RECEPTION #: 2412049, BK 4553 PG 662 11/14/2007 at 09:24:10 AM, 1 OF 4, R $20.00 S $1.00 Doc Code: QCD
Janice Rich, Mesa County, CO CLERK AND RECORDER

WHEN RECORDED RETURN TO:
City of Grand Junction
Real Estate Division
250 North 5th Street
Grand Junction, CO 81501

4 PAGE DOCUMENT

QUIT CLAIM DEED

THIS DEED, made this 5th day of November, 2007, between **Nicholas G. Chronis and Voula A. Chronis, Trustees, or their Successors in Trust, under the Nick and Voula Chronis Revocable Trust, dated October 3, 2000 and Peter G. Chronis, whose legal address is 6000 Whisper Wood Ct. NE, Albuquerque, New Mexico 87109, Grantors**, for and in consideration of the sum of Ten and 00/100 Dollars ($10.00), the receipt and sufficiency of which is hereby acknowledged, have remised, released, conveyed and QUIT CLAIMED, and by these presents do hereby remise, release, convey and QUIT CLAIM unto **The City of Grand Junction, a Colorado home rule municipality, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, Grantee,** all of the right, title and interest of Grantors in and to the following described parcel of land for Public Roadway and Utilities Right-of-Way purposes, to wit:

A certain parcel of land located in the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of Section 15, Township One South, Range One West of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

The East 40.00 feet of the North 40.37 feet of that certain parcel of land described as Parcel 1, recorded in Book 2758, Page 814 and Book 2034, Page 636 of the Mesa County, Colorado public records.

Said parcel contains 1,615 square feet, more or less, as described herein all of which is located within the open, used and historical Right-of-Way for North 1st Street and depicted on **Exhibit "A"** attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said premises, together with all and singular the appurtenances and privileges thereunto belonging or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of Grantors, either in law or equity, to the only proper use, benefit and behoof of Grantee its successors and assigns forever.

Executed and delivered this 5th day of November, 2007.

Nicholas G. Chronis and Voula A. Chronis, trustees,
or their Successors in Trust, under the
Nick and Voula Chronis Revocable Trust,
dated October 3, 2000,

By: Nicholas G. Chronis
Nicholas G. Chronis, Trustee

State of New Mexico)
)ss.
County of Bernalillo)

The foregoing instrument was acknowledged before me this 5th day of November, 2007, by Nicholas G. Chronis, Trustee for the Nicholas G. Chronis and Voula A. Chronis, Trustees, or their Successors in Trust, under the Nick and Voula Chronis Revocable Trust, dated October 3, 2000.

My commission expires 9-14-09.
Witness my hand and official seal.

9-14-09

Notary Public

The foregoing legal description was prepared by Tony Pollack, 250 North 5th Street, Grand Junction, Colorado 81501

Nicholas G. Chronis and Voula A. Chronis, trustees,
or their Successors in Trust, under the
Nick and Voula Chronis Revocable Trust,
dated October 3, 2000,

By: Voula A. Chronis
Voula A. Chronis, Trustee

State of New Mexico)
)ss.
County of Bernalillo)

The foregoing instrument was acknowledged before me this 5th day of November, 2007, by Voula A. Chronis, Trustee for the Nicholas G. Chronis and Voula A. Chronis, Trustees, or their Successors in Trust, under the Nick and Voula Chronis Revocable Trust, dated October 3, 2000.

My commission expires 9-14-09.
Witness my hand and official seal.

9-14-09

Notary Public

Peter G. Chronis

Peter G. Chronis

State of Colorado)
)ss.
County of Denver)

The foregoing instrument was acknowledged before me this 5th day of October, 2007, by Peter G. Chronis.

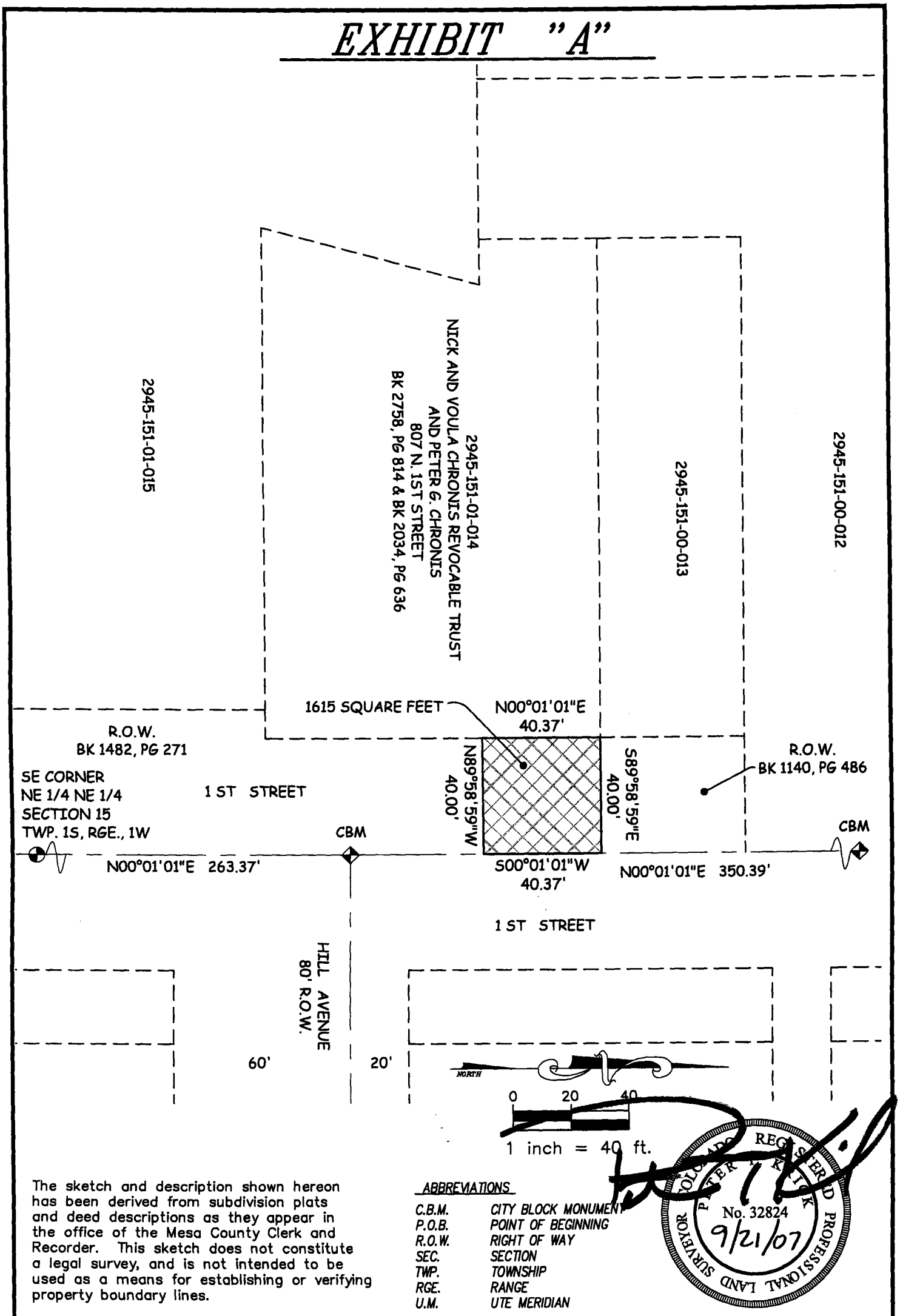
My commission expires MY COMMISSION EXPIRES 11/12/2008
Witness my hand and official seal.

DONNA M. JEFFERSON
NOTARY PUBLIC
STATE OF COLORADO

WORLD SAVINGS
3155 EAST FIRST AVENUE
DENVER COLORADO 80206

Donna M. Jefferson
Notary Public

EXHIBIT "A"



The sketch and description shown hereon has been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This sketch does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.

ABBREVIATIONS

C.B.M.	CITY BLOCK MONUMENT
P.O.B.	POINT OF BEGINNING
R.O.W.	RIGHT OF WAY
SEC.	SECTION
TWP.	TOWNSHIP
RGE.	RANGE
U.M.	UTE MERIDIAN

REGISTERED PROFESSIONAL LAND SURVEYOR
PETER T. KNOX
No. 32824
9/21/07

DRAWN BY: TLP
DATE: 09-20-07
SCALE: 1" = 40'
APPR. BY: PTK

NICK AND VOULA CHRONIS REVOCABLE TRUST AND PETER G. CHRONIS (2945-151-01-014)
TO
THE CITY OF GRAND JUNCTION
RIGHT OF WAY EXHIBIT

CITY OF Grand Junction COLORADO

C:\Land Projects 2005\CHRONIS 1ST ST.dwg 9/21/2007 3:09:34 PM MDT