

EDF847TH

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY)

NAME OF AGENCY OR CONTRACTOR: WESTON P. EDFAST AND RUTH C.
EDFAST

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: ROAD AND
UTILITY RIGHT OF WAY 7TH STREET AT PATTERSON

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1984

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Recorder's Stamp

WESTON P. EDFAST and

RUTH C. EDFAST

1368647 DEC EXEMPT 11:38 AM
AUG 08 1984 E. SAWYER, CLK REC MESA CITY, CO

whose address is GRAND JUNCTION
SAID County of MESA and State of
COLORADO for the consideration of

TEN DOLLARS AND OTHER VALUABLE CONSIDERATION-- Dollars,
in hand paid, hereby sell(s) and convey(s) to

THE CITY OF GRAND JUNCTION

a Municipal Corporation, whose address is

GRAND JUNCTION County of MESA and State of
COLORADO

in the SAID County of MESA and State of Colorado, to-wit:

A parcel of land for Road and Utility right of way purposes being a portion of
the W1/2 SW1/4 SE1/4 Section 2, Township 1 South, Range 1 West of the Ute
Meridian, City of Grand Junction, County of Mesa, State of Colorado, more
particularly described as follows:

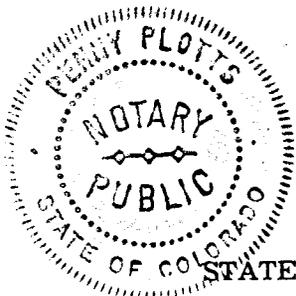
Commencing at the found Mesa County Brass Cap #55 set for the S1/4 Corner of
said Section 2, with all bearings herein being relative to North between said
brass cap and found Mesa County Brass Cap #112-1 set for the center S 1/16
Corner of said Section 2 as the bases of bearings;

Thence North, 160 feet to the True Point of Beginning;
Thence along the Southerly boundary line of a tract of land owned by the under-
signed and described in Book 453 Page 259 recorded in the office of the Mesa
County Clerk and Recorder, that bears East 45 feet;
Thence North, a distance of 155 feet to the Northerly boundary line of said
tract;
Thence along said Northerly line West 45 feet to the West boundary line of the
SE1/4 of said Section 2;
Thence along said West line that bears South, a distance of 155 feet to the
True Point of Beginning.

The above described parcel contains 6,975 sq. ft., more or less, of which
4,650 sq. ft., more or less, is right of way for the present 7th Street.

with all its appurtenances and warrant(s) the title to the same, subject to easements,
restrictions, rights of way of record; 1984 taxes due and payable in 1985
and all subsequent taxes and assessments thereafter.

Signed this 7th day of August, 19 84



Weston P. Edfast
WESTON P. EDFAST

Ruth C. Edfast
RUTH C. EDFAST

STATE OF COLORADO

County of MESA

ss

The foregoing instrument was acknowledged before me this 7th day of August
19 84 by WESTON P. EDFAST AND RUTH C. EDFAST

My commission expires _____, 19
Witness my hand and official seal.

My Commission Expires 8/18/1985
Western Colorado Title Co.
521 Bond Ave. Grd Jct. CO 81501

Penny Plotts
Notary Public

ALB COOKS/C