

61137 #63085 61105
Abstract of Title
to

Lots 17 and 18 in Block 60
in City of Grand Junction.

THE
TITLE GUARANTY
COMPANY

531 BOND AVE. • GRAND JUNCTION, COLORADO 81501
303-242-8234

Abstract of Title Service
for all properties in
ADAMS, ARAPAHOE, BOULDER, DENVER,
DOUGLAS, JEFFERSON and MESA COUNTIES

2 142 #

STATE OF COLORADO
LOAN NO.-5-D 91

No. 6461.

ABSTRACT OF TITLE

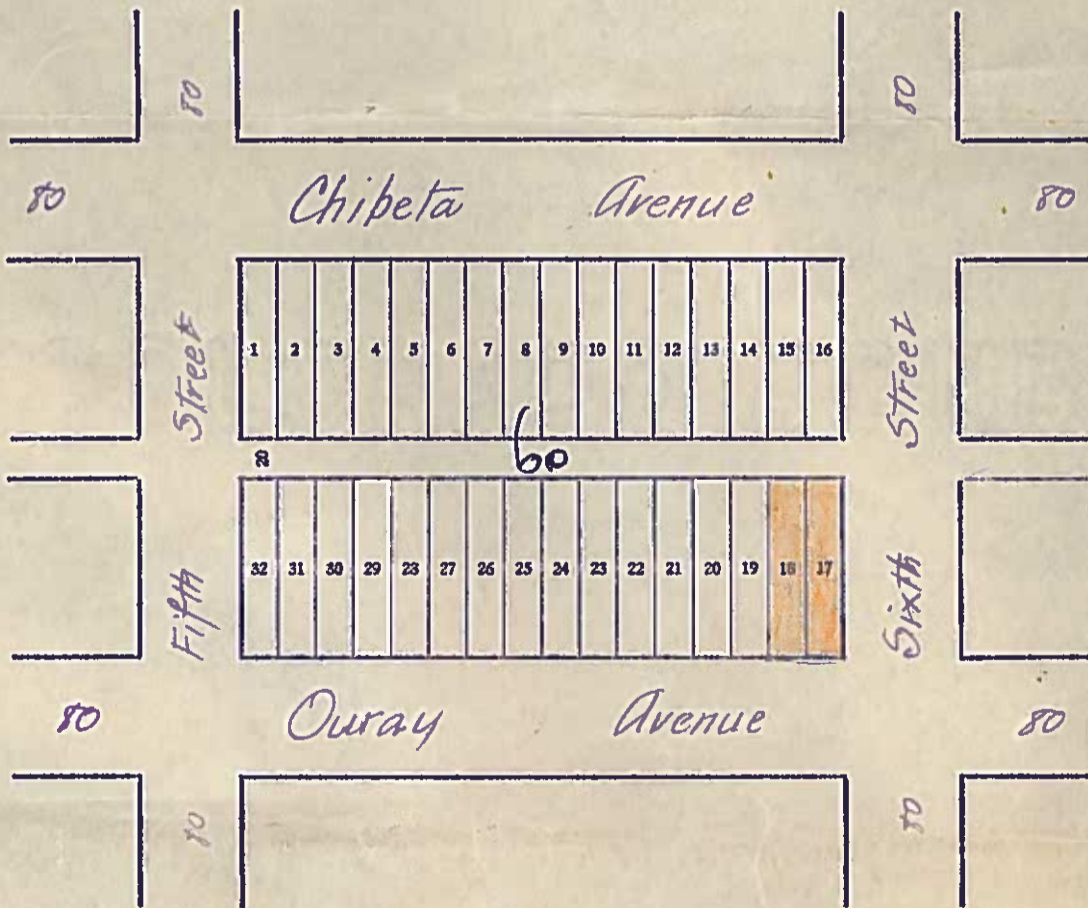
to

Lots Seventeen (17) and Eighteen (18), in Block Sixty (60) in the City of Grand Junction, in Mesa County, Colorado.

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PLAT.

NOTE:- Block Sixty (60) being in the NW of Section 14, Township One (1) South, Range One (1) West of the Ute Meridian.



The above is a true and correct copy of Plat of Block 60, City of Grand Junction Colo., as shown of record in the Office of the County Clerk and Recorder of Mesa County, Colorado.

2.

The Grand Junction
Town Company,
To
Whom It May Concern.

DECLARATION OF OCCUPANCY.
Filed Nov. 16-1881 at 9:30 A.M.
Book 13 page 143.

The Grand Junction Town Company and George Addison Crawford and Richard Daniel Mobley, Directors of said Company *** hereby declare and publish as a legal notice to all the world, that we have a valid right to the occupation possession and enjoyment of "" the NW 1/4 of Section 14, in Township 1 South, Range 1 West, "" settlement having been made on same on the 26th. September, 1881.

(Signed) The Grand Junction Town Company. (Seal)
"There being no official seal."
George Addison Crawford.
The Grand Junction Town Company. (Seal)
Richard Dannie Mobley.

Acknowledged Nov. 7-1887 by George Addison Crawford, Director of The Grand Junction Town Company, before Richard D. Mobley, Justice of the Peace, Gunnison County, Colorado.

Acknowledged Nov. 16-1881 by Richard Daniel Mobley, Director of the Grand Junction Town Company, before George W. Pettit, Notary Public, Gunnison County, Colorado. (L.S.)

3.

William K. Burchinell,
Receiver,
Leadville, Colorado.
To
Charles F. Shanks,
Mayor of Grand Junction.

RECEIVER'S RECEIPT.
Dated Dec. 6-1882.
Filed Mch. 15-1883 at 11:00 A.M.
Book 10 page 4.
Receipt for \$800. in full for NW 1/4, SW 1/4, SE 1/4 and S 1/2 of NE 1/4, Sec. 14 and N 1/2 of NW 1/4 Section 23, Township 1 South, Range 1 West U.P.M. containing 640 acres at \$1.25 per acre.
Marginal in red "Grand Junction Townsite Act Mar. 2-1867."

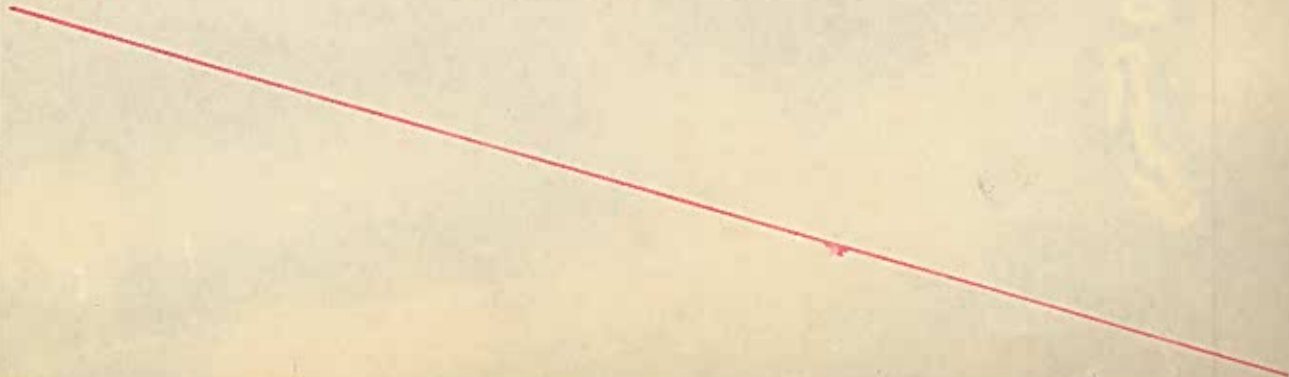
4.

United States,
To
Charles F. Shanks,
Mayor of the Town
of Grand Junction, in
Trust for the several
use and benefit of the
occupants of the Town-
site of Grand Junction.

PATENT. Ctf. No. 820. Doc. #9031.
Dated Feb. 16-1890.
Filed Mch. 7-1890 at 8:40 A.M.
Book 7 page 345.
Whereas Charles F. Shanks, Mayor of the Town of Grand Junction *** for the several use and benefit of the occupants of the Town site of Grand Junction *** according to their respective interests, has deposited in the General Land Office of the

United States, a certificate of the Register of the Land Office at Leadville, Colorado. whereby it appears that full payment has been made by the said Charles F. Shanks, Mayor as aforesaid, in Trust as aforesaid, according to the provisions of an Act of Congress of the 24th. of April, 1820 *** and Acts Supplemental thereto, including that of March 2-1867, for the NW 1/4, SW 1/4, S 1-2 of NE 1-4 and W 1-2 of SE 1-4 of Section 14 and the N 1-2 of NW 1-4 of Section 23 in Township 1 South, Range 1 West of Ute Meridian, containing 560 acres "" do give and grant to the said Charles F. Shanks, Mayor as aforesaid, In Trust as aforesaid, and to his successors, the tract above described.

(Signed) By the President, Benjamin Harrison.
(Seal) By M. McKean, Secretary.
J.M. Townsend, Recorder of
the General Land Office.



AN ORDINANCE

#1789

Filed May 7" 1884 at 4:10 P. M.
Book 10, page 297

5.

Be it ordained by the Board of Trustees of Town of Grand Junction:

Section I: That Thomas B. Crawford ---- be and is hereby appointed and is authorized to act as Commissioner to sell and convey any land or real estate which may hereafter be entered by the corporate authorities of Town of Grand Junction, in trust for the several use and benefit of occupants upon such real estate, under and in accordance with provisions of an Act of the General Assembly of Colorado, entitled "An Act to Provide for Disposal of Town Lots and Proceeds of Sale in Town Sites Entered on Public Land." - - -

(Signed) Charles F. Shanks, Mayor.

Approved Oct. 30" 1882

P. H. Westmoreland, Clerk and Recorder.

Certificate of true copy attached May 7" 1884, signed by W. E. Shaffer, Town Recorder Town of Grand Junction. (Seal)

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ARTICLES OF INCORPORATION #4361
OF GRAND JUNCTION TOWN COMPANY.

Dated Oct. 10" 1881

Filed Feb. 1, 1887 at 2:00 P. M.

Book 20, Page 375

6.

Article I. Name of said company "Grand Junction Town Company."

Article II. Objects - - surveying, platting, purchasing and recording of town site and building of town and selling lots in same; said town to be built at or near Grand River near its junction with Gunnison River, to be called Grand Junction,

Article III. Term of existence twenty years.

Article IV. Capital stock \$100,000.00 divided into 10,000 shares of \$10.00 each.

Article V. Board of Directors three in number.

Article VI. Principal office shall be kept at Grand Junction.

Article VII. Board of Directors have power to make such prudential by-laws as seem to them proper for management of affairs of Company.

(Signed) George Addison Crawford

M. Rush Warner

Richard D. Mobley

Ack. by George A. Crawford, Richard D. Mobley and M. Rush Warner, Oct. 13" 1881 before George W. Pettit, N. P. Gunnison County, Colorado. (N. P. Seal)

Certificate of true copy attached July 23" 1883 signed by A. J. Bean County Clerk and Recorder of Gunnison County, by D. C. Scribner, Deputy. (Official Seal)

o----O-----o

Tho. H. Williams,

to

The Grand Junction
Town Company.

QUIT CLAIM DEED \$60.00 #23358

Dated April 26" 1882

Filed May 2" 1882 at 8: 00 A. M.

Book 13, page 105

Quit claims: Sec. 14, Twp. 1 S,
R 1 W, U. M. and more particularly NE 1/4 SW 1/4 said Sec.

14, in Grand River Valley.

Ack. April 26" 1882 by Thomas H. Williams, before James W. Bucklin, N. P. Gunnison County, Colorado. (Seal)

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7.



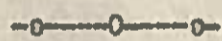
The Corporate Authorities of the Town of Grand Junction, Mesa County, Colorado.

to The Grand Junction Town Company

DEED \$1500.00 Dated Mar. 16" 1883. Filed Apr. 9" 1883 at 11:15 A.M. Book 7 page 3.

Whereas the said Corporate authorities of the Town of Grand Junction -- did on Dec. 6" 1882 enter at the United States Land Office at Leadville, Colorado, as a part of the Townsite of the said Town of Grand Junction, the NW 1/4, the SE 1/4, the SW 1/4 and the S 1/2 NE 1/4 Sec. 14, and the N 1/2 NW 1/4 Sec. 23, Twp. 1 S. R. 1 W. U.P.M., in trust for the several use and benefit of the occupants thereof, under the provisions of the Act of Congress Mar. 2" 1867, and whereas, Charles F. Shanks, Mayor of the said Town on behalf of the Corporate authorities thereof, did within 30 days after entry, aforesaid, give public notice of said entry by posting notices -- and by publishing said notice containing an accurate description of the land entered as aforesaid in newspaper published in said Town once a week for at least 3 successive weeks and whereas, 90 days since first publication of the notice aforesaid have expired, as required, and whereas the said Corporate authorities did on Oct. 30" 1882 duly appoint Thomas B. Crawford, a commissioner to sell and convey any land or real estate thereafter to be entered by the said Corporate authorities -- and the said Thomas B. Crawford having duly qualified as such commissioner, the said Corporate authorities -- through the said Thomas B. Crawford their duly authorized and qualified commissioner and the said Charles F. Shanks, Mayor of said Town of Grand Junction -- in consideration of certain vested rights which the said party of the second part has and had in and to the parcels herein-after described at the time of the entry thereof and in consideration of the equitable ownership of said party of the second part in and to the hereinafter described lands -- and in further consideration of \$1500.00 -- Convey and Confirm unto the Grand Junction Town Company (The sole claimant thereof) -- all the right, title, interest, claim and demand which the said party of the first part has in and to the following described lots or parcels of land -- being a part of Grand Junction, to-wit: Lots 1 to 32 both inclusive, Block 60 (and other lots)

Attest:- R. H. Westmoland, Clerk and Recorder of the Town of Grand Junction. (Seal) (Signed) Thomas B. Crawford, Commissioner. Charles F. Shanks, Mayor. Ack. May 19" 1883 by Thomas B. Crawford, Commissioner and Charles F. Shanks, Mayor of the Town of Grand Junction, before J. W. Boulden (Seal) Justice of the Peace, Mesa County, Colorado.



GRAND JUNCTION

PLAT AND DEDICATION Plat Book 1 pages 1 and 2. Plat Book 4 page 17 (Also)

Grand Junction embraces Sec. 14, T. 1 S. R. 1 W. according to a survey made in 1881 by authority of the Interior Department of the U.S. for the Ute Indians. Grand and Gunnison Avenues and Main and Seventh Streets are 100 feet wide. All others 80 feet, except upon the East, North and West which are half streets, with the width marked on the plat. All alleys are 20 feet wide and run East and West except those running North and South in rear of Seventh Street from Block 6 to 160 and Block 5 to 159 which are 15 ft wide. All lots fronting on Grand and Gunnison Avenue are 25 x 120 feet, except the East lots which are marked. All lots fronting East on Seventh Street are 135 feet deep. Those fronting East on this street are 140 feet deep. All lots fronting on North Avenue are 25 x 145 feet, except the one on the east which is marked. All Lots fronting on the South of South Avenue are 25 x 130 feet except the one on the East which is marked. All other lots are 25 x 125 feet, except those marked otherwise on the plat.

Magnetic variation 14'45" East.

This plat as above explained represents the land selected, surveyed, and platted by the Grand Junction Town Company and now known as The Town of Grand Junction, in Gunnison County, Colorado. The Streets, Alleys, parks and other grounds therein set apart for public uses are hereby dedicated to the purposes named in plat.

Dated March 27" 1882 (Signed) The Grand Junction Town Company, George A. Crawford, President.

Ack. Mar. 27" 1882 by George A. Crawford, President of the Grand Junction Town Company, before James W. Bucklin, Notary Public, Gunnison County, Colo. (Notary Seal) Filed for record in Gunnison County, Colorado, Apr. 3" 1882 at 9:00 A.M.

Certificate of true copy as the same appears in the records of Gunnison County, Colo. Dated June 16" 1883 (Signed) A. J. Dean, County Clerk and Recorder. (Gunnison County, Colo. Seal) Gunnison County, Colorado.



The Grand Junction Town Company
of Grand Junction, Colorado.

AMENDED CERTIFICATE OF INCORPORATION #3099.

Dated Dec. 6" 1883.

Filed Aug. 20" 1885 at 9:30 A.M.

Book 14 page 214.

10.

We -- being Directors and Stockholders of the Grand Junction Town Company, organized Oct. 10" 1881 -- do make this one certificate in triplicate and in accordance with the provisions of the said laws of the State of Colorado, we make the following statement:

First: -- That at a meeting of the Board of Directors of said Company held at the office of said Company, in the Town of Grand Junction, County of Mesa and State of Colorado on the 24th and 25th days of October 1883 a special meeting of the stockholders of said Company was ordered for the 29th day of November 1883, for the purpose -- of changing its name to that of The Grand Junction Town and Improvement Company, for the increase of its Capital Stock to \$500,000 and for the increase of its Board of Directors to 8, and for other purposes.

Second:-- That 30 days notice of said special meeting was given to the stockholders --.

Third: -- That the said special meeting of the stockholders of said Company -- was held in the town of Grand Junction, County of Mesa and State of Colorado on the 6th day of December 1883.

Fourth:-- That -- the said special meeting of the stockholders of the said Company, votes representing 10,000 shares of the stock were cast in favor of the adoption of the proposed changes, so that hereafter -- the following shall stand as the certificate of incorporation of the Company.

First: -- The Corporate name shall be "The Grand Junction Town and Improvement Company".

Second:-- The Object -- is the selecting, surveying, purchasing, platting and recording of a townsite and the building of a town and the selling of lots in same said Town to be built at or near the Grand River near its junction with the Gunnison River, all to be called "Grand Junction" and further, the buying and selling of real estate in Mesa County, Colorado, for the erection of Hotels, residences, business houses, mills and other manufacturing establishments (And other purposes)

Third: -- The Capital Stock shall be \$500,000 to be divided into 50,000 shares of \$10.00 each, to be non-assessable, \$100,000 of which shall be reserved by the Company for working capital, the same to be sold and the proceeds thereof to be invested in improvements and other property --.

Fourth: -- To exist for the term of 20 years from time of its first organization

Fifth: -- The affairs and management to be under the control of eight Directors

Sixth: -- The business of said Company will be carried on in Mesa County, Colorado, the principal place of business, Grand Junction, Mesa County, Colorado.

Seventh:-- The directors to have the power to make such by-laws as seem to them proper.

(SIGNED)

George A. Crawford)
W. M. Hastings)
James W. Bucklin)
Thomas B. Crawford)

Directors

Richard D. Mobly)
M. L. Allison)
William Nishwitz)

Stockholders.

Ack. Dec. 6" 1883 by G. A. Crawford, Thomas B. Crawford and James W. Bucklin, before M. L. Allison, County Clerk, Mesa County, Colorado. (County Clerk Seal)

State of Colorado, County of Mesa, SS.

George A. Crawford, President of The Grand Junction Town Company -- being duly sworn deposes and says that the amended certificate thereof, truly represents the changes that have been made in the certificate of incorporation of "The Grand Junction Town Company" that the name has been changed to "The Grand Junction Town and Improvement Company" that its Capital Stock has been increased from \$100,000 to \$500,000 and the number of its Directors has been increased from six to eight.

(Signed) G.A. Crawford, President of the Grand Junction Town Company.

Sworn to and subscribed before me, County Clerk in and for the said County of Mesa and State of ___ Dec. 6" 1883. (Signed) M. L. Allison, County Clerk.

(County Clerk Seal)

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Joe M. Sampliner, Mayor of Grand Junction, Attest: Frank G. Leslie, City Clerk, (Corp. Seal)

SECOND DIVISION RE-SURVEY

#54332.

Dated ___ 17" 1905.

Filed Apr. 17" 1905 at 10:00 A.M.

Plat Book 2 page 37.

11.

Know all men by these presents:-- That the City of Grand Junction, Colorado, through J.M. Sampliner, its Mayor, duly authorized thereto does hereby execute and deliver the within plat as the true and correct plat of so much of the City of Grand Junction as is herein delineated and of the streets, alleys, avenues, parks, lots, blocks and surpluses herein contained.

Ack. Apr. 17" 1905 by J.M. Sampliner, Mayor of the City of Grand Junction, before William A. Marsh, Notary Public, Mesa County, Colorado. (Notarial Seal)

Commission expires Jan. 7" 1909.



12. The Grand Junction Town Company,
By George A. Crawford, President.
_____ to _____ (Seal)
The First Methodist Episcopal
Church South of Grand Junction.
- WARRANTY DEED \$1.00 #645.
Dated July 10" 1883.
Filed July 18" 1883 at 8:00 A.M.
Book 16 page 183.
Conveys:- Lots 17 and 18, in Block 60 in the
Town of Grand Junction as shown by the Grand
Junction Town Company's Original Plat of said
Town.
- Ack. July 17" 1883 by George A. Crawford, President of The Grand Junction Town
Company before M. L. Allison, Clerk, pr. F.G.C. Heisen, Deputy, Mesa County, Colo.
(Seal)

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13. M. B. Ross, J.N. McArthur,
John Hall and J. B. Duckett
_____ to _____
S. W. Colman
- MORTGAGE \$122.75 #1942.
Dated June 18" 1884.
Filed July 11" 1884 at 11:00 A.M.
Book IX page 21.
Conveys:- Lots 17 and 18 in Block 60 situate
in the Town of Grand Junction, Mesa County,
Colorado as shown by the plat on file in the Clerk and Recorders office at Grand
Junction, Colorado. To Secure the sum of \$122.75 in manner particularly specified
in a note even date herewith, 1 $\frac{1}{2}$ per month from May 1" 1884 executed by the said
M. B. Ross, J. N. McArthur, J. B. Duckett and John Hall (Trustees aforesaid) to
said S. W. Colman. (Granting clause and acknowledgement recite M. B. Ross, J. N.
McArthur, J. B. Duckett and John Hall, Trustees)
- Ack. June 18" 1884 before L. R. Hill, Notary Public, Mesa County, Colorado.
(Notarial Seal)
- MARGINAL:- Released on the Margin, Aug. 17" 1894 by S. W. Coleman in presence of
Edwin Shaw, Deputy County Clerk.

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14. Marcus B. Ross, J. B. Duckett,
J. L. Duckett, and John T. Gavin
_____ to _____
S. W. Coleman
- WARRANTY DEED \$133.75 #3916.
Dated July 17" 1886.
Filed Aug. 23" 1886 at 11:35 A.M.
Book 12 page 237.
Conveys:- Lots 17 and 18, Block 60 situate
in the Town of Grand Junction, Mesa County,
Colorado. (Granting clause recites J. L. Duckett, Mark Ross, John B. Duckett, John
Gavin, Trustees of Methodest E. Church South)
- Ack. Aug. 20" 1886 by Marcus B. Ross, J. B. Duckett, J. L. Duckett and John Gavin,
before Arthur P. Cook, Clerk District Court. Mesa County, Colorado.
(D.C. Seal)

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15. Shepherd W. Coleman
_____ to _____
William P. Reeder
- BOND FOR DEED \$550.00 #18878.
Filed Aug. 6" 1894 at 2:30 P.M.
Book 40 page 358.
Whereas the above bounden party of first
part has agreed to sell to said party of
second part Lots 17 and 18, Block 60 in the Town of Grand Junction on conditions
that the said party of second part shall pay the sum of \$550.00 upon the delivery
of this bond to said party of second part and further sum of \$250.00 payable as
follows: \$125.00 6 months after date and \$125.00 1 year after date for which the
said party of second part has given his two notes. The condition of this obliga-
tion is such that if the said party of second part shall pay said notes - - said
party of first part shall on completion of said payments make execute and deliver
- - a Warranty Deed to said party of second part or to such persons or persons as
he may direct, then this obligation to be void. Time is the essence of this
contract, etc.
- Ack. Apr. 4" 1894 before J. A. Layton, Notary Public, Mesa County, Colorado.
(Seal) Commission expires Feb. 19" 1896.

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16. A. F. Steinberg, Secretary
to
The State

AFFIDAVIT OF INCORPORATION #106.
Filed Mar. 30th 1883 at 10:05 A.M.
Book 10 page 19.
Filed #338.
State of Colorado, Mesa County.

I, do solemnly swear, that at a meeting of the members of The First Methodist Episcopal Church South of Grand Junction held at Grand Junction in the County of Mesa and State of Colorado on Jan. 14th 1883 for that purpose, the following persons were elected Trustees, to-wit: J. A. Hall, Mark B. Ross, S. W. Coleman, J. N. McArthur and John Duckett. And adopted as its Corporate name "The First Methodist Episcopal Church South of Grand Junction" and at said meeting this affiant acted as Secretary. (Signed) A. F. Steinberg, Secretary.
Subscribed and sworn to before me this 30th day of March 1883, M. L. Allison, Clerk pr. F. G. C. Heisen, Deputy. (Co. Ck. Seal)

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17. The First Methodist Episcopal Church South of Grand Junction, by Marcus B. Ross, John T. Gavin, J. L. Duckett, J. B. Duckett to S. W. Coleman

QUIT CLAIM DEED \$5.00 #23670.
Dated Aug. 7th 1895.
Filed May 19th 1896 at 3:15 P.M.
Book 56 page 36.
Quit Claims:- Lots 17 and 18, Block 60 in the City (formerly Town) of Grand Junction. This deed is given for the purpose of correcting defects in a deed conveying said

property to the said S. W. Coleman dated July 17th 1886 and recorded in Book 12 page 237 of the records of said Mesa County.

Ack. Sept. 3rd 1895 by Marcus B. Ross, John T. Gavin and J. L. Duckett as the act and deed of The First Methodist Episcopal Church South of Grand Junction, before James W. Bucklin, Notary Public, Mesa County, Colorado. (Seal)

Commission expires Mar. 16th 1899.

Ack. May 15th 1896 by J. B. Duckett, before A.L. F. MacDermott, County Clerk, San Juan County, Utah. (Seal)

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18. The Grand Junction Town and Improvement Company, by Monroe L. Allison, President. to (Corp. Seal) S. W. Coleman

QUIT CLAIM DEED \$1.00 #23671.
Dated May 19th 1896.
Filed May 19th 1896 at 3:20 P.M.
Book 56 page 37.
Quit Claims:- The following described real estate in the City of Grand Junction and being Lots 17 and 18, Block 60 as shown on the recorded plat of said City.

Ack. May 19th 1896 by Monroe L. Allison, President of the Grand Junction Town and Improvement Co. before Ulysses G. Remy, Notary Public, Mesa County, Colorado. (Seal)

Commission expires Oct. 1st 1896.

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19. Shepherd W. Coleman to John D. Reeder

WARRANTY DEED \$550.00 #23686.
Dated May 20th 1896.
Filed May 21st 1896 at 3:00 P.M.
Book 55 page 529.

Conveys:- Lots 17 and 18, Block 60 in the City (formerly town) of Grand Junction. Except taxes since Aug. 6th 1894.

Ack. May 21st 1896 before James W. Bucklin, Notary Public, Mesa County, Colorado. (Seal)

Commission expires May 16th 1899.

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20. William P. Reeder to John D. Reeder

QUIT CLAIM DEED \$5.00 #23687.
Dated May 20th 1896.
Filed May 21st 1896 at 3:55 P.M.
Book 56 page 38.

Quit Claims:- Lots 17 and 18, Block 60 in the City (formerly town) of Grand Junction

This Deed is given for the purpose of conveying all right, title or interest in said above described property which the said party of the first part has or may be entitled to by virtue of a certain Bond for Deed from Shepherd W. Coleman to said party of first part dated Aug. 6th 1894 and recorded in Book 40 page 358 of the records of said Mesa County. And the said Shepherd W. Coleman is hereby directed to execute his Warranty Deed to the said John D. Reeder as provided for in said Bond for Deed.

Ack. May 20th 1896 before James W. Bucklin, Notary Public, Mesa County, Colorado. (Seal)

Commission expires Mar. 16th 1899.



21. John D. Reeder TRUST DEED \$1.00 #23775.
 _____ to _____
 Henry Le B. Wills, Trustee
 Dated May 28ⁿ 1896.
 Filed June 3ⁿ 1896 at 11:30 A.M.
 Book 39 page 305.
 Conveys:- Lots 17 and 18, Block 60 in the
City of Grand Junction, according to the recorded plat thereof. IN TRUST to secure
 one note even date herewith payable to the order of The Colorado and Northwestern
 Investment Company, 3 years after date for the sum of \$1000.00 with interest there-
 on according to the tenor of certain interest notes. Orson Adams, Jr. appoint-
 ed Successor in Trust.
 Ack. June 3ⁿ 1896 before Samuel G. McMullin, Notary Public, Mesa County, Colorado.
 (Seal) Commission expires Apr. 7ⁿ 1900.

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22. Orson Adams, Jr, Successor RELEASE DEED \$1.00 #29462.
 in Trust _____ to _____
 John D. Reeder
 Dated May 26ⁿ 1899.
 Filed May 26ⁿ 1899 at 3:20 P.M.
 Book 60 page 584.
 Releases:- Lots 17 and 18, Block 60 in the
City of Grand Junction, according to the
 recorded plat thereof. From Deed of Trust dated May 28ⁿ 1896 recorded June 3ⁿ
 1899 in Book 39 page 305 to secure The Colorado and Northwestern Investment Co.
 payment of his note. NOTE PAID. (Henry Le B. Wills, the Trustee
 named in said Deed of Trust being absent from State of Colorado and unable to act)
 Ack. May 26ⁿ 1899 before David T. Stone, Notary Public, Mesa County, Colorado.
 (Seal) Commission expires May 5ⁿ 1901.

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23. John D. Reeder TRUST DEED \$1.00 #23776.
 _____ to _____
 Henry Le B. Wills
 Dated May 28ⁿ 1896.
 Filed June 3ⁿ 1896 at 11:35 A.M.
 Book 39 page 306.
 Conveys:- Lots 17 and 18, Block 60 in the
City of Grand Junction, according to the recorded plat thereof. IN TRUST to
 secure one note even date herewith payable to the order of The Colorado and N.
 Western Investment Company for the sum of \$200.00 with interest thereon according
 to the tenor of certain interest notes.
 Ack. June 3ⁿ 1896 before Samuel G. McMullin, Notary Public, Mesa County, Colorado.
 (Seal) Commission expires Apr. 7ⁿ 1900.

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24. Henry Le B. Wills, Trustee RELEASE DEED \$1.00 #25927.
 _____ to _____
 John D. Reeder
 Dated July 29ⁿ 1897.
 Filed Aug. 9ⁿ 1897 at 1:30 P.M.
 Book 60 page 97.
 Releases:- Lots 17 and 18, Block 60 in the
City of Grand Junction according to the recorded plat thereof. From Deed of Trust
 dated May 28ⁿ 1896 recorded June 3ⁿ 1896 in Book 39 page 306 to secure The Colorado
 and North Western Investment Company payment of one note. NOTE PAID.
 Ack. July 29ⁿ 1897 before Harry C. Harris, Notary Public, El Paso County, Colorado
 (Seal) Commission expires Apr. 5ⁿ 1898.

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25. John D. Reeder WARRANTY DEED \$1000.00 #28918.
 _____ to _____
 Mrs. Isadora Clark
 Dated Mar. 6ⁿ 1899.
 Filed Mar. 7ⁿ 1899 at 10:45 A.M.
 Book 68 page 52.
 Conveys:- Lots 17 and 18, Block 60 in the
City of Grand Junction, Colorado. (\$1.00 I.R.S.) Except one Trust Deed for
 \$1000.00 given May 28ⁿ 1896 due 3 years after date recorded in Mesa County Records
 B.39 P.305 which the Grantee herein agrees to pay.
 Ack. Mar. 7ⁿ 1899 before David R. Crosby, Notary Public, Mesa County, Colorado.
 (Seal) Commission expires Apr. 15ⁿ 1899.

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26. Isadora Clark to Arthur M. Goslen and Walter T. Goslen WARRANTY DEED \$2000.00 #34627.
 Dated Dec. 11" 1900.
 Filed June 10" 1901 at 1:30 P.M.
 Book 77 page 310.
 Conveys:- Lots 17 and 18, Block 60 in City of Grand Junction, Mesa County, Colorado.
 (\$2.00 I.R.S.)
 Ack. Dec. 13" 1900 before Hugh R. Hughes, Notary Public, Arapahoe County, Colorado (Seal) Commission expires June 22" 1903.
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27. A. M. Goslen, W. T. Goslen and Katie Goslen to Public Trustee for use of A. V. Hunter TRUST DEED \$1.00 #46371.
 Dated Oct. 1" 1903.
 Filed Oct. 29" 1903 at 8:45 A.M.
 Book 76 page 85.
 Conveys:- Lots 17 and 18, Block 60 in the City of Grand Junction. IN TRUST to secure their two notes of even date herewith payable to the order of A. V. Hunter for the sum of \$22015.00 with interest at 10% per annum, one note dated July 10" 1899 payable to order of Trumble & Hunter and endorsed to A. V. Hunter and one dated Nov. 15" 1899 being for \$12015.00 and \$10,000.00 respectively and there has been paid \$15.00 on first of said note and interest on both to Oct. 9" 1903.
 Ack. Oct. 17" 1903 by W. T. Goslen and Katie Goslen, his wife, before Henry R. Rhone Notary Public, Mesa County, Colorado. (N.P. Seal) Commission expires Feb. 12" 1906.
 Ack. Oct. 17" 1903 by A. M. Goslen, before Henry R. Rhone, Notary Public, Mesa County, Colorado. (N.P. Seal) Commission expires Feb. 12" 1906.
- o----o----o-
28. Geo. J. D. William, Public Trustee to A. M. Goslen and Walter T. Goslen and Katie Goslen, his wife. RELEASE DEED \$1.00 #52420.
 Dated Jan. 3" 1905.
 Filed Jan. 3" 1905 at 9:45 A.M.
 Book 96 page 336.
 Releases:- Lots 17 and 18, Block 60 in the City of Grand Junction, Colorado. From Deed of Trust dated Oct. 1" 1903 recorded Oct. 29" 1903 in Book 76 page 85 to secure A. V. Hunter payment of two notes. NOTES PAID.
 Ack. Jan. 3" 1905 before Marion O. Delaplain, Notary Public, Mesa County, Colorado (N.P. Seal) Commission expires Sept. 20" 1896.
- o----o----o-
29. W. T. Goslen and A. M. Goslen to Utah Hide and Live Stock Company WARRANTY DEED \$4000.00 #49431.
 Dated Apr. 28" 1904.
 Filed May 5" 1904 at 4:20 P.M.
 Book 97 page 305.
 Conveys:- Lots 17 and 18 in Block 60 City of Grand Junction, Colorado.
 Ack. Apr. 29" 1904 by W. T. Goslen, before Marion O. Delaplain, Notary Public, Mesa County, Colorado. (N.P. Seal) Commission expires Sept. 20" 1906.
 Ack. May 5" 1904 by A. M. Goslin, before J. B. Mann, County Clerk, Mesa County, Colorado. (Co.C. Seal)
- o----o----o-
30. The Utah Hide & Live Stock Company, By A. M. Goslen its President, and A.L. Apgar, its Secretary and Treasurer. to Walter T. Goslen WARRANTY DEED \$1.00 cash in hand and other valuable considerations. #108248.
 Dated Aug. 3" 1912.
 Filed Aug. 6" 1912 at 10:40 A.M.
 Book 175 page 311.
 Conveys:- Lots 17 and 18, in Block 60 in Grand Junction, Colorado.
 Ack. Aug. 5" 1912 by A. M. Goslin, President of the Utah Hide and Live Stock Company before J. W. McKinney, Notary Public, Salt Lake County, Utah. (N.P. Seal) Commission expires Jan. 14" 1913.
 Ack. Aug. 5" 1912 by A. L. Apgar, Secretary and Treasurer of The Utah Hide and Live Stock Company, before J. W. McKinney, Notary Public, Salt Lake County, Utah. (N.P. Seal) Commission expires Jan. 14" 1913.



31. Walter T. Goslen TRUST DEED \$2.00 #162487.
 to _____
 Public Trustee for use Dated Aug. 11" 1920.
 of Katie Goslen Filed Aug. 11" 1920 at 3:40 P.M.
 Book 227 page 523.
 Conveys:- Lots 17 and 18, in Block 60 in
the City of Grand Junction, Colorado. Also
 Lots 11, 12 & N $\frac{1}{2}$ 13 in Block 72 in the City of Grand Junction as shown on the re-
 corded plat thereof. IN TRUST to secure one note even date herewith payable to
 the order of Katie Goslen, 6 month after date for sum of \$4000.00 with interest at
 8% per annum, payable at maturity.
 Ack. Aug. 11" 1920 before W. Dennett Eha, Notary Public, Mesa County, Colorado.
 (N.P.Seal) Commission expires Feb. 26" 1922.

-o----o----o-

32. Walter T. Goslen WARRANTY DEED \$1.00 and other #172396.
 to _____
 T. J. Hampson good and valuable considerations.
 Dated Oct. 13" 1921.
 Filed Oct. 15" 1921 at 10:30 A.M.
 Book 249 page 212. (From Original)
 Conveys:- Lots 17 and 18, in Block 60 in the City of Grand Junction. Possession
 is to be given Nov. 1" 1921. (\$5.00 I.R.S.) Party of first part to pay 1/2 of
 1921 taxes.
 Ack. Oct. 14" 1921 before Victor C. Garms, Notary Public, Mesa County, Colorado.
 (N.P.Seal) Commission expires Apr. 16" 1925.

-o----o----o-

33. T. J. Hampson TRUST DEED \$1.00 #172397.
 to _____
 Public Trustee for use
 of The Valley Building and
 Loan Association. Filed Oct. 15" 1921 at 10:40 A.M.
 Book 121 page 569. (From Original)
 Conveys:- Lots 17 and 18, in Block 60 in
the City of Grand Junction. IN TRUST to
 secure two notes even date herewith payable
 to The Valley Building and Loan Association for the principal sum of One for \$3000.
 due in 9 years and one for \$1000.00 due in 1 year with interest at 85¢ per month on
 each \$100.00 of said principal sum payable monthly in advance, together with dues
 fines and other charges as therein provided.
 Ack. Oct. 14" 1921 before Victor C. Garms, Notary Public, Mesa County, Colorado.
 (N.P.Seal) Commission expires Apr. 16" 1925.

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34. John G. McKinney, Public Trustee RELEASE DEED \$2.00 #172402.
 to _____
 Walter T. Goslen Dated Oct. 15" 1921.
 Filed Oct. 15" 1921 at 11:10 A.M.
 Book 248 page 306. (From Original)
 Releases:- Lots 17 and 18 in Block 60 in the
City of Grand Junction, Colorado, also Lots 11 and 12, and the N $\frac{1}{2}$ of 13 in Block
72 in the City of Grand Junction as shown by the recorded plat thereof. From
 Deed of Trust dated Aug. 11" 1920 recorded Aug. 11" 1920 in Book 227 page 523 to
 secure Katie Goslen payment of one note. NOTE PAID.
 Ack. Oct. 15" 1921 before Virginia O. Wallace, Notary Public, Mesa County, Colo.
 (N.P.Seal) Commission expires Aug. 24" 1925.

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THE INDEPENDENT ABSTRACT COMPANY hereby certifies that the foregoing consisting
 of Thirty-four (34) entries, numbered from One (1) to Thirty-four (34) both in-
clusive, is a full and complete abstract of each and every instrument of record or
 on file in the Office of the County Clerk and Recorder of Mesa County, Colorado,
 in any manner affecting or relating to the premises described in the caption hereof.
Dated at Grand Junction, Colorado, October 15" 1921 at 11:11 o'clock A.M.

THE INDEPENDENT ABSTRACT COMPANY, By

W. Williams Secretary.

-o----o----o-



Abstract of Title
To

Lots 17 and 18 in Block 60 in the City of Grand Junction, in Mesa County, Colorado.

From date October 15, 1921 at 11.11 A.M.

(35)

T. J. Hampson,

-to-

The Public Trustee of Mesa County, Colorado, for use of Walter T. Goslen.

Trust Deed.

Dated Oct. 14, 1921.

Filed Oct. 31, 1921, 10.00AM

\$1.00

Conveys: Lots 17 and 18 in Block 60 in the City of Grand Junction in Mesa County, Colorado. Given to secure six notes bearing even date herewith, and payable four notes due every 30 days after date for \$250.-- and 2 notes for \$359.09 - payable Mar. 14 1922 and April 14, 1922, for the principal sum of \$1718.18 with interest from date until paid at 8% per annum, interest payable monthly as notes mature. Both principal and interest to draw interest at 10% per annum after maturity.

Except one Trust Deed to The Valley Building and Loan Association for \$4000.

Ack. Oct. 14, 1921 by T. J. Hampson, before C. Avis Russell, a Notary Public of Mesa County, Colorado. (N.P. Seal) Comm. expires July 25, 1923.

Book 212, page 317.

(36)

John G. McKinney, Public Trustee of Mesa County, Colorado,

-to-

T. J. Hampson.

Release Deed.

Dated May 16, 1922.

Filed May 17, 1922, 8.00 A.M.

\$2.00

Releases: Lots 17 and 18 in Block 60 in the City of Grand Junction in Mesa County, Colorado. From Trust Deed dated Oct. 14, 1921, recorded Oct. 31, 1921 in Book 212 at page 317, given to secure to Walter T. Goslen payment of 6 notes. Notes paid.

Ack. May 16, 1922 by John G. McKinney, Public Trustee of Mesa County, Colorado, before Virginia O. Wallace, a Notary Public of Mesa County, Colorado. (N.P. Seal) Comm. expires Aug. 24, 1925.

Book 253, Page 64.

The Colorado Abstract and Title Company hereby certifies that the foregoing (consisting of Two Entries, numbered from 35 to 36 inclusive) is a full and complete Abstract of each and every instrument of record or on file in the Office of the County Clerk and Recorder of Mesa County, Colorado, in any manner affecting or relating to the premises described in the caption of this continuation, subsequent to October 15, 1921 at 11.11 A.M. Dated at Grand Junction, Colorado, May 23, 1925 at 5.00 P.M.

THE COLORADO ABSTRACT AND TITLE COMPANY

Ernest Haverton
President.

A B S T R A C T O F T I T L E
T O

LOTS 17 AND 18 IN BLOCK 60 IN THE CITY OF GRAND JUNCTION,
IN MESA COUNTY, COLORADO.
FROM DATE MAY 23, 1925 AT 5.00 P.M.

(37)

CERTIFICATE CONCERNING CONSTRUCTION OR RECONSTRUCTION OF
SIDEWALKS OTHER THAN IN DISTRICTS. DATED JAN. 21, 1929.
FILED JAN. 28, 1929, 3.50 PM.

CERTIFIED TO BY C. D. MOSLANDER, PRESIDENT OF THE COUNCIL.
ATTEST: HELEN C. NILES, CITY CLERK. (CITY OF GRAND JUNCTION,
COLO. SEAL). A MUNICIPAL CORPORATION CLAIMS A LIEN UNDER
PROVISIONS OF SEC. 12, ORDINANCE NO. 178 OF SAID CITY, AS
AMENDED, FOR SIDEWALK CONSTRUCTION OR RECONSTRUCTION
WORK ON LOTS 17 AND 18 IN BLOCK 60, CITY OF GRAND JUNCTION,
MESA COUNTY, COLORADO, TO THE AMOUNT OF \$9.17.
BOOK 314, PAGE 368.

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(38)

STATE OF COLORADO,)
COUNTY OF MESA.) ss. AFFIDAVIT,
FILED FEB. 1929,
WALTER T. GOSLEN BEING FIRST DULY SWORN, ON OATH DEPOSES AND
SAYS: THAT HE IS THE WALTER T. GOSLEN WHO WAS ONE OF THE
GRANTEES IN A WARRANTY DEED DATED DECEMBER 11, 1900, RECORDED
JUNE 10, 1901 IN THE OFFICE OF THE COUNTY CLERK AND RECORDER
OF MESA COUNTY, COLORADO IN BOOK 77, PAGE 310 IN WHICH
DEED ISADORA CLARK CONVEYED LOTS 17 AND 18 IN BLOCK 60 IN
THE CITY OF GRAND JUNCTION, MESA COUNTY, COLORADO TO ARTHUR
M. GOSLEN AND THIS AFFIANT. THAT THEREAFTER THE SAID ARTHUR
M. GOSLEN AND THIS AFFIANT, ON APRIL 28, 1904 CONVEYED BY
WARRANTY DEED THE SAID REAL ESTATE TO THE UTAH HIDE AND
LIVESTOCK COMPANY WHICH DEED WAS RECORDED IN THE RECORDS OF
MESA COUNTY, COLORADO IN BOOK 97 AT PAGE 305. THAT THERE-
AFTER ON AUGUST 3, 1912 THE SAID THE UTAH HIDE AND LIVESTOCK
COMPANY BY A. M. GOSLEN ITS PRESIDENT, CONVEYED BY WARRANTY
DEED THE SAID REAL ESTATE TO THIS AFFIANT, WHICH WARRANTY DEED
IS RECORDED IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF
MESA COUNTY, COLORADO IN BOOK 175 AT PAGE 311.
THIS AFFIANT FURTHER SAYS THAT THE SAID THE UTAH HIDE
AND LIVESTOCK COMPANY WAS INCORPORATED UNDER THE LAWS OF
THE STATE OF UTAH PRIOR TO APRIL 28, 1904, AND WAS A CORPOR-
ATION UNDER THE LAWS OF THE STATE OF UTAH PRIOR TO APRIL 28,
1904, AND WAS A CORPORATION ORGANIZED AND EXISTING AND DOING
BUSINESS ON SAID APRIL 28, 1904, AND AT ALL TIMES SUBSEQUENT
TO SAID DEED, UNTIL AND AFTER AUGUST 3, 1912, THE DATE OF
ITS CONVEYANCE OF THE SAID REAL ESTATE TO THIS AFFIANT. THAT
THE SAID CORPORATION WAS DISSOLVED UNDER THE LAWS OF THE STATE
OF UTAH IN ABOUT THE YEAR 1919.

SIGNED: WALTER L. GOSLEN.
SUBSCRIBED AND SWORN TO BEFORE ME THIS 14TH DAY OF OCTOBER
A. D. 1921. (N.P. SEAL) MY COMM. EXPIRES APRIL 30, 1925.
HENRY TUPPER, NOTARY PUBLIC.
BOOK 314, PAGE 407

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(39))
 T. J. HAMPSON,)
 - TO -)
 FOREST H. CLEM.)

WARRANTY DEED.
 DATED JULY 14, 1926.
 FILED FEB. 26, 1929: 1.40PM
 \$1.00 AND OTHER GOOD AND
 VALUABLE CONSIDERATIONS.

CONVEYS: LOTS 17 AND 18 IN BLOCK 60 IN THE CITY OF GRAND
 JUNCTION, IN MESA COUNTY, COLORADO. TOGETHER WITH ALL
 IMPROVEMENTS THEREON.
 EXCEPT ONE TRUST DEED TO THE VALLEY BUILDING AND LOAN
 ASSOCIATION, DATED OCT. 14, 1921, RECORDED OCT. 15, 1921, BOOK
 121, PAGE 569 ON WHICH THERE IS NOW DUE A BALANCE OF \$3500.00
 ALSO 1926 TAXES DUE AND PAYABLE IN 1927.
 ACK. JULY 14, 1926 BY T. J. HAMPSON, BEFORE H. K. HANNA,
 A NOTARY PUBLIC OF JACKSON COUNTY, OREGON. (N.P. SEAL) COMM.
 EXPIRES JAN. 7, 1929. BOOK 315, PAGE 78.

(40)
 FOREST H. CLEM, ALSO KNOWN AS)
 FOREST CLEM,)
 - TO -)
 THE PUBLIC TRUSTEE OF MESA COUNTY,)
 COLORADO, FOR USE OF THE VALLEY)
 BUILDING AND LOAN ASSOCIATION.)

TRUST DEED.
 DATED FEB. 23, 1929
 FILED FEB. 26, 1929: 1.45
 P.M.
 \$1.00

CONVEYS: LOTS 17 AND 18 IN BLOCK 60; ALSO LOTS 19 AND 20 IN
 BLOCK 60, IN THE CITY OF GRAND JUNCTION, IN MESA COUNTY,
 COLORADO. GIVEN TO SECURE HIS NOTE BEARING EVEN DATE HEREWITH
 PAYABLE ON OR BEFORE NINE YEARS AFTER DATE FOR THE PRINCIPAL
 SUM OF \$1500.00, WITH INTEREST THEREON FROM DATE THEREOF
 UNTIL PAID AT 85 CENTS PER MONTH, ON EACH \$100.00 OF SAID
 PRINCIPAL SUM, PAYABLE MONTHLY ON OR BEFORE THE THIRD TUESDAY
 OF EACH AND EVERY MONTH IN ADVANCE, TOGETHER WITH DUES, FINES
 AND OTHER CHARGES AS THEREIN PROVIDED.
 EXCEPT TRUST DEEDS, ONE FOR \$3000, COVERING LOTS 17 AND
 18 AND ANOTHER FOR \$700, COVERING LOTS 19 AND 20 BLOCK 60.
 ACK. FEB. 25, 1929 BY FOREST H. CLEM, ALSO KNOWN AS
 FOREST CLEM, BEFORE ANNA M. WAGLER, A NOTARY PUBLIC OF
 MESA COUNTY, COLORADO. (N.P. SEAL) COMM. EXPIRES MARCH 3,
 1932. BOOK 302, PAGE 255.

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THE COLORADO ABSTRACT AND TITLE COMPANY HEREBY CERTIFIES
 THAT THE FOREGOING (CONSISTING OF FOUR ENTRIES, NUMBERED
 FROM 37 TO 40 INCLUSIVE) IS A FULL AND COMPLETE ABSTRACT
 OF EACH AND EVERY INSTRUMENT OF RECORD OR ON FILE IN THE
 OFFICE OF THE COUNTY CLERK AND RECORDER OF MESA COUNTY,
 COLORADO, IN ANY MANNER AFFECTING OR RELATING TO THE PREMISES
 DESCRIBED IN THE CAPTION OF THIS CONTINUATION, SUBSEQUENT
 TO MAY 23, 1925 AT 5.00 P.M.
 DATED AT GRAND JUNCTION, COLORADO, FEBRUARY 26, 1929 AT 1.46
 P.M.



THE COLORADO ABSTRACT AND TITLE COMPANY
Ernest Leaverton
 PRESIDENT.

No. 11273.

Continuation of

ABSTRACT OF TITLE

to

Lots Seventeen (17) and Eighteen (18) in Block 60 in the City of Grand Junction, Mesa County, Colorado.

From February 26" 1929 at 1:46 o'clock P. M.

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41. W. S. Meek, Public Trustee, RELEASE DEED. \$2.00 #254769.
 _____ to _____
 Forest H. Clem, also Dated Aug. 5" 1930.
 known as Forest Clem. Filed Aug. 5" 1930 at 4:25 P. M.
 Book 327 page 198.
 Releases:- Lots 17 and 18 in Block 60,
also Lots 19 and 20 in Block 60 in the City
of Grand Junction, Colorado. From Deed of Trust dated Feb. 23" 1929 recorded
 Feb. 26" 1929 in Book 302 page 255 to secure The Valley Building and Loan Associa-
 tion the payment of his note. Note paid.
 Ack. Aug. 5" 1930 before Virginia O. Wallace, Notary Public, Mesa County, Colorado.
 (N. P. Seal) Commission expires April 9" 1934.

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42. W. S. Meek, Public Trustee, RELEASE DEED. \$2.00 #254770.
 _____ to _____
 T. J. Hampton. Filed Aug. 5" 1930.
 Filed Aug. 5" 1930 at 4:30 P. M.
 Book 327 page 199.
 Releases:- Lots 17 and 18 in Block 60
in the City of Grand Junction, Mesa County, Colorado. From Deed of Trust dated
 Oct. 14" 1921 recorded Oct. 15" 1921 in Book 121 page 569 to secure The Valley
 Building and Loan Association the payment of two notes. Notes paid.
 Ack. Aug. 5" 1930 before Virginia O. Wallace, Notary Public, Mesa County, Colorado.
 (N. P. Seal) Commission expires April 9" 1934.

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43. William L. Sackett, Treasurer RECEIPT AND RELEASE. \$10.98 #254777.
 of the City of Grand Junction. Dated Aug. 5" 1930.
 (City of G.J. Seal) Filed Aug. 6" 1930 at 8:05 A. M.
 _____ to _____ Book 325 page 125.
 Forest H. Clem. Received of Forest H. Clem, the sum of
 \$10.98 payment in full for sidewalk con-
 struction work in front of Lots 17 and 18
Block 60 in the City of Grand Junction, Mesa County, Colorado, which is described
 and certified to by the President of the Council and attested by the City Clerk in
 that certain Certificate concerning construction or reconstruction of sidewalks
 other than in Districts issued to the City of Grand Junction under date of Jan. 21"
 1929 and which has been recorded in the office of the County Clerk and Recorder of
 Mesa County, Colorado, on Jan. 28" 1929 in Book 314 page 368. And in consideration
 of said payment, the lien described in said certificate is hereby fully satisfied
 and releases.

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44. Forest H. Clem, TRUST DEED.(Atty fee-Rec,Clause) #254766.
 _____ to _____
 Public Trustee Dated Aug. 5" 1930.
 Filed Aug. 5" 1930 at 3:50 P.M.
 Book 320 page 155.
 Conveys:- Lots 17, 18, 19 and 20 in Block
60 in the City of Grand Junction, Mesa County, Colorado, together with all improve-
 ments thereon. IN TRUST to secure the payment of his one note even date herewith
 for sum of \$5000.00 payable to the order of C. J. Bradfield or Amanda W. Bradfield
 after date with interest at rate of 7% per annum payable semi-annually.

#44 continued next sheet.



#44 continued.

Being one note payable on or before 10 years as follows:- \$351.80 being payable Feb. 5" 1931 and \$351.80 being payable on each Aug. 5" and Feb. 5", thereafter until twenty \$351.80 payments have been made, said payments include the annual interest collected semi-annually.

Ack. Aug. 5" 1930 before John G. McKinney, Notary Public, Mesa County, Colorado.
(N. P. Seal) Commission expires August 2" 1931.

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STATE OF COLORADO)
(SS
COUNTY OF MESA)

THE INDEPENDENT ABSTRACT COMPANY hereby certifies that the foregoing, consisting of Four (4) entries, numbered 41, 42, 43 and 44, is a full and complete abstract of each and every instrument of record or on file in the office of the County Clerk and Recorder of Mesa County, Colorado, in any manner affecting or relating to the premises described in the caption hereof, subsequent to February 26" 1929 at 1:46 o'clock P. M.

Dated at Grand Junction, Colorado,

August 6" 1930 at 8:06 o'clock A. M.

THE INDEPENDENT ABSTRACT COMPANY by

D. Williams Secretary.

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No. 21421

CONTINUATION OF ABSTRACT OF TITLE To Lots 17 and 18 in Block 60 in the City of Grand Junction in Mesa County, Colorado, **subsequent** to August 6th., 1930, at 8:06 o'clock A. M.

-0-

THE MESA COUNTY ABSTRACT COMPANY hereby certifies that there are no instruments of record or on file in the office of the Clerk and Recorder of Mesa County, Colorado, in any manner affecting or relating to the real property described in the caption to this continuation **subsequent** to August 6th., 1930, at 8:06 o'clock A. M.

Certificate of County Treasurer of Mesa County, Colorado, of taxes and installments of special assessments due and installments of special assessments of record in the office of Treasurer of said County, which are liens against said property, is attached to abstract No. 21420 for Lots 19 and 20 in Block 60 aforesaid, and is made a part of both abstracts

Dated at Grand Junction, Mesa County, Colorado, this February 23rd., A. D. 1934, at 8:00 o'clock A. M.

THE MESA COUNTY ABSTRACT COMPANY,

BY J. A. Reese Manager.



#282786
Book 344
Page 31
Mar.14,1934
4:10 P.M.

Forest Clem, otherwise known
as Forest H. Clem,
To
Public Trustee, Mesa County,
Colorado, for the use of
Home Owners Loan Corporation

TRUST DEED. Feb.28,1934. \$5298.93
Conveys:-Lots 17, 18, 19 and 20 in Block 60 in
the City of Grand Junction, Mesa County, Colorado
IN TRUST to secure one note bearing even date
herewith payable to the order of Home Owners
Loan Corporation within 15 years after date for
the sum of \$5298.93, with interest at 5% per

(45)

annum on unpaid balance. Said principal and interest shall be payable \$41.89
monthly from date, to be applied first to interest on unpaid balance and the re-
mainder to principal until said debt is paid in full. Extra payments may be
made at any time and interest will be charged only on unpaid balance. Said note
also provides that the maker thereof may pay the sum of \$22.06 monthly until June
1936, representing interest only on said indebtedness, and thereafter the monthly
payments shall be \$48.99, to be applied first to interest on unpaid balance and
the remainder to principal until said indebtedness is fully paid. Acknowledged
Mar.13,1934, before Wayne N. Aspinall, Notary Public of Mesa County, Colorado.
(N. P. Seal) Commission expires Aug.31,1935.

#282843
Book 340
Page 437
Mar.16,1934
3:20 P.M.

W.S.Meek, Public Trustee
of Mesa County, Colorado,
To
F o r e s t H. C l e m

RELEASE DEED. Mar.16,1934. \$2.00
Releases:-Lots 17, 18, 19 and 20 in Block 60 in
the City of Grand Junction, Mesa County, Colorado
together with all improvements thereon. FROM
DEED OF TRUST dated Aug.5,1930, recorded Aug.5,

(46)


1930, in Book 320 at page 155 of said Mesa County records. Given to secure C.J.
Bradfield or Amanda W. Bradfield payment of one note. NOTE PAID. Acknowledged
Mar.16,1934, before Virginia O. Wallace, Notary Public of Mesa County, Colorado.
(N. P. Seal) Commission expires Apr.9,1934.

THE MESA COUNTY ABSTRACT COMPANY hereby certifies that the foregoing, consisting of Two (2)
entries numbered 45 and 46, is a full and complete abstract of each and every instrument of
record or on file in the office of the Clerk and Recorder of Mesa County, Colorado, in any
manner affecting or relating to the real property described in the caption to this continuation
subsequent to August 6th., 1930, at 8:06 o'clock A. M.

Dated at Grand Junction, Mesa County, Colorado, this March 17th., A. D. 1934, at 8:00 o'clock
A. M.

THE MESA COUNTY ABSTRACT COMPANY,

BY



Manager.

No. C-1214

Continuation of

A B S T R A C T O F T I T L E

to

Lots Seventeen (17) and Eighteen (18) in Block Sixty (60) in The City of Grand Junction, in Mesa County, Colorado.

From March 17, 1934 at 8:00 o'clock A. M.

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STATE OF COLORADO)
(SS
COUNTY OF M E S A)

MESA COUNTY-INDEPENDENT ABSTRACT CO. hereby certifies that there are no instruments appearing of record or on file in the office of the County Clerk and Recorder of Mesa County, Colorado, from March 17, 1934 at 8:00 o'clock A. M. up to October 28, 1943 at 8:00 o'clock A. M. affecting the title to the property described in the caption hereof.

Dated at Grand Junction, Colorado

October 28, 1943 at 8:00 o'clock A. M.

MESA COUNTY-INDEPENDENT ABSTRACT CO.

By R. B. Sellman Manager.

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(3)

Forest H. Clem, also known)
as Forest Clem and Nellie S.)
Clem)
to)
Public Trustee of Mesa County,)
Colorado, for use of Valley Federal)
Savings and Loan Association of)
Grand Junction)

TRUST DEED
Dated Dec. 14, 1943
Filed Dec. 15, 1943 at 4:04 P.M.
Consideration of premises

Conveys:-Lots 17, 18, 19 and 20 in Block 60 in the City of Grand Junction, in Mesa County, Colorado, etc.

GIVEN TO SECURE note bearing even date herewith for the principal sum of \$4600.00 with interest from date on the unpaid balance at the rate of 6% per annum, payable monthly in advance. The said principal and interest shall be payable \$45.00 on the first day of each month hereafter until paid and shall be applied First, To the payment of the interest on the unpaid balance of the principal; Second, To the payment at the option of the Association on delinquent taxes, assessments or insurance on property covered by this trust deed; and Third, The remainder of said payments on the principal, until said debt is paid in full, etc. Parties of the first part further agree to pay \$20.00 per month for taxes, etc.

Ack. Dec. 14, 1943 by Forest H. Clem, also known as Forest Clem and Nellie S. Clem, before Anna M. Wagler, Notary Public, Mesa County, Colorado.
(N.P. Seal)

Commission expires Feb. 27, 1944
Book 422 page 74

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(4)

Burrell C. Reynolds, Public)
Trustee of Mesa County, Colo.)
to)
Forest Clem otherwise known)
as Forest H. Clem)

RELEASE DEED
Dated Jan. 5, 1944
Filed Jan. 5, 1944 at 3:15 P. M.
\$2.00

Releases:-Lots 17, 18, 19 and 20 Block 60 in the City of Grand Junction, Mesa County, Colorado.

FROM TRUST DEED dated Feb. 28, 1934 recorded Mar. 14, 1934 in Book 344 page 31 to secure Home Owners' Loan Corporation the payment of a note. Note Paid.

Ack. Jan. 5, 1944 by Burrell C. Reynolds, Public Trustee of Mesa County, Colorado, before Virginia O. Wallace, Notary Public, Mesa County, Colorado.
(N.P. Seal)

Commission expires Mar. 13, 1946
Book 425 page 82

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(5)

Home Owners Loan Corp. a)
United States Corporation)
Plaintiff)
vs)
Forest H. Clem, et al)
Defendant)

CERTIFICATE OF DISMISSAL
Dated Dec. 15, 1943
Filed Jan. 6, 1944 at 4:21 P.M.

State of Colorado, City and County of Denver, ss In the District Court
Second Judicial District, City and County of Denver, Colorado.
No. A38858

I, John H. Winchell, Clerk of the District Court within and for the City and County of Denver, do hereby certify that the above entitled cause was dismissed with prejudice each side pay own costs on Dec. 14, 1943.


Signed: John H. Winchell, Clerk by Matt Mesch, Deputy Clerk
(District Court Seal, City and County of Denver, Colorado)
(Note: The above Certificate of Dismissal has reference to Lis Pendens recorded in Book 412 at page 87 of the Mesa County, Records)

Book 412 page 239

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I, Ernest Leaverton, a Bonded Abstractor of the State of Colorado, do hereby certify that the foregoing (consisting of Five Entries, numbered from 1 to 5, inclusive) is a full and correct Abstract of each and every instrument of record or on file in the Office of the County Clerk and Recorder of Mesa County, Colorado, in any manner affecting or relating to the title to the real property described in the caption of this continuation subsequent to March 14, 1934 at 4:11 P. M.

Dated at Grand Junction, Colorado, January 6, 1944 at 4:22 P. M.


Ernest Leaverton
Bonded Abstractor

A B S T R A C T O F T I T L E

T O

Lots Seventeen and Eighteen in Block Sixty in the City of Grand Junction, in Mesa County, Colorado.

From date January 6, 1944 at 4:22 P.M.

Burrell C. Reynolds, Public Trustee of Mesa County, Colorado) (6)	Release Deed
to		Dated February 25, 1948
Forest H. Clem, also known as Forest Clem, and Nellie S. Clem)	Filed February 26, 1948 at 11:57 A.M. \$2.00

Releases:-Lots 17, 18, 19 and 20 in Block 60 in the City of Grand Junction, including equipment, in Mesa County, Colorado.

From Trust Deed dated December 14, 1943 and recorded December 15, 1943 in Book 422 at Page 74, given to secure to Valley Federal Savings and Loan Association of Grand Junction, payment of their note. Note Paid.

Ack. February 25, 1948 by Burrell C. Reynolds, Public Trustee of Mesa County, Colorado, before Virginia O. Wallace, Notary Public of Mesa County, Colorado. (N.P. Seal) Commission expires March 12, 1950.

Book 482 Page 242

STATE OF COLORADO)
) (SS
COUNTY OF MESA)

THE COLORADO ABSTRACT AND TITLE COMPANY hereby certifies that the foregoing (consisting of One Entry, numbered 6) is a full and correct Abstract of Title, showing each and every instrument of record or on file in the Office of the County Clerk and Recorder of Mesa County, Colorado, in any manner affecting or relating to the title to the real property described in the caption of this continuation, subsequent to January 6, 1944 at 4:22 P.M.

Dated at Grand Junction, Colorado, February 26, 1948 at 11:58 A.M.

THE COLORADO ABSTRACT AND TITLE COMPANY
By Robert L. Tomain Manager.



7. Forest H. Clem, also
known as Forest Clem, and
Nellie S. Clem, husband
and wife
to
Forest H. Clem and Nellie
S. Clem, husband and wife
in joint tenancy

WARRANTY DEED Love and
Affection

Dated March 10, 1948

Filed March 15, 1948

At 4:40 o'clock P. M.

Conveys: Lots 17, 18, 19 and 20 in Block
60; Lots 13 and 14 in Block 82; Lots
26 and 27 in Block 83; Lots 6 and 7 in
Block 94, all in the City of Grand

Junction, together with all improvements

thereon. Also conveys and grants all personal property of every character and
description including bonds, stocks, merchandise and money in bank or banks,
now owned or hereafter acquired. Mesa County, Colorado. (The consideration for
this deed is less than \$100.00)

/s/ Forest H. Clem, also known as Forest Clem, Nellie S. Clem.

Ack. March 13, 1948 by Forest H. Clem, also known as Forest Clem and Nellie S.
Clem, husband and wife before J. Ernest Leaverton, Notary Public, Mesa County,
Colorado.

(N. P. Seal)

Commission expires Jan. 19, 1950

#479701
Book 483
Page 319

-o-----oo-----o-

8.

- I. Name: Utah Hide and Live Stock Company
- II. Incorporators: A. M. Goslen, Salt Lake City, Utah; A. L. Apgar, Salt Lake City, Utah; C. H. Plant, Salt Lake City, Utah; W. T. Goslen, Grand Junction, Colorado; W. L. White, Salt Lake City, Utah.
- III. Existence: 50 years
- IV. Objects:--- purchasing, leasing and owning lands for the purpose of growing, pasturing and feeding live stock-----and to buy and lease such building or buildings as may be necessary for the conduct of such business. (And other objects)
- V. Place of offices and business: Salt Lake City, Utah.
- VI. Capital Stock: \$15,000.00, divided into 15,000 shares of the face or par value of \$1.00 each.
- VII. Amount of stock subscribed and taken by each of the corporators above named: A. M. Goslen--14,996 shares; A. L. Apgar takes 1 share; C. H. Plant takes 1 share; W. T. Goslen takes 1 share; W. L. White takes 1 share; Officers of said corporation shall be a Board of 3 directors--President, Treasurer, Secretary---The president and Treasurer shall be Directors.
- IX, X, XI, XII. Give qualifications for Secretary, Pres, and Treasurer, requirements for stockholders' meetings and conditions for voting.
- VIII. Private property of the stockholders of said corporation shall not be liable for the debts and liabilities of the corporation.
- XIV Provides for the conveyance by the stockholders of certain real estate in Utah and certain chattel property to the Company in the value of \$15,000.00 as soon as corporation is organized.
- XV. Upon a majority vote of the stockholders--an office may be established outside of the State of Utah----but the general office and the place of election of officers etc. shall be at Salt Lake City, Utah.

/s/ A. M. Goslen; A. L. Apgar; C. H. Plant; W. T. Goslen, W. L. White.
Affidavit of A. M. Goslen, A. L. Apgar and C. H. Plant that he is one of the corporators who entered into and signed the said agreement incorporating the Utah Hide and Live Stock Company; that it is his bona fide intention, and the bona fide intention of the said corporators, named in said attached agreement, to commence and carry on the business mentioned therein in said agreement, and that they believe that each part to said agreement has paid, or is able to pay, the amount of his stock subscribed, in the manner and form therein provided for; that in fact, by the conveyance of the property mentioned in said agreement, said stock is considered fully paid, subscribed and sworn to February 29, 1904 before Leonora Trent, Notary Public, Salt Lake County, Utah.
(SEAL) Commission expires November 22, 1905.

Affidavit of A. M. Goslen, A. L. Apgar and C. H. Plant, each says, that he is acquainted with the property to be taken by the Utah Hide and Live Stock Company as the fully paid up capital stock of said corporation, and set forth and particularly described in the foregoing Articles of Incorporation, which said property is reasonably worth the amount, in cash, for which it was accepted by the corporation; that the fair net cash value of all of said property, over and above just debts and liabilities due thereon, is the sum of \$15,000.00, subscribed and sworn to February 29, 1904 before Leonora Trent, Notary Public, Salt Lake County, Utah
(SEAL) Commission expires November 22, 1905.

Certificate of true copy of Articles of Incorporation and Oath and Acknowledgment of Incorporators of "UTAH HIDE AND LIVE STOCK COMPANY", attached February 29, 1944 by John James County Clerk Salt Lake County, Utah.

/s/ By Helena A. McIntosh, Deputy Clerk.
Certificate that the "UTAH HIDE AND LIVE STOCK COMPANY" has duly filed in my office the Agreement of Incorporation, duly acknowledge, together with the oath of the incorporators and oath of office of each officer, as required by Chapter 1 of Title 11, Revised Statutes of Utah, dated February 29, 1904.

/s/ John James, County Clerk /s/ By Helena A. McIntosh, Deputy Clerk Salt Lake City, Utah.

Certificate of true copy of the Articles of Incorporation of Utah Hide and Live Stock Company, attached March 8, 1948 by Heber Benniow, Jr., Secretary of State, State of Utah.
(State of Utah Seal)

THE TITLE GUARANTY COMPANY

A duly licensed and bonded abstracter, operating under certificate of authority granted by the State of Colorado, and whose bond is in force at the date of this certificate

Hereby Certifies

That the foregoing -2- entries numbered 7 to 8 constitute a true and correct abstract of all instruments on file or of record in the office of the County Clerk and Recorder of Mesa County, Colorado, affecting the title to the following described real estate located in said Mesa County, Colorado:
From February 26, 1948 at 11:58 o'clock A. M.

Lots Seventeen (17) and Eighteen (18) in Block Sixty (60) in the
City of Grand Junction, in Mesa County, Colorado.

Except any notices filed by any person who has contracted to perform work or labor or to provide material pursuant to the provisions of 1963 Colorado Revised Statutes 86-3-1, et seq., as amended, which do not describe the subject property, or any part thereof, by legal description.

Dated this 7th day of March, A.D., 19 66, at 8 o'clock A.M.



THE TITLE GUARANTY COMPANY

By

Richard O. Williams

Authorized Signature.

THE TITLE GUARANTY COMPANY

MESA COUNTY BRANCH
531 ROOD AVENUE
GRAND JUNCTION, COLORADO

THE TITLE GUARANTY COMPANY

A duly licensed and bonded abstractor, operating under certificate of authority granted by the State of Colorado, and whose bond is in force at the date of this certificate

Hereby Certifies

That the foregoing - 0 - entries numbered to constitute a true and correct abstract of all instruments on file or of record in the office of the County Clerk and Recorder of Mesa County, Colorado, affecting the title to the following described real estate located in said Mesa County, Colorado:

From March 7, 1966 at 8:00 o'clock A. M.

Lots Seventeen (17) and Eighteen (18) in Block Sixty (60) in the City of Grand Junction, Mesa County, Colorado.

Except any notices filed by any person who has contracted to perform work or labor or to provide material pursuant to the provisions of 1963 Colorado Revised Statutes 86-3-1, et seq., as amended, which do not describe the subject property, or any part thereof, by legal description.

Dated this 11th day of March, A.D., 1966, at 8 o'clock A.M.



THE TITLE GUARANTY COMPANY

By *Richard B. Williams*
Authorized Signature.

THE TITLE GUARANTY COMPANY

MESA COUNTY BRANCH
531 ROOD AVENUE
GRAND JUNCTION, COLORADO

FOREST H. CLEM and NELLIE S. CLEM

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

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

AMOS L. RASO

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:

Lots Seventeen, Eighteen, Nineteen and Twenty in
Block Sixty in the City of Grand Junction.



with all its appurtenances, and warrant(s) the title to the same, subject to taxes and assess-
ments for the year 1966 and thereafter.

Signed this 11th day of March, 1966.

Forest H. Clem
Forest H. Clem
Nellie S. Clem
Nellie S. Clem

STATE OF COLORADO }
County of Mesa } ss.

The foregoing instrument was acknowledged before me this 11th
day of March, 1966, by Forest H. Clem and Nellie S. Clem.



My commission expires January 6, 1970.

Witness my hand and official seal

Susan Husby
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.

Time 2:29 Book 894 Page 137 # 913756
REV 17.60
MAR 14 1966

136103

DEED OF TRUST

THIS INDENTURE, Made this 11th day of March, 1966, between

AMOS L. RASO

whose address is Grand Junction, Colorado, hereinafter referred to collectively as "First Party," and the Public Trustee of Mesa County, State of Colorado, party of the second part, WITNESSETH:

THAT WHEREAS, The said First Party has executed one promissory note (hereinafter designated "note") bearing even date herewith for the total principal sum of TWELVE THOUSAND AND NO/100 - - - - - Dollars, payable to the order of

FOREST H. CLEM and NELLIE S. CLEM, as joint tenants,

whose address is Grand Junction, Colorado, payable \$4,000.00 on May 25, 1967, \$4,000.00 on May 25, 1968 and \$4,000.00 on May 25, 1969,

after date thereof, with interest thereon from the date thereof at the rate of Five per cent per annum payable May 25, 1967, and annually thereafter on the unpaid balance of the principal.

(The Legal Holder of note being hereinafter referred to as "Beneficiary").

AND WHEREAS, The said party of the first part is desirous of securing the payment of the principal and interest of said promissory note.

NOW, THEREFORE, The said party of the first part, in consideration of the premises, and for the purpose aforesaid, does hereby grant, bargain, sell and convey unto the said party of the second part, in trust forever, the following described property situate in the County of Mesa and State of Colorado, to-wit:

Lots Seventeen, Eighteen, Nineteen and Twenty in Block Sixty in the City of Grand Junction.

136104

Time 2:30 Book 894 Page 138 # 913757

MAR 14 1966

10.

COPIED COPY XERO COPY

No. 10 Continued

TO HAVE AND TO HOLD the same, together with all and singular the privileges and appurtenances thereunto belonging; also the rents, issues and profits derived or to be derived out of said premises; (Beneficiary agrees that under the foregoing assignment of the rents, issues and profits, collection thereof will be enforced only upon the delinquency of first party in complying with the provisions of this Trust Deed; and, in any default thereof, the Beneficiary is authorized to assume the management and control of and to collect the rents from said property without an Order of Court).

IN TRUST NEVERTHELESS, That, in case of any default hereunder by first party or his successors in interest, the Beneficiary may file notice with party of the second part declaring such default and an election and demand that said property be advertised for sale and sold, in accordance with the Colorado Statutes in such case made and provided; and thereupon said party of the second part shall sell and dispose of said premises and all of the right, title and interest of the said party of the first part at public auction at the South

front door of the County Court House in the County of Mesa, State of Colorado, or on said premises, four weeks' public notice having been previously given of the time and place of such sale, by advertisement, weekly, in some newspaper of general circulation at that time published in said County. It is specifically agreed that time is of the essence of this contract and if each and every stipulation, agreement, condition and covenant of said Note or of this Deed of Trust is not duly performed, complied with and abided by, then the balance of said note shall become due and payable forthwith, or at any time thereafter at the option of Beneficiary, and said property may be sold in the manner and with the same effect as if said indebtedness had matured.

THE SAID PARTY OF THE FIRST PART EXPRESSLY COVENANTS AND AGREES:

To promptly pay the principal and interest and other sums of money payable by virtue of said note and this deed of trust, on the days respectively that the same severally become due, and to promptly perform each and every stipulation, agreement and condition therein contained.

To keep the buildings on the premises insured against loss by fire and other hazards as required by the Beneficiary and for its benefit and to pay promptly all taxes, assessments, levies, water rents, and insurance premiums and all other liabilities, obligations and encumbrances as they become due.

To and hereby does warrant title to and possession of the encumbered premises; waives Homestead and other Exemptions; and further warrants that said premises are free and clear of all liens and encumbrances (except as herein specified):

That in the event of the failure of first party to keep said property, and the improvements thereon at all times in good repair, to pay promptly all taxes, insurance premiums, water rent, assessments, levies, liabilities, obligations, principal or interest on this or any other encumbrance on said real property, or to perform any other agreement, condition, stipulation or covenant, as herein provided, the Beneficiary may procure such things to be done at first party's cost and may make any reasonable expenditure or outlay incidental thereto, and any expenditures so made shall become an additional indebtedness hereto and be secured hereby.

That in case of default in the payment of the indebtedness hereby secured or in the performance of any obligation herein contained, the Beneficiary or the holder of a Certificate of Purchase shall at once become entitled to the possession, use and enjoyment of the property aforesaid and to the appointment of a Receiver for said property and of the rents, issues and profits thereof and shall be entitled thereto as a matter of right without regard to the solvency or insolvency of the party of the first part or the then owner of said property and without regard to the value thereof or the adequacy of any security for the debt; and such Receiver may be appointed by any Court of competent jurisdiction upon ex parte application, and without notice—notice being expressly waived—and all rents, issues and profits therefrom shall be applied by such Receiver subject to the orders of the Court, to the payment of the indebtedness hereby secured.

That, in the event of foreclosure and sale hereunder, attorney's fees in the sum of five per cent if made through the Public Trustee and a reasonable sum if made through the Courts, for legal services rendered in such proceeding or suit, shall be allowed by the Public Trustee or taxed by the court as part of the costs of foreclosure.

That in the event the ownership of the encumbered property or any part hereof, becomes vested in a person other than the first party, the Beneficiary may, without notice to the first party, deal with such new owner or owners with reference to this Deed of Trust, and the debt hereby secured in the same manner as with the first party without in any way vitiating or discharging the first party's liability hereunder, or the indebtedness hereby secured.

That all the covenants and agreements herein contained shall extend to and be binding upon the heirs, executors, legal representatives, successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, The said party of the first part has hereunto executed this Trust Deed the day and year first above written.

Amos L. Raso (Seal)
Amos L. Raso (Seal)
(Seal)

STATE OF COLORADO, }
County of Mesa, . } ss.

The foregoing instrument was acknowledged before me this 11th day of March 1966

By Amos L. Raso.



Witness my hand and official seal.
* My notarial commission expires January 6, 1970. *Susan Husbanc*
Notary Public.

THE TITLE GUARANTY COMPANY

A duly licensed and bonded abstracter, operating under certificate of authority granted by the State of Colorado, and whose bond is in force at the date of this certificate

Hereby Certifies

That the foregoing -2- entries numbered 9 to 10 constitute a true and correct abstract of all instruments on file or of record in the office of the County Clerk and Recorder of Mesa County, Colorado, affecting the title to the following described real estate located in said Mesa County, Colorado:

From March 11, 1966 at 8 o'clock A. M.

Lots Seventeen (17) and Eighteen (18) in Block Sixty (60) in the City of Grand Junction, in Mesa County, Colorado.

Except any notices filed by any person who has contracted to perform work or labor or to provide material pursuant to the provisions of 1963 Colorado Revised Statutes 86-3-1, et seq., as amended, which do not describe the subject property, or any part thereof, by legal description.

Dated this 15th day of March, A.D., 1966, at 8 o'clock A.M.



THE TITLE GUARANTY COMPANY

By *Richard B. Williams*

Authorized Signature.

THE TITLE GUARANTY COMPANY

MESA COUNTY BRANCH
531 ROOD AVENUE
GRAND JUNCTION, COLORADO