

MHD9529R

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED [WARRANTY DEED]

NAME OF AGENCY OR CONTRACTOR: MONUMENT HOMES DEVELOPMENT ,
INC. DENNIS L. GRANUM

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 29 ROAD AND
I-70 , ALSO KNOWN BY 2898 I-70 BUSINESS LOOP , LOT 2, O'DELL
SUBDIVISION RIGHT-OF-WAY

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1995

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

WARRANTY DEED

Grantor(s), Monument Homes Development, Inc.

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1710981 09:41 AM 03/08/95
MONIKA TODD CLK&REC MESA COUNTY CO
3-8-95
DOE EXEMPT
CO

whose address is 759 Horizon Dr., Ste. A, Grand Junction,

*County of Mesa, State of

Colorado, for the consideration of

Ten Dollars dollars, in hand paid, hereby sell(s)

and convey(s) to City of Grand Junction

whose legal address is 250 N. 5th St., Grand Junction 81501

County of Mesa, and State of Colorado

the following real property in the County of Mesa, and State of

Colorado, to wit:

5.0 foot R.O.W. For 29 Road

way and utility purposes

A right of way for road purposes being the East 5.0 feet of Lot 2, O'Dell Subdivision, City of Grand Junction, Mesa County, Colorado, and being more particularly described as follows;

Beginning at the Northeast corner of Lot 2 of O'Dell Subdivision, with all bearings relative to the recorded plat thereof; thence S 0°22'00" E a distance of 180.91 feet along the East line of Lot 2; thence S 36°38'00" W a distance of 8.31 feet; thence N 0°22'00" W a distance of 187.58 feet to the North line of Lot 2; thence N 90°00'00" E a distance of 5.0 feet. Said right of way contains 921 square feet.

also known by street and number as 2898 I-70 Business Loop
Grand Junction, Colorado 81501

with all its appurtenances, and warrant(s) the title to the same, subject to

Signed this 7th day of March, 19 95

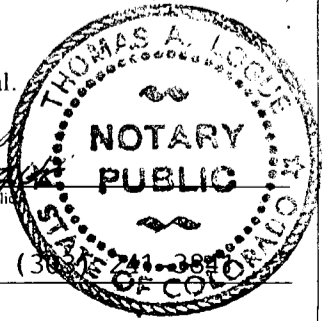
Dennis L. Granum
DENNIS L. GRANUM
MONUMENT HOMES DEVELOPMENT, INC.

STATE OF COLORADO. }
County of MESA } ss.

The foregoing instrument was acknowledged before me this 7th day of MARCH, 19 95, by Dennis L. Granum

My commission expires 11/26/97. Witness my hand and official seal.

Thomas A. Lippert
Notary Public



*If in Denver, insert "City and".

Dennis W. Johnson, PLS, PO Box 4506, Grand Junction, CO 81502 (303) 741-3811
Name and Address of Person Creating Newly Created Legal Description (§ 38-35-106.5, C.R.S.)