DOT965TH

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: WARRANTY DEED

NAME OF AGENCY OR CONTRACTOR: DEPARTMENT OF TRANSPORTATION

STREET ADDRESS/PARCEL NAME/SUBDIVISION: 5TH STREET VIADUCT PROJECT, PARCEL #104, PROJECT #BR(CX) 050-1(31)

CITY DEPARTMENT:

PUBLIC WORKS

YEAR:

1996

EXPIRATION DATE:

NONE

DESTRUCTION DATE: NONE

THIS DEED, Made this /8 + 4 by of JULY  19 96, between CITY OF GRAND JUNCTION  of the "County of Mesa and State of Columbration STATE OF COLORADO  whose terms address in 4201 E. Arkansas Ave., Denver, CO 80222  of the City and County of Denver and State of Colorado, grantee:  WITNESSETH, They the grantur for and in consideration of the win of One Dollar and other good and valuable consideration (\$1.00) TONOWORS- the recept and sufficiency of which is hereby active-ledged, his granted, burgained, wild and conveyed, and by they, presents does grant, burgains, self, convey and confirm, unto the grantee, his heart and assigns brever, all the real property trapether with improvements, if any, satuate, lying and being in the County of Mesa and State of Colorado decrebed as follows:  See Attached Exhibit "A" dated May 6, 1996 for Proj. No. BR(CX) 050—1(31)  Parcel No. 104  AFTER RECORDING PLEASE MAIL TO:  Colorado Department of Transportation	. WARRANTY DEED	٠
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The foregoing instrument was acknowledged before me this  18 14 day of JULY 19 96.  by MARK K. ACKN as Copy Managers and Steamants Nya as Copy Classes.  My commission explores  2 - 28 - 98 19 Writers my hand and official seal.  CTA?  Line Llow-leaves  Many Park  With the Profession of the State of the S	his hears and assigns, against all and every person or persons lawfully chaining the whole or any part their the phiral the singular, and the use of any gender shall be applicable to all penders.  IN WITHERS WHEREOF, the grantor has executed this deed on the date of switchholes.  On the last of switchholes.  CITY OF GRA	
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EXHIBIT "A"

## DESCRIPTION

## PROJECT NO. BA(CX) 050-1(31)

PARCEL NO. 104

A tract or parcel of land No. 104 of the Department of Transportation, State of Colorado, Project No. BR(CX) 050-1(31) containing 0.001 acres, more or less, in Lot 13, Block 1 of the South Fifth Street Subdivision, City of Grand Junction, Mesa County, Colorado, said tract or parcel being more particularly described as follows:

Beginning at a point on the westerly line of said Lot 13, from which the Street Monument at the intersection of 5th Street and 4th Avenue bears N. 02° 33' 53" W. a distance of 784.51 feet;

- Thence S. 24° 46' 03" E. a distance of 11.19 feet to the southerly line of said Lot 13;
- Thence N. 88° 07' 49" W. along said southerly line a distance of 5.00 feet to a 3.25" monument by PLS 4307 at the SW corner of said Lot 13;
- Thence N. 01° 46' 46" E. along the westerly line of said Lot 13 a distance of 10.00 feet, more or less to the point of beginning.

The above described parcel contains 0.001 acres, more or less.

BASIS OF BEARINGS: S. 87°56'09" E. between the NW corner of Sec. 23, a found Mesa County Survey Monument and the N1/4 corner of Sec. 23, a found 3.25" brass cap monument by PLS 23877, both in T.1S., R.1W., U.M.

This description written by: Larry Baughman Department of Transportation 222 So. 6th Street Grand Junction, CO 81501

> AFTER RECORDING PLEASE MAIL TO: Colorado Department of Transportation 1201 E. Arkansas Avenue, Room 291 Denver, Colorado 80222

ATTENTION: Right of Way Section