

SAR08SAN

TYPE OF RECORD:

PERMANENT

CATEGORY OF RECORD:

EASEMENT (MULTI-PURPOSE)

NAME OF PROPERTY  
OWNER OR GRANTOR:

AL AND ERNA SARTI FAMILY REVOCABLE  
TRUST, ESTABLISHED JULY 9, 1981 AND  
AL AND ERNA SARTI 1997 IRREVOCABLE  
TRUST, ESTABLISHED JUNE 4, 1997

PURPOSE:

SANDMAN MOTEL ADDITION

ADDRESS:

708 HORIZON DRIVE

PARCEL NO.:

2701-364-00-074

CITY DEPARTMENT:

PUBLIC WORKS AND PLANNING

YEAR:

2008

EXPIRATION DATE:

NONE

DESTRUCTION DATE:

NONE

4

PAGE DOCUMENT

RECEPTION #: 2441044, BK 4669 PG 984 05/23/2008 at  
04:18:53 PM, 1 OF 4, R \$20.00 S \$1.00 EXEMPT Doc  
Code: EASEMENT  
Janice Rich, Mesa County, CO CLERK AND RECORDER

### GRANT OF MULTI-PURPOSE EASEMENT

**Al and Erna Sarti Family Revocable Trust, established July 9, 1981 and Al and Erna Sarti 1997 Irrevocable Trust, established June 4, 1997, 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 granted and conveyed, and by these presents do hereby grant and convey to the **City of Grand Junction, a Colorado home rule municipality, Grantee**, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, a Perpetual Multi-Purpose Easements for the use and benefit of Grantee and for the use and benefit of the Public Utilities, as approved by Grantee, as a perpetual easement for the installation, operation, maintenance, repair and replacement of utilities and appurtenances related thereto, including, but not limited to, electric lines, cable television lines, natural gas pipelines, sanitary sewer lines, storm sewers and storm water drainage facilities, irrigation and drainage facilities, water lines, telephone lines, and also for the installation, operation maintenance, repair and replacement of traffic control facilities, street lighting, landscaping, trees and grade structures, as approved by Grantee, on, along, over, under, through and across the following described parcel of land, to wit:

Commencing at the South 1/4 corner of Section 36, Township1 North, Range 1 West, Ute Meridian, Mesa County, Colorado, and considering the south line of the SW1/4 SE1/4 of said Section 36 to bear S89°55'46"E and all other bearings are relative thereto; thence N15°37'08"W a distance of 456.93 feet to the northwest corner of that parcel of land described in Book 3597, Page 679; said corner being the POINT OF BEGINNING; thence S58°27'49"E, a distance of 14.00 feet along the northerly line of said parcel; thence S31°31'39"W, a distance of 183.92 feet to the southerly line of said parcel; thence N78°11'22"W, a distance of 14.87 feet to the westerly line of said parcel; thence N31°31'39"E, a distance of 188.94 feet along said westerly line to the POINT OF BEGINNING.

Said parcel contains 2,609.67 square feet, more or less, as described herein and depicted on "Exhibit A" attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD

Executed and delivered this 9 day of May, 2008.

Al and Erna Sarti Family Revocable Trust,  
established July 9, 1981.

By: Al Sarti  
Al Sarti, Trustee

By: Erna Sarti  
Erna Sarti, Trustee

State of \_\_\_\_\_ )  
  )ss.  
County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2008, by Al Sarti, Trustee and Erna Sarti, Trustee for Al and Erna Sarti Family Revocable Trust, established July 9, 1981.

My commission expires \_\_\_\_\_.

~~Witness my hand and official seal.~~

see attached  
notary acknowledgment  
Notary Public

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

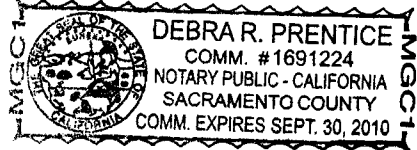
State of California  
County of Sacramento

On May 9, 2008 before me, Debra R. Prentice, notary public, personally appeared Al Sarti, Erna Sarti, Charles Sarti, and Jan Sarti, aka Jan Sarti Hanson who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Debra R. Prentice  
Debra R. Prentice



**Description of Attached Document**

Title or Type of Document Grant of Multi-Purpose Easement

Document Date: 5-9-08 Number of Pages: 2

Signer(s) Other Than Named Above \_\_\_\_\_

Capacity(ies) Claimed by Signer

Signer's Name all as trustees

- Individual
- Corporate Officer ( Title(s): \_\_\_\_\_)
- Partner  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

BASIS OF BEARINGS: THE SOUTH LINE OF THE SW 1/4 SE 1/4 OF SECTION 36 IS ASSUMED TO BEAR S89°55'46"E BETWEEN THE MONUMENTS SHOWN HEREON.

# 14' MULTI-PURPOSE EASEMENT

708 HORIZON DRIVE

PART OF THE S1/2 OF SECTION 36, T 1 S, R 1 W, UTE P.M.  
CITY OF GRAND JUNCTION, MESA COUNTY, COLORADO

CURRENT OWNER: AL SARTI/ERNA TRUSTEES, 236 JIBBOOM ST., SACRAMENTO, CA 95811

# EXHIBIT "A"

### ABBREVIATIONS

POB	POINT OF BEGINNING
N	NORTH
S	SOUTH
W	WEST
E	EAST
T	TOWNSHIP
R	RANGE
ft	FEET
sq ft	SQUARE FEET
LS	LAND SURVEYOR



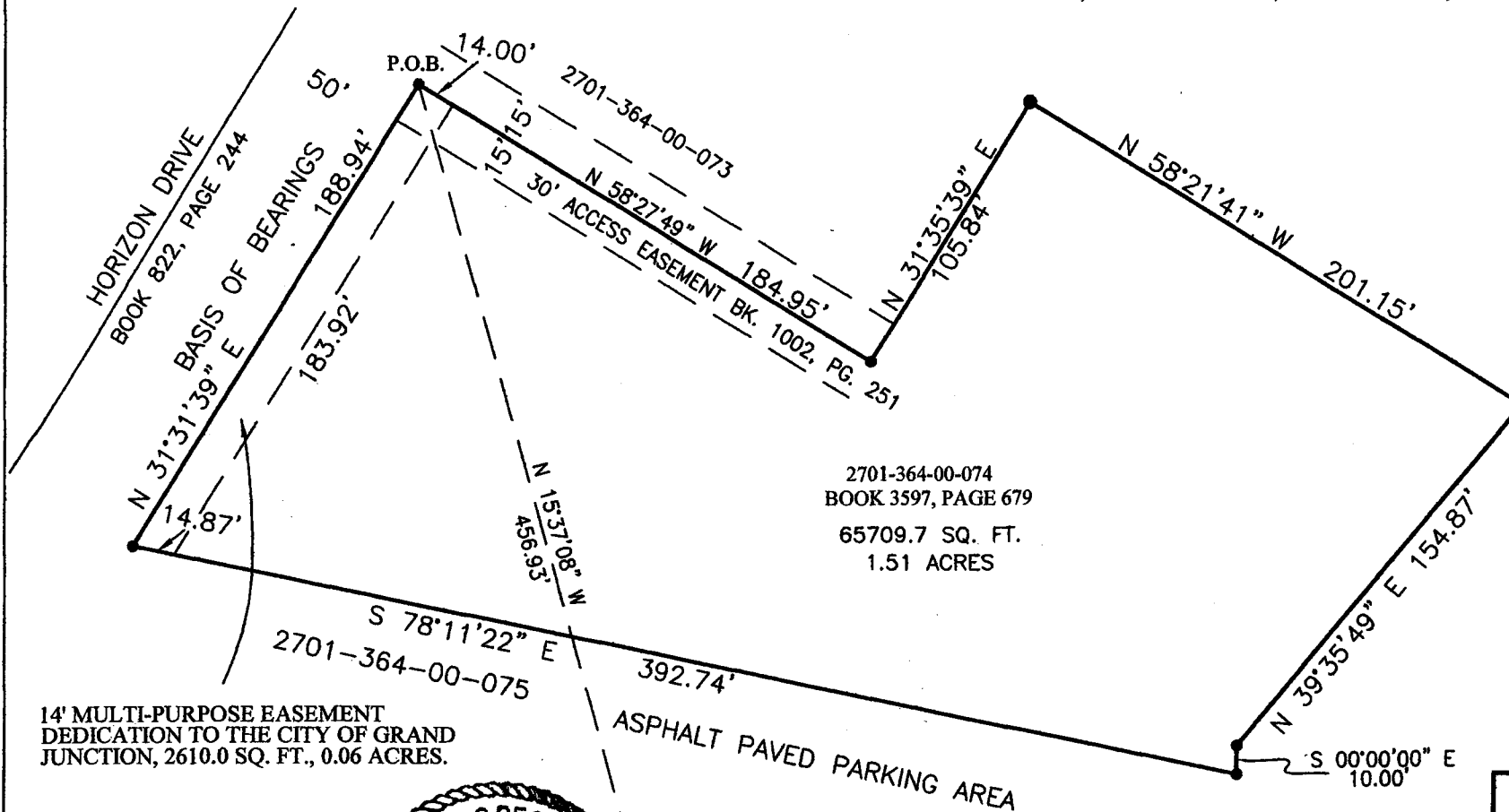
### LEGEND

	PARCEL LINE
	ADJOINING LOT EASEMENT
	ROAD CENTERLINE
	MESA COUNTY SURVEY MONUMENT
	REBAR OR LS CAP

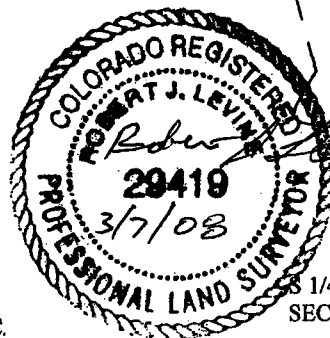
**708 HORIZON DRIVE**  
**SKETCH FOR EASEMENT DEDICATION**  
 SITUATED IN THE SOUTH 1/2 OF SECTION 36  
 T 1 N, R 1 W, UTE MERIDIAN  
 CITY OF GRAND JUNCTION, MESA COUNTY, COLORADO

SURVEYIT, INC.  
 2754 COMPASS DRIVE, SUITE 110  
 GRAND JUNCTION, CO 81506 970-245-3777

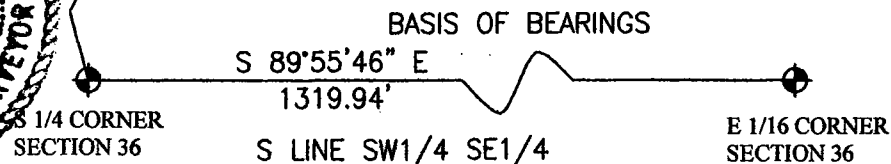
DATE: MARCH 7, 2008



14' MULTI-PURPOSE EASEMENT  
 DEDICATION TO THE CITY OF GRAND  
 JUNCTION, 2610.0 SQ. FT., 0.06 ACRES.



FOR AND ON BEHALF OF SURVEYIT, INC.  
 ROBERT J. LEVINE, PLS 29419



2701-364-00-074  
 BOOK 3597, PAGE 679  
 65709.7 SQ. FT.  
 1.51 ACRES

ASPHALT PAVED PARKING AREA

2701-364-00-075

HORIZON DRIVE  
 BOOK 822, PAGE 244

14.87'  
 N 31°31'39" E  
 183.92'

P.O.B.  
 14.00'  
 50'  
 188.94'  
 N 15°37'08" W  
 456.95'

2701-364-00-073

15.15'  
 N 58°27'49" W  
 184.95'  
 30' ACCESS EASEMENT BK. 1002, PG. 251

N 31°35'39" E  
 705.84'

N 58°21'41" W  
 201.15'

N 39°35'49" E 154.87'  
 S 00°00'00" E  
 10.00'