

SAM08MEL

TYPE OF RECORD:

PERMANENT

CATEGORY OF RECORD:

DEED (WARRANTY)

NAME OF PROPERTY OWNER
OR GRANTOR OR GRANTEE:

DONNA J. GOMEZ, VALARIE A. SAMORA,
JOE JESS SAMORA AND WILMA OLGA
SAMORA

PURPOSE:

ERNEST T. SPARN SUBDIVISION

ADDRESS:

476 MELODY LANE

PARCEL:

2943-181-06-019 (NOW 2945-181-06-945)

CITY DEPARTMENT:

PUBLIC WORKS AND PLANNING

YEAR:

2008

EXPIRATION DATE:

NONE

DESTRUCTION DATE:

NONE

WARRANTY DEED

Grantor(s), **Donna Jean Samora now known as Donna J. Gomez and Valarie Ann Salazar now known as Valarie A. Samora and Joe Jess Samora and Wilma Olga Samora** whose address is **476 Melody Lane, Grand Junction, CO 81501, Two Thousand Three Hundred Eighty And 00/100 Dollars** in hand paid, hereby sell(s) and convey(s) to

City of Grand Junction, a Colorado home rule municipality whose legal address is **250 North 5th Street, Grand Junction, CO 81501**, the following real property in the County of **MESA**, and State of Colorado, to wit:

See Exhibit A attached hereto and made a part hereof.

also known as street and number: **476 Melody Lane, Grand Junction, CO 81501**

with all its appurtenances, and warrant(s) the title to the same, subject to taxes for 2008, payable in 2009 and all subsequent years, easements, rights of way, reservations and restrictions of record a Deed of Trust recorded June 12, 2001 in Book 2866 at Page 960, Reception No. 2000454 and rerecorded July 30, 2001 in Book 2895 at Page 242, Reception No. 2007903.

Signed this **17th** day of **December, 2008**.

Donna Jean Samora

Donna Jean Samora/nka Donna J. Gomez
Valarie Ann Salazar

Valarie Ann Salazar nka Valarie A. Samora
Joe Jess Samora

Joe Jess Samora
Wilma Olga Samora

Wilma Olga Samora

STATE OF COLORADO,
County of Mesa } ss.

The foregoing instrument was acknowledged before me this **17th** day of **December, 2008** by **Donna Jean Samora now known as Donna J. Gomez and Valarie Ann Salazar now known as Valarie A. Samora and Joe Jess Samora and Wilma Olga Samora**.

My commission expires:

**VERN CORNELL
NOTARY PUBLIC
STATE OF COLORADO**
My Commission Expires **07/22/2012**

Witness my hand and official seal.

Notary Public

*If in Denver, insert "City and".

Name and Address of Person Creating Newly Created Legal Description (§ 38-35-106.5, C.R.S.)

920469

707 17th Street, Suite 2300
Denver, CO 80202 U.S.A.
Phone: (303)820-5240 Fax: (303)820-2402

February 4, 2008
071913.402.1.0021

PROPERTY DESCRIPTION

Parcel H-52

A parcel of land being a portion of Lot 12, Block 2, ERNEST T. SPARN SUBDIVISION recorded in Plat Book 7 at Page 17 on September 17, 1946 in the Mesa County Clerk and Recorder's Office lying in the Northeast Quarter of the Northeast Quarter of Section 18, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado and being more particularly described as follows:

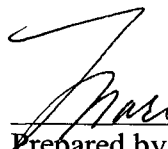
COMMENCING at the Northeast Corner of the Northeast Quarter of said Section 18 (a 2 1/2" MCSM Brass Cap, illegible) whence the Southeast Corner of the Northeast Quarter of said Section 18 (a MCSM brass cap set in concrete, LS 2280 1/4 S18 S17 No.26-1) bears S00°12'02"E a distance of 2641.65 feet;
THENCE S26°19'34"W a distance of 1413.12 feet to the west line of said Lot 12, being the POINT OF BEGINNING;

THENCE S50°10'08"E a distance of 31.17 feet;
THENCE the following two courses along the southerly and westerly lines of said Lot 12, Block 2:

- 1) N89°49'05"W a distance of 23.89 feet;
- 2) THENCE N00°08'52"W a distance of 19.89 feet to the POINT OF BEGINNING.

Containing 238 square feet, (0.005 Acres), more or less.

Basis of Bearing: N00°13'33"W between Mesa County Local Coordinate System points Southwest Corner of Section 17 (3 1/4" MCSM Aluminum Cap in Monument Box Stamped: MESA COUNTY SURVEY MARKER S18 S17 S19 S20 2006 LS 24331 NO. 25-2) and the Northwest Corner of the Southwest Quarter of Section 17, (MCSM Brass Cap set in concrete Stamped: MESA COUNTY SURVEY MARKER LS2280 1/4 S18 S17 No.26-1), both in Township 1 South, Range 1 East, Ute Meridian.


Prepared by
Date: 2/7/2008
Marla Mellor McOmber, P.L.S. 24961
For and on behalf of Jacobs Carter Burgess

