

DDA08201

TYPE OF RECORD:

PERMANENT

CATEGORY OF RECORD:

DEED (WARRANTY)

NAME OF PROPERTY OWNER
OR GRANTOR OR GRANTEE:

DOWNTOWN DEVELOPMENT AUTHORITY

PURPOSE:

ROOD AVENUE PARKING PLAZA
CONDOMINIUMS INCLUSIVE UNIT NOS.
201 THROUGH 208, 220 THROUGH 251,
413 THROUGH 422 AND 452 THROUGH
463

CITY DEPARTMENT:

ADMINISTRATION

YEAR:

2008

EXPIRATION DATE:

NONE

DESTRUCTION DATE:

NONE

WARRANTY DEED

This Warranty Deed made this 13th day of November, 2008 by and between the CITY OF GRAND JUNCTION, a Colorado home rule municipality, 250 N. 5th Street, Grand Junction, CO 81501, and GRAND JUNCTION, COLORADO, DOWNTOWN DEVELOPMENT AUTHORITY, 248 S. 4th Street, Grand Junction, CO 81501 ("Grantors"), for and in consideration of no Dollars and 00/100, (\$.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has sold, granted and conveyed, and by these presents does hereby sell, grant and convey to the GRAND JUNCTION, COLORADO, DOWNTOWN DEVELOPMENT AUTHORITY, 248 S. 4th Street, Grand Junction, CO 81501, its successors and assigns forever, ("Grantee") the following described property, to wit:

UNIT NOS. 201 through 208 inclusive, 220 through 251 inclusive, 413 through 422 inclusive, and 452 through 463 inclusive ROOD AVENUE PARKING PLAZA CONDOMINIUMS, according to the ROOD AVENUE PARKING PLAZA CONDOMINIUMS MAP, recorded in Book 4677 at Page 300 at Reception #2442890 and as defined by the CONDOMINIUM DECLARATION OF ROOD AVENUE PARKING PLAZA CONDOMINIUMS, recorded in Book 4677 at Page 319 at Reception #2442893, all recorded in the Office of the County Clerk and Recorder, Mesa County, Colorado.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereunto belonging or in anywise appertaining, unto the said Grantee and unto its successors and assigns forever, the said Grantor hereby covenanting that it will warrant and defend the title to said premises unto the said Grantee and unto its successors and assigns forever, against the lawful claims and demands of all persons whomsoever.

Executed and delivered this 13th day of November, 2008.

ATTEST:

FOR THE CITY OF GRAND JUNCTION, a Colorado home rule municipality:

Juanita Peterson Deputy City Clerk

By: Laurie M. Kadrich, City Manager



GRAND JUNCTION, COLORADO, DOWNTOWN DEVELOPMENT AUTHORITY By: Stephen Thoms, Chairman of the Board

State of Colorado))ss. County of Mesa)

The foregoing Warranty Deed was acknowledged before me this 13 day November 2008, by Laurie M. Kadrich, City Manager and attested to by Juanita Peterson as City Clerk of the City of Grand Junction, a Colorado home rule municipality.

My commission expires Witness my hand and official seal.

Deana Pietro Notary Public

State of Colorado))ss. County of Mesa)



My Commission Expires 07/07/2012

The foregoing Warranty Deed was acknowledged before me this 11 day November 2008, by Stephen Thoms, Chairman of the Board for the Grand Junction, Colorado, Downtown Development Authority

My commission expires Witness my hand and official seal.

Mary Lynn Kruech Notary Public



My Commission Expires 04/20/2012