

USH9924R

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED (QUIT CLAIM)

NAME OF AGENCY OR CONTRACTOR: JOHN A. USHER

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: RIGHT-OF-WAY FOR HISTORIC
INSTALLATION, MAINTENANCE AND REPAIR OF PUBLIC ROADWAY IMPROVEMENTS ON 24
ROAD, PATTERSON ROAD NORTH TO CANYON VIEW PARK - PARCEL NO. 2945-042-00-018

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1999

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

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QUIT CLAIM DEED

John A. Usher, Grantor, for and in consideration of the historic installation, maintenance and repair of public roadway improvements, the receipt and sufficiency of which is hereby acknowledged, has remised, released, conveyed and QUIT CLAIMED, and by these presents does hereby remise, release, convey and QUIT CLAIM unto THE CITY OF GRAND JUNCTION, a Colorado home rule municipality, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, Grantee, its successors and assigns forever, all of the right, title and interest of Grantor in and to the following described tract of land for Public Roadway and Utilities Right-of-Way purposes, to wit:

Beginning at the Northwest Corner of Section 4, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, and considering the North line of the Northwest ¼ of the Northwest ¼ (NW ¼ NW ¼) of said Section 4 to bear S 89°57'36" E with all bearings contained herein being relative thereto;
thence S 89°57'36" E along the north line of the NW ¼ NW ¼ of said Section 4 a distance of 546.08 feet;
thence leaving the north line of the NW ¼ NW ¼ of said Section 4, S 00°02'23" W a distance of 12.50 feet to a point on the south line of the open, used and historical right-of-way for G Road;
thence N 89°57'36" W along the south line of the open, used and historical right-of-way for G Road a distance of 546.07 feet to a point on the west line of the NW ¼ NW ¼ of said Section 4;
thence N 00°02'14" W along the west line of the NW ¼ NW ¼ of said Section 4 a distance of 12.50 feet to the Point of Beginning,
containing 6,825.95 square feet as described herein and as depicted on Exhibit "A" attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said premises, together with all and singular the appurtenances and privileges thereunto belonging or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever, of the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, its successors and assigns forever.

Executed and Delivered this 4 day of OCTOBER, 1999.


John A. Usher

State of Ca)
)ss.
County of South Ariz

The foregoing instrument was acknowledged before me this 4th day of October, 1999, by John A. Usher.

My commission expires 7/26/02
Witness my hand and official seal.



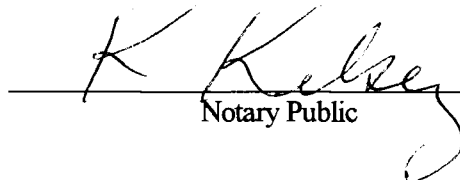
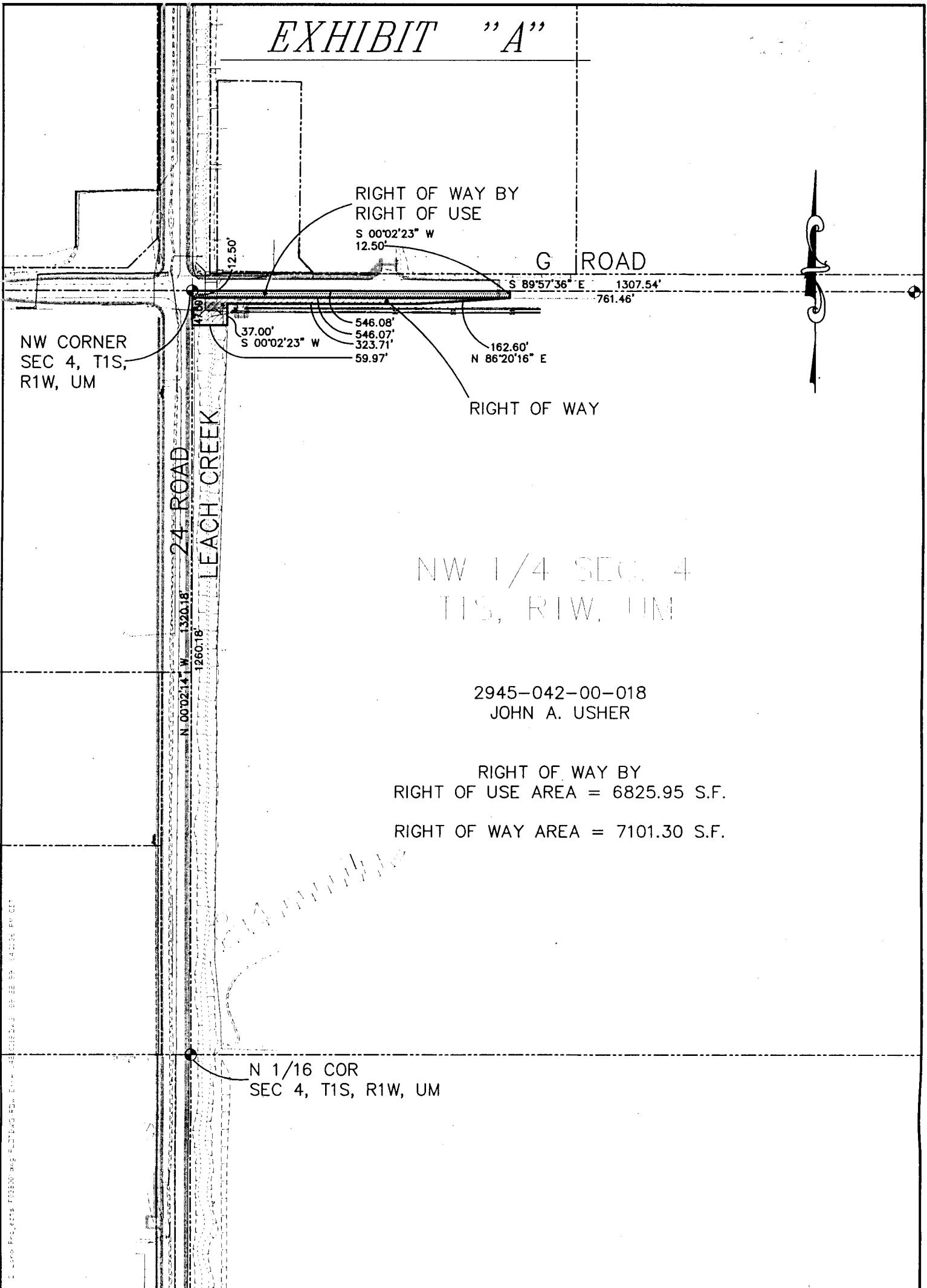

Notary Public

EXHIBIT "A"



NW CORNER
SEC 4, T1S,
R1W, UM

24 ROAD
LEACH CREEK

G ROAD

NW 1/4 SEC. 4
T1S, R1W, UM

2945-042-00-018
JOHN A. USHER

RIGHT OF WAY BY
RIGHT OF USE AREA = 6825.95 S.F.
RIGHT OF WAY AREA = 7101.30 S.F.

N 1/16 COR
SEC 4, T1S, R1W, UM

DRAWN BY: JCS
DATE: 9-22-99
SCALE: 1" = 200'
APPR. BY: TW
FILE NO: 04200018.DWG

RIGHT-OF-WAY DESCRIPTION MAP
24 ROAD PATTERSON ROAD NORTH TO CANYON VIEW PARK

DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION
CITY OF GRAND JUNCTION