

VIN95UNA

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: EASEMENT

NAME OF AGENCY OR CONTRACTOR: JOHN L. VINSON, RUTH B.
ADELMAN AND JOHANNA M. QUAM

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 2766 C ROAD
WATERLINE EASEMENT ON MOUNTAIN VIEW DRIVE 2945-244-00-160

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1995

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

GRANT OF EASEMENT1728098 0300PM 08/29/95
MONIKA TODD CLK&REC MESA COUNTY CO
DOCUMENT FEE \$EXEMPT

John L. Vinson, Ruth B. Adelman and Johanna M. Quam, Grantors, for and in consideration of the sum of One Thousand Six Hundred Fifty and 00/100 Dollars (\$1,650.00), and also for and in consideration of the installation, operation, maintenance and repair of a domestic water pipeline and related facilities, the receipt and sufficiency of which is hereby acknowledged, hereby grant and convey to the City of Grand Junction, a Colorado home rule municipality, Grantee, whose legal address is 250 North 5th Street, Grand Junction, Colorado 81501, its successors and assigns forever, a Perpetual Easement for the installation, operation, maintenance and repair of a domestic water pipeline, together with the right of ingress and ingress for workers and equipment, on, along, over, under, through and across the West 10.00 feet of the West 1/2 of the SE1/4 SW1/4 SE1/4 of Section 24, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, County of Mesa, State of Colorado, and being more particularly described by the following metes and bounds, to wit:

Commencing at the Southwest Corner of the West 1/2 SE1/4 SW1/4 SE1/4 of said Section 24 from whence the South 1/4 Corner of said Section 24 bears N 90°00'00" W a distance of 661.20 feet with all bearings contained herein being relative thereto; thence N 00°04'00" W along the West line of the West 1/2 SE1/4 SW1/4 SE1/4 of said Section 24 a distance of 24.00 feet to the True Point of Beginning of the easement parcel described herein;

Thence N 00°04'00" W along the West line of said West 1/2 SE1/4 SW1/4 SE1/4 a distance of 628.40 feet to the Northwest Corner of said West 1/2 SE1/4 SW1/4 SE1/4; Thence S 90°00'00" E along the North line of said West 1/2 SE1/4 SW1/4 SE1/4 a distance of 10.00 feet;

Thence leaving said North line, S 00°04'00" E a distance of 628.40 feet;

Thence N 90°00'00" W a distance of 10.00 feet to the True Point of Beginning, containing 6,284.00 square feet as described herein and depicted on the attached Exhibit "A".

TO HAVE AND TO HOLD the premises herein granted unto the Grantee, its successors and assigns forever, subject to the following terms, covenants, conditions and restrictions:

1. Grantee, as a condition of this grant, agrees that entry to the easement area for the purposes herein described shall be conducted so as to cause minimum interference to the Grantors and to the Grantor's heirs, successors and assigns.

2. Grantors shall have the right to continue to use the real property burdened by this easement for any lawful purpose which will not interfere with Grantee's full use and enjoyment of the Grantee's rights herein granted; provided, however, Grantors hereby covenant with Grantee that the easement area shall not be burdened or overburdened by the Grantors erecting or placing any improvements or structures thereon which might act to prevent reasonable ingress and egress on, along, over, under, through and across the easement area.

3. Grantors 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 forever defend the title and quiet possession thereof against the lawful claims of all persons whomsoever.

Signed this 4th day of August, 1995.

John L. Vinson
John L. Vinson

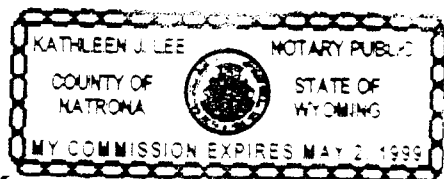
Ruth B. Adelman
Ruth B. Adelman

Johanna M. Quam
Johanna M. Quam

State of Wyoming)
)ss.
County of Natrona)

The foregoing instrument was acknowledged before me this 4th day of August, 1995, by ~~John L. Vinson~~, Ruth B. Adelman and Johanna M. Quam.

Witness my hand and official seal.



Kathleen J. Lee
Notary Public

My commission expires:

May 2, 1999

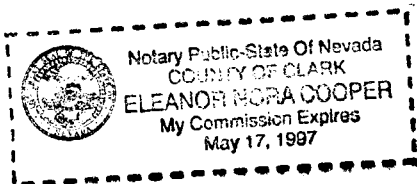
INDIVIDUAL ACKNOWLEDGMENT

State of Nevada }
County of Clark } ss.

On this the 9th day of August, 1995, before me,

Eleanor Nora Cooper
the undersigned Notary Public, personally appeared

John L. Vinson



personally known to me
 proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) John L. Vinson subscribed to the within instrument, and acknowledged that John L. Vinson executed it.
WITNESS my hand and official seal.

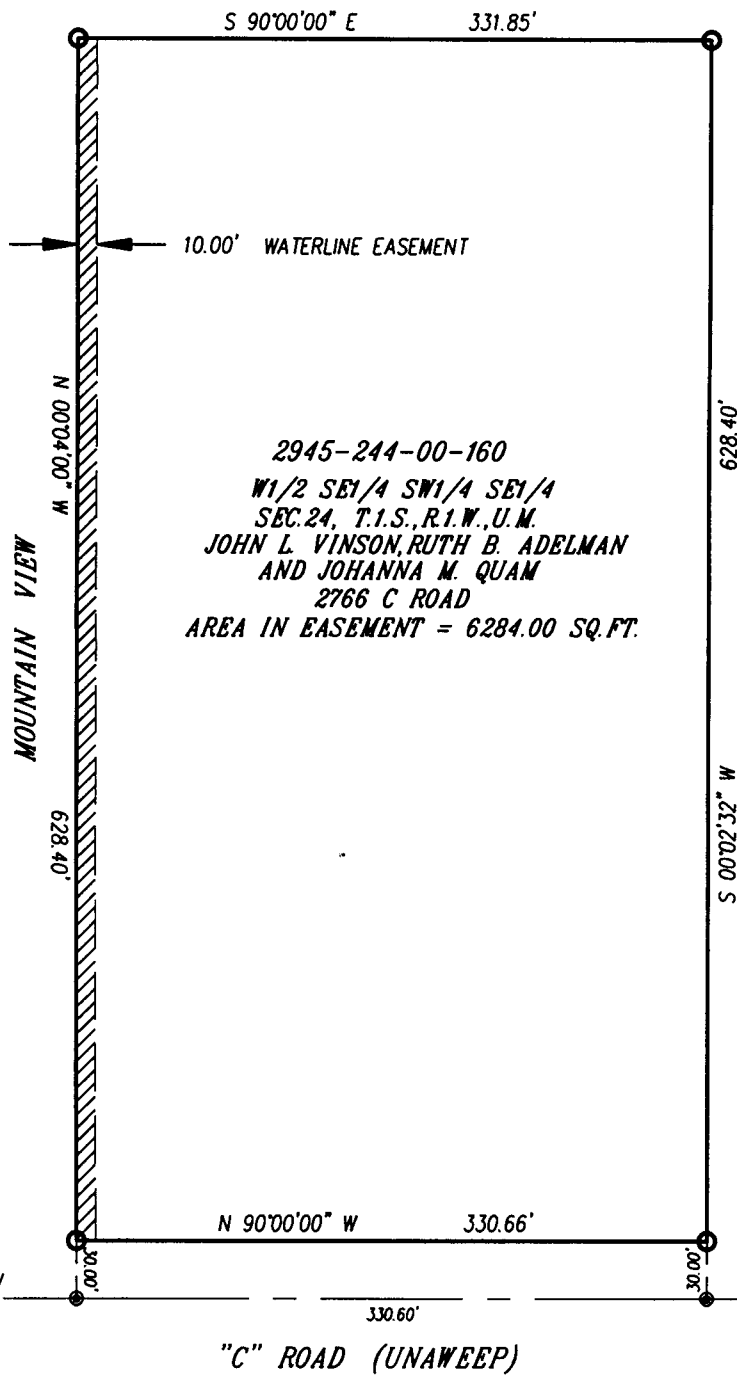
Eleanor Nora Cooper
Notary's Signature

ATTENTION NOTARY: Although the information requested below is **OPTIONAL**, it could prevent fraudulent attachment of this certificate to another document.

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT:

Title or Type of Document Granting Easement
Number of Pages 3 Date of Document Aug 9, 1995
Signer(s) Other Than Named Above Ruth B Adelman / Johanna M Quam

EXHIBIT "A"



SOUTH 1/4 CORNER
SECTION 24
T.1.S., R.1.W., U.M.

SOUTHEAST CORNER
SW 1/4 SE 1/4
SECTION 24
T.1.S., R.1.W., U.M.

DRAWN BY: SRP
DATE: 07-21-95
SCALE: 1" = 100'
APPR. BY: *Jim W.*
FILE NO: VINSON.DWG

EASEMENT DESCRIPTION MAP
1995 FIRE PROTECTION WATERLINE UPGRADE

DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION
CITY OF GRAND JUNCTION