

WIL01F5R

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: **DEED (QUIT CLAIM)**

PURPOSE: PUBLIC ROADWAY AND UTILITIES RIGHT-OF-WAY FOR F 1/2 ROAD STREET IMPROVEMENTS

NAME OF PROPERTY OWNER OR GRANTOR: O'SHANE WILSON AND MARY LOU WILSON

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK): 2524 F 1/2 ROAD, GRAND JUNCTION, CO

PARCEL NO.: 2945-032-00-118

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 2001

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

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PAGE DOCUMENT

QUIT CLAIM DEED

O'Shane Wilson and Mary Lou Wilson, Grantors, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), the receipt and sufficiency of which is hereby acknowledged, have remised, released, conveyed and QUIT CLAIMED, and by these presents do 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, all of the right, title and interest of Grantors in and to the following described parcel of land for Public Roadway and Utilities Right-of-Way purposes, to wit:

Beginning at the Southwest Corner of the Southeast ¼ of the Northwest ¼ (SE ¼ NW ¼) of Section 3, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, and considering the south line of the SE ¼ NW ¼ of said Section 3 to bear due EAST with all bearings contained herein being relative thereto; thence due EAST along the south line of the SE ¼ NW ¼ of said Section 3 a distance of 116.02 feet; thence leaving the south line of the SE ¼ NW ¼ of said Section 3, N 00°02'16" E a distance of 12.02 feet to a point on the north line of the open, used and historical right-of-way for F ½ Road; thence along the north line of the open, used and historical right-of-way for F ½ Road the following two (2) courses:

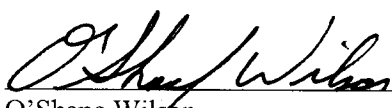
1. S 89°45'20" W a distance of 35.05 feet;
2. S 89°34'04" W a distance of 80.97 feet to a point on the west line of the SE ¼ NW ¼ of said Section 3;

thence S 00°02'09" W along the west line of the SE ¼ NW ¼ of said Section 3 a distance of 11.26 feet to the Point of Beginning,

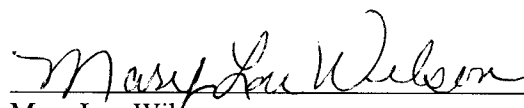
containing 1,355.18 square feet as described herein and depicted on **Exhibit "A"** attached hereto and incorporated herein by reference, all of which is located within the open, used and historical right-of-way for F ½ Road.

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 Grantors, either in law or equity, to the only proper use, benefit and behoof of Grantee, its successors and assigns forever.

Executed and Delivered this 21 day of March, 2001.



O'Shane Wilson

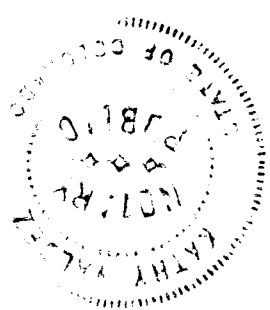


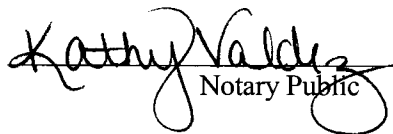
Mary Lou Wilson

State of Colorado)
)ss.
County of Mesa)

The foregoing instrument was acknowledged before me this 21 day of March, 2001, by O'Shane Wilson and Mary Lou Wilson.

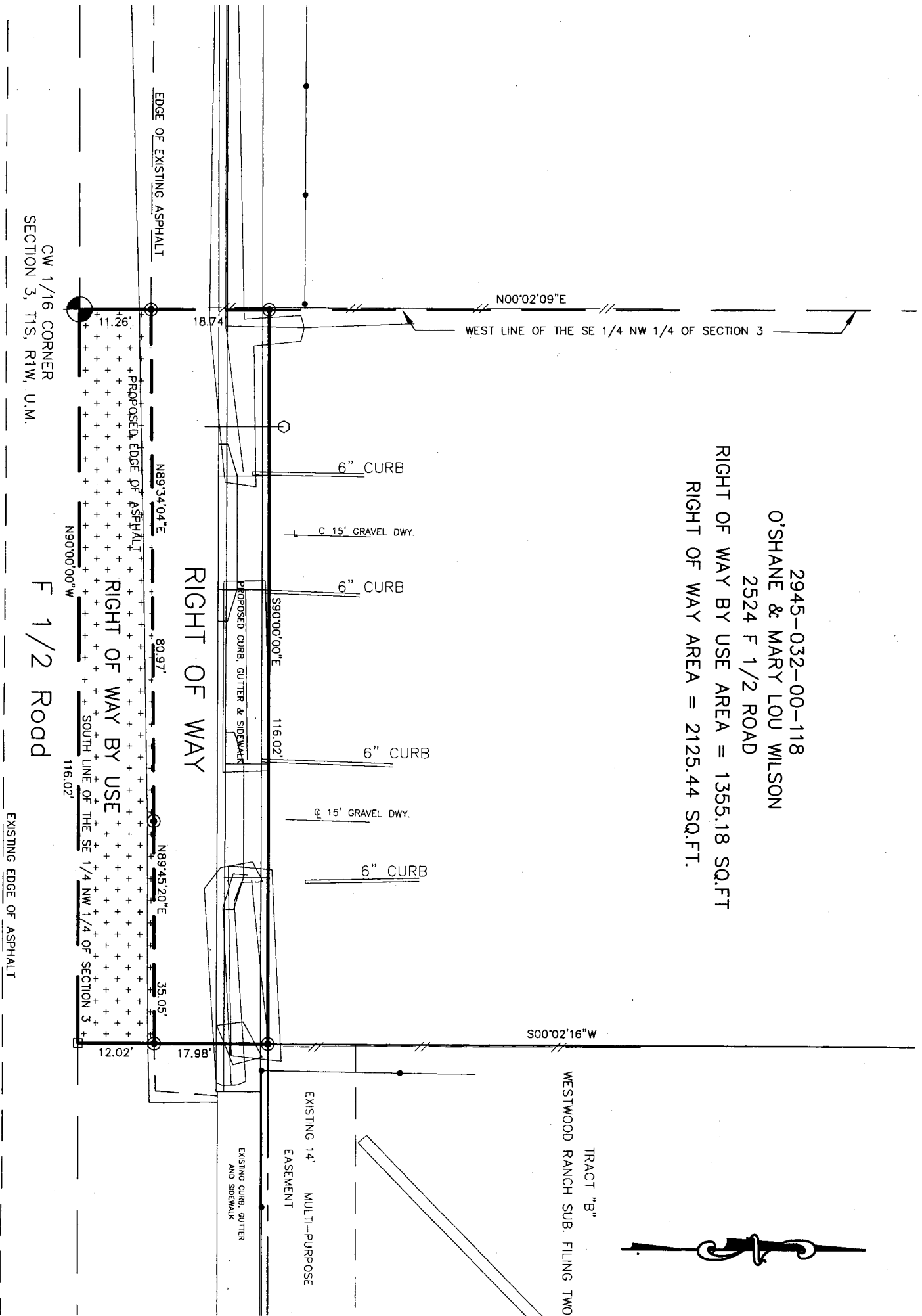
My commission expires 4-21-04.
Witness my hand and official seal.





Notary Public

EXHIBIT "A"



2945-032-00-118
 O'SHANE & MARY LOU WILSON
 2524 F 1/2 ROAD
 RIGHT OF WAY BY USE AREA = 1355.18 SQ.FT
 RIGHT OF WAY AREA = 2125.44 SQ.FT.



DRAWN BY: SRP
 DATE: 02-12-01
 SCALE: 1" = 20'
 APPR. BY: TW
 FILE NO: F-5ROAD.DWG

RIGHT-OF-WAY DESCRIPTION MAP
 F 1/2 ROAD STREET IMPROVEMENTS

DEPARTMENT OF PUBLIC WORKS
 ENGINEERING DIVISION
 CITY OF GRAND JUNCTION