

WHEN RECORDED RETURN TO:

City of Grand Junction
Riverside Parkway Division
2529 High Country Court
Grand Junction, CO 81501

2225928 BK 3786 PG 899
11/29/2004 02:24 PM
Janice Ward CLK&REC Mesa County, CO
RecFee \$5.00 SurChg \$1.00
DocFee EXEMPT

WARRANTY DEED

Terry A. Gangle, Grantor, for and in consideration of the sum of Three Hundred Sixty Five Thousand and 00/100 Dollars (\$365,000.00), the receipt and sufficiency of which is hereby acknowledged, has sold, granted and conveyed, and by these presents does hereby sell grant and convey to The City of Grand Junction, a Colorado home rule municipality, whose address is 250 North 5th Street, Grand Junction, Colorado 81501, Grantee, its successors and assigns forever, the following described real property in the County of Mesa, State of Colorado, to wit:

Lots 5 and 6, Block 1, HAGGERTY'S FIRST SUBDIVISION,
situated in the Northwest Quarter of Section 23, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado.

Known by Street and Number as: 404 Noland Avenue, Grand Junction, CO 81501.

Known by Mesa County Tax Schedule Number: 2945-232-01-007.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereunto belonging or in anywise appertaining, unto the said Grantee and unto its successors and assigns forever, the said Grantor hereby covenanting that he will warrant and defend the title to said premises unto the said Grantee and unto its successors and assigns forever, against the lawful claims and demands of all persons whomsoever.

Executed and delivered this 18th day of November, 2004.



Terry A. Gangle




Michele C. Gangle, Spouse

State of Colorado)
)ss.
County of Mesa)

The foregoing instrument was acknowledged before me this 18th day of November, 2004, by Terry A. Gangle and Michele C. Gangle.

My commission expires 5/11/2006.
Witness my hand and official seal.



Notary Public

