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TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: EASEMENT

NAME OF PROPERTY OWNER OR GRANTOR: INDIAN ROAD INDUSTRIAL PARK LLC

PURPOSE: UTILITY EASEMENT

ADDRESS: INDIAN ROAD – THE EASTERLY 25 FEET OF LOTS 1, 2, 3, 4, 5, 6, AND 7 IN BLOCK 1 AND LOTS 1, 2, 3, 4, 5, AND 6 IN BLOCK 3 OF SAID INDIAN ROAD INDUSTRIAL SUBDIVISION

FILE NO: MSC-2005-104

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 2005

EXPIRATION: NONE

DESTRUCTION: NONE

GRANT OF UTILITY EASEMENT

Indian Road Industrial Park LLC, a Colorado Limited Liability Company, Grantors for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has granted and conveyed, and by these presents does hereby grant and convey to the City of Grand Junction grantee forever, the Utility Easement being the Easterly 25 feet of Lots 1, 2, 3, 4, 5, 6, and 7 in Block 1 and Lots 1, 2, 3, 4, 5, and 6 in Block 3 of said Indian Road Industrial Subdivision located in the Northeast quarter of Section 24, Township 1 South, Range 1 West, Ute Meridian, Mesa County Colorado for the use of City-approved public utilities as described in the attached exhibit B for Indian Road Industrial Park Being located, in Mesa County, State of Colorado, as perpetual easements for the installation, operation, maintenance and repair of utilities and appurtenances including, but not limited to, electric lines, cable TV lines, natural gas pipelines, sanitary sewer lines, storm sewers, water lines, telephone lines, equivalent other public utilities providers and appurtenant facilities.

*CO
250 N 5th St
Grand Jct, CO 81501*

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereunto belonging or in anywise appertaining, unto the said Grantee and unto its successors and assigns forever.

Executed and delivered this 20th day of July, 2005

Indian Road Industrial Park LLC, a Colorado Limited Liability Company

By: *Darren Davidson*
Darren Davidson, Manager

STATE OF COLORADO)
)ss.
COUNTY OF MESA)

The foregoing instrument was acknowledged before me this 20th day of July, 2005, by Indian Road Industrial Park LLC, a Colorado Limited Liability Company by Darren Davidson, Manager.

Witness my hand and official seal
My commission expires:
November 28, 2005

Rhonda S. Edwards
Notary Public

