

CWL21DCA

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY)

NAME OF AGENCY OR CONTRACTOR: ELIZABETH COX, RUTH WICKERSHAM, AND ELINORE
LATIMER, TRUSTEES

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: LOTS 21 TO 25 IN BLOCK 1
AND ALL OF BLOCKS 2, 3, AND 4 IN GRAND JUNCTION TOWN AND DEVELOPMENT
COMPANY'S ADDITION NO. 1

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1921

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

This Deed, Made this Twenty-first day of June in the year of our Lord one thousand nine hundred and Twenty-one, between THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY, a Colorado corporation, of the first part, and Elizabeth Cox, Ruth Wickersham and Elinore Latimer, Trustees,

of the County of Mesa and State of Colorado, of the second part:

WITNESSETH, That the said party of the first part, for and in consideration of the sum of One Dollar, and other good and valuable considerations, to the said party of the first part in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto the said parties of the second part, — their — heirs and assigns forever, all the following described lot or parcel of land, situate, lying and being in the County of Mesa, State of Colorado, to-wit: Lot 3 numbered Twenty-one, (21) to Twenty-five, (25) both inclusive, in Block numbered One, (1), and all of Blocks numbered Two, (2), Three, (3) and Four, (4), in the Grand Junction Town and Development Company's Addition No. 1, to the City of Grand Junction, as shown by the Company's Original Plat of said Addition, filed for record November 19, 1903, and duly recorded in Book 3 of Plats at Page 15 thereof, of the records of said Mesa County.



~~in block numbered _____ in the town of Grand Junction, as shown by the Company's original plat of said town, filed in the office of the Recorder of the County of Gunnison, and State of Colorado, and copied June 16th, 1883, into the Records of the County of Mesa, State of Colorado.~~

TOGETHER With all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the said party of the first part, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD The said premises above bargained and described, with the appurtenances unto the said parties of the second part, — their — heirs and assigns forever. And the said THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY, party of the first part, for itself, its successors and assigns, does covenant, grant, bargain and agree to and with the said parties of the second part, — their — heirs and assigns, that at the time of the ensembling and delivery of these presents, it was well seized of the premises above conveyed, as of a good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and incumbrances of whatever kind or nature soever; except liens and taxes which may have accrued since the Thirty-first day of December, A. D. 1920; and the above bargained premises in the quiet and peaceable possession of the said parties of the second part, — their — heirs and assigns, against all and every person or persons lawfully claiming or to claim the whole or any part thereof, the said party of the first part shall and will warrant and forever defend.

IN WITNESS WHEREOF, The said grantor, THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY has caused these presents to be sealed with its corporate seal, and to be signed by its ~~President~~, and attested by its Secretary, the day and year first above written.

THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY.

ATTEST: [Signature]
Secretary.

By [Signature]
President.

STATE OF COLORADO, }
COUNTY OF El Paso } ss.

BE IT REMEMBERED, That on this 21 day of June, A. D. 1921, before me, a Notary Public, in and for said County, appeared THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY, by William Weiser, its President, who is personally known to me to be the identical person whose name is subscribed to the foregoing instrument as said President, and then and there acknowledged the execution and sealing of said instrument to be his voluntary act and deed, and the voluntary act and deed of said Company, for the uses and purposes therein set forth.

My commission expires July 25-1923

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 21 day of June, A. D. 1921, at the City of Grand Junction, ~~Colorado Springs~~ in said County and State.
C. Avis Russell Notary Public.

So. 5th Spediv
No. 171361

WARRANTY DEED.

THE GRAND JUNCTION TOWN AND DEVELOPMENT COMPANY

TO

STATE OF COLORADO, }
COUNTY OF MESA, } ss.

I hereby certify that this instrument was

filed for record in my office at 7 45

o'clock P. M., AUG 3 0 1921 19

and is duly recorded in book 102

page No. 328

Elis Miller
Recorder.

By Samuel J. Gammell
Deputy.

Fee, \$ 1 30

Miss Elizabeth Cox
Trustee