

ARC05SRS

TYPE OF RECORD:	PERMANENT
CATEGORY OF RECORD:	DEED (WARRANTY)
NAME OF PROPERTY OWNER OR GRANTOR:	MARTHA ARCIERI AND LORRAINE WILLIAMS
PURPOSE:	PUBLIC ROADWAY AND UTILITIES RIGHT-OF-WAY PURPOSES
ADDRESS:	725 STRUTHERS AVENUE
PARCEL NO:	2945-234-11-001
CITY DEPARTMENT:	PUBLIC WORKS AND PLANNING
YEAR:	2005
EXPIRATION:	NONE
DESTRUCTION:	NONE

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WARRANTY DEED

2266575 BK 3953 PG 688
07/29/2005 01:08 PM
Janice Ward CLK&REC Mesa County, CO
RecFee \$5.00 SurChg \$1.00
DocFee EXEMPT

Grantor(s):
Martha Arcieri and Lorraine Williams

whose address is 1342 Texas Ave , Grand Junction, Colorado 81501

*County of Mesa , and State of

Colorado , for the consideration of
SEVENTY TWO THOUSAND NINE HUNDRED AND NO/100-----
-----dollars, in hand paid, hereby sell(s)

and convey(s) to:

The City of Grand Junction, A Colorado Home Rule Municipality

whose address is 250 N 5th St , Grand Junction, Colorado 81501

*County of Mesa , and State of Colorado , the following real

property, in the *County of Mesa , and State of Colorado, to wit:

TAX SCHEDULE NUMBER: 2945-234-11-001

Lot 1 of
ARCIERI SUBDIVISION,
Mesa County, Colorado.

also known by the street and number as 725 Struthers Ave , Grand Junction, Colorado 81501

with all its appurtenances, and warrant(s) the title to the same, subject to:
general taxes for the year and those specific Exceptions described by reference to recorded documents as reflected in the Title Documents accepted by Grantee(s) in accordance with Section 8a (Title Review) of the Contract to Buy & Sell Real Estate relating to the above described property; distribution utility easements (including cable TV); those specifically described rights of third parties not shown by the public records of which Grantee(s) has actual knowledge and which were accepted by Grantee(s) in accordance with Section 8b (Matters Not Shown by the Public Records) and Section 8c (Survey Review) of the Contract to Buy & Sell Real Estate relating to the above described real property; inclusion of the Property within any special tax district; and, the benefit and burdens of any declaration and party wall agreements, if any.

Signed this 28 th day of July , 2005 Martha Arcieri by James Thomas Arcieri
Martha Arcieri as attorney in fact

Lorraine Williams
Lorraine Williams

STATE OF COLORADO }
County of MESA } ss.

The foregoing instrument was acknowledged before me this 28 th day of July 2005 .
BY: ~~Martha Arcieri and Lorraine Williams~~ and James Thomas Arcieri, as attorney in fact for Martha Arcieri

My Commission expires

Witness my hand and official seal

JESSICA MILLER
NOTARY PUBLIC
STATE OF COLORADO
My Commission Expires 12/05/2005
County of Mesa
Notary Public

*If in Denver, insert "City and"

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Meridian Land Title, LLC 76121