

GRL75FR4

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: POWER OF ATTORNEY

NAME OF AGENCY OR CONTRACTOR: ROBERT P. GERLOFS

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: FRUITWOOD #4
SUBDIVISION

CITY DEPARTMENT: COMMUNITY DEVELOPMENT

YEAR: 1975

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Frustwood #4

STATE OF COLORADO, COUNTY OF WESA
RECORDED AT 924 PLAT P SEP 8 1975
RECEIVED NO. 1092920 REG. DEPT. DENVER

POWER OF ATTORNEY
AND
ANNEXATION COVENANT

I, ROBERT P. GERLOFS, owner of the real property situate in Wesa County, Colorado, and described as:

A part of the Northeast quarter of the Northwest Quarter of Section 16, Township 1 South, Range 1 East of the Ute Meridian as shown on the accompanying plat thereof, said tract being more particularly described as follows:

Commencing at the North Quarter Corner of said Section 16; Thence South 00°00'00" West along the East line of the Northwest quarter of said Section 16, a distance of 473.00 feet to the true point of beginning; Thence continuing South 00°00'00" West along said East line of the Northwest quarter of said Section 16, a distance of 346.85 feet to the Southwest Corner of the Northeast Quarter of the Northwest Quarter of said Section 16; Thence South 89°55'30" West along the South line of the Northeast quarter of the Northwest quarter of said Section 16, a distance of 660.32 feet; Thence North 00°00'00" East 382.56 feet; Thence North 89°54'00" East 379.36 feet; Thence South 00°00'00" West 7.00 feet; Thence North 89°54'00" East 113.60 feet; Thence South 05°42'05" West 23.78 feet; Thence South 34°17'55" East 50.00 feet; Thence North 00°00'00" East 120.47 feet to the true point of beginning containing 13.236 acres,

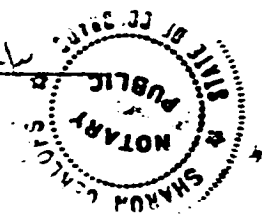
which property has been petitioned for rezoning in the County to Transitional (a zoning category permitting urban development), and which property is not presently eligible for annexation to the City of Grand Junction whose zoning permits the same or similar type of development.

As a part of the zoning process to secure such Transitional zoning, we do hereby designate and appoint the City Clerk of the City of Grand Junction, as our Attorney in fact to sign any petition for annexation, when eligible, of the described land to the City, whether for the described land alone or in conjunction with other lands. Such authority shall be a covenant running with the land, shall be binding upon our successors in interest and shall not cease upon the death either or all of us.

As a further covenant to run with the land, I agree that in the event a counter-petitioner to the proposed annexation of the land is prepared any signature on such petition purporting to affect the land herein described may be ignored as of no force and effect by the City under its annexation requirements.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 25th day of June, 1975.

Robert P. Gerlofs
Robert P. Gerlofs



STATE OF COLORADO
COUNTY OF WESA

The foregoing instrument was acknowledged before me this 24th day of June, 1975 by Robert P. Gerlofs.

Witness my hand and official seal:

Sharon Jenkins
Notary Public

My Commission Expires: 11/18, 1978