

LOU847TH

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY)

NAME OF AGENCY OR CONTRACTOR: JOSEPH H. LOUIS, JR. AND MARTHA  
K. LOUIS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: ROAD AND  
UTILITY RIGHT OF WAY 7TH STREET NEAR HORIZON DRIVE 2945-  
024-00-009

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1984

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Recorded at \_\_\_\_\_ o'clock \_\_\_\_\_ M.,  
Reception No. \_\_\_\_\_

Recorder

1352784 Recorder's Stamp

Exempt  
1352784 DSC  
FEB 07 1984 E. SAWYER, CLK&REC MESA CTY, CO  
BOOK 1477 PAGE 761

JOSEPH H. LOUIS, JR. and

MARTHA K. LOUIS

whose address is P. O. BOX 13246

SAID County of

CALIFORNIA

and State of

for the consideration of

TEN AND OTHER VALUABLE CONSIDERATION

Dollars,

in hand paid, hereby sell(s) and convey(s) to

THE CITY OF GRAND JUNCTION

A Municipal Corporation

, whose address is

GRAND JUNCTION

County of MESA

and State of

COLORADO

in the

SAID

County of

MESA

the following real property situate

and State of Colorado, to-wit:

A parcel of land for Road and Utility right of way purposes being a portion of the NW 1/4 SE 1/4 of Section 2, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado lying North and East of the Grand Valley Canal and 7th Street, more particularly described as follows:

Commencing at the S 1/4 Corner of said Section 2 and considering the West boundary line of the NW 1/4 SE 1/4 of said Section 2 to bear North with all other bearings contained herein relative thereto;  
Thence North along said West boundary line, a distance of 1,681.8 feet;  
Thence East, a distance of 30 feet to the True Point of beginning intersecting the Northerly boundary line of a tract of land owned by the undersigned and described in Book 906 Page 495 recorded in the office of the Mesa County Clerk and Recorder, and the East boundary line of 26 1/2 Rd. (7th Street) Right of Way described in Book 939 Page 68 recorded in the office of the Mesa County Clerk and Recorder;  
Thence East along said Northerly boundary line, a distance of 17 feet;  
Thence South, a distance of 179.55 feet;  
Thence S 30°30'E, a distance of 34.41 to the centerline of the Grand Valley Irrigation Canal;  
Thence S 59°30'W along said centerline, a distance of 40 feet to said Easterly right of way line;  
Thence North along said Easterly right of way line a distance of 229.5 feet to the True Point of Beginning.

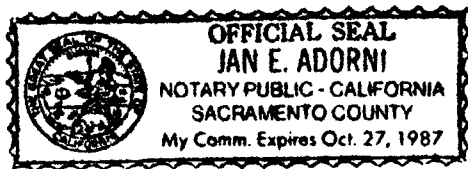
The above described parcel contains 4,165 Sq. Ft., more or less.

CORRECTION DEED

with all its appurtenances and warrant(s) the title to the same, subject to easements, restriction, rights of way of record; 1984 taxes due and payable in 1985 and all subsequent taxes and assessments thereafter.

Signed this 1st day of February, 19 84

1353276 DSC NO FEE 03:50 PM  
FEB 10 1984 E. SAWYER, CLK&REC MESA CTY, CO  
BOOK 1478 PAGE 511



*Joseph H. Louis, Jr.*  
\_\_\_\_\_  
JOSEPH H. LOUIS, JR.

*Martha K. Louis*  
\_\_\_\_\_  
MARTHA K. LOUIS

STATE OF ~~COLORADO~~ / CALIFORNIA

} ss

County of Sacramento

The foregoing instrument was acknowledged before me this 1st day of February 19 84 by JOSEPH H. LOUIS, JR., and MARTHA K. LOUIS  
My commission expires October 27th, 19 84  
Witness my hand and official seal.

*Jan E. Adorni*  
\_\_\_\_\_  
Notary Public