

LHS81WMS

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (QUIT-CLAIM)

NAME OF AGENCY OR CONTRACTOR: SISTERS OF CHARITY OF LEAVENWORTH
HEALTH SERVICES CORPORATION (ST. MARY'S)

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: LOT 3
WELLINGTON MEDICAL SUBDIVISION, SEWER EASEMENT

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1981

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

STATE OF COLORADO, COUNTY OF MESA
RECORDED AT 3:52 O'CLOCK P.M. JUN 24 1981
RECEPTION NO. 1260976 EARL T. EVER, RECORDER

BOOK 1330 PAGE 743

BOOK 1320 PAGE 142

State Document

QUIT CLAIM DEED

JUN 25 1981

STATE OF COLORADO, COUNTY OF MESA
RECORDED AT 12:42 O'CLOCK P.M. AUG 28 1981
RECEPTION NO. 1267339 EARL T. EVER, RECORDER

THIS DEED, made this 23rd day of June, 1981, \$ Twenty
between SISTERS OF CHARITY OF LEAVENWORTH HEALTH SERVICES State Document
CORPORATION, a Kansas nonprofit corporation, a corporation
duly authorized to do business in the State of Colorado, JUN 24
hereinafter "Grantor", and CITY OF GRAND JUNCTION, a Colorado \$ Twenty
municipality, of the County of Mesa, State of Colorado,
hereinafter "Grantee", WITNESSETH:

That the said Grantor, for and in consideration of
the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS, to
the Grantee in hand paid by the Grantor, the receipt whereof
is hereby confessed and acknowledged, hath remised, released,
sold, conveyed and QUIT CLAIMED, and by these presents doth
remise, release, sell, convey and QUIT CLAIM unto the Grantee,
its successors, and assigns forever, all the right, title,
interest, claim and demand which the Grantor hath in and to
the following described property situate, lying and being in
the County of Mesa and State of Colorado, to-wit:

A sanitary sewer pipeline easement, 10 feet in width, 5
feet on each side of a centerline described as follows:

Commencing at a point on the South line of Lot 3
of the Wellington Medical Subdivision as is filed
in Plat Book 11, Page 126 of the Mesa County Clerk
and Recorder's office, from whence the Southeast
corner of said Lot 3 bears South 89°29'00" East, a
distance of 414.10 feet and with all other bearings
described herein being relative thereto, said
point also being the beginning point of a permanent
sewer easement granted to the City of Grand Junction
by deed filed in Book 1122 Page 659 with the Mesa
County Clerk and Recorder's office; thence North
02°42'00" East along the centerline of said ease-
ment, a distance of 462.20 feet to a branching
manhole; thence North 73°48'00" West along the
centerline of said easement to a manhole, a distance
of 64.58 feet to the True Point of Beginning;
thence South 77°57'09" West, a distance of 106
feet, more or less, extending and shortening said
easements sides to terminate at a point on the
East boundary line of a tract of land, owned by
Maude Baker Eldridge and Carr Treasure as described
by deed in Book 912 Page 691 filed with the Mesa
County Clerk and Recorder's office; subject,
however to the condition that if properties on the
east side of 7th Street between Wellington Avenue
and Patterson Road not owned by Grantor be connected
to said sewer line, Grantor shall receive tap fees
charged to such properties by Grantee and also

Re-Recorded to correct date of doc. stamp.

