

SCH931ST

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (WARRANTY)

NAME OF AGENCY OR CONTRACTOR: SCHIESSWOHL OIL CO., R. A.  
SCHIESSWOHL

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 124 N. 1ST  
STREET SUBJECT TO TAXES, EASEMENTS, RIGHTS OF WAY  
RESTRICTIONS AND RESERVATIONS OF RECORD

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1993

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Recorder's Stamp

**THIS DEED**, Made this 12th day of January, 19 93 between **SCHIESSWOHL OIL CO.**

a corporation duly organized and existing under and by virtue of the laws of

the State of Colorado of the first part, and  
**THE CITY OF GRAND JUNCTION**

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whose legal address is 250 N. 5th St.  
Grand Junction, CO 81501  
of the County of Mesa and State of Colorado  
of the second part:

1627287 09:16 AM 01/21/93  
MONIKA TODD CLK&REC MESA COUNTY CO  
DOC # 1627287  
Exempt

**WITNESSETH**, That the said party of the first part, for and in consideration of the sum of  
---FORTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100--- DOLLARS,  
to the said party of the first part in hand paid by the said part Y of the second part, the receipt whereof is  
hereby confessed and acknowledged, has granted, bargained, sold and conveyed and by these presents does grant,  
bargain, sell, convey and confirm unto the said part Y of the second part, its heirs and assigns  
forever, all of the following described lot or parcel of land, situate, lying and being in the  
County of Mesa and State of Colorado, to wit:

A parcel of land beginning at the NW Corner of Lot 1, Block  
100 of the City of Grand Junction, thence East along the  
North line of said Lot 1 a distance of 8.0 feet, thence South-  
westerly a distance of 14.42 feet to a point on the West  
line of said Lot 1, thence North along the West line of said  
Lot 1 a distance of 12.0 feet to the point of beginning;  
Mesa County, Colorado.

also known as street and number 124 N. 1st St., Grand Junction, CO 81501

**TOGETHER** with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise  
appertaining, and the reversion or reversions, remainders, rents, issues and profits thereof; and all the estate, right,  
title, interest, claim and demand whatsoever of the said party of the first part, either in law or equity, of, in and to the  
above bargained premises, with the hereditaments and appurtenances.

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the said  
part Y of the second part, its heirs and assigns forever. And the said

**Schiesswohl Oil Co.**

party of the first part, for itself,  
and its successors, does covenant, grant, bargain and agree to and with the said part Y of the second part,  
its heirs and assigns, that at the time of the ensealing and delivery of these presents it is well  
seized of the premises above conveyed, as of a good, sure, perfect, absolute and indefeasible estate of inheritance, in  
law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in  
manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales,  
liens, taxes, assessments and incumbrances of whatever kind or nature soever; **subject to taxes,**  
**easements, rights-of-way, restrictions and reservations of record.**

and the above bargained premises in the quiet and peaceable possession of the said part Y of the second part  
its heirs and assigns, against all and every person or persons lawfully claiming or to claim the whole  
or any part thereof, the said party of the first part shall and will **WARRANT AND FOREVER DEFEND.**

**IN WITNESS WHEREOF**, The said party of the first part has caused its corporate name to be hereunto subscribed  
by its President, and its corporate seal to be hereunto affixed, attested by its  
Secretary, the day and year first above written.

Attest:

*Mary Jean Schiesswohl*  
Mary Jean Schiesswohl, Secretary.

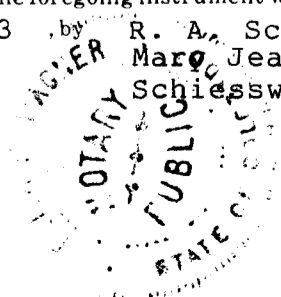
SCHIESSWOHL OIL CO.

By *R. A. Schiesswohl*  
R. A. Schiesswohl President.

STATE OF COLORADO, }  
County of MESA } ss.

The foregoing instrument was acknowledged before me this 12th day of January, 19 93, by R. A. Schiesswohl as President and  
Mary Jean Schiesswohl as Secretary of  
Schiesswohl Oil Co., a corporation.

My notarial commission expires April 14, 1993.  
Witness my hand and official seal.



*Tonia M. Wagner*  
Notary Public.