

PAR93235

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: EASEMENT

NAME OF AGENCY OR CONTRACTOR: KEITH H. PARIS AND MARY H.
PARIS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 23 1/2 ROAD
SECTION 32 SEWER LINE, PARCEL #1 AND #2

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1993

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

GRANT OF EASEMENT1652139 02:21 PM 09/07/93
MONIKA TODD CLK&REC MESA COUNTY CO
DOC EXEMPT

Keith H. Paris and Mary H. Paris, Grantors, for and in consideration of the sum of Ten (\$10.00) dollars, the receipt and sufficiency of which is hereby acknowledged, have given and granted and by these presents do hereby give and grant unto the City of Grand Junction, a Colorado home rule municipality, Grantee, its successors and assigns forever, the herein described parcels of land as PERPETUAL EASEMENTS for the installation, operation, maintenance and repair of a sanitary sewer line, together with the right of ingress and egress for workers and equipment, on, along, over, under, through and across that certain real property situate in the NE¼ of the SW¼ of Section 32, Township 1 North, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, said easements being more particularly described as follows, to wit:

Parcel #1:

Commencing at a Mesa County Survey Marker for the center quarter corner of said Section 32, from whence a Mesa County Survey Marker for the south quarter corner of said Section 32 bears S 00°01'27" W with all bearings contained herein relative thereto;
 thence S 00°01'27" W a distance of 1122.13 feet;
 thence S 89°55'32" W a distance of 20.0 feet to the Point of Beginning;
 thence along the boundary of that parcel of land described in Book 1697 at Page 946 in the office of the Mesa County Clerk and Recorder S 89°55'32" W a distance of 659.72 feet;
 thence N 00°04'07" W a distance of 20.0 feet;
 thence N 89°55'32" E a distance of 364.41 feet;
 thence N 88°30'18" E a distance of 295.45 feet;
 thence S 00°01'27" W a distance of 27.32 feet to the Point of Beginning;

Parcel #2:

The South 20.0 feet and the East 20.0 feet of the South 218.09 feet of the SW¼ of the NE¼ SW¼ of said Section 32.

Grantors reserve the right to use and occupy the easement area for any purpose not inconsistent with the Grantee's full enjoyment of the rights hereby granted; Grantee shall conduct its activities in a reasonable and prudent manner that will not unreasonably limit the joint use of the easement area by Grantors and Grantee.

Grantors hereby covenant with Grantee that the easement area shall not be burdened or overburdened by the Grantors erecting or placing any improvements thereon which might prevent reasonable ingress and egress to and from the easement area.

Grantors further hereby covenant with Grantee that they have good title to the aforescribed premises; that they have good and lawful right to grant this Easement; that they will warrant and defend the title and quiet possession thereof against the lawful claims of all persons whomsoever.

Signed this 7th day of September, 1993.

Keith H. Paris
Keith H. Paris

Mary H. Paris
Mary H. Paris

