

ALS85PAT

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED

NAME OF AGENCY OR CONTRACTOR: ROBERT L. ALSTATT

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: PATTERSON
ROAD RIGHT OF WAY 7TH STREET TO 12TH STREET

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1985

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

ROBERT L. ALSTATT

Recorder's Stamp
1392993 DOC EXEMPT 11:40 AM
JUN 20, 1985 E. SAWYER, CLK & REC MESA CTY, CO
BOOK 1543 PAGE 637

whose address is GRAND JUNCTION,
SAID County of MESA and State of
COLORADO for the consideration of

TEN DOLLARS AND OTHER VALUABLE CONSIDERATION Dollars,

in hand paid, hereby sell(s) and convey(s) to

THE CITY OF GRAND JUNCTION

A MUNICIPAL CORPORATION

, whose address is

5TH AND ROOD, GRAND JUNCTION
COLORADO

County of MESA and State of

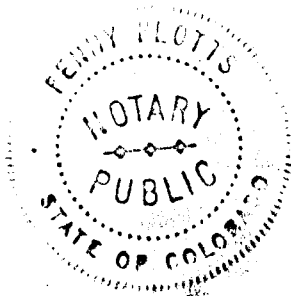
in the SAID County of MESA

~~in joint tenancy~~, the following real property situate
and State of Colorado, to-wit:

ATTACHED "EXHIBIT A"

with all its appurtenances and warrant(s) the title to the same, subject to easements, restrictions,
rights of way of record; 1985 taxes due and payable in 1986 and all subsequent
taxes and assessments thereafter.

Signed this 19th day of JUNE, 19 85



Robert L. Alstatt
ROBERT L. ALSTATT

STATE OF COLORADO } ss
County of MESA

The foregoing instrument was acknowledged before me this 19th day of JUNE
19 85, by ROBERT L. ALSTATT
My commission expires
Witness my hand and official seal.

[Signature]
Notary Public

My Commission Expires 8/18/1985
Western Colorado Title Co.
521 Rood Ave., Grd. Jct., CO 81501

"EXHIBIT A"

BOOK 1543 PAGE 638

A parcel of land for Road and Utility right of way purposes being a portion of the SE1/4SW1/4SE1/4 of Section 2, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, more particularly described as follows:

Commencing at the found Mesa County Survey Marker #55 set for the South 1/4 corner of said Section 2, and considering the Southerly boundary line of the SE1/4 of said Section 2 to bear N 90°00' E, with all bearings herein being relative between said found Mesa County Survey Marker #55 and found Mesa County Survey Marker #800 set for the SW corner of the SE1/4SE1/4 of said Section 2, as the basis of bearings:

Thence along the Southerly boundary line of said Section 2 N 90°00' E, 977.4 feet to the Point of Beginning, said point also being the Southwest corner of a tract of land owned by the undersigned as described in Book 1234, page 779 and recorded in the office of the Mesa County Clerk and Recorder;

Thence continuing along the Southerly boundary line of said Section 2 N 90°00' E, 103.0 feet to the Southeast corner of said tract of land;

Thence along the Easterly boundary line of said tract of land North, 49.24 feet;

Thence N 87°44' W, 88.22 feet to the intersection of a curve;

Thence northwesterly, 15.51 feet along the arc of said curve deflecting to the right, having a radius of 10 feet, through a central angle of 88°51'15", and a chord that bears N 44°25'37" W, 14 feet;

Thence North, 130 feet to the northerly boundary of said tract of land;

Thence along the northerly boundary of said tract of land West, 5 feet to the westerly boundary of said tract of land;

Thence along the westerly boundary of said tract of land South, 191 feet to the True Point of Beginning.

The above described parcel of land contains 5897 sq. ft., more or less, of which 3,090 sq. ft., more or less, is right of way for the present F Road.