

NEL76WEL

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED

PURPOSE: QUIT CLAIM - PERMANENT EASEMENT FOR
UTILITY PURPOSES

NAME OF AGENCY OR CONTRACTOR: HORACE L. NELSON AND H.M.
NELSON

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK):
1001 WELLINGTON AVENUE

PARCEL #: 2945-111-21-001

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1976

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Horace L. and H. M. Nelson
whose address is 842 Orchard Avenue
County of Mesa, and State of
Colorado, for the consideration of Ten Dollars and
other good and valuable considerations - - - -
- - - - - Dollars, in hand paid,

State Documentary Fee
Date JAN 27 1976
\$ Exempt

hereby sell(s) and quit claim(s) to CITY OF GRAND JUNCTION
a Colorado Municipal Corporation
whose address is 250 North 5th Street

County of Mesa, and State of Colorado, the following real
property, in the County of Mesa, and State of Colorado, to wit:

A permanent easement for Utility Purposes, extending 10 feet East
of the West property line of the following described tract;
Beginning at the Northwest corner of Hartman Subdivision Section 11
Township 1 South, Range 1 West of the Ute Principal Meridian; thence
East 180 feet; thence South 216 feet; thence West 167 feet; thence
South 90 feet; thence West 13 feet; thence North 306 feet to the
Point of Beginning, together with a temporary easement for construc-
tion, extending 15 feet East of the permanent easement previously
described above.
Also a 15 feet temporary easement for construction described as
follows;
Beginning at a point 48.85 feet west of the Northwest Corner of
Lot 1 Hartman Subdivision Section 11, Township 1 South, Range 1
West of the Ute Principal Meridian; thence North 32°50'00" East
17.85 feet; thence East 64.18 feet; thence South 15 feet; thence
West 93.36 to the Point of Beginning.

with all its appurtenances

Signed this 16th day of January, 1976
By Horace L. Nelson
Horace L. Nelson
Helen M. Helen M. Nelson

STATE OF COLORADO, }
County of } ss.

The foregoing instrument was acknowledged before me this 16th
day of January, 1976, by Horace L. Nelson
Helen M. Nelson

My commission expires June 12, 1977
Witness my hand and official seal

James G. Robertson
Notary Public

UNIVERSITY
2985 112th St. DENVER CO 80231