

MAC03MAL

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (SPECIAL WARRANTY)

PURPOSE: RIGHT OF RIGHT OF WAY PURPOSES

NAME OF AGENCY OR CONTRACTOR: SDG MACERICH PROPERTIES, L.P.

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK):
2424 HIGHWAY 6 & 50 - LOT A AND LOT B OF MESA MALL'S SECOND
MINOR SUBDIVISION

PARCEL#: 2945-043-06-003

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 2003

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:**

City of Grand Junction
250 North 5th Street
Grand Junction, CO 81501
Attn: City Attorney

Book 3310 Page 1

2112057 03/25/03 1128AM
JANICE WARD CLK&REC MESA COUNTY CO
REC FEE \$20.00 SURCHG \$1.00
DOCUMENTARY FEE \$NO FEE

SPECIAL WARRANTY DEED

SDG MACERICH PROPERTIES, L.P., a Delaware limited partnership ("**Grantor**"), whose address is 401 Wilshire Boulevard, Suite 700, Santa Monica, California 90401, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) cash and other good and valuable consideration in hand paid by **THE CITY OF GRAND JUNCTION**, a municipality organized and existing under the laws of the State of Colorado ("**Grantee**") whose address is 250 North 5th Street, Grand Junction, CO 81501, the receipt and sufficiency of which is hereby acknowledged, **HEREBY GRANTS, CONVEYS AND DEDICATES** unto the Grantee for public right-of-way purposes all that certain real property situated in the County of Mesa, State of Colorado and described on Exhibit A hereto and incorporated herein by reference, together with all appurtenances thereon or in any way appertaining thereto and all of Grantor's right, title and interest in and to all buildings, structures, fixtures and improvements located thereon (said real property, rights, improvements and appurtenances being herein collectively referred to as the "**Property**"),

AND WARRANTS unto Grantee, its successors and assigns, the title to the same or any part thereof against all persons claiming by, through or under Grantor,

SUBJECT TO the lien for real property taxes payable the year of this deed, and thereafter, and to those liens, encumbrances, easements and other exceptions and reservations set forth on Exhibit B attached hereto and incorporated herein by this reference.

EXECUTED EFFECTIVE March 19, 2003.

IN WITNESS WHEREOF, Grantor has caused its duly authorized representatives to execute this Deed as of the date first above written.

GRANTOR:

SDG MACERICH PROPERTIES, L.P.,
a Delaware limited partnership

By: Macerich Property EQGP Corp.,
a Delaware corporation,
Its general partner

By: *James H. Kinney*
James H. Kinney
Senior Vice President

STATE OF CALIFORNIA)
) *Los Angeles*
COUNTY OF ~~VENTURA~~)

On March 19, 2003, before me, *Wilma A. Dennis*,
a Notary Public in and for said State, personally appeared James H. Kinney, known to me (~~or proved to me on the basis of satisfactory evidence~~) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature *Wilma A. Dennis* (Seal)

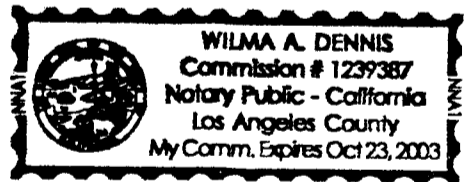


EXHIBIT A
LEGAL DESCRIPTION

A parcel for right-of-way purposes being a portion of Lot A of Mesa Mall's Second Minor Subdivision, according to the plat recorded at Reception No. 1717252 of the Mesa County records, situated in the SW 1/4 of Section 4, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, said parcel being more particularly described as follows:

Beginning at the corner common to said Lot A and Lot B of Mesa Mall's Second Minor Subdivision;
 Thence along the North line of said Lot A, North 89°59'40" East, a distance of 75.18 feet
 Thence along the Easterly line of said Lot A, South 00°00'20" East, a distance of 13.62 feet;
 Thence South 45°03'01" West, a distance of 6.31 feet;
 Thence South 89°59'40" West, a distance of 10.70 feet;
 Thence North 00°06'20" East, a distance of 16.08 feet;
 Thence South 89°59'40" West, a distance of 45.00 feet;
 Thence South 00°06'20" West, a distance of 16.08 feet;
 Thence South 89°59'40" West, a distance of 14.60 feet;
 Thence North 44°56'59" West, a distance of 0.59 feet to the line common to said Lots A and B;
 Thence North 00°00'20" West, a distance of 17.67 feet to the Point of Beginning.

Containing 0.014 Acres, more or less.

A parcel for right-of-way purposes being a portion of Lot B of Mesa Mall's Second Minor Subdivision, according to the plat recorded at Reception No. 1717252 of the Mesa County records, situated in the SW 1/4 of Section 4, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at a point on the North line of said Lot B, whence the Northwest corner of Lot B of Mesa Mall's Second Minor Subdivision bears North 89°53'40" West, a distance of 526.85 feet;
 Thence South 89°53'40" East, a distance of 17.63 feet to the Northeast corner of said Lot B;
 Thence along the East line of said Lot B, South 00°06'21" West, a distance of 17.67 feet;
 Thence North 44°56'59" West, a distance of 24.96 feet to the Point of Beginning.

Containing 0.003 Acres, more or less.

PERMITTED ENCUMBRANCES

1. All covenants, restrictions, easements, operating agreements and other matters of record on the date hereof which affect title to the premises conveyed hereby.
2. The lien of real estate taxes and assessments not due or payable at the date hereof.
3. All matters which would be disclosed by an accurate survey of the premises conveyed hereby.