

PND74FR2

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: POWER OF ATTORNEY

NAME OF AGENCY OR CONTRACTOR: FRANK W. POND, ANITA N. POND, J.
LEHMAN POND AND MARY E. POND

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: FRUITWOOD #2
SUBDIVISION

CITY DEPARTMENT: COMMUNITY DEVELOPMENT

YEAR: 1974

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

STATE OF COLORADO, COUNTY OF MESA
RECORDED AT 1032 POLICE MAR 14 1976
RECEPTION NO. 1084679 MAIL SERVICE RECORDS

1032 894

Fruitwood # 2

POWER OF ATTORNEY
AND ANNEXATION COVENANT

We, FRANK W. POND and ANITA N. POND, husband and wife, and J. LEHMAN POND and MARY ^{E.} POND, husband and wife, owners of the real property situate in Mesa County, Colorado, described as:

A part of the South Half, Northwest Quarter, Northwest Quarter of Section 16, Township 1 South, Range 1 East, Ute Meridian, said tract being more particularly described as follows:

Commencing at the Northwest Corner of said Section 16; thence south 00°00'00" west along the west line of the Northwest Quarter Northwest Quarter of said Section 16 a distance of 659.35 feet to the Northwest Corner South Half Northwest Quarter Northwest Quarter; thence north 89°57'30" east along the north line of the South Half Northwest Quarter Northwest Quarter of said Section 16 a distance of 30.0 feet to the true point of beginning; thence continuing north 89°57'30" east along said north line of the south half northwest quarter northwest quarter of Section 16 a distance of 556.00 feet; thence south 00°00'00" west 140.75 feet; thence north 89°57'30" east 63.97 feet; thence south 60°02'30" east 50.00 feet to the center of a 50.00 foot radius cul-de-sac; thence south 59°57'30" west 50.00 feet; thence south 00°00'00" west 121.19 feet to the southeast corner of Lot 1, Key Subdivision as filed and recorded in the office of the Clerk and Recorder, Mesa County, Colorado; thence south 89°57'30" west 362.00 feet; thence north 00°00'00" east 121.19 feet, thence south 89°57'30" west 258.00 feet; thence north 00°00'00" east 190.75 feet to the true point of beginning, containing 3.69 acres;

which property has been petitioned for rezoning in the county to Transitional (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

