

Know all Men by these Presents, That, whereas, the following described real property, viz: BOOK 898 PAGE 346

BEG. AT NW COR TRACT B  
WESTLAKE PART SUB, N 10' E 75'  
S 10' W TO BEG.

Special Assessment- Grand Junction  
Paving District No. 57

situated in the County of Mesa and State of Colorado, was subject to ~~taxation~~ for the year ~~1961~~ A. D. 19. 62

And, Whereas, The taxes assessed upon said property for the year ~~1961~~ aforesaid remained due and unpaid at the date of the sale hereinafter named;

And, Whereas, The Treasurer of the said County did, on the 30th day of November, A. D. 1962, by virtue of the authority vested in him by law, at the sale begun and publicly held on the 28th day of November, A. D. 19. 62, expose to public sale at the office of the Treasurer in the County aforesaid, in substantial conformity with the requirements of the statute in such case made and provided, the real property above described for the payment of the taxes, penalty interest, and costs then due and remaining unpaid on said property;

And, Whereas, At the time and place aforesaid, City of Grand Junction, Colorado of the County of Mesa and State of Colorado bid on all of the above described property the sum of Four DOLLARS, and Five CENTS, being the whole amount of taxes, penalty interest, and costs then due and remaining unpaid upon said property for said year, and the said City of Grand Junction, Colorado having offered in its bid to accept interest upon the said sum at the rate of eighteen per cent. per annum for the first six months, and at the rate of Twelve per cent. per annum for the next thirty months, and thereafter at the rate of eight per cent. per annum, and the said rate of interest being the lowest rate of interest at which any person offered to pay the said taxes, penalty interest, and costs so due upon said property for said year, and payment of the said sum having been made by bid to the said Treasurer, the said property was stricken off to bid at that price;

\*And, Whereas, The said did, on the day of, A. D. 19, duly assign the certificate of the sale of the property as aforesaid, and all his rights, title, and interest in said property, to of the County of and of;

\*And, Whereas, The said did, on the day of, A. D. 19, duly assign the certificate of the sale of the property as aforesaid, and all his rights, title, and interest in said property, to of the County of, and of;

\*And, Whereas, At the sale so held as aforesaid by the Treasurer, no bids were offered or made by any person or persons for the said property, and no person or persons having offered to pay the said taxes, penalty interest, and costs upon the said property for said year, and the Treasurer having become satisfied that no sale of said property could be had, therefore the said property was, by the then Treasurer of the said County, stricken off to the said County, and a certificate of sale was duly issued therefor to the said County, in accordance with the statute in such case made and provided;

\*And, Whereas, The said County, acting by and through its Treasurer, and in conformity with the order of the Board of County Commissioners of the said County, duly entered of record on the day of, A. D. 19, (the said day being one of the days of a regular session of the Board of County Commissioners of the said County), did duly assign the certificate of sale of said property, so issued as aforesaid to said County, and all its rights, title, and interest in said property held by virtue of said sale;

\*And, Whereas, The said did, on the day of, A. D. 19, duly assign the certificate of the sale of the property as aforesaid, and all his rights, title, and interest in said property, to and of;

\*And, Whereas, The said City of Grand Junction, Colorado has paid subsequent taxes on said property to the amount of Seven DOLLARS and Forty-two CENTS;

And, Whereas, More than three years have elapsed since the date of the said sale, and the said property has not been redeemed therefrom as provided by law;

And, Whereas, The said property was valued for assessment said year at the amount of Less than \$100.00;

And, Whereas, All the provisions of the statutes prescribing prerequisites to obtaining tax deeds have been fully complied with, and are now of record, and filed in the office of the Treasurer of said County;

Now, Therefore, I, Donald W. Kanaly, Treasurer of the County aforesaid, for and in consideration of the sum to the Treasurer paid as aforesaid, and by virtue of the statute in such case made and provided, have granted, bargained, and sold, and by these presents do grant, bargain, and sell the above and foregoing described real estate unto the said City of Grand Junction, Colorado

its successors and assigns, forever, subject to all the rights of redemption by minors, or incompetent persons, as provided by law.

In Witness Whereof, I, Donald W. Kanaly, Treasurer as aforesaid, by virtue of the authority aforesaid, have hereunto set my hand and seal this 7th day of July, A. D. 19. 66, at 5 o'clock P.M.

Certificate No. 58845 Book No. 39 Tax Sale Record.

\*Strike out in accordance with fact.

STATE OF COLORADO,  
County of Mesa } ss.

The foregoing instrument was acknowledged before me this 7th day of July 19. 66, by Donald W. Kanaly as treasurer of said county.

Witness my hand and official seal.

My commission expires September 29, 1968.

Donald W. Kanaly  
Treasurer.

Lucille J. Strnad  
Notary Public





J ✓ INDEXED PC  
 D ✓ West Lake Park Sub.  
 921848

No. ....

**TREASURER'S DEED**

FROM  
 10' x 75' NW Cor Tract B  
 Westlake Part Sub \$7.42 7-7-66

County Treasurer.

TO

City of G.J.

STATE OF COLORADO,  
 County of MEASA } ss.

I hereby certify that this Deed was filed for record  
 in my office at 3:34 o'clock  
7 P.M., JUL 8 1966 19\_\_\_\_  
 and is duly recorded in Book 898  
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Annie M. Dunston  
 Recorder.

Annie M. Dunston  
 Deputy.

FEES, \$ 1.50

**WHEN RECORDED RETURN TO**  
 Donald W. Kanaly, Mesa County  
 Treasurer  
 Room 202, Court House  
 Grand Junction, Colorado