

CRB88NTH

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (QC)

NAME OF AGENCY OR CONTRACTOR: C.R. BROWN OIL COMPANY, A
COLORADO CORPORATION BY: C. PAUL BROWN (PRESIDENT) AND C.R.
BROWN (SECRETARY)

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: NORTHEAST
CORNER NORTH AVE AND 1ST STREET

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1988

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

QUIT CLAIM DEED

BOOK 1684 PAGE 423

C. R. BROWN OIL COMPANY, a Colorado corporation whose address is

1480452 DOC EXEMPT 11:05 AM
MAR 16, 1988 E.SAWYER, CLK&REC MESA CTY

County of Mesa, and State of

Colorado, for the consideration of TEN DOLLARS and other good and valuable consideration-----
-----Dollars, in hand paid,

hereby sell(s) and quit claim(s) to CITY OF GRAND JUNCTION, a municipal corporation whose address is 250 North 5th Street, Grand Junction

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

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

The following described easement for road, sidewalk and utility right-of-way purposes being a portion of the Southwest 1/4 of the Southwest 1/4 of Section 11, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, more particularly described as:

Beginning at a point 40.0 feet North and 30.0 feet East of the Southwest corner of said Section 11, said point being the intersection of the east right-of-way line for North First Street and the north right-of-way for North Avenue; thence North, along the east right-of-way lien of said First Street, 146.0 feet; thence East, 3.5 feet; thence South, 121.0 feet; thence 39.27 feet along the arc of a 25.0 foot radius curve to the left, the chord of which bears South 45°00' East, 35.35 feet through a central angle of 90°00' to the north right-of-way line for said North Avenue; thence West, along the north right-of-way line for said North Avenue, 28.5 feet to the Point of Beginning,

containing 645 square feet, more or less

also known as street and number

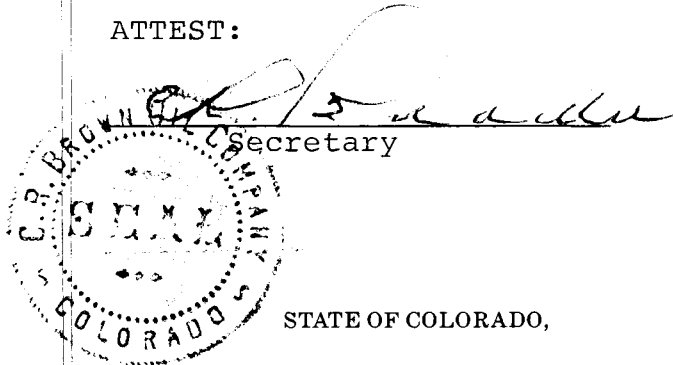
with all its appurtenances

Signed this 8TH day of March, 1988

ATTEST:

C. R. BROWN OIL COMPANY, a Colorado corporation

C. Paul Brown
President



Secretary

STATE OF COLORADO,

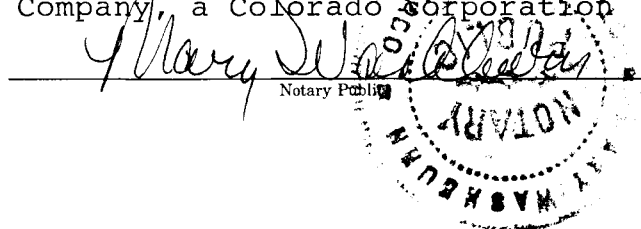
County of MESA

} ss.

The foregoing instrument was acknowledged before me this 8TH day of March 19 88 by C. Paul Brown as President and C. R. Brown as Secretary of My commission expires C. R. Brown Oil Company, a Colorado corporation

WITNESS my hand and official seal.

12-5-88



Notary Public

Copies to Jim Woodmansee on 3-23-88

Northeast corner
North Ave & 1st Street

No. _____

QUIT CLAIM DEED

TO

STATE OF COLORADO,

County of _____

} ss.

I hereby certify that this instrument was filed for record in my
office at _____

o'clock _____ M., 19____,

and is duly recorded in book _____

page _____

Clerk and Recorder.

By _____
Deputy.

Fees, \$ 3⁰⁰ Ex

*City of Denver
(engineering)*