

HOW9412T

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (GENERAL WARRANTY)

NAME OF AGENCY OR CONTRACTOR: SCOTT HOWARD

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 12TH STREET,  
COMMENCING AT THE SOUTHEAST CORNER OF LOT 4, CAPITOL HILL  
SUBDIVISION, SECTION 11 FOR ROAD RIGHT-OF-WAY AND UTILITY  
PURPOSES PARCEL NUMBER 2945-111-00-015

DEPARTMENT: PUBLIC WORKS

YEAR: 1994

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

**WARRANTY DEED**

**BOOK 2054 PAGE 82**  
1673865 09:43 AM 03/10/94  
MONIKA TODD CLK&REC MESA COUNTY CO  
DOC EXEMPT

Scott Howard  
Grantor

whose address is 421 Brach Drive, Grand Junction, CO 81503

\*County of Mesa, State of

Colorado, for the consideration of

Seven Hundred and no/100---- dollars, in hand paid, hereby sell(s)

and convey(s) to The City of Grand Junction, a Municipal Corporation

whose legal address is 250 North 5th Street, Grand Junction, CO 81501

County of Mesa, and State of Colorado

the following real property in the County of Mesa, and State of

Colorado, to wit: Commencing at the Southeast corner of Lot 4, Capitol Hill Subdivision, Section 11, Township 1 South, Range 1 West;  
Thence North a distance of 30 feet;  
Thence West a distance of 5 feet to the True Point of Beginning;  
Thence West along the South property boundary a distance of 20.0 feet;  
Thence N 45° 00' 00" E a distance of 28.2843 feet to a point on the East property boundary;  
Thence South along said East line a distance of 200 feet to the True Point of Beginning.

Containing 200 sq. ft.

As shown on attached Exhibit "A"

Legal description prepared by P. Holguin, 250 N. 5th Street, Grand Junction, CO 81501

~~also known by street and number as~~ for road right-of-way and utility purposes.

with all its appurtenances, and warrant(s) to title to the same, subject to

Signed this 7th day of March, 1994

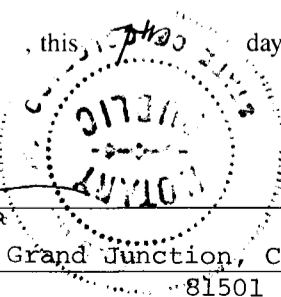
*Scott Howard*

STATE OF COLORADO, }  
County of Mesa } ss.

The foregoing instrument was acknowledged before me in the \_\_\_\_\_ County  
of Mesa, State of Colorado, this \_\_\_\_\_ day  
of March, 1994, by Scott Howard

My commission expires \_\_\_\_\_  
Witness my hand and official seal.

*Patricia [Signature]*  
Notary Public



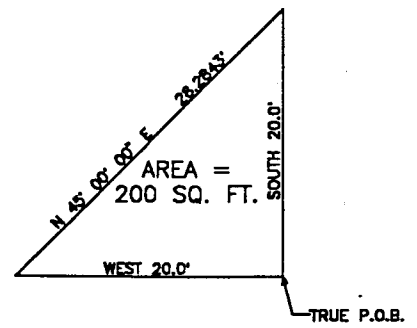
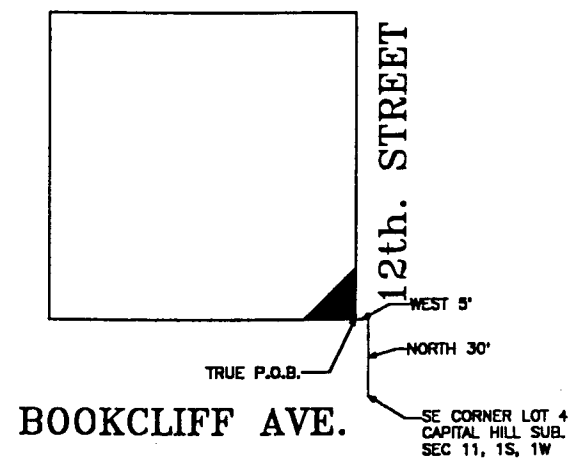
250 North 5th Street, Grand Junction, CO  
Address 81501

\* If in Denver, insert "City and."

EXHIBIT "A"

2945-111-00-015  
2303 N. 12th.

SCOTT HOWARD  
421 BRACH DRIVE  
GRAND JUNCTION, CO.  
81503



N.T.S.

R.O.W. DESCRIPTION MAP  
 PARCEL NO. 2945-111-00-015  
 APPROVED P.H. \_\_\_\_\_  
 DATE        DRAWN BY CLM 12/93 FILE: HUFFAKER

CITY OF GRAND JUNCTION ENGINEERING DEPARTMENT  
 SCOTT HOWARD