

RIO02ROD

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: **POWER OF ATTORNEY**

PURPOSE: ALLEY IMPROVEMENT

NAME OF PROPERTY OWNER OR GRANTOR: RIO GRANDE FEDERAL
CREDIT UNION

STREET ADDRESS/PARCEL NAME/SUBDIVISION (LOT AND BLOCK) :-
BLOCK 93:

| | | |
|-----------------|--------------|------------------|
| Lots 20, 21, 22 | - NO ADDRESS | -2945-144-08-008 |
| 23 | 744 ROOD | -2945-144-08-009 |
| 24 | - 740 ROOD | -2945-144-08-010 |
| 25, 26 | - 736 ROOD | -2945-144-08-011 |
| 27 | - NO ADDRESS | -2945-144-08-026 |

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 2002

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

CITY OF GRAND JUNCTION
POWER OF ATTORNEY FOR ALLEY IMPROVEMENT

OWNERS

RIO GRANDE FEDERAL CREDIT UNION

BOOK 3227 PAGE 207

ADDRESS OF PROPERTY 760 ROOD AVENUE

2092821 12/12/02 0327PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$10.00 SURCHG \$1.00

TAX PARCEL # 2945-144-08-008 THRU 011 PLUS EAST 1/2 OF 2945-144-08-012

LEGAL DESCRIPTION OF PROPERTY: * REAL PROPERTY AS DESCRIBED IN BOOK 2983 AT PAGE 86 AND BOOK 3056 AT PAGE 978, IN THE MESA COUNTY CLERK & RECORDER'S OFFICE, AND LOCATED IN THE CITY OF GRAND JUNCTION, COUNTY OF MESA AND STATE OF COLORADO AND BEING FURTHER (SEE ATTACHED)

DESCRIPTION OF ALLEY:
EAST 187.5 FEET OF EAST-WEST ALLEY BETWEEN NORTH 7TH & 8TH STREETS WHICH IS GRAVEL PAVED OVER HARD PAN SURFACE.

BE IT KNOWN THAT:

I, (WE), RIO GRANDE FEDERAL CREDIT UNION as owner(s) of the real property described above, located in the City of Grand Junction Colorado, agree that, as a condition of City approval of development of the property, the alley(s) which adjoin(s) the above described property is (are) required to be improved or reconstructed to City standards and specifications. The required improvement or reconstruction has, with the consent of the City Manager, been deferred to such time, if any, as an alley improvement district, or equivalent legal mechanism, is formed for that certain alley described above. The estimated cost to the owners, or their heirs, successors and assigns, will be applicable fees in effect at the time of formation will apply. The actual cost which I will pay will be determined in accordance with the assessment established by the City at the time of completion of construction.

I, (WE) as owners of the above described real property do hereby agree to participate in an improvement district, if one is formed, for the improvement or reconstruction of said alley(s) either as a part of a larger scope of work or otherwise, to the then existing standards and do hereby designate and appoint the City Clerk of the City of Grand Junction as my (our) Attorney in Fact, to execute any and all petitions, documents and instruments to effectuate my (our) intention to participate in said improvement district for such purpose, or to otherwise act in conformity with said general direction. The City Clerk is empowered by me (us) to do and perform any and all acts which the City Clerk shall deem necessary, convenient or expedient to accomplish such improvements or reconstruction as fully as I (we) might do if personally present.

This instrument shall be recorded and shall be deemed to be a covenant which runs with the land. This authority and the covenant created thereby shall be binding upon any and all successors in interest to the above described property and shall not cease upon my death (the death of either or both of us) or the dissolution of marriage, partnership, corporation or other form of association which may hold title, or claim an interest to the property described herein.

As a further covenant to run with the land, I (we) agree that in the event a counter-petition to any proposed improvements or improvement district 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.

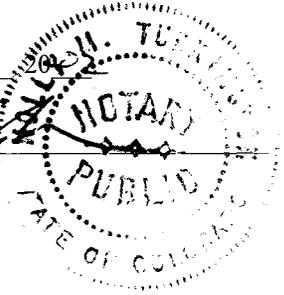
This power of attorney is not terminable; it shall terminate only upon the formation of an improvement district as herein described.

IN WITNESS WHEREOF, I, (WE), have signed, executed and acknowledged this instrument on this 23rd day of April, 2002.

STATE OF COLORADO
COUNTY OF MESA

The foregoing instrument was subscribed and sworn to before me this 23rd day of April

My commission expires X 2-29-05
Notary Public



* If the legal description is lengthy, attach as Exhibit "POA"

(CONTINUED FROM PAGE ONE)

LEGAL DESCRIPTION OF PROPERTY:

DESCRIBED AS FOLLOWS; LOTS 20,21,22,23,24,25,26, AND THE EAST 1/2 OF LOT 27
IN BLOCK 93 OF THE CITY OF GRAND JUNCTION.

SAID OWNER HAS CAUSED THE DESCRIBED REAL PROPERTY TO BE SUBDIVIDED AND TO BE
PUBLICLY KNOWN AS RIO GRANDE SIMPLE SUBDIVISION.