

SCH99DHE

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: **DEED (WARRANTY)**

PURPOSE:

NAME OF PROPERTY OWNER OR GRANTOR: MARILYN K. SCHIVELEY, SUSAN RUMP-STEINBACH AND MARJORIE ELLEN RUMP, TRUSTEE OF THE JOHN S. RUMP TRUST

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK): DESERT HILLS ESTATES

PARCEL NO.: 2947-262-00-057

CITY DEPARTMENT: COMMUNITY DEVELOPMENT

YEAR: 1999

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

WARRANTY DEED

1967656 10/05/00 1056AM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$25.00
DOCUMENTARY FEE \$NO FEE

Grantor, **MARILYN K. SCHIVELEY, SUSAN RUMP-STEINBACH and MARJORIE ELLEN RUMP, TRUSTEE OF THE JOHN S. RUMP TRUST**, for the consideration of Ten Dollars (\$10) and other good and valuable consideration, in hand paid, hereby sells and conveys to **THE CITY OF GRAND JUNCTION, a Colorado municipality**, whose legal address is 250 N. 5th Street, Grand Junction, Mesa County, Colorado, 81501 ("Grantee"), the following real property in the County of Mesa, and State of Colorado, to wit:

See Exhibits "A" and "B" attached hereto and by this referenced incorporated herein.

also known by street and number as: Vacant Land, Grand Junction, CO

with all its appurtenances, and warrants the title to the same, subject to: easements, rights-of-way, restrictions, covenants, conditions and reservations of record or in use.

Signed this 8th day of December 1999.

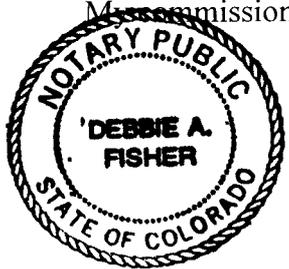
Marilyn K. Schiveley
by Gregg K. Kamp P.O.A.
Marilyn K. Schiveley
Susan Rump-Steinbach
by Gregg K. Kamp P.O.A.
Susan Rump-Steinbach

JOHN S. RUMP TRUST
Marjorie Ellen Rump
By: by Gregg K. Kamp P.O.A.
Marjorie Ellen Rump, Trustee

STATE OF ~~CALIFORNIA~~ ^{COLORADO})
) ss.
COUNTY OF MESA)

On December 8, 1999, 1999, before me, Debbie A. Fisher, by Gregg K. Kamp P.O.A., personally appeared Marilyn K. Schiveley, personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.
My commission expires: 3-14-2003

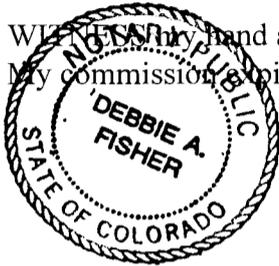


Debbie A. Fisher
Notary Public

STATE OF ~~CALIFORNIA~~ ^{COLORADO})
) ss.
COUNTY OF MESA)

On December 8, 1999 / by Gregg K. Kampf, P.O.A., 1999, before me, Debbie A. Fisher, personally appeared Susan Rump-Steinbach, ~~personally~~ known to me - OR - proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.
My commission expires: 3-14-2003



Debbie A. Fisher

Notary Public

STATE OF ~~CALIFORNIA~~ ^{COLORADO})
) ss.
COUNTY OF MESA)

On December 8, 1999 / by Gregg K. Kampf, P.O.A., 1999, before me, Debbie A. Fisher, personally appeared Marjorie Ellen Rump, Trustee of The John S. Rump Trust, ~~personally~~ known to me - OR - proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.
My commission expires: 3-14-2003



Debbie A. Fisher

Notary Public

TRACT 3

Commencing at the Northwest corner of the Northeast Quarter of the Northwest Quarter (NE1/4 NW1/4), Section 26, Township 11 South, Range 101 West, of the Sixth Principal Meridian, whence the Northeast corner of said NE1/4 NW1/4 bears South 89 degrees 55 minutes 36 seconds East, a distance of 1335.46 feet, for a basis of bearings, with all bearings contained herein and relative thereto; thence South 00 degrees 50 minutes 21 seconds East, along the West line of NE1/4 NW1/4, a distance of 1329.57 feet, to the Southwest corner of said NE1/4 NW1/4; thence North 89 degrees 53 minutes 08 seconds East, along the South line of said NE1/4 NW1/4, a distance of 73.06 feet to the POINT OF BEGINNING; thence North 89 degrees 53 minutes 08 seconds East, a distance of 10.81 feet; thence along the arc of a non-tangent curve to the left, having a delta angle of 26 degrees 39 minutes 50 seconds, with a radius of 39.00 feet, an arc length of 18.15 feet, a chord bearing of North 06 degrees 23 minutes 42 seconds East, and a chord length of 17.99 feet; thence along the arc of a curve to the right, having a delta angle of 24 degrees 49 minutes 01 seconds, with a radius of 329.00 feet, an arc length of 142.50 feet, a chord bearing of North 05 degrees 28 minutes 17 seconds East, and a chord length of 141.39 feet; thence North 17 degrees 52 minutes 48 seconds East, a distance of 112.24 feet; thence along the arc of a curve to the left, having a delta angle of 16 degrees 31 minutes 42 seconds, with a radius of 275.00 feet, an arc length of 79.33 feet, a chord bearing of South 09 degrees 36 minutes 57 seconds West, and a chord length of 79.06 feet; thence South 01 degrees 21 minutes 06 seconds West, a distance of 30.36 feet; thence South 01 degrees 21 minutes 06 seconds West, a distance of 91.70 feet; thence along the arc of a curve to the left, having a delta angle of 12 degrees 41 minutes 09 seconds, with a radius of 275.00 feet, an arc length of 60.89 feet, a chord bearing of South 04 degrees 59 minutes 28 seconds East, and a chord length of 60.76 feet; thence South 11 degrees 20 minutes 03 seconds East, a distance of 4.96 feet; thence South 11 degrees 20 minutes 03 seconds East, a distance of 180.19 feet; thence along the arc of a curve to the right, having a delta angle of 05 degrees 22 minutes 37 seconds, with a radius of 325.00 feet, an arc length of 30.50 feet, a chord bearing of South 08 degrees 38 minutes 44 seconds East, and a chord length of 30.49 feet; thence South 19 degrees 25 minutes 37 seconds West, a distance of 152.73 feet, to a point on the Northerly right-of-way line of South Broadway; thence, along said Northerly right-of-way line, North 73 degrees 19 minutes 07 seconds West, a distance of 42.93 feet; thence, leaving said Northerly right-of-way line, North 60 degrees 38 minutes 19 seconds East, a distance of 36.73 feet; thence North 14 degrees 39 minutes 51 seconds East, a distance of 10.71 feet; thence along the arc of a curve to the left, having a delta angle of 25 degrees 59 minutes 53 seconds, with a radius of 275.00 feet, an arc length of 124.78 feet, a chord bearing of North 01 degrees 39 minutes 54 seconds East, and a chord length of 123.71 feet; thence North 11 degrees 20 minutes 03

seconds West, a distance of 185.15 feet; thence along the arc of a curve to the right, having a delta angle of 00 degrees 52 minutes 23 seconds, with a radius of 325.00 feet, an arc length of 4.95 feet, a chord bearing of North 10 degrees 53 minutes 51 seconds West, and a chord length of 4.95 feet to the POINT OF BEGINNING.

Said parcel containing an area of 0.477 Acres, as described.

12/07/99

Exhibit B

Tract 5

Commencing at the Northwest corner of the Northeast Quarter of the Northwest Quarter (NE1/4 NW1/4), Section 26, Township 11 South, Range 101 West, of the Sixth Principal Meridian, whence the Northeast corner of said NE1/4 NW1/4 bears South 89 degrees 55 minutes 36 seconds East, a distance of 1335.46 feet, for a basis of bearings, with all bearings contained herein and relative thereto; thence South 00 degrees 50 minutes 21 seconds East, along the West line of said NE1/4 NW1/4, a distance of 1329.57 feet, to the Southwest corner of said NE1/4 NW1/4, Section 26, the POINT OF BEGINNING; thence North 89 degrees 53 minutes 08 seconds East, a distance of 73.06 feet; thence along the arc of a curve to the left, having a delta angle of 00 degrees 52 minutes 23 seconds, with a radius of 325.00 feet, an arc length of 4.95 feet, a chord bearing of South 10 degrees 53 minutes 51 seconds East, and a chord length of 4.95 feet; thence South 11 degrees 20 minutes 03 seconds East, a distance of 185.15 feet; thence along the arc of a curve to the right, having a delta angle of 25 degrees 59 minutes 53 seconds, with a radius of 275.00 feet, an arc length of 124.78 feet, a chord bearing of South 01 degrees 39 minutes 54 seconds West, and a chord length of 123.71 feet; thence South 14 degrees 39 minutes 51 seconds West, a distance of 10.71 feet; thence South 60 degrees 38 minutes 19 seconds West, a distance of 36.73 feet; thence North 73 degrees 19 minutes 07 seconds West, a distance of 67.59 feet; thence North 01 degrees 19 minutes 00 seconds West, along the West line of the SE1/4 NW1/4 a distance of 318.97 feet to the POINT OF BEGINNING.

Said parcel containing an area of 0.731 Acres, as described.

12/07/99