

KER95F25

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED [QC]

NAME OF AGENCY OR CONTRACTOR: PAUL I. KERN AND FRANCES M.  
KERN

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: F 1/4 ROAD  
2479 F 1/4 ROAD SECTION 4

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1995

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

QUIT CLAIM DEED

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1737392 0426PM 11/22/95  
MONIKA TODD CLK&REG MESA COUNTY CO  
DOCUMENT FEE \$EXEMPT

PAUL I. KERN and FRANCES M. KERN, of the Paul I. Kern and Frances M. Kern Trust, whose address is 2479 F1/4 Road, Grand Junction, Colorado, grantors, for the consideration of the installation, maintenance and repair of street improvements to F1/4 Road, the receipt and sufficiency of which is hereby acknowledged, have remised, released, sold and QUIT CLAIMED, and by these presents do remise, release, sell 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 the right, title, interest, claim and demand which the grantors have in and to the following described real property, for Roadway and Utilities right-of-way purposes, situate, lying and being in the NW1/4 SE1/4 SE1/4 of Section 4, Township 1 South, Range 1 West of the Ute Meridian in the City of Grand Junction, County of Mesa, State of Colorado, to wit:

Beginning at the Northwest Corner of the NW1/4 SE1/4 SE1/4 of said Section 4;  
thence East along the North line of said NW1/4 SE1/4 SE1/4 a distance of 659.93 feet to the Northeast Corner of said NW1/4 SE1/4 SE1/4;  
thence South a distance of 11.0 feet;  
thence N 89°49'35" W a distance of 659.93 feet;  
thence North a distance of 9.0 feet to the True Point of Beginning,  
containing 6599.39 square feet as described.

TO HAVE AND TO HOLD the same, 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 the grantors, either in law or equity, to the only proper use, benefit and behoof of the grantee, its successors and assigns forever.

Signed this 19 day of Nov, 1995.

Paul I. Kern  
Paul I. Kern, Trustee

Frances M. Kern  
Frances M. Kern, Trustee

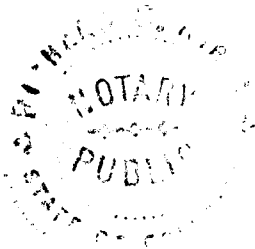
State of Colorado )  
                                  )ss.  
County of Mesa     )

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of November, 1995, by Paul I. Kern and Frances M. Kern.

My commission expires 7/5/98.

Witness my hand and official seal.

Richard S. Kirby  
Notary Public



The foregoing legal description was prepared by Tim Woodmansee, 250 North 5th Street, Grand Junction, Colorado 81501.