SON0830R

TYPE OF RECORD:	PERMANENT
CATEGORY OF RECORD:	EASEMENT
NAME OF PROPERTY OWNER OR GRANTOR:	SONSHINE III CONSTRUCTION AND DEVELOPMENT , LLC.
PURPOSE:	SWAN MEADOWS SUBDIVISION
ADDRESS:	351 30 ROAD
FILE#:	FP-2007-062
TAX PARCEL NO.:	2943-201-00-020 2943-201-00-033
CITY DEPARTMENT:	PUBLIC WORKS AND PLANNING
YEAR:	2008
EXPIRATION DATE:	NONE
DESTRUCTION DATE:	NONE

RECEPTION #: 2454431, BK 4717 PG 83 08/22/2008 at
11:42:46 AM, 1 OF 1, R $5.00 S $1.00 EXEMPT Doc
Code: QCD
Janice Rich, Mesa County, CO CLERK AND RECORDER

QUIT CLAIM DEED
EASEMENT

No Consideration

SONSHINE III CONSTRUCTION & DEVELOPMENT, LLC, a Colorado Limited Liability Company for the consideration of Ten Dollars and Other Good and Valuable Consideration, in hand paid, hereby sells and quit claims to **THE CITY OF GRAND JUNCTION, a Colorado municipality**, whose legal address is 250 North 5th Street, Grand Junction, CO 81501, multipurpose, pedestrian and drainage easements, as set forth on the plat for Swan Meadows Subdivision, Mesa County, Colorado.

also known as street and number as Vacant Land

with all its appurtenances, and subject to 2008 general taxes, payable in 2009, and all subsequent taxes; easements, rights-of-way, restrictions, covenants, conditions and reservations of record or in use.

Signed this 26th day of March, 2008.

SONSHINE III CONSTRUCTION & DEVELOPMENT, LLC, a Colorado Limited Liability Company

By: Sundance Property Leasing, Inc., Manager

By: _____
Lloyd J. Davis, Jr., President

STATE OF COLORADO)
)ss.
COUNTY OF MESA)

The foregoing instrument was acknowledged before me this 26th day of March, 2008, by Sonshine III Construction & Development, LLC, a Colorado Limited Liability Company, by Sundance Property Leasing, Inc., its Manager, by Lloyd J. Davis, Jr., President.

Witness my hand and official seal.
My commission expires: 04/14/2010

_____
Notary Public

NOTARY PUBLIC
KIM A. KERK
STATE OF COLORADO

My Commission Expires 04/14/2010

C:\ATTY\LIV\Davjoh\SWAN MEADOWS\HOA\QUIT-CLAIM-CITY.wpd