

PHI83PAT

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: EASEMENT

NAME OF AGENCY OR CONTRACTOR: RAYMOND G. PHIPPS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 1ST AND
PATTERSON, F RD INTERSECTION MODIFICATION, LOT 1 AND 5 IN
BLOCK 1, ALSO LOT 1 IN BLOCK 2 OF OLYMPIC ACRES SUBDIVISION
A REPLAT OF LOTS 22 THRU 25 PARK LANE SUBDIVISION , SECTION
11 RIGHT OF WAY , OVER HEAD UTILITY LINE

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1983

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

P E R M A N E N T E A S E M E N T

KNOW ALL MEN BY THESE PRESENTS, that Raymond G. Phipps
_____, of Mesa County, State of
Colorado, Grantor(s), for and in consideration of the
sum of ONE DOLLAR (\$1.00) and other valuable consideration, in hand paid by
the City of Grand Junction, a municipal corporation,
Grantee(s), receipt of which is hereby acknowledged, has given and granted and
by these presents do hereby give and grant unto the said Grantee(s),
heirs, successors, and assigns a PERPETUAL EASEMENT on, along, over and across
the following described premises, to wit; ^{UTILITY} ~~UTILITY~~ ^{OVER HEAD} ~~OVER HEAD~~ ^{LINE} ~~LINE~~

A permanent easement for ~~utility~~ purposes, being a portion of Lots 1 and 5 in
Block 1 also, Lot 1 in Block 2 all of Olympic Acres Subdivision a replat of
Lots 22 thru 25 Park Lane Subdivision, Section 11, Township 1 South, Range 1
West of the Ute Meridian, in the City of Grand Junction, County of Mesa,
State of Colorado as shown in Plat Book 11, Page 2, recorded in the office
of Mesa County Clerk and Recorder, more particularly described as follows:

The West 3 feet of said Lots 1 and 5 in Block 1
also, the West 3 feet of said Lot 1 in Block 2
EXCEPT:

Road and utility rights of way recorded in Book 1429, Pages 844, 845 and
846 filed with said office.

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for the purpose of ^{UTILITY} ~~UTILITY~~ ^{OVER HEAD} ~~OVER HEAD~~ ^{LINE} ~~LINE~~ purposes

And the Grantor(s) hereby covenant(s) with the Grantee(s) that he has good
title to the aforescribed premises; that he has good and lawful right to grant
this Easement; that he will warrant and defend the title and quiet possession
thereof against the lawful claims of all persons whomsoever.

Signed this 18 day of May, 1983.

Raymond G. Phipps
Raymond G. Phipps

STATE OF COLORADO)
County of Mesa) ss.

The foregoing instrument was acknowledged before me this 19th
day of May, 19 83, by Raymond G. Phipps

My commission expires 7-10-84.
Witness my hand and official seal.

Madison E. Leonard
Notary Public

