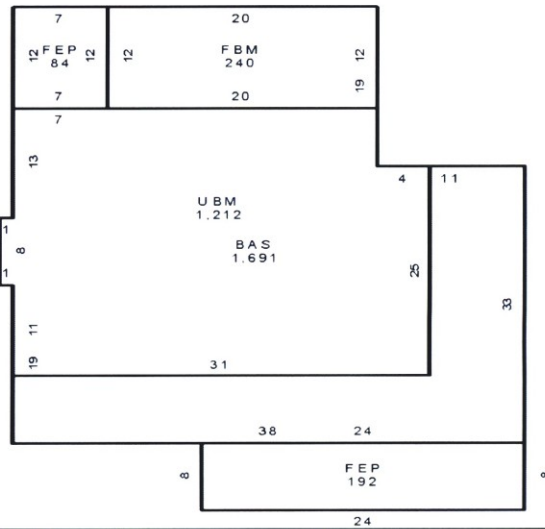
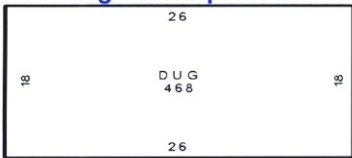
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 10/22/2004 | \$226,000.00 | 2221985 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--------------------|----------------------------------|----------------|------------------------|
| Building #: | R063204RES1.1230793200000 | Stories: | 1 |
| Building Value: | \$244,430.00 | Quality: | AVERAGE |
| Units: | 0 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 1931 | Exterior Wall: | WOOD SIDING |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | GABLE OR HIP |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1897 | Air Cond: | NONE |

| | | | |
|-----------------------|-----------------|-----------------|-----------------|
| Effective Year Built: | 1907 | Heat Fuel: | GAS |
| Architectural Desc.: | RANCH WITH BSMT | Heat Type: | FORCED AIR HEAT |
| Rooms: | 6 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 4 | Comm. Fixtures: | 0 |
| Bathrooms: | 2 BATH | | |

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1691 sq.ft. Garage,Det,Unf(DUG) = 468 sq.ft. Fin Basement(FBM) = 240 sq.ft. Finished Encl Porch(FEP) = 276 sq.ft. Unfinished Basement(UBM) = 1212 sq.ft. |
|------------|--|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1907 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|---------|---|----------------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 09-01493 | 06/08/2009 | B | F-16 Res Rem/Add/Alt | ISSUED | REROOF GARAGE | Kruger Roofing, Inc. | \$3,000.00 |
| 97856 | 01/20/2005 | P | NONE | ISSUED | replace sewer line | HAINING | |
| 96888 | 10/27/2004 | E | NONE | ISSUED | rewire | MCATLIN | |
| 88791 | 03/28/2003 | M | NONE | FINALED | rel two cert non compl p49948 and 50636 | | |
| 49948 | 09/29/1994 | M | NONE | ISSUED | change out furnace | MT GARFIELD | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



535 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-36-951
 Account Num.: R063206
 Location: 535 N 7TH ST
 Mailing Add.: 535 N 7TH ST
 GRAND JUNCTION, CO 81501-3303
 Owner: FIRST CHURCH OF CHRIST SCIENTIST
 Joint Owner:
 Neighborhood: Exempt-Commercial (10.98CM)
 Assoc. Parcel:
 Title Status:
 Property Use: Exempt
 Ac.(Unofficial): 0.359
 Lat/Lon: 39.07206273, -108.56141325
 Legal Sum.: LOTS 11 THRU 15 BLK 61 CITY OF GRAND JUNCTION SEC 14 1S 1W



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|---------|
| 2010 | 9251, 9151 | \$413,800.00 | \$110,000.00 | \$523,800.00 | \$120,000.00 | \$31,900.00 | \$151,900.00 | 10100 | 0.057994 | \$0.00 | *\$0.00 |
| 2009 | 9251, 9151 | \$413,800.00 | \$110,000.00 | \$523,800.00 | \$120,000.00 | \$31,900.00 | \$151,900.00 | 10100 | 0.057994 | \$0.00 | \$0.00 |
| 2008 | 9251, 9151 | \$369,200.00 | \$89,380.00 | \$458,580.00 | \$107,070.00 | \$25,920.00 | \$132,990.00 | 10100 | 0.06378 | \$0.00 | \$0.00 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|-----------------|-------|---------|-------|
| 2010 | 9151 | CHURCH - CHAPEL | 0 | 13750 | |
| 2009 | 9151 | CHURCH - CHAPEL | 0 | 13750 | |
| 2008 | 9151 | CHURCH - CHAPEL | 0 | 13750 | |

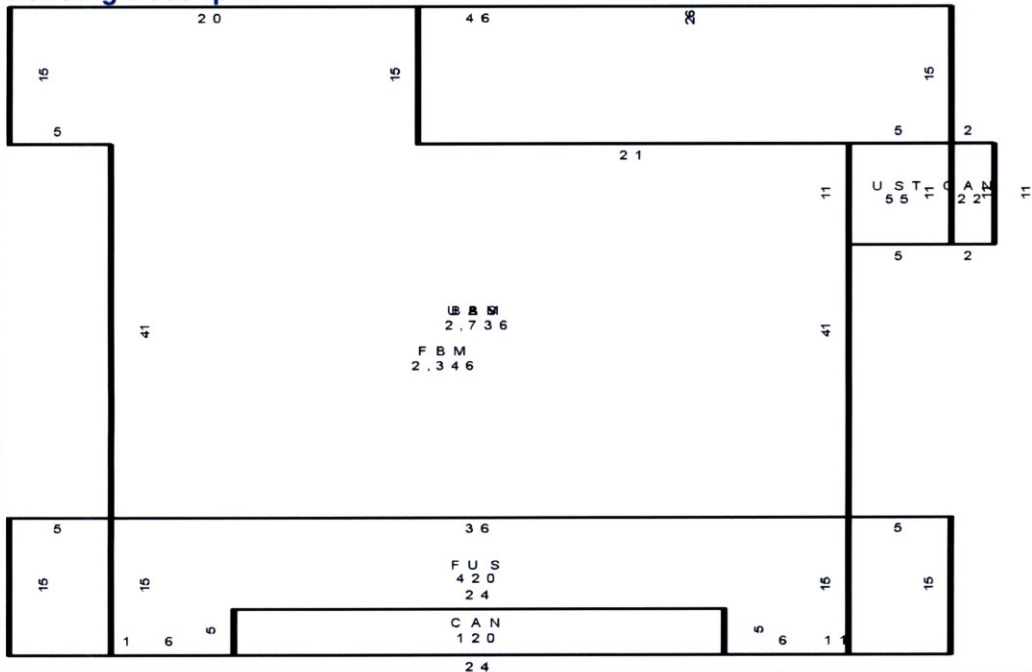
Acreege is approximate and should not be used in lieu of Legal Documents

Building Photo's



Sales and Conveyance Information If Book/Page is Entered, No Recep. Num. is Available
 No Sales Info Associated With This Parcel
 As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------|----------------------------------|----------------|---------------------|
| Building #: | R063206COM1.1230793200000 | Stories: | 1 |
| Building Value: | \$403,800.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | MASONRY |
| Heated Sq. Ft.: | 5502 | Exterior Wall: | COMMON BRICK |
| Building Use: | (9251)RELIG CHURCH | Interior Wall: | PLASTER |

| | | | |
|--|---|---|--|
| Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | Commercial COMMERCIAL INDUSTRIAL 1929 1985 CHURCH Commercial-No Bath | Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | GABLE OR HIP ASPH/COMP SHNGL CENTRAL AIR GAS FORCED AIR HEAT 20 7 |
|--|---|---|--|

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 2736 sq.ft. Canopy(CAN) = 142 sq.ft. Fin Basement(FBM) = 2346 sq.ft. Finished Upper Story(FUS) = 420 sq.ft. Unfinished Basement(UBM) = 2736 sq.ft. Unfinished Storage(UST) = 55 sq.ft. |
|------------|--|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1929 | CONC-COMM 0-499SF |
| 1997 | CONC-COMM 0-499SF |
| 1997 | ASPH,COM 0-499 SF |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|--------|--|-----------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 99642 | 05/23/2005 | B | F-17 Bus Rem/Add/Alt | ISSUED | reroof | MIRACLE ROOFING | \$8,885.00 |
| 94731 | 05/28/2004 | E | NONE | ISSUED | new service | A K ELECTRIC | |
| 94541 | 05/17/2004 | BEFZ | F-17 Bus Rem/Add/Alt | ISSUED | install platform lift and service upgrde | ROPER CONST | \$28,700.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finald does not mean that the project had an approved Final Inspection



605 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-25-005
 Account Num.: R063058
 Location: 605 N 7TH ST
 Mailing Add.: 605 N 7TH ST
 GRAND JUNCTION, CO 81501
 Owner: LILY SILZELL TRUST
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.215
 Lat/Lon: 39.07255683, -108.56141322



Air Photography Dates from 2007

Legal Sum.: LOTS 19-20 + 21 BLK 50 GRAND JUNCTION

| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$288,500.00 | \$108,000.00 | \$396,500.00 | \$22,960.00 | \$8,600.00 | \$31,560.00 | 10100 | 0.057994 | \$0.00 | *\$1,830.29 |
| 2009 | 1112, 1212 | \$288,500.00 | \$108,000.00 | \$396,500.00 | \$22,960.00 | \$8,600.00 | \$31,560.00 | 10100 | 0.057994 | \$0.00 | \$1,830.28 |
| 2008 | 1112, 1212 | \$251,160.00 | \$81,000.00 | \$332,160.00 | \$19,990.00 | \$6,450.00 | \$26,440.00 | 10100 | 0.06378 | \$0.00 | \$1,686.39 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

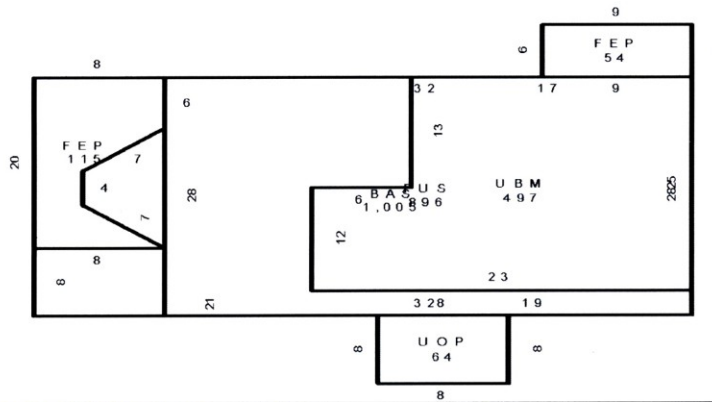
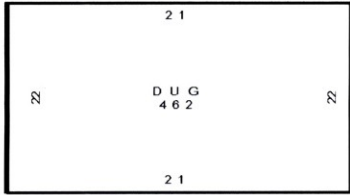
Building Photo's



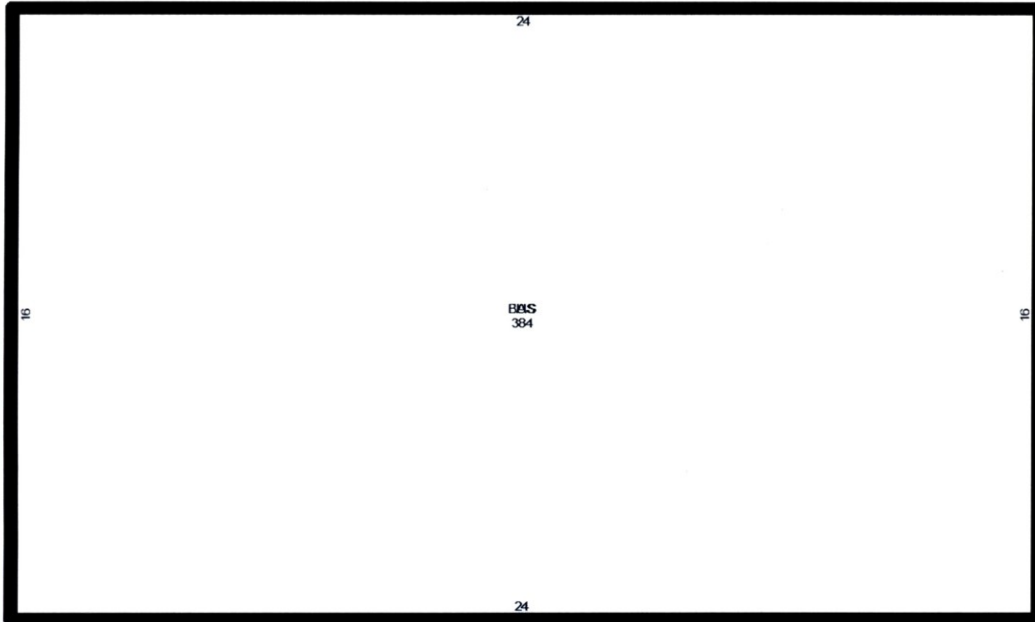
| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 10/23/2009 | \$380,000.00 | 2510273 | Warranty Deed |
| 12/16/1998 | \$175,000.00 | 1879903 | Warranty Deed JT |
| 02/22/1996 | \$0.00 | 1747608 | SWD |
| | | | SWD |
| | | | Warranty Deed |
| | | | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063058RES1.1230793200000 \$207,720.00 1 1901 (1212)SFR & TOWNHOUSE Residential SFR 1900 1910 2 STORY W/BSMT 5 2 1 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME WOOD SIDING PLASTER MANSARD ASPH/COMP SHNGL WIND WALL UNIT GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 1005 sq.ft. Garage,Det,Unf(DUG) = 462 sq.ft. Finished Encl Porch(FEP) = 169 sq.ft. Finished Upper Story(FUS) = 896 sq.ft. Unfinished Basement(UBM) = 497 sq.ft. Unfin Open Porch(UOP) = 64 sq.ft. | | |



| | |
|---|---|
| Building #: R063058RES2.1230793200000 Building Value: \$79,770.00 Units: 1 Heated Sq. Ft.: 768 Building Use: (1212)SFR & TOWNHOUSE Model Desc.: Residential Style: SFR Actual Year Built: 1900 Effective Year Built: 1942 Architectural Desc.: TWO STORY Rooms: 4 Bedrooms: 2 Bathrooms: 1 BATH | Stories: 2 Quality: AVERAGE Frame: WOOD FRAME Exterior Wall: WOOD SIDING Interior Wall: PLASTER Roof Struct.: GABLE OR HIP Roof Cover: ASPH/COMP SHNGL Air Cond: NONE Heat Fuel: WOOD Heat Type: STOVE Comm. Wall Ht.: 0 Comm. Fixtures: 0 |
| Sub Areas: | Base Area(BAS) = 384 sq.ft. Finished Upper Story(FUS) = 384 sq.ft. |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1910 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------|--------|--------------|------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 67859 | 11/30/1998 | B | F-16 Res | ISSUED | tear off and | FOUR STAR | \$1,000.00 |

| | | | | | | | |
|---|--|--|-------------|--|--------|---------|--|
| | | | Rem/Add/Alt | | reroof | ROOFING | |
| Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept. | | | | | | | |
| Note: The status of Finaled does not mean that the project had an approved Final Inspection | | | | | | | |



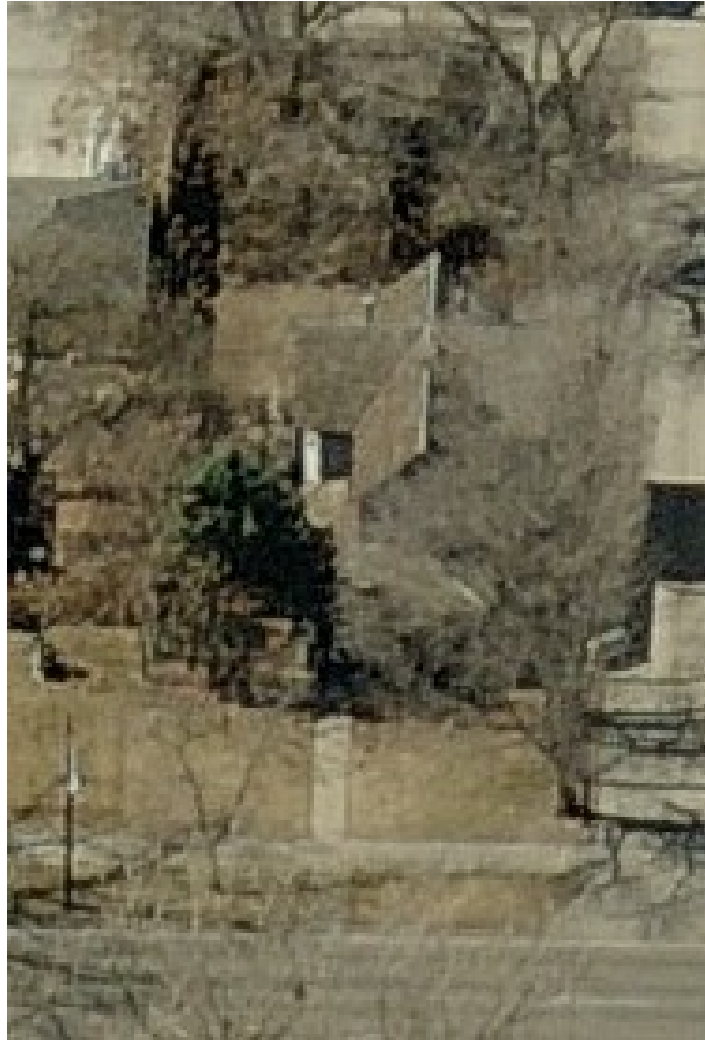
611 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-25-004
 Account Num.: R063057
 Location: 611 N 7TH ST
 Mailing Add.: 611 N 7TH ST
 GRAND JUNCTION, CO 81501-3301
 Owner: TOPPER AMY L
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.144
 Lat/Lon: 39.07272839, -108.56141330
 Legal Sum.: LOTS 17 + 18 BLK 50 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$181,210.00 | \$72,000.00 | \$253,210.00 | \$14,420.00 | \$5,730.00 | \$20,150.00 | 10100 | 0.057994 | \$0.00 | *\$1,168.58 |
| 2009 | 1112, 1212 | \$181,210.00 | \$72,000.00 | \$253,210.00 | \$14,420.00 | \$5,730.00 | \$20,150.00 | 10100 | 0.057994 | \$0.00 | \$1,168.56 |
| 2008 | 1112, 1212 | \$157,140.00 | \$54,000.00 | \$211,140.00 | \$12,510.00 | \$4,300.00 | \$16,810.00 | 10100 | 0.06378 | \$0.00 | \$1,072.17 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acresage is approximate and should not be used in lieu of Legal Documents

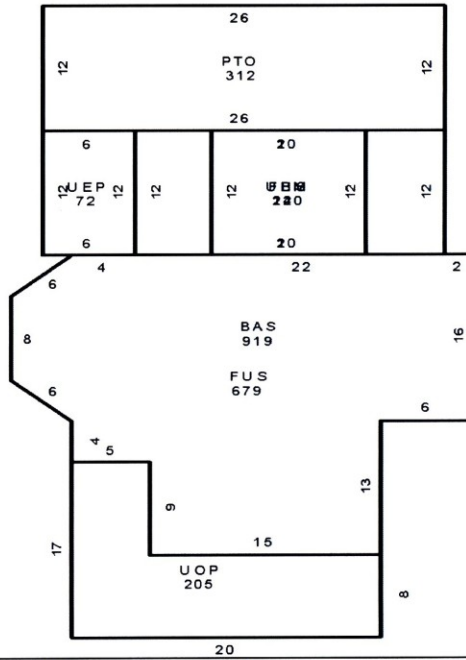
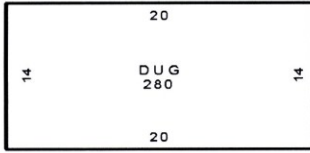
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 12/12/1997 | \$120,000.00 | 1824453 | Warranty Deed |
| 02/22/1996 | \$0.00 | 1748180 | Quit Claim Deed |
| 06/11/1992 | \$69,000.00 | 1605415 | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063057RES1.1230793200000 \$180,490.00 1 1718 (1212)SFR & TOWNHOUSE Residential SFR 1909 1917 TWO STORY 6 3 2 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME ALUM/VINYL SID PLASTER GABLE OR HIP WOOD SHINGLES WIND WALL UNIT GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 919 sq.ft. Garage,Det,Unf(DUG) = 280 sq.ft. Finished Half Story(FHS) = 120 sq.ft. Finished Upper Story(FUS) = 679 sq.ft. Patio(PTO) = 312 sq.ft. Unfinished Basement(UBM) = 240 sq.ft. Unfin Open Porch(UOP) = 205 sq.ft. Unfin Encl Porch(UEP) = 72 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1909 | WOOD STOVE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|---------|------------|--------------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 09-00599 | 03/13/2009 | B | F-16 Res Rem/Add/Alt | FINALED | REROOF | Don Fowler Roofing | \$8,800.00 |
| 42687 | 09/01/1992 | M | NONE | ISSUED | wood stove | PREV. INSTALLER | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



621 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 2000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-25-003
 Account Num.: R063056
 Location: 621 N 7TH ST
 Mailing Add.: PO BOX 25126
 DENVER, CO 80225-0126
 Owner: SECRETARY OF VETERAN'S
 AFFAIRS
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.072
 Lat/Lon: 39.07288888, -108.56141338
 Legal Sum.: LOT 16 BLK 50 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|------------------|
| 2010 | 1112, 1212 | \$113,790.00 | \$36,000.00 | \$149,790.00 | \$9,060.00 | \$2,870.00 | \$11,930.00 | 10100 | 0.057994 | \$0.00 | *\$691.87 |
| 2009 | 1112, 1212 | \$113,790.00 | \$36,000.00 | \$149,790.00 | \$9,060.00 | \$2,870.00 | \$11,930.00 | 10100 | 0.057994 | \$0.00 | \$691.88 |
| 2008 | 1112, 1212 | \$99,630.00 | \$27,000.00 | \$126,630.00 | \$7,930.00 | \$2,150.00 | \$10,080.00 | 10100 | 0.06378 | \$0.00 | \$642.92 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

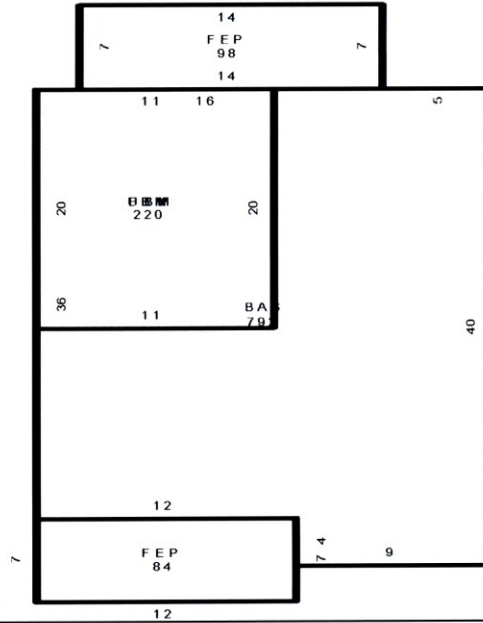
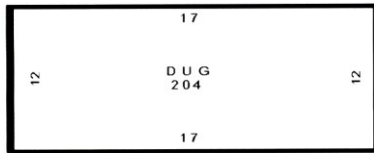
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 06/11/2009 | | 2493138 | SWD |
| 05/20/2009 | | 2489606 | Public Trustees Deed |
| 04/10/2009 | | 2484021 | PTC |
| 10/28/2005 | \$122,000.00 | 2284091 | Warranty Deed |
| 11/08/2002 | \$87,900.00 | 2086455 | Warranty Deed |
| 12/13/1996 | \$71,300.00 | 1782250 | Warranty Deed |
| 10/29/1993 | \$54,900.00 | 1659024 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063056RES1.1230793200000 \$112,880.00 1 1012 (1212)SFR & TOWNHOUSE Residential SFR 1902 1935 RANCH WITH BSMT 6 3 1 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL WIND WALL UNIT GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 792 sq.ft. Garage,Det,Unf(DUG) = 204 sq.ft. Fin Basement(FBM) = 220 sq.ft. Finished Encl Porch(FEP) = 182 sq.ft. Unfinished Basement(UBM) = 220 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1985 | WOOD STOVE |

The miscellaneous items above are not tied to a specific building

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|---------|---------|---------------------|------------|--------|
| 71350 | 07/27/1999 | P | NONE | FINALED | back flow preventor | EARTHWISE | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



625 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-25-002
 Account Num.: R063055
 Location: 625 N 7TH ST
 Mailing Add.: 625 N 7TH ST
 GRAND JUNCTION, CO 81501-3301
 Owner: PACE BEVERLY G TRUST
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.144
 Lat/Lon: 39.07299182, -108.56141343
 Legal Sum.: LOTS 14 + 15 BLK 50 GRAND JUNCTION



Air Photography Dates from 2007

| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$165,250.00 | \$72,000.00 | \$237,250.00 | \$13,150.00 | \$5,730.00 | \$18,880.00 | 10100 | 0.057994 | \$0.00 | *\$1,094.93 |
| 2009 | 1112, 1212 | \$165,250.00 | \$72,000.00 | \$237,250.00 | \$13,150.00 | \$5,730.00 | \$18,880.00 | 10100 | 0.057994 | \$0.00 | \$1,094.92 |
| 2008 | 1112, 1212 | \$143,550.00 | \$54,000.00 | \$197,550.00 | \$11,430.00 | \$4,300.00 | \$15,730.00 | 10100 | 0.06378 | \$0.00 | \$1,003.28 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

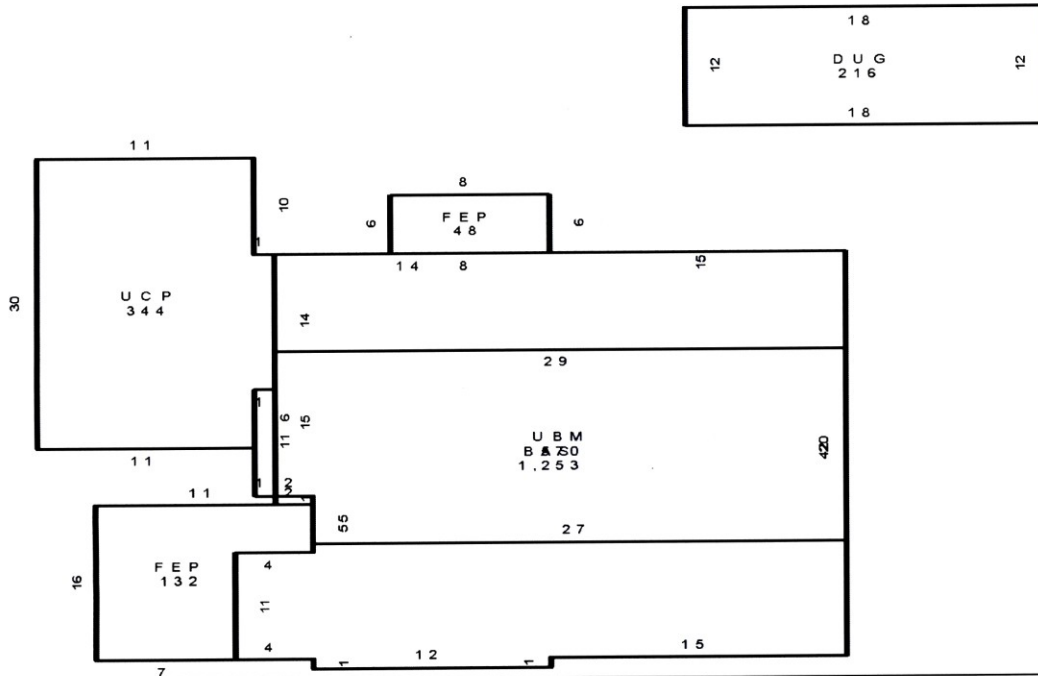
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|-------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 08/11/2003 | \$0.00 | 2151229 | Quit Claim Deed |
| 06/07/1996 | \$0.00 | 1759748 | QCD JT |
| 05/26/1995 | \$68,500.00 | 1718778 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|--|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063055RES1.1230793200000 \$164,220.00 1 1253 (1212)SFR & TOWNHOUSE Residential SFR 1922 1922 RANCH WITH BSMT 5 2 1 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL NONE GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 1253 sq.ft. Garage,Det,Unf(DUG) = 216 sq.ft. Finished Encl Porch(FEP) = 180 sq.ft. Unfinished Basement(UBM) = 570 sq.ft. Unfinished Carport(UCP) = 344 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1922 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|---------|--------|-----------------|------------|--------|
| 85530 | 07/22/2002 | E | NONE | ISSUED | service upgrade | SMG | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



639 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 2/11/2010

Property Information

Parcel Num.: 2945-141-25-001
 Account Num.: R063054
 Location: 639 N 7TH ST
 Mailing Add.: 639 N 7TH ST
 GRAND JUNCTION, CO 81501-3301
 Owner: SNYDER DR GARY
 Joint Owner: SNYDER SHARON KAY
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.215
 Lat/Lon: 39.07316338, -108.56141351
 Legal Sum.: LOTS 11 TO 13 INC BLK 50 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$325,350.00 | \$90,000.00 | \$415,350.00 | \$25,900.00 | \$7,160.00 | \$33,060.00 | 10100 | 0.057994 | \$0.00 | *\$1,917.28 |
| 2009 | 1112, 1212 | \$325,350.00 | \$90,000.00 | \$415,350.00 | \$25,900.00 | \$7,160.00 | \$33,060.00 | 10100 | 0.057994 | \$0.00 | \$1,917.28 |
| 2008 | 1112, 1212 | \$283,270.00 | \$67,500.00 | \$350,770.00 | \$22,550.00 | \$5,370.00 | \$27,920.00 | 10100 | 0.06378 | \$0.00 | \$1,780.78 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

Building Photo's



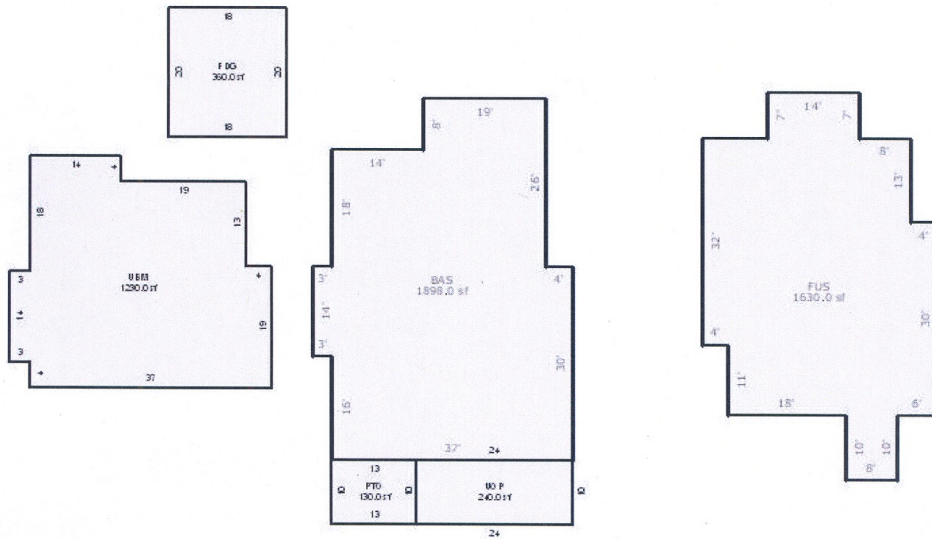
Sales and Conveyance Information

If Book/Page is Entered, No Recep. Num. is Available

| Date | Price | Reception Number | Doc. Type |
|------------|--------------|-------------------------|------------------|
| 06/27/2003 | \$335,000.00 | 2134786 | Warranty Deed JT |
| 09/24/1996 | \$181,900.00 | 1772892 | PER_REP_DEED |
| 03/20/1996 | | 1772891 | Letters |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|--|---|---|
| <small>Sketch by AutoCAD</small> | | | |
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063054RES1.1265155414093 1 3528 (1212)SFR & TOWNHOUSE Residential SFR 1926 1959 TWO STORY 8 3 3 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME FACE BRICK PLASTER GABLE OR HIP ASPH/COMP SHNGL CENTRAL AIR GAS HOT WATER 0 0 |
| Sub Areas: | Base Area(BAS) = 1898 sq.ft. Fin Det Garage(FDG) = 360 sq.ft. Finished Upper Story(FUS) = 1630 sq.ft. Patio(PTO) = 130 sq.ft. Unfinished Basement(UBM) = 1230 sq.ft. Unfin Open Porch(UOP) = 240 sq.ft. | | |

Misc. Building Information

| Year Built | Miscellaneous Desc. |
|------------|---------------------|
| 1926 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

Building Permit Information

Note: By clicking the following web link (Permit #) you are leaving the Mesa County Assessor's Website. For official Mesa County permit data please contact the Mesa County Building Department 244-1658.

| Permit # |
|-----------------------|
| 91260 |
| 73152 |
| 73153 |



707 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-24-005
 Account Num.: R063053
 Location: 707 N 7TH ST
 Mailing Add.: 2132 KINCAID PL
 BOULDER, CO 80304
 Owner: LANNING ROARK CHESTER
 Joint Owner: LANNING LINDSAY ALISON
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.179
 Lat/Lon: 39.07362649, -108.56141366



Air Photography Dates from 2007

Legal Sum.: S2 LOT 19 + ALL LOTS 20 + 21 BLK 39 GRAND JUNCTION

| Tax Information | | | | | | | | | | | |
|------------------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$385,550.00 | \$90,000.00 | \$475,550.00 | \$30,690.00 | \$7,160.00 | \$37,850.00 | 10100 | 0.057994 | \$0.00 | *\$2,195.07 |
| 2009 | 1112, 1212 | \$385,550.00 | \$90,000.00 | \$475,550.00 | \$30,690.00 | \$7,160.00 | \$37,850.00 | 10100 | 0.057994 | \$0.00 | \$2,195.08 |
| 2008 | 1112, 1212 | \$259,160.00 | \$67,500.00 | \$326,660.00 | \$20,630.00 | \$5,370.00 | \$26,000.00 | 10100 | 0.06378 | \$0.00 | \$1,658.34 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|-------------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreage is approximate and should not be used in lieu of Legal Documents

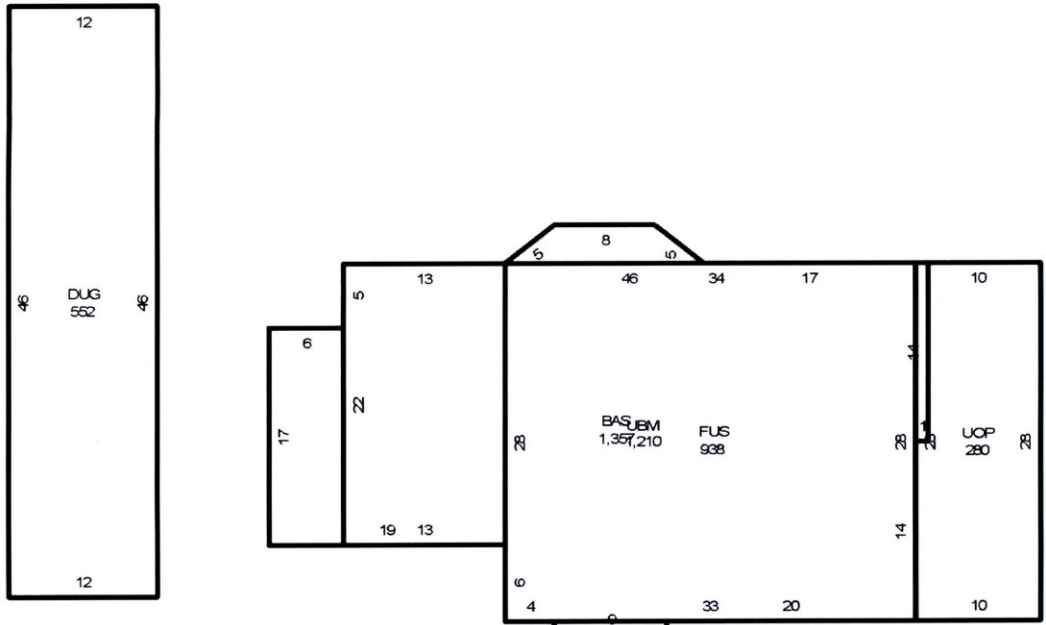
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 09/15/2006 | \$507,000.00 | 2338291 | Warranty Deed JT |
| 11/13/1990 | \$0.00 | 1556660 | Quit Claim Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063053RES1.1230793200000 \$383,630.00 1 2295 (1212)SFR & TOWNHOUSE Residential SFR 1910 1978 2 STORY W/BSMT 11 5 2 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 ABOVE AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
|--|---|---|---|

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1357 sq.ft. Garage,Det,Unf(DUG) = 552 sq.ft. Finished Upper Story(FUS) = 938 sq.ft. Unfinished Basement(UBM) = 1210 sq.ft. Unfin Open Porch(UOP) = 280 sq.ft. |
|------------|--|

| Misc. Building Information | |
|---|---------------------|
| Year Built | Miscellaneous Desc. |
| 2008 | FIREPLACE-GAS LOG |
| The miscellaneous items above are not tied to a specific building | |

| Building Permit Information | |
|-----------------------------|--|
| | |

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|----------------------|---------|-------------------------------------|-----------------|--------------|
| 113573 | 02/20/2008 | BEMP | F-16 Res Rem/Add/Alt | FINALED | int remodel-kitchen and master bath | W B BUILDERS | \$140,000.00 |
| 112455 | 11/06/2007 | EM | NONE | FINALED | replace boiler | HAINING HEATING | |
| 73203 | 12/13/1999 | P | NONE | FINALED | waterline replacement | THORSON | |
| 60478 | 05/21/1997 | P | NONE | ISSUED | replace existing sewer line | THOR CONST | |
| 59030 | 02/06/1997 | B | F-16 Res Rem/Add/Alt | FINALED | total re-roof for garage | OWNER | \$678.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



715 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-24-004
 Account Num.: R063052
 Location: 715 N 7TH ST
 Mailing Add.: 715 N 7TH ST
 GRAND JUNCTION, CO 81501-3299
 Owner: THOROUGHbred CHILD CARE LLC
 Joint Owner:
 Neighborhood: AREA 10 SPEC PURPOSE (223010.00CM)
 Assoc. Parcel:
 Title Status:
 Property Use: Commercial
 Ac.(Unofficial): 0.251
 Lat/Lon: 39.07383236, -108.56141368
 Legal Sum.: LOTS 16-17-18 + N2 OF LOT 19 BLK 39 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 2230, 2130 | \$213,460.00 | \$94,710.00 | \$308,170.00 | \$61,900.00 | \$27,470.00 | \$89,370.00 | 10100 | 0.057994 | \$0.00 | *\$5,182.92 |
| 2009 | 2230, 2130 | \$213,460.00 | \$94,710.00 | \$308,170.00 | \$61,900.00 | \$27,470.00 | \$89,370.00 | 10100 | 0.057994 | \$0.00 | \$5,182.92 |
| 2008 | 2230, 2130 | \$185,810.00 | \$76,950.00 | \$262,760.00 | \$53,880.00 | \$22,320.00 | \$76,200.00 | 10100 | 0.06378 | \$0.00 | \$4,860.20 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|------------------------|-------|---------|-------|
| 2010 | 2130 | SPECIAL PURPOSE - LAND | 0 | 11839 | |
| 2009 | 2130 | SPECIAL PURPOSE - LAND | 0 | 11839 | |
| 2008 | 2130 | SPECIAL PURPOSE - LAND | 0 | 11839 | |

Acreege is approximate and should not be used in lieu of Legal Documents

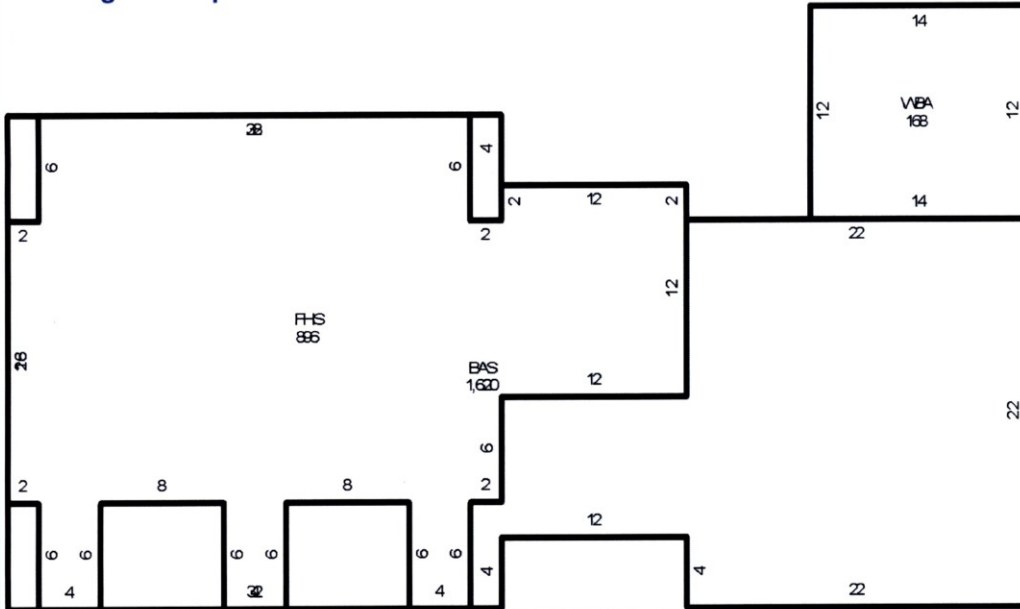
Building Photo's

No Photo Associated With This Parcel

| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|---|-------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 01/10/2006 | \$0.00 | 2296081 | Warranty Deed |
| 10/30/1992 | \$75,000.00 | 1777519 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063052COM1.1230793200000 \$213,460.00 10 2516 (2230)SPECIAL PURPOSE Commercial COMMERCIAL INDUSTRIAL 1976 1985 PRESCHOOL Commercial-No Bath | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1.5 AVERAGE WOOD FRAME WOOD SIDING DRYWALL GABLE OR HIP WOOD SHINGLES ROOF TOP AIR GAS HOT WATER 12 10 |
| Sub Areas: | Base Area(BAS) = 1620 sq.ft. Finished Half Story(FHS) = 896 sq.ft. Wood Deck,Balcony(WBA) = 168 sq.ft. | | |

Misc. Building Information

| |
|--|
| No Misc. Building Associated With This Parcel |
|--|

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|---------|---|--------------------------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 08-00606 | 08/21/2008 | E | <none> | FINALED | SOLAR GRID TIE | High Noon Solar & Renewable Pr | \$76,186.00 |
| 114407 | 04/18/2008 | B | F-16 Res Rem/Add/Alt | FINALED | 2nd level deck | BOB JOHNSON | \$2,565.00 |
| 114261 | 04/10/2008 | E | NONE | FINALED | service up grade-Stepping Stones Day Care | RICHARDSON ELECTRIC | |
| 104503 | 04/21/2006 | B | F-17 Bus Rem/Add/Alt | FINALED | reroof | KRUGER | \$6,975.00 |
| 101712 | 10/05/2005 | B | G-18 Other | FINALED | rel non compl p98237 change out windows and reside bldg | LEIGH SIDING | |
| 98237 | 02/18/2005 | B | F-17 Bus Rem/Add/Alt | ISSUED | change out all windows and reside entire building | LEIGH SIDING | \$5,000.00 |
| 88922 | 04/08/2003 | EM | NONE | ISSUED | replace air cond unit | MERCURY MECH | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



727 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-24-003
 Account Num.: R063051
 Location: 727 N 7TH ST
 715 N 7TH ST
 Mailing Add.: GRAND JUNCTION, CO 81501-3299
 Owner: THOROUGHbred CHILD CARE LLC
 Joint Owner:
 Neighborhood: AREA 10 SPEC PURPOSE (223010.00CM)
 Assoc. Parcel:
 Title Status:
 Property Use: Commercial
 Ac.(Unofficial): 0.144
 Lat/Lon: 39.07407871, -108.56141368
 Legal Sum.: LOTS 14 + 15 BLK 39 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levey | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|------------|-------------|--------------------|
| 2010 | 2230, 2130 | \$162,570.00 | \$54,120.00 | \$216,690.00 | \$47,150.00 | \$15,690.00 | \$62,840.00 | 10100 | 0.057994 | \$0.00 | *\$3,644.34 |
| 2009 | 2230, 2130 | \$162,570.00 | \$54,120.00 | \$216,690.00 | \$47,150.00 | \$15,690.00 | \$62,840.00 | 10100 | 0.057994 | \$0.00 | \$3,644.36 |
| 2008 | 2230, 2130 | \$147,800.00 | \$43,970.00 | \$191,770.00 | \$42,860.00 | \$12,750.00 | \$55,610.00 | 10100 | 0.06378 | \$0.00 | \$3,546.93 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|------------------------|-------|---------|-------|
| 2010 | 2130 | SPECIAL PURPOSE - LAND | 0 | 6765 | |
| 2009 | 2130 | SPECIAL PURPOSE - LAND | 0 | 6765 | |
| 2008 | 2130 | SPECIAL PURPOSE - LAND | 0 | 6765 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

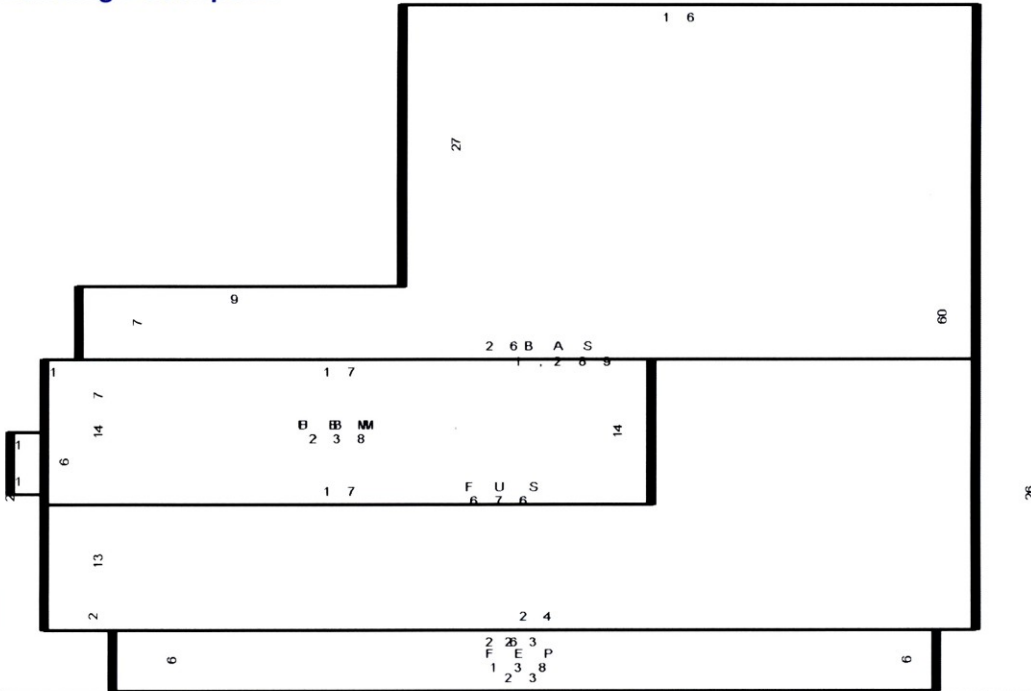
Building Photo's

No Photo Associated With This Parcel

| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|-------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 01/10/2006 | \$0.00 | 2296082 | Warranty Deed |
| 10/30/1992 | \$50,000.00 | 1777517 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063051COM1.1230793200000 \$162,270.00 10 2341 (2230)SPECIAL PURPOSE Commercial COMMERCIAL INDUSTRIAL 1895 1980 PRESCHOOL Commercial-No Bath | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP WOOD SHINGLES CENTRAL AIR GAS HOT WATER 12 5 |
| Sub Areas: | Base Area(BAS) = 1289 sq.ft. Fin Basement(FBM) = 238 sq.ft. Finished Encl Porch(FEP) = 138 sq.ft. Finished Upper Story(FUS) = 676 sq.ft. Unfinished Basement(UBM) = 238 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1940 | ASPH,COM 0-499 SF |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|---------|--|--------------------------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 08-00607 | 08/21/2008 | E | <none> | FINALED | SOLAR GRID TIE | High Noon Solar & Renewable Pr | \$28,632.00 |
| 87027 | 11/06/2002 | BE | F-16 Res Rem/Add/Alt | ISSUED | glass enclosure of porch | ROBERT JOHNSON | \$2,000.00 |
| 85932 | 08/20/2002 | B | F-17 Bus Rem/Add/Alt | FINALED | reside day care house | BOB JOHNSON | \$3,500.00 |
| 68262 | 01/08/1999 | BEP | F-16 Res Rem/Add/Alt | ISSUED | remodel house-closed out 1/31/2000-owner need new permit | MYERS PROPERTY | \$8,500.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

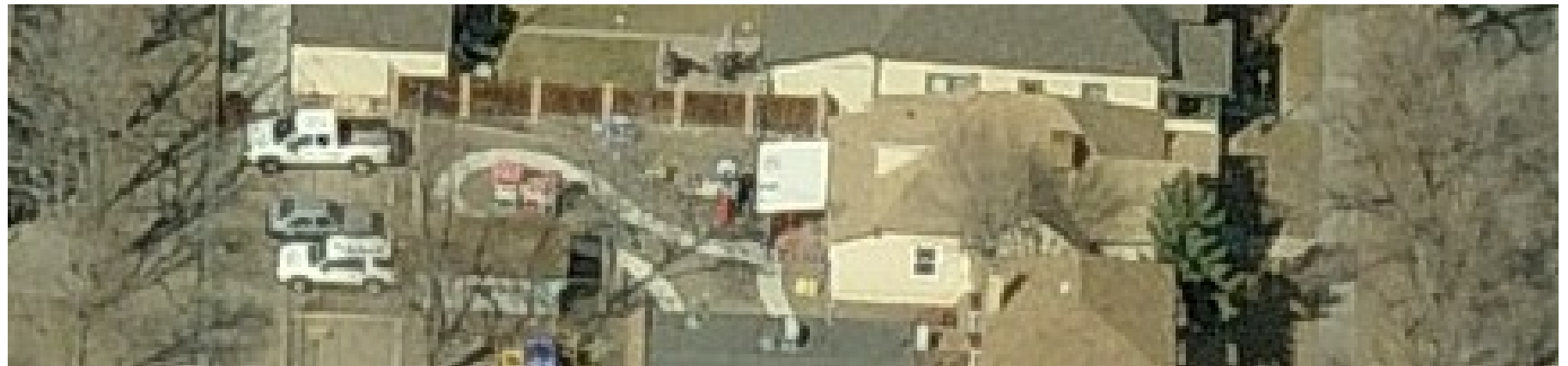
Note: The status of Finaled does not mean that the project had an approved Final Inspection



731 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-24-002
 Account Num.: R063050
 Location: 731 N 7TH ST
 Mailing Add.: 731 N 7TH ST
 GRAND JUNCTION, CO 81501
 Owner: THOROUGHbred CHILD CARE
 LLC
 Joint Owner:
 Neighborhood: AREA 10 SPEC PURPOSE
 (223010.00CM)
 Assoc. Parcel:
 Title Status:
 Property Use: Commercial
 Ac.(Unofficial): 0.107
 Lat/Lon: 39.07419868, -108.56141368
 Legal Sum.: S2 OF LOT 12 + ALL OF LOT 13 BLK 39 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levey | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|------------|-------------|--------------------|
| 2010 | 2230, 2130 | \$137,900.00 | \$40,590.00 | \$178,490.00 | \$39,990.00 | \$11,770.00 | \$51,760.00 | 10100 | 0.057994 | \$0.00 | *\$3,001.77 |
| 2009 | 2230, 2130 | \$137,900.00 | \$40,590.00 | \$178,490.00 | \$39,990.00 | \$11,770.00 | \$51,760.00 | 10100 | 0.057994 | \$0.00 | \$3,001.76 |
| 2008 | 2230, 2130 | \$120,860.00 | \$32,980.00 | \$153,840.00 | \$35,050.00 | \$9,560.00 | \$44,610.00 | 10100 | 0.06378 | \$0.00 | \$2,845.31 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|------------------------|-------|---------|-------|
| 2010 | 2130 | SPECIAL PURPOSE - LAND | 0 | 5074 | |
| 2009 | 2130 | SPECIAL PURPOSE - LAND | 0 | 5074 | |
| 2008 | 2130 | SPECIAL PURPOSE - LAND | 0 | 5074 | |

Acreege is approximate and should not be used in lieu of Legal Documents

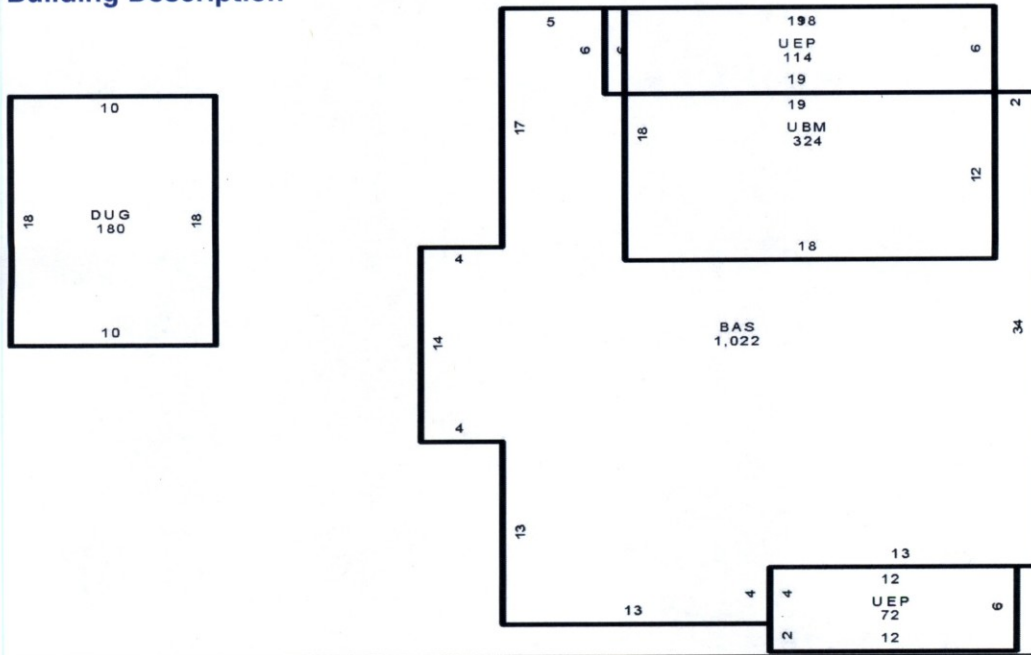
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 01/10/2006 | \$0.00 | 2296083 | Warranty Deed |
| 10/15/2002 | \$100,000.00 | 2085315 | Warranty Deed JT |
| 06/29/1992 | \$0.00 | 1607229 | Quit Claim Deed |
| 07/06/1990 | \$38,000.00 | 1546046 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------------|---------------------------|-----------------|-----------------|
| Building #: | R063050COM1.1230793200000 | Stories: | 1 |
| Building Value: | \$137,900.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 1022 | Exterior Wall: | WOOD SIDING |
| Building Use: | (2230)SPECIAL PURPOSE | Interior Wall: | PLASTER |
| Model Desc.: | Commercial | Roof Struct.: | GABLE OR HIP |
| Style: | COMMERCIAL INDUSTRIAL | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1909 | Air Cond: | ROOF TOP AIR |
| Effective Year Built: | 1985 | Heat Fuel: | GAS |
| Architectural Desc.: | PRESCHOOL | Heat Type: | FORCED AIR HEAT |
| Rooms: | | Comm. Wall Ht.: | 8 |
| Bedrooms: | | Comm. Fixtures: | 4 |
| Bathrooms: | Commercial-No Bath | | |

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1022 sq.ft. Garage,Det,Unf(DUG) = 180 sq.ft. Unfinished Basement(UBM) = 324 sq.ft. Unfin Encl Porch(UEP) = 186 sq.ft. |
|------------|---|

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|----------------------|---------|---|-----------------|------------|
| 99547 | 05/16/2005 | B | F-17 Bus Rem/Add/Alt | ISSUED | reroof | MIRACLE ROOFING | \$5,000.00 |
| 99541 | 05/16/2005 | E | NONE | FINALED | elec for sign | MAGNUM | |
| 96845 | 10/25/2004 | B | G-18 Other | ISSUED | voided permit-told owner he needed a licensed contr. so | | |
| 40478 | 11/27/1991 | M | NONE | ISSUED | replace furn | HAWKS HVAC | |
| 38723 | 05/23/1991 | B | F-16 Res Rem/Add/Alt | ISSUED | residence interior remodel | SCOTT HODGES | \$2,200.00 |
| 38474 | 04/26/1991 | E | NONE | ISSUED | service upgrade -power shed | BEMIS | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.
Note: The status of Finaled does not mean that the project had an approved Final Inspection



739 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-24-001
 Account Num.: R063049
 Location: 739 N 7TH ST
 Mailing Add.: PO BOX 187
 CRESTED BUTTE, CO 81224-0187
 Owner: LEINSORF DAVID
 Joint Owner: LEINSORF SANDRA ALLEN
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.108
 Lat/Lon: 39.07430162, -108.56141370



Air Photography Dates from 2007

Legal Sum.: LOT 11 + N2 OF LOT 12 BLK 39 GRAND JUNCTION

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$202,490.00 | \$54,000.00 | \$256,490.00 | \$16,120.00 | \$4,300.00 | \$20,420.00 | 10100 | 0.057994 | \$0.00 | *\$1,184.24 |
| 2009 | 1112, 1212 | \$202,490.00 | \$54,000.00 | \$256,490.00 | \$16,120.00 | \$4,300.00 | \$20,420.00 | 10100 | 0.057994 | \$0.00 | \$1,184.24 |
| 2008 | 1112, 1212 | \$177,300.00 | \$40,500.00 | \$217,800.00 | \$14,110.00 | \$3,220.00 | \$17,330.00 | 10100 | 0.06378 | \$0.00 | \$1,105.37 |

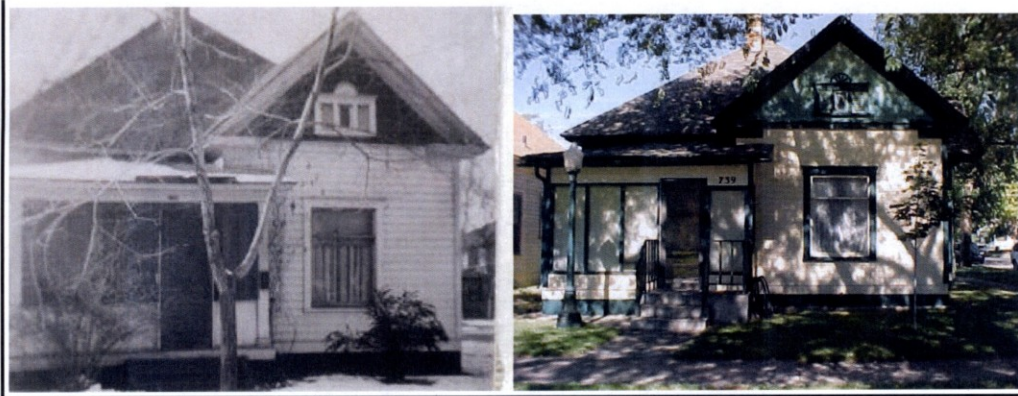
***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

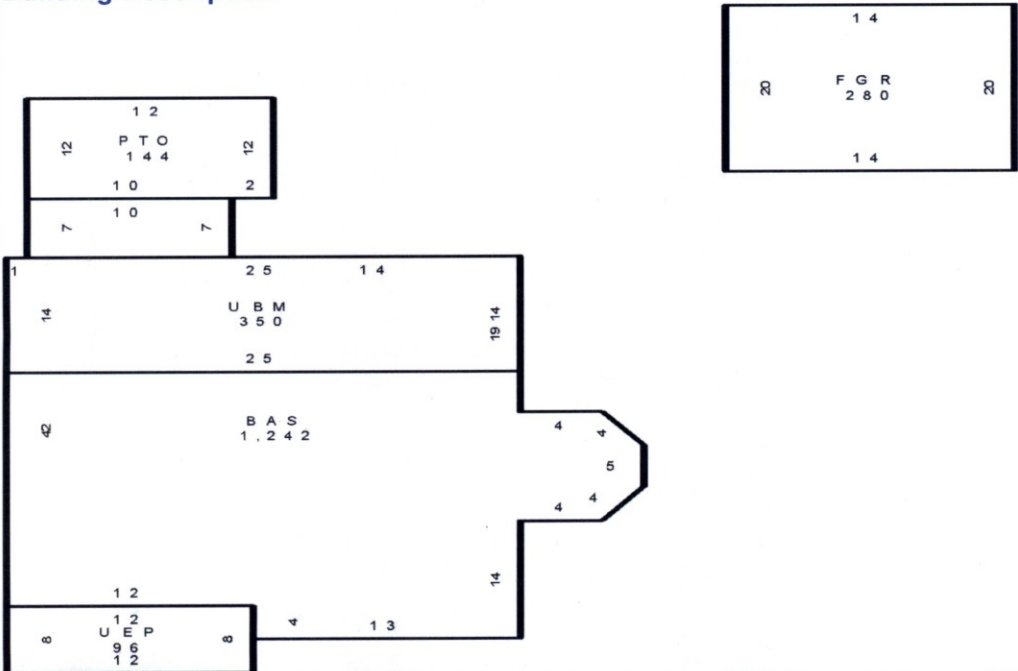
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 06/14/2006 | \$250,000.00 | 2323811 | Warranty Deed TC |
| 04/26/2004 | \$159,000.00 | 2189411 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-------------|----------------------------------|----------|----------|
| Building #: | R063049RES1.1230793200000 | Stories: | 1 |
|-------------|----------------------------------|----------|----------|

| | | | |
|-----------------------|-----------------------|-----------------|-----------------|
| Building Value: | \$202,490.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 1592 | Exterior Wall: | WOOD SIDING |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | GABLE OR HIP |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1909 | Air Cond: | ROOF TOP AIR |
| Effective Year Built: | 1989 | Heat Fuel: | GAS |
| Architectural Desc.: | RANCH WITH BSMT | Heat Type: | FORCED AIR HEAT |
| Rooms: | 6 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 3 | Comm. Fixtures: | 0 |
| Bathrooms: | 1 3/4 BATH | | |

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1242 sq.ft. Fin Basement(FBM) = 350 sq.ft. Finished Garage(FGR) = 280 sq.ft. Patio(PTO) = 144 sq.ft. Unfinished Basement(UBM) = 350 sq.ft. Unfin Encl Porch(UEP) = 96 sq.ft. |
|------------|--|

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|---------|--------|----------------|------------|----------|
| 29369 | 09/27/1988 | B | | ISSUED | MOVE ON GARAGE | OWNER | \$600.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.
Note: The status of Finald does not mean that the project had an approved Final Inspection



750 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-23-001
 Account Num.: R063038
 Location: 750 N 7TH ST
 Mailing Add.: 750 N 7TH ST
 GRAND JUNCTION, CO 81501-3203
 Owner: SUTHERLAND RONALD K
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.161
 Lat/Lon: 39.07428395, -108.56059479
 Legal Sum.: LOTS 10 + 11 BLK 40 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$202,280.00 | \$72,000.00 | \$274,280.00 | \$16,100.00 | \$5,730.00 | \$21,830.00 | 10100 | 0.057994 | \$0.00 | *\$1,266.01 |
| 2009 | 1112, 1212 | \$202,280.00 | \$72,000.00 | \$274,280.00 | \$16,100.00 | \$5,730.00 | \$21,830.00 | 10100 | 0.057994 | \$0.00 | \$1,266.00 |
| 2008 | 1112, 1212 | \$175,260.00 | \$54,000.00 | \$229,260.00 | \$13,950.00 | \$4,300.00 | \$18,250.00 | 10100 | 0.06378 | \$0.00 | \$1,164.02 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

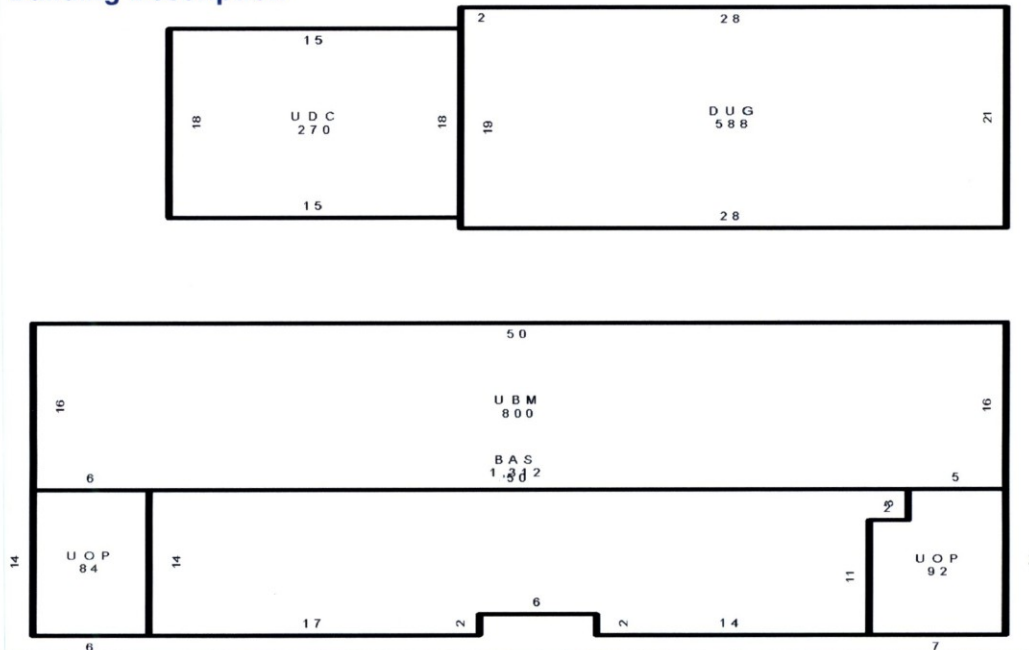
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|-------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 11/22/1989 | \$65,000.00 | 1530669 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--------------------|----------------------------------|----------------|------------------------|
| Building #: | R063038RES1.1230793200000 | Stories: | 1 |
| Building Value: | \$201,210.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | MASONRY |
| Heated Sq. Ft.: | 1312 | Exterior Wall: | BLK STUCCO |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | FLAT |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1952 | Air Cond: | ROOF TOP AIR |

| | | | |
|-----------------------|-----------------|-----------------|-----------|
| Effective Year Built: | 1952 | Heat Fuel: | GAS |
| Architectural Desc.: | RANCH WITH BSMT | Heat Type: | HOT WATER |
| Rooms: | 5 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 2 | Comm. Fixtures: | 0 |
| Bathrooms: | 1 3/4 BATH | | |

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1312 sq.ft. Garage,Det,Unf(DUG) = 588 sq.ft. Unfinished Basement(UBM) = 800 sq.ft. Unfin Det Carport(UDC) = 270 sq.ft. Unfin Open Porch(UOP) = 176 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1952 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|--------|--------|------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 90290 | 07/08/2003 | B | F-16 Res Rem/Add/Alt | ISSUED | reroof | C4 ROOFING | \$5,600.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finald does not mean that the project had an approved Final Inspection



726 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-23-002
 Account Num.: R063039
 Location: 726 N 7TH ST
 423 RIO VISTA RD
 Mailing Add.: GRAND JUNCTION, CO 81507-1562
 Owner: THOMPSON DAVID A
 Joint Owner: THOMPSON MEGAN J
 Neighborhood: Multi 4-8 (50.02)
 Assoc. Parcel:
 Title Status:
 Property Use: Multi-Fam 4-8
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07411234, -108.56059478
 Legal Sum.: LOTS 7 TO 9 INC BLK 40 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1120, 1220 | \$227,750.00 | \$87,500.00 | \$315,250.00 | \$18,130.00 | \$6,960.00 | \$25,090.00 | 10100 | 0.057994 | \$0.00 | *\$1,455.07 |
| 2009 | 1120, 1220 | \$227,750.00 | \$87,500.00 | \$315,250.00 | \$18,130.00 | \$6,960.00 | \$25,090.00 | 10100 | 0.057994 | \$0.00 | \$1,455.08 |
| 2008 | 1120, 1220 | \$198,000.00 | \$59,000.00 | \$257,000.00 | \$15,760.00 | \$4,700.00 | \$20,460.00 | 10100 | 0.06378 | \$0.00 | \$1,304.98 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|-----------------|-------|---------|-------|
| 2010 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2009 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2008 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

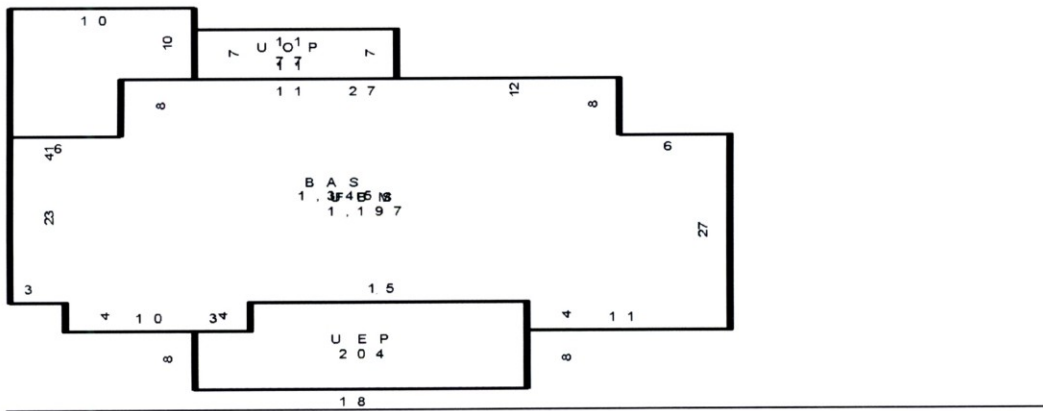
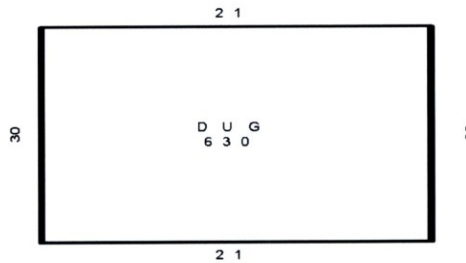
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 02/16/2001 | \$0.00 | 1998603 | Warranty Deed JT |
| 05/09/2000 | \$0.00 | 1949430 | PER_REP_DEED |
| 09/18/1996 | \$0.00 | 1771586 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|--|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063039MULT1.1230793200000 \$227,750.00 5 2542 (1220)MULTI 4-8 Multi Family MULTI 4 TO 8 PRICE PER UNIT 1907 1917 APT/MINIMAL 10 5 >4 BDRM->4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL WIND WALL UNIT GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 1345 sq.ft. Garage,Det,Unf(DUG) = 630 sq.ft. Finished Upper Story(FUS) = 1197 sq.ft. Unfinished Basement(UBM) = 1197 sq.ft. Unfin Open Porch(UOP) = 77 sq.ft. Unfin Encl Porch(UEP) = 204 sq.ft. | | |

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information
 No Building Permit Associated With This Parcel
 Note: The status of Finaled does not mean that the project had an approved Final Inspection



712 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-23-007
 Account Num.: R063044
 Location: 712 N 7TH ST
 Mailing Add.: 1785 BROADWAY
 GRAND JUNCTION, CO 81507-9565
 Owner: COONEY KEVIN M
 Joint Owner:
 Neighborhood: Multi 4-8 (50.02)
 Assoc. Parcel:
 Title Status:
 Property Use: Multi-Fam 4-8
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07384913, -108.56059478
 Legal Sum.: LOTS 4-5 + 6 BLK 40 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1120, 1220 | \$184,040.00 | \$87,500.00 | \$271,540.00 | \$14,650.00 | \$6,960.00 | \$21,610.00 | 10100 | 0.057994 | \$0.00 | *\$1,253.25 |
| 2009 | 1120, 1220 | \$184,040.00 | \$87,500.00 | \$271,540.00 | \$14,650.00 | \$6,960.00 | \$21,610.00 | 10100 | 0.057994 | \$0.00 | \$1,253.24 |
| 2008 | 1120, 1220 | \$160,000.00 | \$59,000.00 | \$219,000.00 | \$12,740.00 | \$4,700.00 | \$17,440.00 | 10100 | 0.06378 | \$0.00 | \$1,112.34 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|-----------------|-------|---------|-------|
| 2010 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2009 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2008 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

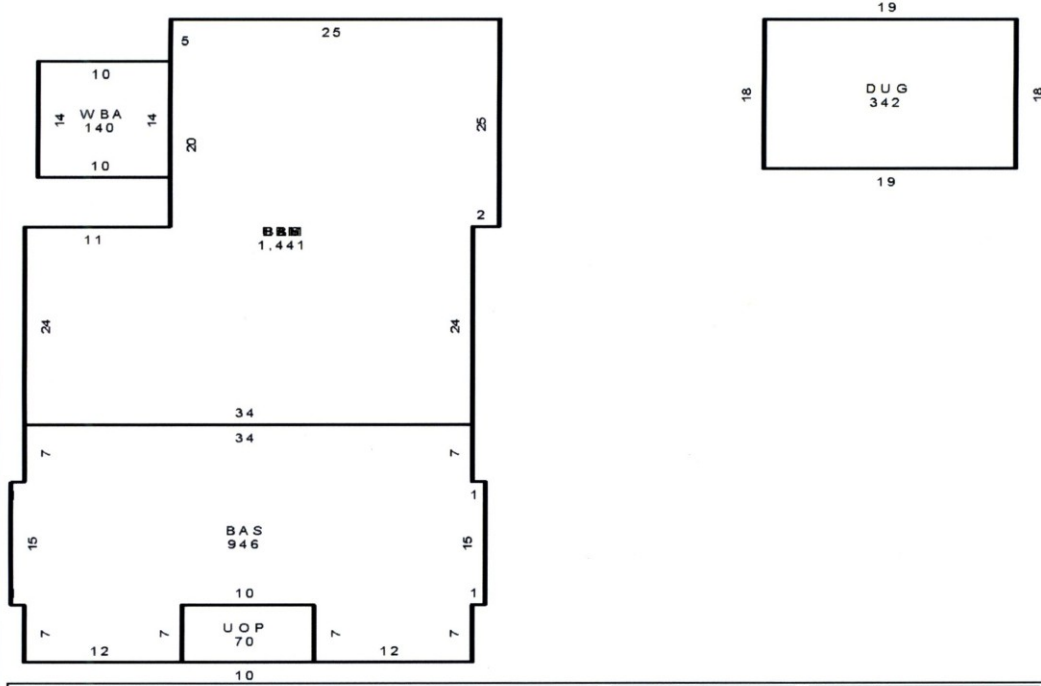
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 06/03/2008 | \$0.00 | 2442413 | Quit Claim Deed |
| 10/23/2003 | \$200,000.00 | 2156463 | Warranty Deed |
| 09/29/2000 | \$155,000.00 | 1968206 | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063044MULT1.1230793200000 \$184,040.00 4 2387 (1220)MULTI 4-8 Multi Family MULTI 4 TO 8 PRICE PER UNIT 1930 1946 MULTI 4-8 B 16 5 >4 BDRM->4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1 AVERAGE WOOD FRAME STUCCO DRYWALL FLAT BUILT UP T & G ROOF TOP AIR GAS FORCED AIR HEAT 0 0 |
|--|---|---|---|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 2387 sq.ft. Garage,Det,Unf(DUG) = 342 sq.ft. Fin Basement(FBM) = 1441 sq.ft. Unfinished Basement(UBM) = 1441 sq.ft. Wood Deck,Balcony(WBA) = 140 sq.ft. Unfin Open Porch(UOP) = 70 sq.ft. |
|------------|---|

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information

No Building Permit Associated With This Parcel

Note: The status of Finaled does not mean that the project had an approved Final Inspection



706 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-23-008
 Account Num.: R063045
 Location: 706 N 7TH ST
 Mailing Add.: 706 N 7TH ST
 GRAND JUNCTION, CO 81501
 Owner: SIZEMORE PAUL
 Joint Owner: SIZEMORE NICOLE
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07364320, -108.56059477
 Legal Sum.: LOTS 1-2-3 BLK 40 GRAND JUNCTION



Air Photography Dates from 2007

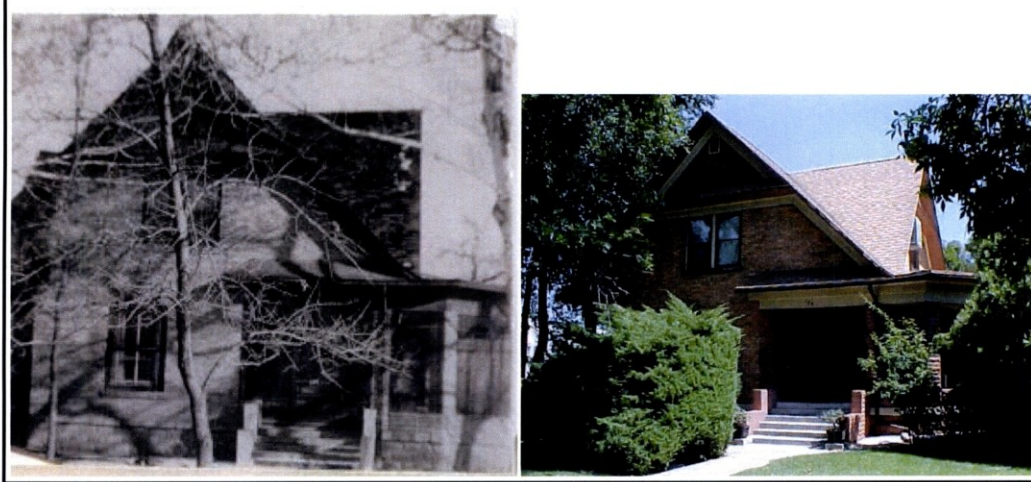
| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$345,280.00 | \$108,000.00 | \$453,280.00 | \$27,480.00 | \$8,600.00 | \$36,080.00 | 10100 | 0.057994 | \$0.00 | *\$2,092.42 |
| 2009 | 1112, 1212 | \$345,280.00 | \$108,000.00 | \$453,280.00 | \$27,480.00 | \$8,600.00 | \$36,080.00 | 10100 | 0.057994 | \$0.00 | \$2,092.44 |
| 2008 | 1112, 1212 | \$297,330.00 | \$81,000.00 | \$378,330.00 | \$23,670.00 | \$6,450.00 | \$30,120.00 | 10100 | 0.06378 | \$0.00 | \$1,921.11 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

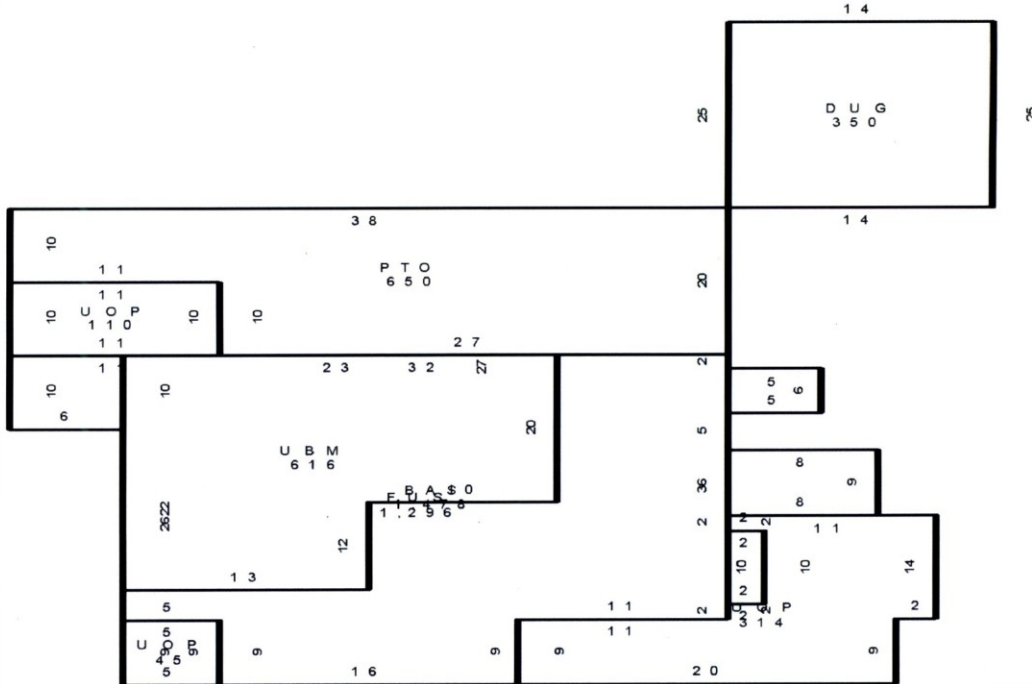
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 11/02/2009 | \$325,000.00 | 2511342 | Warranty Deed JT |
| 10/05/2009 | | 2507929 | Quit Claim Deed |
| 03/31/2006 | \$0.00 | 2309517 | Quit Claim Deed |
| 03/31/2006 | \$385,000.00 | 2309515 | Warranty Deed |
| 06/07/2002 | \$280,000.00 | 2060548 | Warranty Deed JT |
| | | | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063045RES1.1230793200000 \$344,260.00 1 2774 (1212)SFR & TOWNHOUSE Residential SFR 1909 1915 TWO STORY 8 4 2 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 ABOVE AVERAGE WOOD FRAME COMMON BRICK PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS FORCED AIR HEAT 0 0 |
|--|---|---|--|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1478 sq.ft. Garage,Det,Unf(DUG) = 350 sq.ft. Finished Upper Story(FUS) = 1296 sq.ft. Patio(PTO) = 650 sq.ft. Unfinished Basement(UBM) = 616 sq.ft. Unfin Open Porch(UOP) = 469 sq.ft. |
|------------|---|

| Misc. Building Information | |
|---|---------------------|
| Year Built | Miscellaneous Desc. |
| 1915 | FIREPLACE |
| The miscellaneous items above are not tied to a specific building | |

Building Permit Information

No Building Permit Associated With This Parcel

Note: The status of Finaled does not mean that the project had an approved Final Inspection



640 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-26-015
 Account Num.: R063070
 Location: 640 N 7TH ST
 Mailing Add.: 640 N 7TH ST
 GRAND JUNCTION, CO 81501-3335
 Owner: LESLIE PATRICIA J
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07316270, -108.56059462
 Legal Sum.: LOTS 9-10 & 11 BLOCK 49 CITY OF GRAND JUNCTION SEC 14 1S 1W



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levey | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|------------|-------------|--------------------|
| 2010 | 1112, 1212 | \$252,230.00 | \$108,000.00 | \$360,230.00 | \$20,080.00 | \$8,600.00 | \$28,680.00 | 10100 | 0.057994 | \$0.00 | *\$1,663.27 |
| 2009 | 1112, 1212 | \$252,230.00 | \$108,000.00 | \$360,230.00 | \$20,080.00 | \$8,600.00 | \$28,680.00 | 10100 | 0.057994 | \$0.00 | \$1,663.28 |
| 2008 | 1112, 1212 | \$217,840.00 | \$81,000.00 | \$298,840.00 | \$17,340.00 | \$6,450.00 | \$23,790.00 | 10100 | 0.06378 | \$0.00 | \$1,517.36 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreage is approximate and should not be used in lieu of Legal Documents

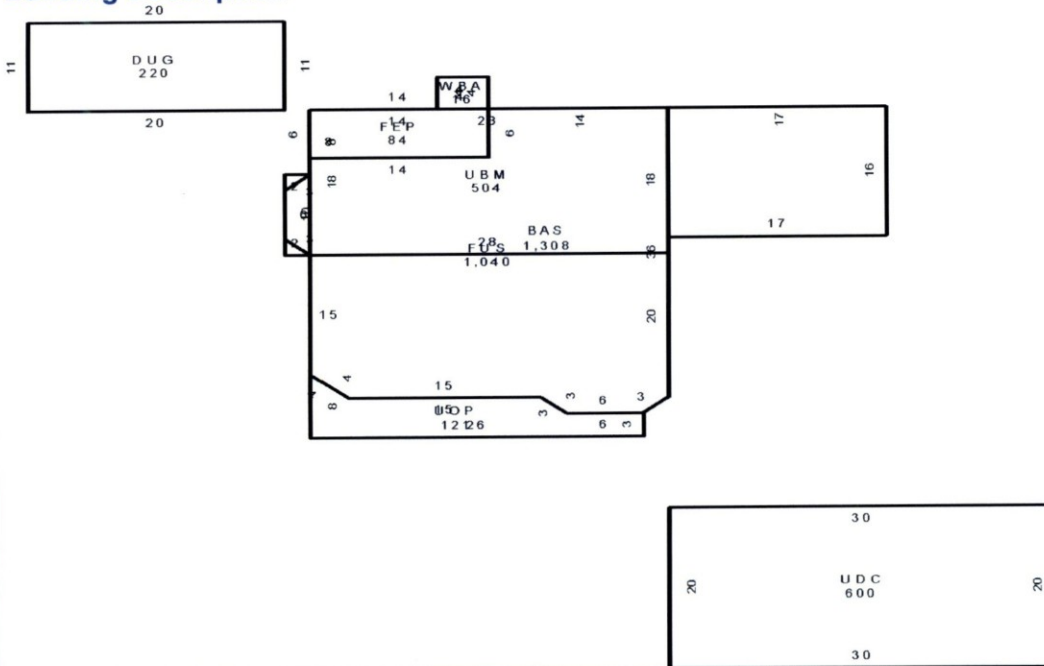
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|-------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 06/17/2009 | | 2493905 | Affidavit |
| 06/17/2009 | | 2493906 | Death Certificate |
| 11/04/2008 | | 2464298 | BENE_D |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------|----------------------------------|----------------|--------------------|
| Building #: | R063070RES1.1230793200000 | Stories: | 2 |
| Building Value: | \$251,210.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 2348 | Exterior Wall: | WOOD SIDING |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |

| | | | |
|--|---|---|--|
| Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | Residential SFR 1905 1915 TWO STORY 8 4 1 3/4 BATH | Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
|--|---|---|--|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1308 sq.ft. Garage,Det,Unf(DUG) = 220 sq.ft. Finished Encl Porch(FEP) = 84 sq.ft. Finished Upper Story(FUS) = 1040 sq.ft. Unfinished Basement(UBM) = 504 sq.ft. Unfin Det Carport(UDC) = 600 sq.ft. Wood Deck,Balcony(WBA) = 16 sq.ft. Unfin Open Porch(UOP) = 121 sq.ft. |
|------------|---|

| Misc. Building Information | |
|-----------------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1915 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information |
|--|
| No Building Permit Associated With This Parcel |
| Note: The status of Finaled does not mean that the project had an approved Final Inspection |



626 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-26-002
 Account Num.: R063059
 Location: 626 N 7TH ST
 Mailing Add.: 1635 MAPLE CT
 GRAND JUNCTION, CO 81505
 Owner: BLANEY LEE ANN
 Joint Owner:
 Neighborhood: Multi 4-8 (50.02)
 Assoc. Parcel:
 Title Status:
 Property Use: Multi-Fam 4-8
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07295677, -108.56059452



Air Photography Dates from 2007

Legal Sum.: LOTS 6-7-8 BLK 49 GRAND JUNCTION

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1120, 1220 | \$248,450.00 | \$87,500.00 | \$335,950.00 | \$19,780.00 | \$6,960.00 | \$26,740.00 | 10100 | 0.057994 | \$0.00 | *\$1,550.76 |
| 2009 | 1120, 1220 | \$248,450.00 | \$87,500.00 | \$335,950.00 | \$19,780.00 | \$6,960.00 | \$26,740.00 | 10100 | 0.057994 | \$0.00 | \$1,550.76 |
| 2008 | 1120, 1220 | \$216,000.00 | \$59,000.00 | \$275,000.00 | \$17,190.00 | \$4,700.00 | \$21,890.00 | 10100 | 0.06378 | \$0.00 | \$1,396.21 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|-----------------|-------|---------|-------|
| 2010 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2009 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |
| 2008 | 1120 | 4 - 8 UNITS RES | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

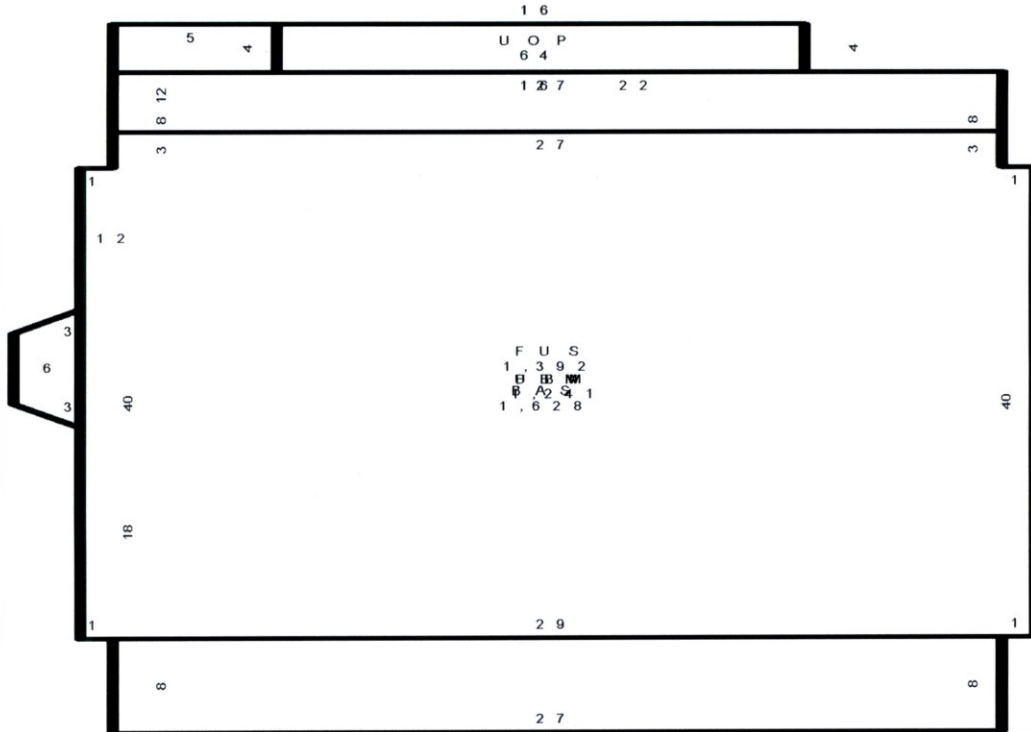
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|-------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 12/28/1999 | | 1946485 | DEATH_CERT |
| 11/24/1972 | \$22,500.00 | 1036079 | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063059MULT1.1230793200000 \$248,450.00 6 3020 (1220)MULTI 4-8 Multi Family MULTI 4 TO 8 PRICE PER UNIT 1900 1910 APT/MINIMAL 13 5 >4 BDRM->4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL NONE GAS FORCED AIR HEAT 0 0 |
|--|---|---|---|

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1628 sq.ft. Fin Basement(FBM) = 1241 sq.ft. Finished Upper Story(FUS) = 1392 sq.ft. Unfinished Basement(UBM) = 1241 sq.ft. Unfin Open Porch(UOP) = 64 sq.ft. |
|------------|--|

Misc. Building Information
 No Misc. Building Associated With This Parcel

| Building Permit Information | | | | | | | |
|--|--------------|------|---------|---------|-----------------|-------------|--------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 61259 | 07/22/1997 | E | NONE | FINALED | service upgrade | SHAN PALMER | |
| <p>Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.</p> <p>Note: The status of Finaled does not mean that the project had an approved Final Inspection</p> | | | | | | | |



620 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-26-007
 Account Num.: R063064
 Location: 620 N 7TH ST
 Mailing Add.: 620 N 7TH ST
 GRAND JUNCTION, CO 81501-3319
 Owner: MELIOUS ELMA F
 Joint Owner: WOLLENSCHLAGER RICHARD D
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.2
 Lat/Lon: 39.07271074, -108.56059442
 Legal Sum.: N2 OF LOT 3 + ALL OF LOTS 4 + 5 BLK 49 GRAND JUNCTION



Air Photography Dates from 2007

| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$453,940.00 | \$90,000.00 | \$543,940.00 | \$36,130.00 | \$7,160.00 | \$43,290.00 | 10100 | 0.057994 | \$0.00 | *\$2,510.56 |
| 2009 | 1112, 1212 | \$453,940.00 | \$90,000.00 | \$543,940.00 | \$36,130.00 | \$7,160.00 | \$43,290.00 | 10100 | 0.057994 | \$0.00 | \$2,510.56 |
| 2008 | 1112, 1212 | \$394,390.00 | \$67,500.00 | \$461,890.00 | \$31,390.00 | \$5,370.00 | \$36,760.00 | 10100 | 0.06378 | \$0.00 | \$2,344.62 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreage is approximate and should not be used in lieu of Legal Documents

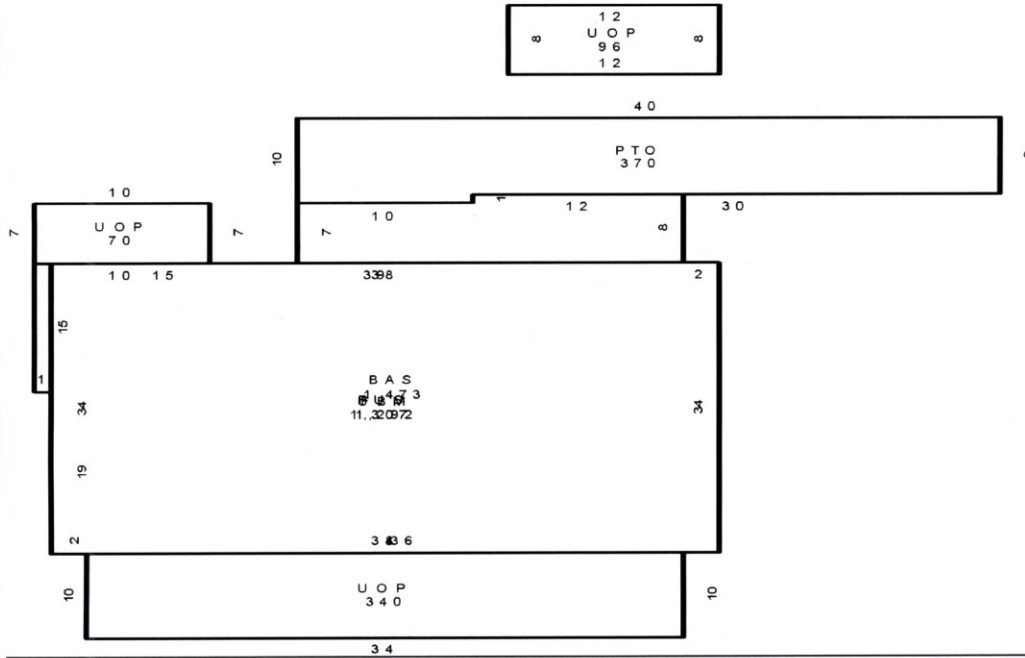
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 11/02/2005 | \$0.00 | 2284022 | QCD JT |
| 05/07/1993 | \$125,000.00 | 1638270 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063064RES1.1230793200000 \$346,810.00 1 4072 (1212)SFR & TOWNHOUSE Residential SFR 1905 1914 TWO STORY 11 5 3 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE MASONRY COMMON BRICK PLASTER GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS HOT WATER 0 0 |
| Sub Areas: | Base Area(BAS) = 1473 sq.ft. Fin Basement(FBM) = 1292 sq.ft. Finished Upper Story(FUS) = 1307 sq.ft. Patio(PTO) = 370 sq.ft. Unfinished Basement(UBM) = 1292 sq.ft. Unfin Open Porch(UOP) = 506 sq.ft. | | |



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063064RES2.1230793200000 \$99,610.00 1 882 (1212)SFR & TOWNHOUSE Residential SFR 1985 1985 TWO STORY 3 1 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME MODULAR METAL DRYWALL GABLE OR HIP CONCRETE TILE ROOF TOP AIR GAS FORCED AIR HEAT 0 0 |
|--|---|---|---|

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 360 sq.ft. Attic, Finished(FAT) = 162 sq.ft. Finished Upper Story(FUS) = 360 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1905 | FIREPLACE |
| 1985 | WOOD STOVE |
| 1983 | POOL AVG |
| 1982 | RESI CONC 0-499SF |

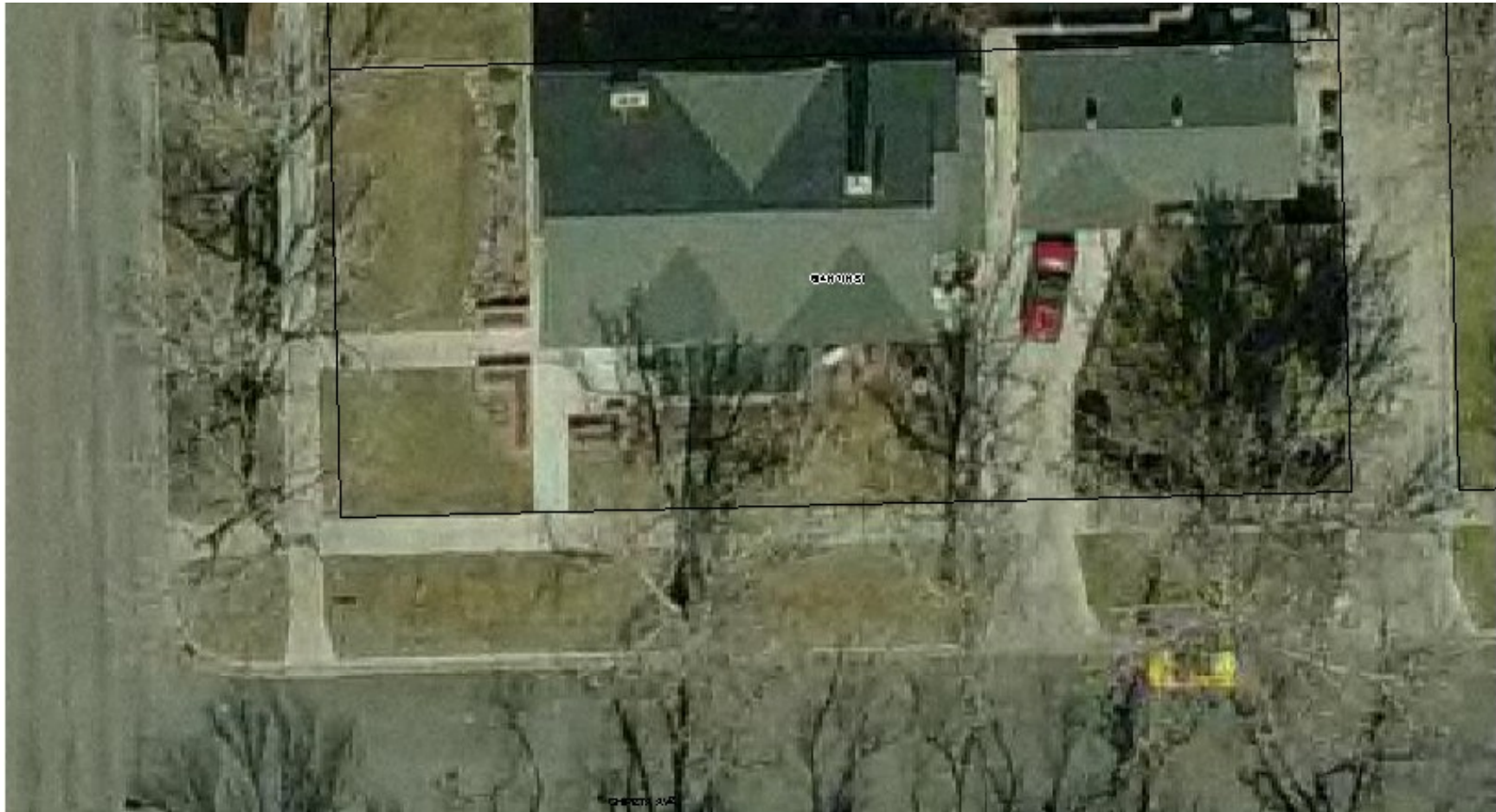
The miscellaneous items above are not tied to a specific building

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|----------------------|--------|--------|------------|------------|
| 44725 | 04/26/1993 | B | F-17 Bus Rem/Add/Alt | ISSUED | reroof | OWNER | \$1,000.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

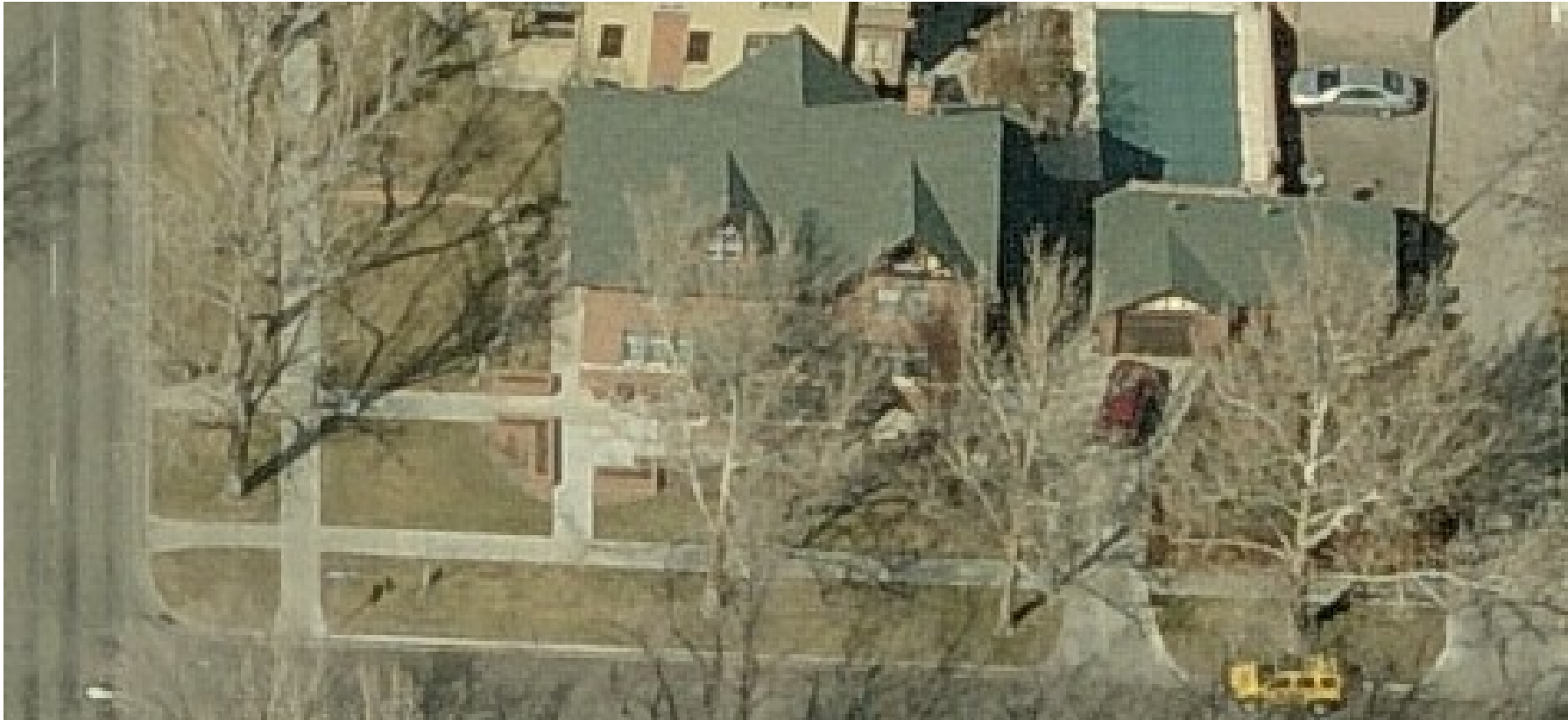
Note: The status of Finaled does not mean that the project had an approved Final Inspection



604 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-26-008
 Account Num.: R063065
 Location: 604 N 7TH ST
 Mailing Add.: 604 N 7TH ST
 GRAND JUNCTION, CO 81501-3335
 Owner: DEROSE RONALD E
 Joint Owner: DEROSE SHERRI L
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.201
 Lat/Lon: 39.07253914, -108.56059433
 Legal Sum.: LOTS 1-2 + S2 LOT 3 BLK 49 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$429,760.00 | \$90,000.00 | \$519,760.00 | \$34,210.00 | \$7,160.00 | \$41,370.00 | 10100 | 0.057994 | \$0.00 | *\$2,399.21 |
| 2009 | 1112, 1212 | \$429,760.00 | \$90,000.00 | \$519,760.00 | \$34,210.00 | \$7,160.00 | \$41,370.00 | 10100 | 0.057994 | \$0.00 | \$2,399.20 |
| 2008 | 1112, 1212 | \$369,520.00 | \$67,500.00 | \$437,020.00 | \$29,410.00 | \$5,370.00 | \$34,780.00 | 10100 | 0.06378 | \$0.00 | \$2,218.34 |

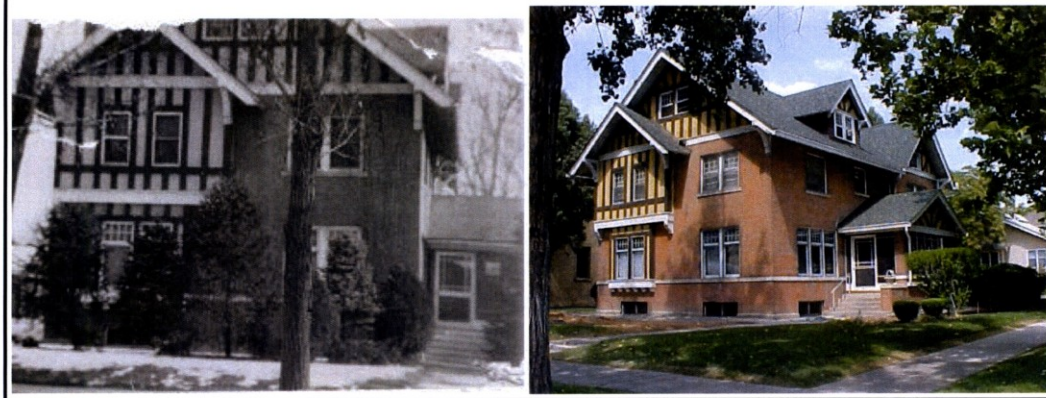
***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreage is approximate and should not be used in lieu of Legal Documents

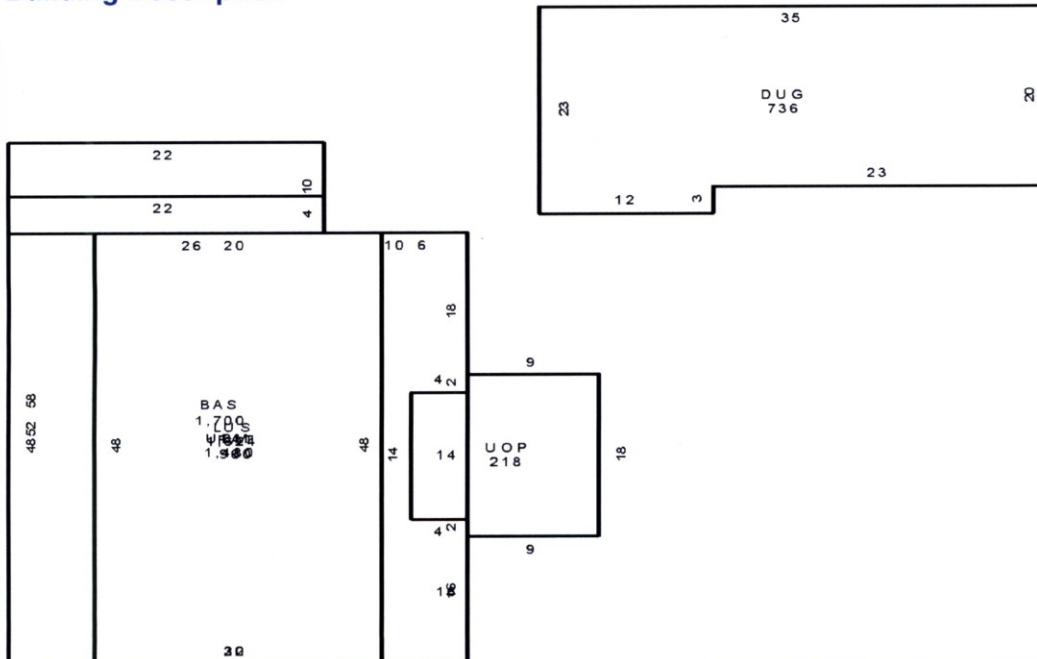
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 12/28/2001 | \$280,000.00 | 2034599 | Warranty Deed JT |
| 03/10/1994 | | 1674162 | Affidavit |
| 03/01/1991 | | 1674163 | DEATH_CERT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-------------|----------------------------------|----------|----------|
| Building #: | R063065RES1.1230793200000 | Stories: | 2 |
|-------------|----------------------------------|----------|----------|

| | | | |
|-----------------------|-----------------------|-----------------|-----------------|
| Building Value: | \$428,550.00 | Quality: | ABOVE AVERAGE |
| Units: | 1 | Frame: | MASONRY |
| Heated Sq. Ft.: | 4764 | Exterior Wall: | COMMON BRICK |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | GABLE OR HIP |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1907 | Air Cond: | ROOF TOP AIR |
| Effective Year Built: | 1915 | Heat Fuel: | GAS |
| Architectural Desc.: | TWO STORY | Heat Type: | FORCED AIR HEAT |
| Rooms: | 10 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 5 | Comm. Fixtures: | 0 |
| Bathrooms: | 2 BATH | | |

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1700 sq.ft. Garage,Det,Unf(DUG) = 736 sq.ft. Attic, Finished(FAT) = 960 sq.ft. Fin Basement(FBM) = 480 sq.ft. LARGE UPPER STORY(LUS) = 1624 sq.ft. Unfinished Basement(UBM) = 1480 sq.ft. Unfin Open Porch(UOP) = 218 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1907 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|--------|--------------------------------------|-----------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 83648 | 03/18/2002 | E | NONE | ISSUED | service upgrade | KENDALL | |
| 71770 | 08/31/1999 | B | F-16 Res Rem/Add/Alt | ISSUED | tear off and reroof house and garage | MIRACLE ROOFING | \$12,950.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



536 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-35-001
 Account Num.: R063191
 Location: 536 N 7TH ST
 Mailing Add.: 536 N 7TH ST
 GRAND JUNCTION, CO 81501
 Owner: COLE DALE G
 Joint Owner: COLE KIMBERLY J
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07213053, -108.56059435



Air Photography Dates from 2007

Legal Sum.: LOTS 8-9-10 BLK 62 GRAND JUNCTION

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$345,380.00 | \$108,000.00 | \$453,380.00 | \$27,490.00 | \$8,600.00 | \$36,090.00 | 10100 | 0.057994 | \$0.00 | *\$2,093.00 |
| 2009 | 1112, 1212 | \$345,380.00 | \$108,000.00 | \$453,380.00 | \$27,490.00 | \$8,600.00 | \$36,090.00 | 10100 | 0.057994 | \$0.00 | \$2,093.00 |
| 2008 | 1112, 1212 | \$297,410.00 | \$81,000.00 | \$378,410.00 | \$23,670.00 | \$6,450.00 | \$30,120.00 | 10100 | 0.06378 | \$0.00 | \$1,921.11 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

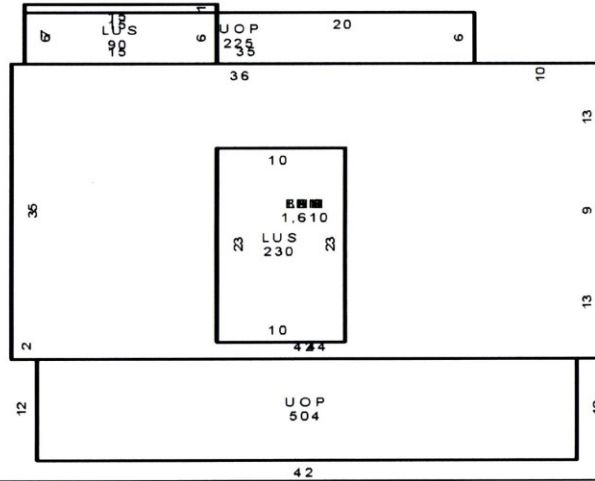
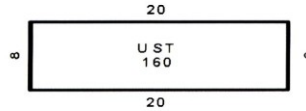
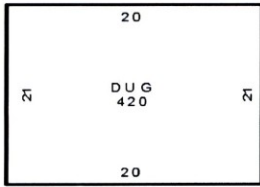
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 08/31/2009 | \$380,000.00 | 2503709 | PRD JT |
| 08/31/2009 | | 2503708 | Quit Claim Deed |
| 10/03/2007 | \$0.00 | 2424171 | Quit Claim Deed |
| 08/13/2003 | \$0.00 | 2143447 | Quit Claim Deed |
| 05/17/2002 | \$0.00 | 2057658 | QCD JT |
| 08/27/1979 | \$98,000.00 | 1203768 | Warranty Deed |
| | | | PRD JT |
| | | | QCD JT |
| | | | Warranty Deed |
| | | | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063191RES1.1230793200000 \$344,370.00 0 5150 (1212)SFR & TOWNHOUSE Residential SFR 1907 1915 TWO STORY 8 4 1 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE MASONRY COMMON BRICK PLASTER GABLE OR HIP WOOD SHINGLES NONE GAS HOT WATER 0 0 |
|--|---|---|---|

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1610 sq.ft. Garage,Det,Unf(DUG) = 420 sq.ft. Fin Basement(FBM) = 1610 sq.ft. LARGE BASEMENT(LBM) = 1610 sq.ft. LARGE UPPER STORY(LUS) = 1930 sq.ft. Unfinished Storage(UST) = 160 sq.ft. Unfin Open Porch(UOP) = 729 sq.ft. |
|------------|--|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1907 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|-------------------------|--------|--|-----------------------------------|-------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 09-02448 | 09/14/2009 | BEMP | F-16 Res Rem/Add/Alt | ISSUED | REMODEL/UPDATE KITCHEN & BATHROOMS | Cole & Company Builders LLC | \$65,000.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



522 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-35-002
 Account Num.: R063192
 Location: 522 N 7TH ST
 Mailing Add.: 522 N 7TH ST
 GRAND JUNCTION, CO 81501-3305
 Owner: STADLBAUER CHRIS
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.161
 Lat/Lon: 39.07195892, -108.56059441
 Legal Sum.: LOTS 6 + 7 BLK 62 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levey | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|------------|-------------|-----------|
| 2010 | 1112, 1212 | \$119,310.00 | \$72,000.00 | \$191,310.00 | \$9,500.00 | \$5,730.00 | \$15,230.00 | 10100 | 0.057994 | \$0.00 | *\$883.25 |
| 2009 | 1112, 1212 | \$119,310.00 | \$72,000.00 | \$191,310.00 | \$9,500.00 | \$5,730.00 | \$15,230.00 | 10100 | 0.057994 | \$0.00 | \$883.24 |
| 2008 | 1112, 1212 | \$104,180.00 | \$54,000.00 | \$158,180.00 | \$8,290.00 | \$4,300.00 | \$12,590.00 | 10100 | 0.06378 | \$0.00 | \$803.02 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

Building Photo's

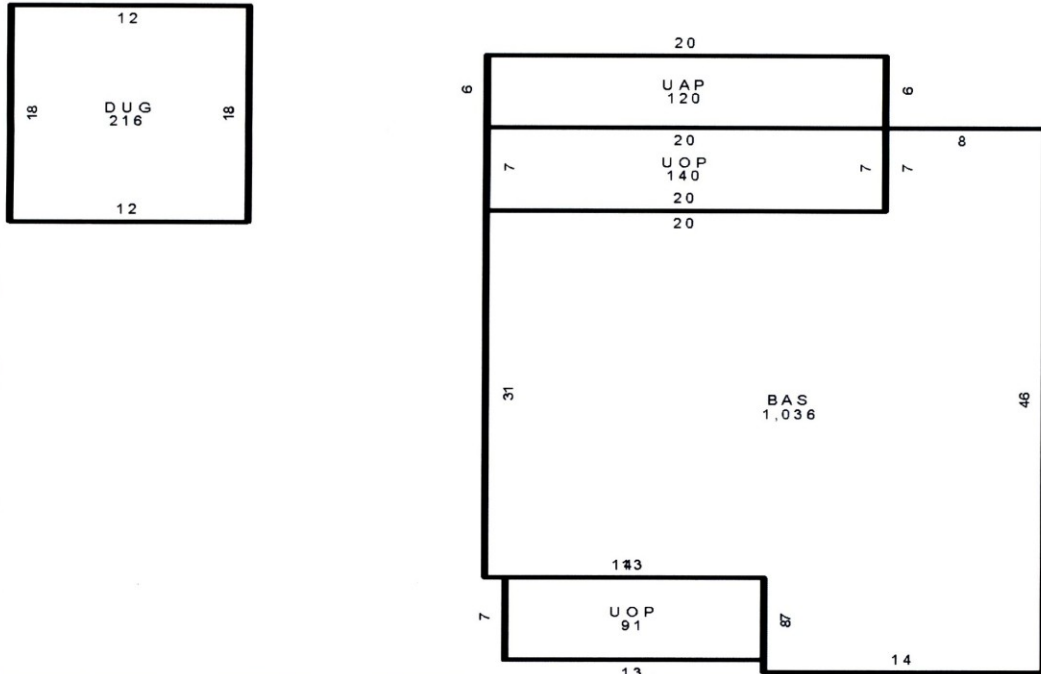


Sales and Conveyance Information If Book/Page is Entered, No Recep. Num. is Available

| Date | Price | Reception Number | Doc. Type |
|------------|--------------|-------------------------|-----------------|
| 08/19/2008 | \$170,000.00 | 2455325 | PER_REP_DEED |
| 08/13/2008 | \$0.00 | 2455322 | Quit Claim Deed |
| 04/18/2008 | | 2455323 | Letters |
| 10/03/2007 | \$0.00 | 2424170 | Quit Claim Deed |
| 03/21/2006 | | 2455324 | DEATH_CERT |
| 08/13/2003 | \$0.00 | 2143448 | Quit Claim Deed |
| 05/17/2002 | \$0.00 | 2057657 | QCD JT |
| 10/11/1979 | \$30,000.00 | 1209985 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------------|----------------------------------|-----------------|------------------------|
| Building #: | R063192RES1.1230793200000 | Stories: | 1 |
| Building Value: | \$119,310.00 | Quality: | AVERAGE |
| Units: | 0 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 1036 | Exterior Wall: | WOOD SIDING |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | GABLE OR HIP |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1895 | Air Cond: | NONE |
| Effective Year Built: | 1906 | Heat Fuel: | GAS |
| Architectural Desc.: | RANCH | Heat Type: | FORCED AIR HEAT |
| Rooms: | 5 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 3 | Comm. Fixtures: | 0 |
| Bathrooms: | 1 BATH | | |

| | |
|------------|--|
| Sub Areas: | Base Area(BAS) = 1036 sq.ft. Garage,Det,Unf(DUG) = 216 sq.ft. Alum/Fbrgl Unf Porch(UAP) = 120 sq.ft. Unfin Open Porch(UOP) = 231 sq.ft. |
|------------|--|

Misc. Building Information
 No Misc. Building Associated With This Parcel

Building Permit Information
 No Building Permit Associated With This Parcel
Note: The status of Finaled does not mean that the project had an approved Final Inspection



520 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-35-008
 Account Num.: R063198
 Location: 520 N 7TH ST
 Mailing Add.: 531 MAIN ST UNIT 119
 DELTA, CO 81416-1817
 Owner SHAW JERRY L
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel: 2945-141-35-014
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.161
 Lat/Lon: 39.07176565, -108.56059447



Air Photography Dates from 2007

Legal Sum.: LAND ONLY ON LOTS 4 + 5 BLK 62 CITY OF GRAND JUNCTION SEC 14 1S 1W

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$388,820.00 | \$72,000.00 | \$460,820.00 | \$30,950.00 | \$5,730.00 | \$36,680.00 | 10100 | 0.057994 | \$0.00 | *\$2,127.22 |
| 2009 | 1112, 1212 | \$388,820.00 | \$72,000.00 | \$460,820.00 | \$30,950.00 | \$5,730.00 | \$36,680.00 | 10100 | 0.057994 | \$0.00 | \$2,127.20 |
| 2008 | 1112, 1212 | \$206,840.00 | \$54,000.00 | \$260,840.00 | \$16,460.00 | \$4,300.00 | \$20,760.00 | 10100 | 0.06378 | \$0.00 | \$1,324.12 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreege is approximate and should not be used in lieu of Legal Documents

Building Photo's

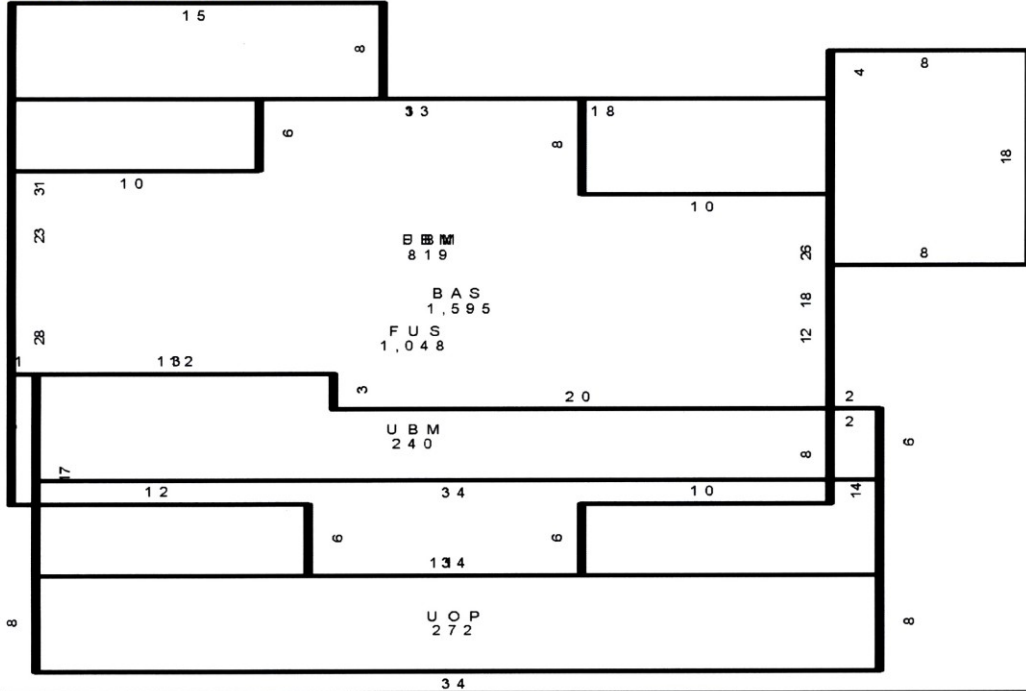


| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 09/19/2008 | | 2458057 | Correction Deed |
| 08/03/2007 | \$325,000.00 | 2396146 | Warranty Deed |
| 08/19/2002 | \$157,000.00 | 2072389 | Warranty Deed JT |
| 06/04/2002 | | 2059774 | Affidavit |
| 06/04/2002 | \$0.00 | 2059775 | Quit Claim Deed |
| 09/16/1991 | \$0.00 | 1581377 | Warranty Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |
| | | | Correction Deed |

| | | | |
|--|--|--|-----------------|
| | | | Correction Deed |
| | | | Correction Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|--|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063198RES1.1230793200000 \$388,820.00 0 3462 (1212)SFR & TOWNHOUSE Residential SFR 1921 1975 1 1/2 STORY 8 3 2 1/2 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1.5 ABOVE AVERAGE WOOD FRAME WOOD SIDING PLASTER GABLE OR HIP ASPH/COMP SHNGL CENTRAL AIR GAS HOT WATER 0 0 |
| Sub Areas: | Base Area(BAS) = 1595 sq.ft. Fin Basement(FBM) = 819 sq.ft. Finished Upper Story(FUS) = 1048 sq.ft. Unfinished Basement(UBM) = 1059 sq.ft. Unfin Open Porch(UOP) = 272 sq.ft. | | |

Misc. Building Information
No Misc. Building Associated With This Parcel

| Building Permit Information | | | | | | | |
|------------------------------------|--------------|------|----------------------|---------|--|------------------------------|--------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 09-00287 | 02/06/2009 | BEMP | G-18 Other | ISSUED | CHNGD CONTRACTOR-ADDIT/INT. REMODEL(P08-01239) | OWNER-SEE P08-01239 FOR O.K. | |
| 08-01239 | 10/08/2008 | BEMP | F-16 Res Rem/Add/Alt | FINALED | RESIDENCE ADDITION 5 X 8 AND INTERIOR REMODEL | CHANGED TO OWNER SEE NEW P# | \$125,000.00 |
| 113642 | 02/26/2008 | E | NONE | ISSUED | service upgrade/relocate | NATIONAL ELEC | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.
Note: The status of Finaled does not mean that the project had an approved Final Inspection



710 Ouray Avenue



North Elevation



South Elevation



East Elevation



West Elevation

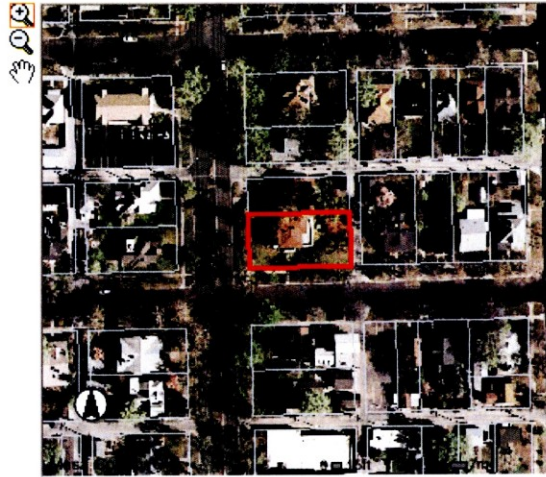
**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-35-009
 Account Num.: R063199
 Location: 710 OURAY AVE
 Mailing Add.: 710 OURAY AVE
 GRAND JUNCTION, CO 81501-3326
 Owner: JAGELSKI BENJAMIN L
 Joint Owner: JAGELSKI HEATHER A
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.241
 Lat/Lon: 39.07159405, -108.56059452
 Legal Sum.: LOTS 1 TO 3 INC BLK 62 GRAND JUNCTION



Air Photography Dates from 2007

| Tax Information | | | | | | | | | | | |
|-----------------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 1112, 1212 | \$322,770.00 | \$108,000.00 | \$430,770.00 | \$25,690.00 | \$8,600.00 | \$34,290.00 | 10100 | 0.057994 | \$0.00 | *\$1,988.61 |
| 2009 | 1112, 1212 | \$322,770.00 | \$108,000.00 | \$430,770.00 | \$25,690.00 | \$8,600.00 | \$34,290.00 | 10100 | 0.057994 | \$0.00 | \$1,988.60 |
| 2008 | 1112, 1212 | \$281,050.00 | \$81,000.00 | \$362,050.00 | \$22,370.00 | \$6,450.00 | \$28,820.00 | 10100 | 0.06378 | \$0.00 | \$1,838.20 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|------------------|----------------|--------------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acres is approximate and should not be used in lieu of Legal Documents

Building Photo's



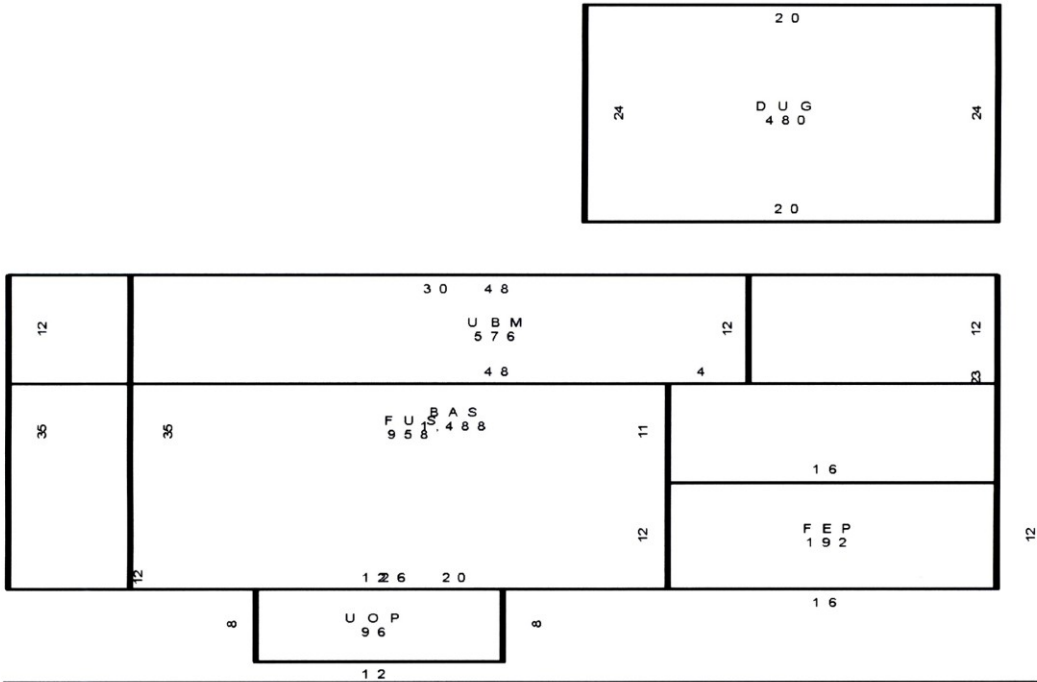
Sales and Conveyance Information

If Book/Page is Entered, No Recep. Num. is Available

| Date | Price | Reception Number | Doc. Type |
|------------|--------------|-------------------------|------------------|
| 05/25/2004 | \$323,000.00 | 2194512 | Warranty Deed JT |
| 05/01/2003 | \$250,000.00 | 2121110 | Warranty Deed |
| 04/14/1995 | \$0.00 | 1715478 | Quit Claim Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|-----------------------|----------------------------------|-----------------|---------------------------|
| Building #: | R063199RES1.1230793200000 | Stories: | 2 |
| Building Value: | \$321,740.00 | Quality: | ABOVE AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 2446 | Exterior Wall: | STUCCO |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | PLASTER |
| Model Desc.: | Residential | Roof Struct.: | FLAT |
| Style: | SFR | Roof Cover: | BUILT UP T & G |
| Actual Year Built: | 1923 | Air Cond: | ROOF TOP AIR |
| Effective Year Built: | 1960 | Heat Fuel: | GAS |
| Architectural Desc.: | TWO STORY | Heat Type: | HOT WATER |
| Rooms: | 7 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 3 | Comm. Fixtures: | 0 |
| Bathrooms: | 2 BATH | | |

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 1488 sq.ft. Garage,Det,Unf(DUG) = 480 sq.ft. Finished Encl Porch(FEP) = 192 sq.ft. Finished Upper Story(FUS) = 958 sq.ft. Unfinished Basement(UBM) = 576 sq.ft. Unfin Open Porch(UOP) = 96 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1923 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|---------|---------|-----------------|---------------|--------|
| 104262 | 04/07/2006 | M | NONE | FINALED | boiler install | PETERSON PLBG | |
| 94904 | 06/10/2004 | E | NONE | ISSUED | service upgrade | EC ELEC | |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



440 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 2000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-38-001
 Account Num.: R063211
 Location: 440 N 7TH ST
 Mailing Add.: 440 N 7TH ST
 GRAND JUNCTION, CO 81501-3304
 Owner: JORDAN VIRGINIA K
 Joint Owner: JORDAN THEODORE S
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.201
 Lat/Lon: 39.07118562, -108.56059441
 Legal Sum.: N2 LOT 9 + ALL LOTS 10 + 11 BLK 71 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|-------------|
| 2010 | 1112, 1212 | \$397,670.00 | \$90,000.00 | \$487,670.00 | \$31,650.00 | \$7,160.00 | \$38,810.00 | 10100 | 0.057994 | \$0.00 | *\$2,250.75 |
| 2009 | 1112, 1212 | \$397,670.00 | \$90,000.00 | \$487,670.00 | \$31,650.00 | \$7,160.00 | \$38,810.00 | 10100 | 0.057994 | \$0.00 | \$2,250.76 |
| 2008 | 1112, 1212 | \$344,520.00 | \$67,500.00 | \$412,020.00 | \$27,420.00 | \$5,370.00 | \$32,790.00 | 10100 | 0.06378 | \$0.00 | \$2,091.42 |

*Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acres is approximate and should not be used in lieu of Legal Documents

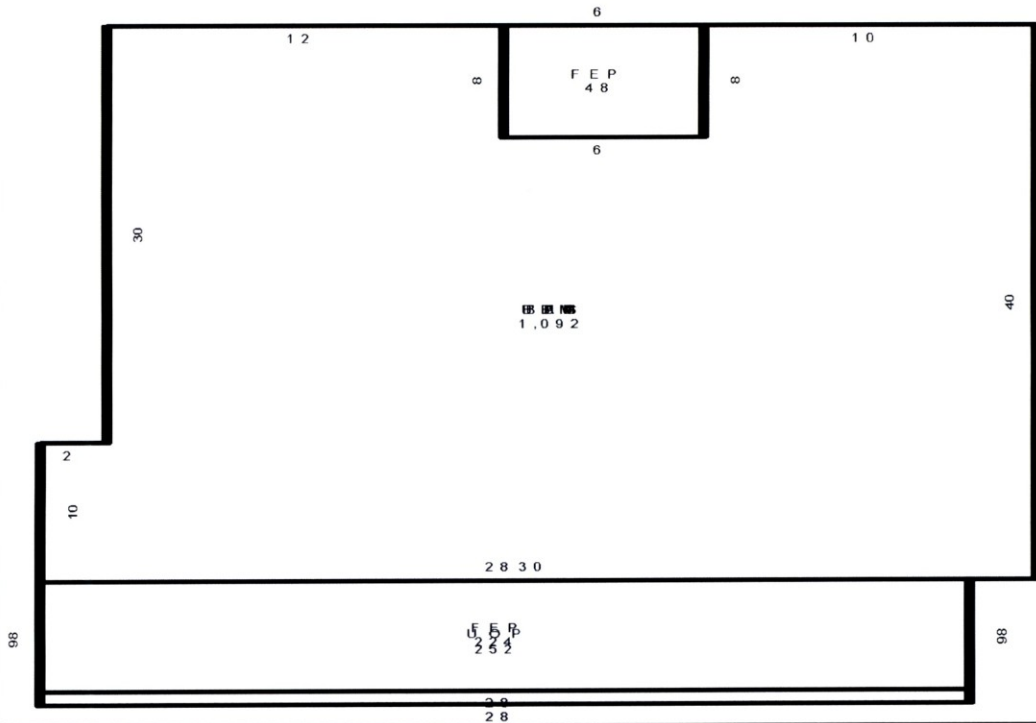
Building Photo's



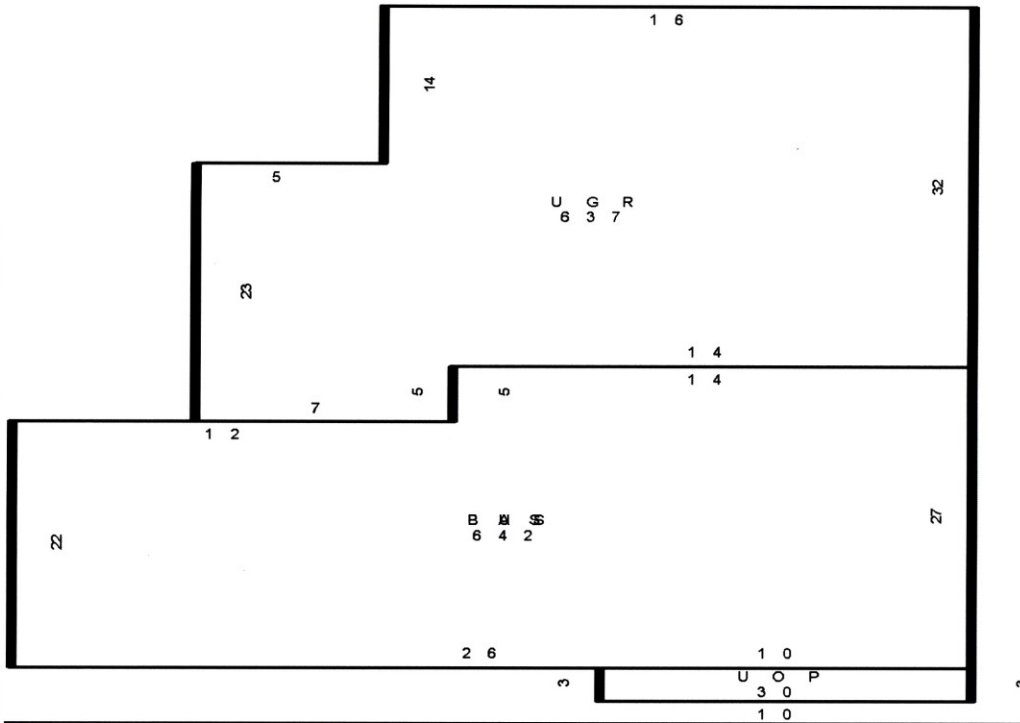
| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 05/17/2006 | | 2318246 | DEATH_CERT |
| 05/15/2006 | | 2317277 | DEATH_CERT |
| 11/14/1973 | \$0.00 | 1057308 | Warranty Deed JT |
| 11/12/1973 | \$0.00 | 1057307 | Warranty Deed |
| 10/29/1965 | \$0.00 | 904485 | Warranty Deed JT |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063211RES1.1230793200000 \$249,560.00 1 3276 (1212)SFR & TOWNHOUSE Residential SFR 1905 1915 TWO STORY 8 3 1 1/2 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 2 AVERAGE WOOD FRAME WOOD SIDING DRYWALL GABLE OR HIP ASPH/COMP SHNGL NONE GAS HOT WATER 0 0 |
| Sub Areas: | Base Area(BAS) = 1092 sq.ft. Fin Basement(FBM) = 1092 sq.ft. Finished Encl Porch(FEP) = 272 sq.ft. Finished Upper Story(FUS) = 1092 sq.ft. Unfinished Basement(UBM) = 1092 sq.ft. Unfin Open Porch(UOP) = 252 sq.ft. | | |



| | | | |
|-----------------------|----------------------------------|-----------------|------------------------|
| Building #: | R063211RES2.1230793200000 | Stories: | 2 |
| Building Value: | \$146,330.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | WOOD FRAME |
| Heated Sq. Ft.: | 1284 | Exterior Wall: | WOOD SIDING |
| Building Use: | (1212)SFR & TOWNHOUSE | Interior Wall: | DRYWALL |
| Model Desc.: | Residential | Roof Struct.: | FLAT |
| Style: | SFR | Roof Cover: | ASPH/COMP SHNGL |
| Actual Year Built: | 1951 | Air Cond: | NONE |
| Effective Year Built: | 1951 | Heat Fuel: | GAS |
| Architectural Desc.: | TWO STORY | Heat Type: | HOT WATER |
| Rooms: | 5 | Comm. Wall Ht.: | 0 |
| Bedrooms: | 3 | Comm. Fixtures: | 0 |
| Bathrooms: | 1 1/2 BATH | | |

| | |
|------------|---|
| Sub Areas: | Base Area(BAS) = 642 sq.ft. Finished Upper Story(FUS) = 642 sq.ft. Unfin Open Porch(UOP) = 30 sq.ft. Unfinished Garage(UGR) = 637 sq.ft. |
|------------|---|

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1915 | FIREPLACE |
| 1951 | WOOD STOVE |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|--|--------------|------|----------------------|---------|--------|------------|------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 106411 | 08/28/2006 | B | F-16 Res Rem/Add/Alt | FINALED | reroof | KAPPAUF | \$9,000.00 |
| <p>Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.</p> <p>Note: The status of Finaled does not mean that the project had an approved Final Inspection</p> | | | | | | | |



428 North 7th Street



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-38-002
 Account Num.: R063212
 Location: 428 N 7TH ST
 Mailing Add.: 1745 CREST VIEW DR
 GRAND JUNCTION, CO 81506-5227
 Owner: HURD STEPHEN EDWARD
 Joint Owner:
 Neighborhood: 7th St Historic (10.04)
 Assoc. Parcel:
 Title Status:
 Property Use: Residential
 Ac.(Unofficial): 0.201
 Lat/Lon: 39.07101401, -108.56059429
 Legal Sum.: LOTS 7 + 8 + S2 OF LOT 9 BLK 71 GRAND JUNCTION



Air Photography Dates from 2007

Tax Information

| Year | Prop. Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
|------|------------|---------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|--------------------|
| 2010 | 1112, 1212 | \$348,450.00 | \$90,000.00 | \$438,450.00 | \$27,740.00 | \$7,160.00 | \$34,900.00 | 10100 | 0.057994 | \$0.00 | *\$2,023.99 |
| 2009 | 1112, 1212 | \$348,450.00 | \$90,000.00 | \$438,450.00 | \$27,740.00 | \$7,160.00 | \$34,900.00 | 10100 | 0.057994 | \$0.00 | \$2,024.00 |
| 2008 | 1112, 1212 | \$227,710.00 | \$67,500.00 | \$295,210.00 | \$18,130.00 | \$5,370.00 | \$23,500.00 | 10100 | 0.06378 | \$0.00 | \$1,498.91 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

Land Description

| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
|------|----------------|--------------------|-------|---------|-------|
| 2010 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2009 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |
| 2008 | 1112 | SINGLE FAMILY LAND | 0 | 0 | |

Acreeage is approximate and should not be used in lieu of Legal Documents

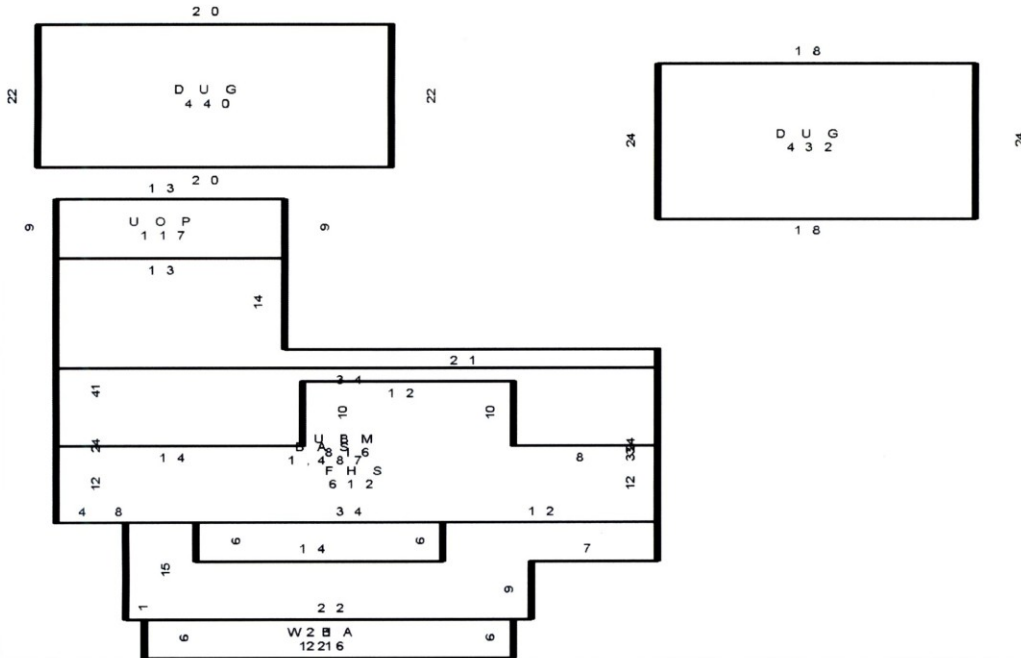
Building Photo's



| Sales and Conveyance Information | | | If Book/Page is Entered, No Recep. Num. is Available |
|----------------------------------|--------------|-------------------------|--|
| Date | Price | Reception Number | Doc. Type |
| 12/13/2007 | \$525,000.00 | 2416825 | Warranty Deed |
| 02/27/2002 | \$129,900.00 | 2044709 | Warranty Deed JT |
| 12/14/1989 | \$62,000.00 | 1532119 | Warranty Deed |
| 05/26/1989 | \$47,000.00 | 1516912 | Warranty Deed |

As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--|---|---|---|
| Building #: Building Value: Units: Heated Sq. Ft.: Building Use: Model Desc.: Style: Actual Year Built: Effective Year Built: Architectural Desc.: Rooms: Bedrooms: Bathrooms: | R063212RES1.1244489487207 1 2099 (1212)SFR & TOWNHOUSE Residential SFR 1900 1980 1 1/2 STORY 7 3 1 3/4 BATH | Stories: Quality: Frame: Exterior Wall: Interior Wall: Roof Struct.: Roof Cover: Air Cond: Heat Fuel: Heat Type: Comm. Wall Ht.: Comm. Fixtures: | 1.5 ABOVE AVERAGE WOOD FRAME WOOD SIDING DRYWALL GABLE OR HIP ASPH/COMP SHNGL ROOF TOP AIR GAS FORCED AIR HEAT 0 0 |
| Sub Areas: | Base Area(BAS) = 1487 sq.ft. Garage,Det,Unf(DUG) = 872 sq.ft. Finished Half Story(FHS) = 612 sq.ft. Unfinished Basement(UBM) = 816 sq.ft. Wood Deck,Balcony(WBA) = 126 sq.ft. Unfin Open Porch(UOP) = 117 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1910 | FIREPLACE |

The miscellaneous items above are not tied to a specific building

Building Permit Information

| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
|----------|--------------|------|----------------------|---------|--|---------------------|-------------|
| 112643 | 11/19/2007 | E | NONE | FINALED | RELEASE NON COMPLIANCE 49273 SERVICE UP GRADE | STEVEN R MYERS | |
| 100324 | 07/05/2005 | BEMP | F-16 Res Rem/Add/Alt | FINALED | add 6x8 to exist. bathroom | STEVEN MYERS | \$4,066.00 |
| 91051 | 08/25/2003 | B | F-16 Res Rem/Add/Alt | ISSUED | deck | STEVEN MYERS | \$400.00 |
| 86665 | 10/09/2002 | BE | B-5 Res Garage | ISSUED | detached garage | STEVE MYERS | \$9,824.00 |
| 84106 | 04/17/2002 | B | F-17 Bus Rem/Add/Alt | ISSUED | tear off and reroof WOOD SHINGLE SECTION ONLY | MYERS | \$2,100.00 |
| 84083 | 04/15/2002 | BEMP | F-16 Res Rem/Add/Alt | ISSUED | 14by12 kitchen extension | STEVEN MYERS | \$23,981.00 |
| 49273 | 07/21/1994 | E | NONE | ISSUED | service upgrade | GRIFFITH | |
| 39578 | 08/28/1991 | P | NONE | FINALED | reroute sewer line | PARKERSON CONST | |
| 39469 | 08/15/1991 | B | F-16 Res Rem/Add/Alt | ISSUED | remove exist roof, rafters, install new rafters, cedar | OBOYLE & OBOYLE INC | \$3,000.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection



720 Grand Avenue



North Elevation



South Elevation



East Elevation



West Elevation



720 Grand Avenue



North Elevation



South Elevation



East Elevation



West Elevation

**Mesa County
Assessors Office**

P.O. Box 20000
544 Rood Avenue
Grand Junction, CO 81502

Report Date: 1/11/2010

Property Information

Parcel Num.: 2945-141-38-951
 Account Num.: R063221
 Location: 720 GRAND AVE
 Mailing Add.: 720 GRAND AVE
 GRAND JUNCTION, CO 81501-3423
 Owner: FIRST BAPTIST CHURCH OF GRAND JUNCTION
 Joint Owner:
 Neighborhood: Exempt-Commercial (10.98CM)
 Assoc. Parcel:
 Title Status:
 Property Use: Exempt
 Ac.(Unofficial): 0.61
 Lat/Lon: 39.07066495, -108.56059406
 Legal Sum.: LOTS 1 THRU 6 + LOT 12 + W 19FT OF LOT 13 BLK 71 CITY OF GRAND JUNCTION SEC 14 1S 1W



Air Photography Dates from 2007

| Tax Information | | | | | | | | | | | |
|------------------------|------------|----------------|---------------|----------------|--------------|--------------|---------------|----------|-----------|-------------|---------|
| Year | Prop Code | Imp. (Actual) | Land (Actual) | Total (Actual) | Imp. (Assd.) | Land (Assd.) | Total (Assd.) | TAC Code | Mill Levy | Special Tax | Taxes |
| 2010 | 9251, 9151 | \$1,572,560.00 | \$313,500.00 | \$1,886,060.00 | \$456,040.00 | \$90,910.00 | \$546,950.00 | 10100 | 0.057994 | \$0.00 | *\$0.00 |
| 2009 | 9251, 9151 | \$1,572,560.00 | \$313,500.00 | \$1,886,060.00 | \$456,040.00 | \$90,910.00 | \$546,950.00 | 10100 | 0.057994 | \$0.00 | \$0.00 |
| 2008 | 9251, 9151 | \$1,403,830.00 | \$209,000.00 | \$1,612,830.00 | \$407,110.00 | \$60,610.00 | \$467,720.00 | 10100 | 0.06378 | \$0.00 | \$0.00 |

***Current Estimated Tax is Using Previous Year's Mill Levy (Mill Levy Determined in December of Current Year)**

| Land Description | | | | | |
|-------------------------|----------------|-----------------|-------|---------|-------|
| Year | Prop. Use Code | Prop. Use Type | Acres | Sq. Ft. | Units |
| 2010 | 9151 | CHURCH - CHAPEL | 0 | 20900 | |
| 2009 | 9151 | CHURCH - CHAPEL | 0 | 20900 | |
| 2008 | 9151 | CHURCH - CHAPEL | 0 | 20900 | |

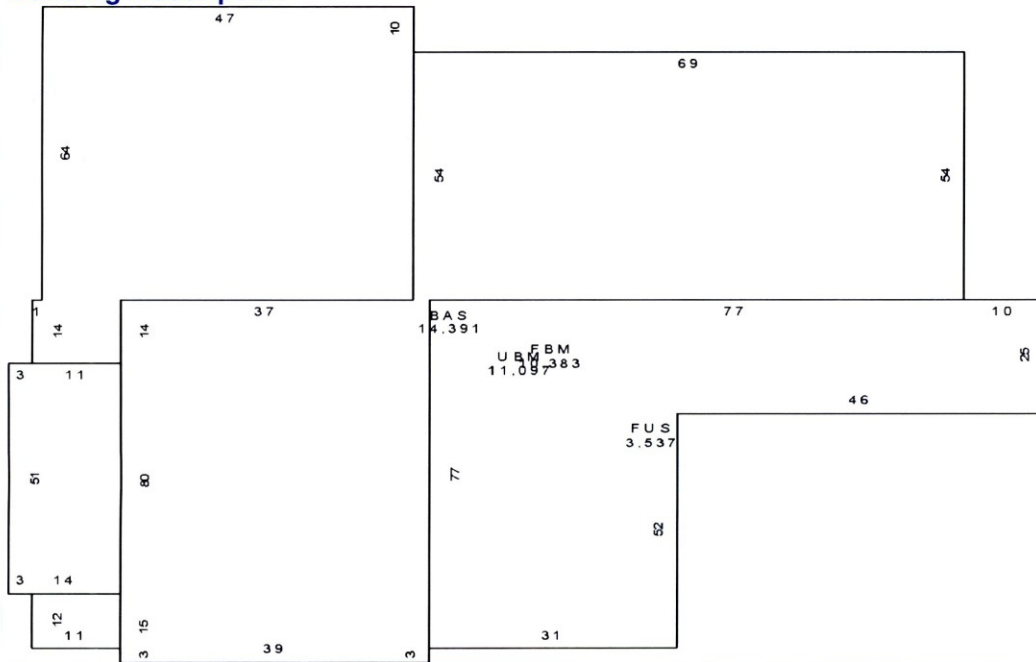
Acreege is approximate and should not be used in lieu of Legal Documents

Building Photo's



Sales and Conveyance Information If Book/Page is Entered, No Recep. Num. is Available
No Sales Info Associated With This Parcel
 As before, check the associated reception number for Grantee and Grantor information via recorded document.

Building Description



| | | | |
|--------------------|----------------------------------|----------------|---------------------------|
| Building #: | R063221COM1.1230793200000 | Stories: | 2 |
| Building Value: | \$1,568,720.00 | Quality: | AVERAGE |
| Units: | 1 | Frame: | MASONRY |
| Heated Sq. Ft.: | 28311 | Exterior Wall: | COMMON BRICK |
| Building Use: | (9251)RELIG CHURCH | Interior Wall: | DRYWALL |
| Model Desc.: | Commercial | Roof Struct.: | GABLE OR HIP |
| Style: | COMMERCIAL INDUSTRIAL | Roof Cover: | BUILT UP T & G |
| Actual Year Built: | 1912 | Air Cond: | ROOF TOP AIR |

| | | | |
|-----------------------|---|-----------------|------------------|
| Effective Year Built: | 1980 | Heat Fuel: | GAS |
| Architectural Desc.: | CHURCH | Heat Type: | HOT WATER |
| Rooms: | | Comm. Wall Ht.: | 24 |
| Bedrooms: | | Comm. Fixtures: | 10 |
| Bathrooms: | Commercial-No Bath | | |
| Sub Areas: | Base Area(BAS) = 14391 sq.ft. Fin Basement(FBM) = 10383 sq.ft. Finished Upper Story(FUS) = 3537 sq.ft. Unfinished Basement(UBM) = 11097 sq.ft. | | |

| Misc. Building Information | |
|----------------------------|---------------------|
| Year Built | Miscellaneous Desc. |
| 1941 | CONC-COMM 0-499SF |
| 1941 | ASPH,COM,LW0-499SF |

The miscellaneous items above are not tied to a specific building

| Building Permit Information | | | | | | | |
|-----------------------------|--------------|------|----------------------|---------|--|----------------|--------------|
| Permit # | Applied Date | Type | Subtype | Status | Desc. | Contractor | Amount |
| 08-00182 | 07/21/2008 | B | F-17 Bus Rem/Add/Alt | FINALED | REROOF | | \$48,700.00 |
| 42895 | 09/17/1992 | E | NONE | FINALED | elect work in bath rooms tailings | B AND B | |
| 42180 | 07/02/1992 | BE | G-18 Other | ISSUED | temp utilities for temp office units | D AND L | |
| 42099 | 06/23/1992 | BP | G-18 Other | ISSUED | mill tailings | DIAMOND BACK | \$175,000.00 |
| 36307 | 07/12/1990 | B | F-17 Bus Rem/Add/Alt | ISSUED | re-roof | STARK ROOFING | \$6,800.00 |
| 35162 | 02/27/1990 | BEP | F-17 Bus Rem/Add/Alt | ISSUED | int. remodel-addit. of bathroom and a second floor | DAWAYNE MARTIN | \$4,000.00 |
| 32763 | 04/25/1989 | B | F-17 Bus Rem/Add/Alt | ISSUED | INSTALL ELEVATOR | DAWAYNE MARTIN | \$27,400.00 |

Note: This is not Official Permit Information. Official Permit information can be obtained from the Mesa County Building Dept.

Note: The status of Finaled does not mean that the project had an approved Final Inspection

The use, bulk, development, improvement and other standards for the Planned Residential Development established by this ordinance shall be derived from the R-8 underlying Zoning, as defined in Chapter Three of the Code. The Director shall initially determine whether the character of any proposed development application is consistent with the R-8 zoning. The R-8 zone shall be used as a point of reference by the Director and the City Council when reviewing any application; however, the R-8 use matrix shall not be used solely as a basis for denial or approval of an application.

As determined necessary by a majority of the City Council, the City Council may refer an application, after it has been reviewed by the Director and prior to a decision by the City Council, to the City's Historic Preservation Board and/or the City Planning Commission.

Deviations from any of the default zoning standards may be approved as provided in this ordinance and shall be explicitly stated in the zoning/rezoning ordinance allowing for the development.

If this ordinance becomes invalid for any reason, the Property shall be fully subject to the default standards.

Introduced on first reading this 20th day of January 2010 and authorized the publication in pamphlet form.

Passed and adopted on second reading the 17th day of February 2010 and authorized the publication in pamphlet form.

/s/ Bruce Hill
President of the City Council

ATTEST:

/s/ Stephanie Tuin
City Clerk