

JRM30MIL

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY)

NAME OF AGENCY OR CONTRACTOR: JOSEPHINE C. RICH MAGNUSSON (FORMERLY
JOSEPHINE C. RICH)

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: LOTS 19, 20, 21, 22, 23,
24, 25, AND 26 IN BLOCK 19 OF MILLDALE SUBDIVISION

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1930

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

This Deed, Made this 26th. day of September in the year of our Lord one thousand nine hundred and thirty between Josephine C. Rich Magnusson, formerly Josephine C. Rich of the County of Los Angeles California and State of ~~California~~ of the first part, and the City of Grand Junction, a municipal corporation, of the County of Mesa and State of Colorado, of the second part:

WITNESSETH, That the said party of the first part, for and in consideration of the sum of ONE (\$1.00) Dollar and other good and valuable considerations ~~DOLLARS~~ to the said party of the first part in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, ha S granted, bargained, sold and conveyed, and by these presents doES grant, bargain, sell, convey and confirm, unto the said party of the second part his heirs and assigns forever, all the following described lot or parcel of land, situate, lying and being in the County of Mesa and State of Colorado, to-wit:

Lots numbered Nineteen (19), Twenty (20), Twenty one (21), Twenty two (22), Twenty three (23), Twenty four (24), Twenty five (25) and Twenty six (26) in Block numbered Nineteen (19) in Milldale Subdivision to the City of Grand Junction, Colo., as shown on the recorded plat thereof.

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in any-wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the said part of the first part, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances unto the said party of the second part, his heirs and assigns forever. And the said party of the first part, for herself, her heirs, executors, and administrators, doES covenant, grant, bargain and agree to and with the said party of the second part, his heirs and assigns, that at the time of the ensealing and delivery of these presents, she is well seized of the premises above conveyed, as of good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and ha S good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and incumbrances of whatever kind or nature soever.

and the above bargained premises in the quiet and peaceable possession of the said party of the second part, his heirs and assigns, against all and every person or persons lawfully claiming or to claim the whole or any part thereof, the said party of the first part shall and will WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, The said party of the first part ha S hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered in the Presence of

Josephine C. Rich Magnusson (with three circular seals labeled SEAL)

CALIFORNIA
STATE OF COLORADO

COUNTY OF LOS ANGELES

ss.

I, HAROLD E. FISHER

a Notary Public in and for

said Los Angeles County, in the State aforesaid, do hereby certify that Josephine C. Rich Magnusson, formerly Josephine C. Rich who is personally known to me to be the person whose name is subscribed to the foregoing Deed, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument of writing as her free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and official seal, this day of September, A. D. 19 30

My commission expires

June 7 27th

A. D. 1931

Harold E. Fisher

Notary Public.

WARRANTY DEED

No. 255999

JOSEPHINE C. RICH MAGNUSSON
formerly JOSEPHINE C. RICH

TO
City of Grand Jct.

STATE OF COLORADO, } ss.
COUNTY OF MESA

I hereby certify that this instrument was filed for record in my office this day of OCT 9 - 1930 at 3:45 o'clock P.M., and duly recorded in Book 323 Page 212
Angel L. Zarrillo
Recorder.

By *Beth Cherryberry*
Deputy.

Fees, \$ 1.00

City of Grand Jct.