## FIL7828R

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY DEED)

NAME OF AGENCY OR CONTRACTOR: LOYD FILES AND CORDELIA E. FILES

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 28 ROAD ID-ST-78 PHASE A.

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1978

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

9099 APR 28 1978

STATE BOCKMENTARY FFE

LOYD FILES AND CORDELIA E. FILES

whose address is

County of

Mesa

. State of

Colorado

, for the consideration of  ${\tt ONE}$  (\$1.00)

dollars, in hand paid, hereby sell(s) and convey(s) to CITY OF GRAND JUNCTION

whose address is

County of

Mesa

, and State of Colorado

the following real property in the

County of Mesa , and State of Colorado, to wit:

A tract or parcel of land No. 1 of Project No. M 8438(1) containing 2,081 sq.ft., more or less, in the NW 1/4 of Section 18, Township 1 South, Range 1 East, of the Ute Meridian, in Mesa County, Colorado, said tract or parcel being more particularly described as follows:

Beginning at a point on the south right of way line of North Avenue (US 6) (Apr. 1977), from which the NW corner of Sec. 18, T. 1 S., R. 1 E., U.M., bears N. 89 $^{\circ}$  54 $^{\circ}$  00 $^{\circ}$  W., a distance of 50 feet and North a distance of 40 feet;

- Thence along the east right of way line of 28 Road (Apr. 1977), South, a distance of 181.40 feet; Thence S. 89° 54' 00" E. a distance of 11.00 feet;
- 3. Thence North, parallel to the east right of way line of 28 Road (Apr. 1977), a distance of 161.40 feet;
- Thence along the arc of a curve to the right, having a radius of 20.00 feet, a distance of 31.40 feet (the chord of this arc bears N. 45° 00' 00" E. a distance of 28.30 feet) to the south right of way line of North Ave. (Apr. 1977);
- Thence along the south right of way line of North Ave., N.89°54'00"W. a distance of 31.00 feet to the point of beginning.

The above described parcel contains 2,081 sq.ft., more or less. with all its appurtenances, and warrant(s) the title to the same, subject to

The Department of Highways of the State of Colorado Highway Office Building 4201 East Arkansas Avenue Denver, Colorado 80222

ATTENTION: Right of Way Section

Signed this & th

day of /

LOXD FILES

CORDELIA E. FILES

STATE OF COLORADO,

County of

The foregoing instrument was acknowledged before me this & the

, 19 78, by LOYD FILES AND CORDELIA E. FILES

My commission expires

Witness my hand and official seal.

Skiy Maria Medicin Departer Aug. 1, 1878.

Statutory Acknowledgment.—If by natural person or persons here insert name or names; if by person acting in representative or official capacity or as attorney-in-fact then insert name of person as executor attorney-in-fact or other capacity or description; if by officer of corporation then insert name of such officer or officers as the president or other officers of such corporation naming it.

M 8438(1) 28 Road Par. 1 10-57-18, Phase A 1159099
WARRANTY DEED SHORT FORM
LOYD FILES  CORDELIA E. FILES  TO
STATE OF COLORADO,
I hereby certify that this instrument was fil  for record in my office, at 12.59
o'clock A M., APR 28 1978 19 and is duly recorded in book 147 Page 78
Film No
Fee, \$ Deputy.
Mail to: Slegt of Seghways
Send future tax statements to:

Fee, \$	1D-ST-18, RHASE A 1159099
CORDELIA E. FILES  TO  CITY OF GRAND JUNCTION  STATE OF COLORADO, County of MESA  I hereby certify that this instrument was filed for record in my office, at 10.58  APR 28 1978 19  and is duly recorded in book 14.7  Page 7  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Keeption No. Recorder.  By Deputy.  Send future tax statements to:	***************************************
TO  CITY OF GRAND JUNCTION  STATE OF COLORADO, County of MESA  I hereby certify that this instrument was filed for record in my office, at 10.58  APR 28 1978 19, and is duly recorded in book 1/47  Page 78  Film No Reception No  Recorder.  By Deputy.  Mail to: 12 12 12 12 12 12 12 12 12 12 12 12 12	LOYD FILES
STATE OF COLORADO, County of MESA  I hereby certify that this instrument was filed for record in my office, at 12.58  APR 28 1978 19  and is duly recorded in book 147  Page 78  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ Deputy.  Send future tax statements to:	CORDELIA E. FILES
STATE OF COLORADO, County of MESA  I hereby certify that this instrument was filed for record in my office, at 12.58  APR 28 1978 19  and is duly recorded in book 147  Page 7  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Mail to: Agala Agalanage  Send future tax statements to:	то
I hereby certify that this instrument was filed for record in my office, at 12.58  APR 28 1978 19  And is duly recorded in book 147  Page 7  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Mail to: Agha Aghanga (or return to)  Send future tax statements to:	CITY OF GRAND JUNCTION
I hereby certify that this instrument was filed for record in my office, at 12.58  APR 28 1978 19  And is duly recorded in book 147  Page 7  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Mail to: Agha Aghanga (or return to)  Send future tax statements to:	
I hereby certify that this instrument was filed for record in my office, at 12:58  APR 28 1978 19  And is duly recorded in book 1/47  Page 7  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ Deputy.  Send future tax statements to:	
APR 28 1978 19  Colock A M., APR 28 1978 19  And is duly recorded in book //4.7  Page 78  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Fee, \$ 200  Send future tax statements to:	County of A. F. S.A
APR 28 1978 19, and is duly recorded in book. / /4.7.  Page 7 8  Film No Reception No  Recorder.  By Deputy.  Mail to:	I hereby certify that this instrument was filed
APR 28 1978 19.  And is duly recorded in book. / /4.7.  Page 7 8  Film No. Reception No. Recorder.  By Deputy.  Fee, \$ 200  Fee, \$ 400  Mail to: Meghan Meghaneys  Send future tax statements to:	or record in my office, at 12:58
Recorder.  By Deputy.  Mail to: Meglo Seghways  Send future tax statements to:	Colock 4 M APR 28 1978 19
Recorder.  By Deputy.  Fee, \$ Send future tax statements to:	·
Recorder.  By Deputy.  Fee, \$ Send future tax statements to:	
Recorder.  By Deputy.  Fee, \$	·
Fee, \$ Deputy.  Mail to: Megha keghweys  Send future tax statements to:	Book Sauger
Fee, \$	Recorder.
Fee, \$	
Mail to: Segling Skykureys  Send future tax statements to:	200
Send future tax statements to:	Fee, \$
	Mail to: Megh of Seight ways
	Send future tax statements to:
BRADFORD PUBLISHING CO., DENVER	BRADFORD PUBLISHING CO., DENVER