

HOW99275

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED

NAME OF AGENCY OR CONTRACTOR: MARION L. HOWARD

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 27 1/2 ROAD PATTERSON ROAD
TO G ROAD, RIGHT OF WAY, PARCEL NO. 2945-013-00-034, 601 27 1/2 ROAD

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1999

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

1903024 05/19/99 0330PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$10.00 SURCHG \$1.00
DOCUMENTARY FEE \$NO FEE

2 PAGE DOCUMENT

QUIT CLAIM DEED

Marion L. Howard, Grantor, for and in consideration of the historic and future installation, operation, maintenance and repair of public roadway improvements, the receipt and sufficiency of which is hereby acknowledged, has remised, released, conveyed and QUIT CLAIMED, and by these presents does hereby remise, release, convey and QUIT CLAIM unto THE CITY OF GRAND JUNCTION, a Colorado home rule municipality, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, Grantee, its successors and assigns forever, all of the right, title and interest of Grantor in and to the following described tract of land for Roadway and Utilities right-of-way purposes, to wit:

NO CONSIDERATION

Commencing at the South ¼ Corner of Section 1, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, and considering the East line of the Southeast ¼ of the Southwest ¼ (SE ¼ SW ¼) of said Section 1 to bear N 00°02'19" E with all bearings contained herein being relative thereto; thence N 00°02'19" E along the East line of the SE ¼ SW ¼ of said Section 1 a distance of 185.00 feet to the True Point of Beginning; thence N 00°02'19" E along the East line of said SE ¼ SW ¼ a distance of 144.98 feet to the Northeast Corner of the South ¼ of the SE ¼ of the SW ¼ (S ¼ SE ¼ SW ¼) of said Section 1; thence N 89°47'35" W along the North line of said S ¼ SE ¼ SW ¼ a distance of 12.10 feet to a point on the West line of the open, used and historical right-of-way for 27 ½ Road; thence along the West line of the open, used and historical right-of-way for 27 ½ Road the following three (3) courses and distances:

1. S 00°02'19" W a distance of 58.10 feet;
2. S 05°09'03" W a distance of 74.25 feet;
3. S 00°02'19" W a distance of 12.96 feet;

thence leaving the West line of the open, used and historical right-of-way for 27 ½ Road, S 89°57'41" E a distance of 18.71 feet to the Point of Beginning, containing 2,084.11 square feet as described herein and depicted on Exhibit "A" attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said premises, together with all and singular the appurtenances and privileges thereunto belonging or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever, of Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, its successors and assigns forever.

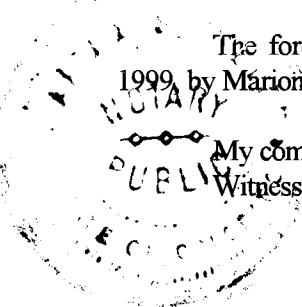
Executed and Delivered this 4th day of March, 1999.

Marion L. Howard
Marion L. Howard

State of Colorado)
)ss.
County of Mesa)

The foregoing instrument was acknowledged before me this 4th day of March, 1999, by Marion L. Howard.

My commission expires June 7, 1999.
Witness my hand and official seal.



Martha S. Miller
Notary Public

