

STREET ADDRESS: 527 Village Way, Grand Junction, Colorado 81503
PARCEL #: 2945-073-20-951

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PETITION FOR ANNEXATION
[100% PETITION]

The undersigned, being the record owner(s) of the territory hereinafter proposed to be annexed to the City of Grand Junction, Colorado, hereby petition(s) the City Council to annex to the City of Grand Junction the territory described in Exhibit A, which is incorporated herein by this reference, to the City of Grand Junction.

In support of their petition, Petitioners allege that:

1. It is desirable and necessary that the described territory be annexed to the City.
2. Not less than one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; a community of interest exists between the territory proposed to be annexed and the City; the territory proposed to be annexed is urban or will be urbanized in the near future; the territory proposed to be annexed is integrated or is capable of being integrated with the City;
3. No land within the boundary of the territory to be annexed held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts or parcels of real estate:
 - a. is divided into separate parts or parcels without the written consent of the landowner or landowners thereof, unless such tracts or parcels are separated by a dedicated street, road or other public way;
 - b. comprising twenty acres or more and which, together with the buildings and improvements situated thereon has an assessed value in excess of two hundred thousand dollars for ad valorem tax purposes for the year next preceding the annexation is included within the territory proposed to be annexed without the written consent of the landowner or landowners;
4. No annexation proceedings have been commenced for the annexation of part or all of the subject property to another municipality; the proposed annexation will not have the effect of extending a municipal boundary more than three miles in any direction from any point of such municipal boundary in any one year;
5. The undersigned comprise the landowners of more than 50% of the territory included in the area proposed to be annexed, exclusive of streets and alleys; and are persons comprising more than 50% of the landowners in the area proposed for annexation and owning more than 50% of the area proposed for annexation, excluding public streets, alleys, and any land owned by the City of Grand Junction.
6. The mailing address of each signer, the legal description of the land owned by each signer, and the date of signing of each signature are all shown on this petition; as a part of this petition is the affidavit of the circulator or circulators of this petition stating that each signature hereon is the signature of the person whose name it purports to be;

7. Accompanying this petition are four (4) prints of an annexation map which complies with C.R.S. 31-12-107(d).

7/1/96

8. That the territory described on Exhibit A is not presently a part of any incorporated municipality;

9. That all of the requirements of §§ 31-12-104 and 105, C.R.S., have been met;

10. The signers of this petition comprise 100% of the land owners of the territory included in the area proposed to be annexed, exclusive of streets and alleys;

11. The description of the perimeter boundary of the territory proposed to be annexed is attached as Exhibit B.

ANNEXOR

REDLANDS UNITED METHODIST CHURCH

By: Mary G. Warren
(Name)
Acting President and Acting Chairman of the Board of Trustees
(Title)

Address: 527 Village Way
Grand Junction, Colorado 81503

Date: July 5, 1996

Status: (Option Holder) (Landowner)

<u>LANDOWNER/PETITIONER</u> <u>MAILING ADDRESS</u>	<u>DATE</u> <u>SIGNED</u>	<u>LEGAL DESCRIPTION OF</u> <u>LANDOWNER/PETITIONER LAND</u>
527 Village Way Grand Junction, CO 81503	7/5/96	See Exhibit A

7/1/96

CIRCULATOR'S AFFIDAVIT

STATE OF COLORADO)
) ss.
COUNTY OF MESA)

Harry A. Warren, being duly sworn, upon oath, states that I have circulated the foregoing Petition and that each of the signatures on said Petition is the signature of the person whose name he/she purports to be.

Harry A. Warren
Signature of circulator

Subscribed and sworn to before me this 5th day of July, 1996.

Witness my hand and official seal.

My Commission expires: May 22, 1997

Richard A. Powell
Notary Public

Address: 443 No 6th St., Grand Jct, Co 81501

EXHIBIT A
ANNEXATION PETITION

Legal Description of the territory to be annexed.

(TO BE ATTACHED)

Lot 1 in Redlands Village Filing No. 10.

COLORADO WEST UNITED METHODIST CHURCH
EXTENSION SOCIETY, a Colorado non-profit
corporation,

whose address is Grand Junction,
County of Mesa, State of

Colorado, for the consideration of TEN DOLLARS
AND OTHER VALUABLE CONSIDERATIONS
HEREIN, in hand paid, hereby sell (s) and convey (s) to

REDLANDS UNITED METHODIST CHURCH, a Colorado non-profit corporation,

whose address is Grand Junction, County of
Mesa, and State of Colorado the following real property in the
County of Mesa, and State of Colorado, to wit:

Lot 1 in Redlands Village Filing No. 10

State Documentary Fee
Date SEP 24 1975
\$ 112

8/11/1975
Exam. cd. R.A.

with all its appurtenances, and warrant(s) the title to the same, subject to 1975 taxes; ALSO
SUBJECT to easements, rights-of-way, reservations and restrictions
of record.



Signed this 8th day of September, 1975,
ATTEST: Mary K. Brown Secretary
BY: Herbert L. Bacon President

STATE OF COLORADO,
County of MESA ss.

The foregoing instrument was acknowledged before me this 24th
day of September, 1975, by Herbert L. Bacon as President
of Colorado West United Methodist Church Extension Society, and by
Mary K. Brown as Secretary of Colorado West United Methodist Church
Extension Society, a Colorado non-profit corpora-
tion.
Witness my hand and official seal.
My commission expires:
July 25, 1978

Mildred A. Wilson
Notary Public

Statutory Acknowledgment—If by natural person or persons here insert name or names; if by person acting in representative or
official capacity or as attorney-in-fact then insert name of person as executor attorney-in-fact or other capacity or descrip-
tion; if by officer of corporation then insert name of such officer or officers as the president or other officers of such cor-
poration naming it.

EXHIBIT B
ANNEXATION PETITION PERIMETER BOUNDARY