

DHH01ESC

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: **DEED**

PURPOSE:

NAME OF PROPERTY OWNER OR GRANTOR: THE DESERT HILLS HOMEOWNER'S
ASSOCIATION, INC.

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK): ESCONDIDO CIRCLE AND
SOUTH BROADWAY

CITY DEPARTMENT: COMMUNITY DEVELOPMENT

YEAR: 2001

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

WARRANTY DEED

1979188 01/08/01 0936AM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$10.00
DOCUMENTARY FEE \$EXEMPT

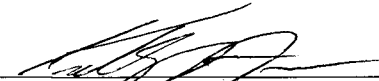
City of Grand Junction, a Colorado home rule municipality, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, Grantor(s), for adequate consideration which is confessed, the receipt and sufficiency of which is hereby acknowledged, hereby sell(s), grant(s) and convey(s) to The Desert Hills Homeowner's Association, Inc., c/o J. Richard Livingston; Golden, Mumby, Summers, Livingston, & Kane, LLP, P.O. Box 398, Grand Junction, Colorado, 81502, Grantee, its successors and assigns forever, the following described real property situate in the County of Mesa, State of Colorado, to wit: - No consideration
SUA

Attached as Exhibit A,

less the public right of way and easements of record, conveyed, dedicated or granted to the City of Grand Junction for and on behalf of the public.

Executed and delivered this 5th day of January, 2001.

City of Grand Junction


By: Kelly Arnold, City Manager

State of Colorado)
)ss.
County of Mesa)

The foregoing instrument was acknowledged before me this 5th day of January, 2001.

My commission expires 8-8-02.
Witness my hand and official seal.

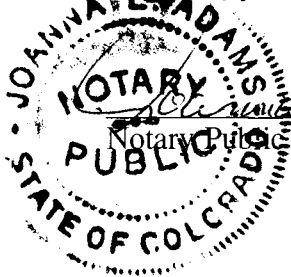




Exhibit A

Tract 5

BOOK 2788 PAGE 767

Commencing at the Northwest corner of the Northeast Quarter of the Northwest Quarter (NE1/4 NW1/4), Section 26, Township 11 South, Range 101 West, of the Sixth Principal Meridian, whence the Northeast corner of said NE1/4 NW1/4 bears South 89 degrees 55 minutes 36 seconds East, a distance of 1335.46 feet, for a basis of bearings, with all bearings contained herein and relative thereto; thence South 00 degrees 50 minutes 21 seconds East, along the West line of said NE1/4 NW1/4, a distance of 1329.57 feet, to the Southwest corner of said NE1/4 NW1/4, Section 26, the POINT OF BEGINNING; thence North 89 degrees 53 minutes 08 seconds East, a distance of 73.06 feet; thence along the arc of a curve to the left, having a delta angle of 00 degrees 52 minutes 23 seconds, with a radius of 325.00 feet, an arc length of 4.95 feet, a chord bearing of South 10 degrees 53 minutes 51 seconds East, and a chord length of 4.95 feet; thence South 11 degrees 20 minutes 03 seconds East, a distance of 185.15 feet; thence along the arc of a curve to the right, having a delta angle of 25 degrees 59 minutes 53 seconds, with a radius of 275.00 feet, an arc length of 124.78 feet, a chord bearing of South 01 degrees 39 minutes 54 seconds West, and a chord length of 123.71 feet; thence South 14 degrees 39 minutes 51 seconds West, a distance of 10.71 feet; thence South 60 degrees 38 minutes 19 seconds West, a distance of 36.73 feet; thence North 73 degrees 19 minutes 07 seconds West, a distance of 67.59 feet; thence North 01 degrees 19 minutes 00 seconds West, along the West line of the SE1/4 NW1/4 a distance of 318.97 feet to the POINT OF BEGINNING.

Said parcel containing an area of 0.731 Acres, as described.

12/07/99