

RAY83PAT

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED

NAME OF AGENCY OR CONTRACTOR: RAYMOND G. PHIPPS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 1ST AND  
PATTERSON RIGHT OF WAY LOT 1 IN BLOCK 2 OF OLYMPIC ACRES  
SUBDIVISION

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1983

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

RAYMOND G. PHIPPS

Recorder's Stamp

1324505

1324505 DOC EXEMPT 01:12 PM  
APR 28, 1983 E. SAWYER, CLK&REC MESA CTY, CO

whose address is GRAND JUNCTION  
said County of MESA and State of  
COLORADO for the consideration of

--TEN DOLLARS AND OTHER VALUABLE CONSIDERATION-- Dollars,

BOOK 1429 PAGE 844

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 joint tenancy\*, the following real property situate  
in the said County of MESA and State of Colorado, to-wit:

A triangular tract of land for road and utility right of way purposes  
being a portion of Lot 1 in Block 2 of Olympic Acres Subdivision in  
Grand Junction, Mesa County, State of Colorado more particularly des-  
cribed as follows:

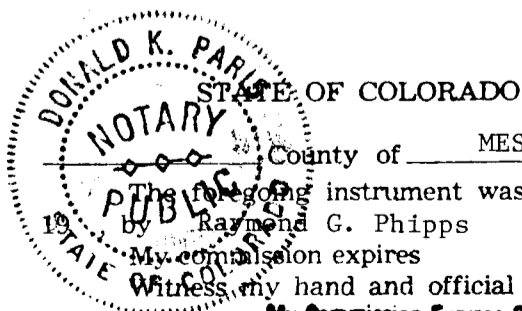
Beginning at the Northwest corner of said Lot 1;  
Thence along the West boundary line of said Lot 1 S00°07'00"E 12.00  
feet;  
Thence N30°10'10"E 13.88 feet to a point on the North boundary line of  
said Lot 1;  
Thence along said North line West 7.00 feet to the point of beginning.

The above described parcel contains 42. sq. ft., more or less.

with all its appurtenances and warrant(s) the title to the same, subject to easements,  
restrictions, rights-of way of record; 1983 taxes due and payable in 1984  
and all subsequent taxes and assessments.

Signed this 27 day of APRIL, 19

*Raymond G. Phipps*  
RAYMOND G. PHIPPS



STATE OF COLORADO  
County of MESA } ss

The foregoing instrument was acknowledged before me this 27 day of April, 19

My Commission Expires 8/4/1985  
Western Colorado Title Co.  
521 Reed Ave., Grd. Jct., CO 81501

*Donald K. Paris*  
Notary Public