

SAN79PAT

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: EASEMENT

NAME OF AGENCY OR CONTRACTOR: GENE M. SANDERS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: SEWER
EASEMENT "F" ROAD, 2580 F ROAD F ROAD SEWER EXTENSION

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1979

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Project No. "F" Road Sewer Extension

Location 2580 F Road

Parcel(s) N/A

STATE OF COLORADO, COUNTY OF MESA

RECORDED AT 3:30 P.M. FEB 16 1979

RECEPTION NO. 1184078 EARL SAWYER, RECORDER

PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that Gene M. Sanders, of Mesa County, State of Colorado, Grantor(x), 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 does hereby give and grant unto the said Grantee(x), heirs, successors, and assigns a PERPETUAL EASEMENT on, along, over and across the following described premises, to wit;

A fifteen foot (15') sanitary sewer easement over and across a part of the SW 1/4 SE 1/4 of Section 3, T 1 S, R 1 W, of the Ute Meridian, Mesa County, Colorado, said easement being 7 1/2 feet on each side of the following described centerline:

Commencing at the SE Corner of the SW 1/4 SE 1/4 of said Section 3 and considering the South line of the SW 1/4 SE 1/4 of Section 3 to bear S 90° 00' 00" W with all other bearings contained herein relative thereto; Thence S 90° 00' 00" W along said south line of the SW 1/4 SE 1/4 of said Section 3 a distance of 660.00 feet; thence N 00° 00' 00" E 223.8 feet to the TRUE POINT OF BEGINNING of said 15 foot sanitary sewer easement; Thence S 83° 16' 39" E 296.8 feet; Thence S 13° 17' 20" E 68.90 feet; Thence N 90° 00' 00" E 236.0 feet to the termination of said 15 foot sanitary sewer easement.

for the purpose of the installation of a sanitary sewer pipeline.

And the Grantor(x) hereby covenant(s) with the Grantee(x) 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 12 day of Feb, 1979.

Gene M. Sanders (signature) Gene M. Sanders

STATE OF COLORADO)
County of Mesa) ss.

The foregoing instrument was acknowledged before me this 12th day of February, 1979, by Gene M. Sanders

My commission expires Aug. 9th 1981

Witness my hand and official seal.

Copy to Darrel Linder 2-26-79

Thomas A. Logue Notary Public

