

KAN71MOB

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (TREASURER'S)

NAME OF AGENCY OR CONTRACTOR: DONALD W. KANALY, MESA COUNTY TREASURER

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: LOT 13 BLOCK 6 MOBLEY  
SUBDIVISION - GRAND JUNCTION PAVING DISTRICT #60

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1971

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Know all Men by these Presents, That, whereas, the following described real property, viz:  
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BEG AT A PT 125' W OF NE COR OF LOT  
13 BLK 6 MOBLEY SUB SEC 15 T1S R1W  
THENCE S 54' W 10' N 54' E 10' TO PT  
OF BEG  
GRAND JUNCTION PAVING DISTRICT #60

State Documentary Fee  
Date NOV 29 1971  
\$ *Exempt*

situated in the County of Mesa and State of Colorado, was subject to ~~taxation~~ Special Assessment for the year (or years) A. D. 19 67

And, Whereas, The ~~tax~~ Special Assessment upon said property for the \_\_\_\_\_ year (or years) aforesaid remained due and unpaid at the date of the sale hereinafter named;

And, Whereas, The Treasurer of the said County did, on the 20th day of November A. D. 19 67, by virtue of the authority vested in him by law, at the sale begun and publicly held on the 20th day of November A. D. 19 67, expose to public sale at the office of the Treasurer in the County aforesaid, in substantial conformity with the requirements of the statute in such case made and provided, the real property above described for the payment of the ~~taxes~~ assessment, penalty interest, and costs then due and remaining unpaid on said property;

And, Whereas, At the time and place aforesaid, \_\_\_\_\_ of the County of \_\_\_\_\_ and \_\_\_\_\_ of \_\_\_\_\_ bid on all of the above described property the sum of \_\_\_\_\_ DOLLARS, and \_\_\_\_\_ CENTS, being the whole amount of taxes, penalty interest, and costs then due and remaining unpaid upon said property for said year \_\_\_\_\_, and the said \_\_\_\_\_ having offered in his said bid to accept interest upon the said sum at the rate of \_\_\_\_\_ per cent. per annum for the first six months, and at the rate of \_\_\_\_\_ per cent. per annum for the next six months, and thereafter at the rate of \_\_\_\_\_ per cent. per annum, and the said rate of interest being the lowest rate of interest at which any person offered to pay the said taxes, penalty interest, and costs so due upon said property for said year \_\_\_\_\_, and payment of the said sum having been made by him to the said Treasurer, the said property was stricken off to him at that price;

\*And, Whereas, The said \_\_\_\_\_ did, on the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 19 \_\_\_\_\_, duly assign the certificate of the sale of the property as aforesaid, and all his rights, title, and interest in said property, to \_\_\_\_\_ of the County of \_\_\_\_\_, and \_\_\_\_\_ of \_\_\_\_\_;

\*And, Whereas, At the sale so held as aforesaid by the Treasurer, no bids were offered or made by any person or persons for the said property, and no person or persons having offered to pay the said ~~taxes~~ assessment, penalty interest, and costs upon the said property for said year \_\_\_\_\_, and the Treasurer having become satisfied that no sale of said property could be had, therefore the said property was, by the then Treasurer of the said County, stricken off to the said County, and a certificate of sale was duly issued therefor to the said County, in accordance with the statute in such case made and provided;

\*And, Whereas, The said \_\_\_\_\_ County, acting by and through its Treasurer, and in conformity with the order of the Board of County Commissioners of the said County, duly entered of record on the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 19 \_\_\_\_\_, (the said day being one of the days of a regular session of the Board of County Commissioners of the said County), did duly assign the certificate of sale of said property, so issued as aforesaid to said County, and all its rights, title, and interest in said property held by virtue of said sale to \_\_\_\_\_ of the County of \_\_\_\_\_ and State of \_\_\_\_\_ for the sum of \_\_\_\_\_ Dollars and \_\_\_\_\_ Cents.

\*And, Whereas, The said \_\_\_\_\_ did, on the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 19 \_\_\_\_\_, duly assign the certificate of the sale of the property as aforesaid, and all his rights, title, and interest in said property, to \_\_\_\_\_ of the County of \_\_\_\_\_ and \_\_\_\_\_ of \_\_\_\_\_;

\*And, Whereas, The said \_\_\_\_\_ City of Grand Junction, Colorado \_\_\_\_\_ has paid subsequent ~~taxes~~ assessments on said property to the amount of \_\_\_\_\_ Twenty-Three DOLLARS and \_\_\_\_\_ Ninety-Four CENTS;

And, Whereas, More than three years have elapsed since the date of the said sale, and the said property has not been redeemed therefrom as provided by law;

And, Whereas, All the provisions of the statutes prescribing prerequisites to obtaining tax deeds have been fully complied with, and are now of record, and \_\_\_\_\_ the Office of the Treasurer of said County; \_\_\_\_\_ Donald W. Kanaly, Treasurer of the County aforesaid, for and in consideration of the sum of \_\_\_\_\_ the Treasurer paid as aforesaid, and by virtue of the statute in such case made and provided, have granted, bargained, and sold and by these presents do grant, bargain, and sell the above and foregoing described real estate unto the said \_\_\_\_\_ City of Grand Junction, Colorado, its successors \_\_\_\_\_ and assigns, forever, subject to all the rights of redemption by minors, or incompetent persons, as provided by law.

In Witness Whereof, I, \_\_\_\_\_ Donald W. Kanaly, Treasurer as aforesaid, by virtue of the authority aforesaid, have hereunto set my hand and seal this \_\_\_\_\_ 24th day of \_\_\_\_\_ November \_\_\_\_\_, A. D. 1971; at 5:00 o'clock P.M.

Certificate No. 60266 Book No. 43 Tax Sale Record.  
\*Strike out in accordance with fact.  
*Donald W. Kanaly* Treasurer.

STATE OF COLORADO, }  
County of Mesa } ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_ 24th day of \_\_\_\_\_ November \_\_\_\_\_ 19 \_\_\_\_\_, by \_\_\_\_\_ Donald W. Kanaly \_\_\_\_\_ as treasurer of said county.

Witness my hand and official seal.  
My commission expires \_\_\_\_\_ September 13, 1972. \_\_\_\_\_  
*Lucille E. Strain* Notary Public

