

TGG97RSV

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: POWER OF ATTORNEY

NAME OF AGENCY OR CONTRACTOR: GARY GULLIFORD, TINA GULLIFORD
POWER OF ATTORNEY FOR GARY GULLIFORD

STREET ADDRESS/PARCEL NAME/SUBDIVISION: 367 1/2
ROSEVALE ROAD, PARCEL NO. 2945-222-00-028, ROSEVALE
EXTENSION

CITY DEPARTMENT: COMMUNITY DEVELOPMENT

YEAR: 1997

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

Street Address: 367 1/2 Rosevale Rd
Grand Jct Co 81503

1836443 03/12/98 0213PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$25.00 SURCHG \$1.00

Parcel # 2945-222-00-028

**UTILITY CONNECTION AND ANNEXATION AGREEMENT
AND DECLARATION OF COVENANTS**

This Utility Connection and Annexation Agreement and Declaration of Covenants is made between TINA GULLIFORD of the County of Mesa, State of Colorado, herein called 'declarant' or 'owner,' and the CITY OF GRAND JUNCTION, COLORADO, in Mesa County, State of Colorado, herein called 'City.'

WITNESSETH:

1. Owner hereby covenants that (s)he is the Owner in fee of the following described real property located in Mesa County, Colorado: [attach the legal as Exhibit "A"]

2. In consideration for and as a condition precedent to being allowed to connect to the Persigo Regional Sewer System and to receive sewer service for the above described property, said Owner hereby covenants, agrees and declares that the following terms, covenants, conditions, restrictions, and obligations shall be deemed to run with the land described in paragraph 1 above, and shall be binding and accrue to the Declarant, Declarant's heirs, successors and assigns and any person acquiring or holding an interest in said property, their grantees, successors, heirs, executors, administrators or assigns, for the benefit of the City and said property.
 - a. Sewer service from the City of Grand Junction or the Persigo Regional Sewer System shall be subject to all terms and conditions as provided by the ordinances and regulations of the City as such may exist from time to time.
 - b. The owner and applicant agree to annex (and to execute a petition for annexation of the property served) to the City upon request at any time that such property is eligible for annexation. Further, each such owner and/or applicant agrees to forthwith execute and deliver to the City subsequent petition(s) for annexation at any time upon request of the City. This agreement shall be binding upon and shall run with the land for which service is provided.
 - c. As a condition precedent to the supplying of such sewer services, the undersigned consumer who is the owner in fee of the real property so supplied as described above, hereby agrees and covenants to apply for and consent to the annexation of the area described above to the City of Grand Junction at such date as the area described above or any portion thereof becomes eligible for annexation, as determined solely by the City. The undersigned hereby irrevocably appoints the Grand Junction City Clerk as his lawful attorney-in-fact for the purpose of executing a petition for annexation or petition for

ROSEVALE EXTENSION

annexation election with respect to the property described above. The undersigned further agrees to fully cooperate in annexation efforts and to sign no annexation petition or petition for annexation election which has the effect or is intended to hinder any annexation and to take no actions to hinder, delay, or avoid annexation of the property described above. The City shall be entitled to recover all costs, including reasonable attorney's fees, which it incurs in enforcing this annexation agreement on account of any breach of this agreement by the undersigned, his or her heirs, successors, or assigns,

IN WITNESS THEREOF, Owner has executed this Agreement as of the date above first written.

Tina L Gulliford
Signature of Declarant(s)/Owner (s)

TINA L Gulliford
(Print Name (s))

7/8/97
Date of Signature (s)

STATE OF COLORADO)
) ss.
COUNTY OF MESA)

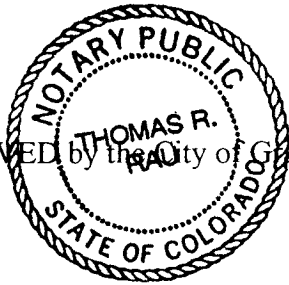
The foregoing was acknowledged before me this 8th day of July, 1997, by Thomas R. Ran

Witness my hand and official seal.

My commission expires:

Thomas R. Ran
Notary
215 Rue St, Grd Junction, CO
Address

(SEAL)



APPROVED by the City of Grand Junction

By _____

Text:

EXHIBIT A

2d=Owner Hist 3d=Ass Spec 4d=Abstract 5d=Mob Home 6d add'l owner #s=Add'l

Parcel Number	2945-222-00-028	Yr	1995	Ty	A	0	Serial	82577551
Change Type							Bill Num	987224
Owner Name: Last	GULLIFORD						A/R Cust	42632
First	GARY							
Mid								

Legal Desc

Com View: T)op E)xit
 Joi S 1A OF N2W2E2SE4NW4 + E 16FT OF W2SE4SE4NW4 SEC 22 1S 1W
 Loc

Mai

Tax

A205-10
R205-04

GENERAL POWER OF ATTORNEY

(With Durable Provision)

NOTICE: THIS IS AN IMPORTANT DOCUMENT. BEFORE SIGNING THIS DOCUMENT, YOU SHOULD KNOW THESE IMPORTANT FACTS. THE PURPOSE OF THIS POWER OF ATTORNEY IS TO GIVE THE PERSON WHOM YOU DESIGNATE (YOUR "AGENT") BROAD POWERS TO HANDLE YOUR PROPERTY, WHICH MAY INCLUDE POWERS TO PLEDGE, SELL OR OTHERWISE DISPOSE OF ANY REAL OR PERSONAL PROPERTY WITHOUT ADVANCE NOTICE TO YOU OR APPROVAL BY YOU. YOU MAY SPECIFY THAT THESE POWERS WILL EXIST EVEN AFTER YOU BECOME DISABLED, INCAPACITATED OR INCOMPETENT. THIS DOCUMENT DOES NOT AUTHORIZE ANYONE TO MAKE MEDICAL OR OTHER HEALTH CARE DECISIONS FOR YOU. IF THERE IS ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND, YOU SHOULD ASK A LAWYER TO EXPLAIN IT TO YOU. YOU MAY REVOKE THIS POWER OF ATTORNEY IF YOU LATER WISH TO DO SO.

TO ALL PERSONS, be it known that I, Carey Ray Gulliford, owner
of 367 1/2 Rosevale Rd., Grand Junction Colo., 81503
the undersigned Grantor, do hereby make and grant a general power of attorney to
Tina Louise Gulliford, of 1010 Chopada Ave.
Grand Junction Colo., 81504
and do thereupon constitute and appoint said individual as my attorney-in-fact.

My attorney-in-fact shall act in my name, place and stead in any way which I myself could do, if I were personally present, with respect to the following matters, to the extent that I am permitted by law to act through an agent:

(NOTICE: The grantor must write his or her initials in the corresponding blank space of a box below with respect to each of the subdivisions (A) through (N) below for which the Grantor wants to give the agent authority. If the blank space within a box for any particular subdivision is NOT initialed, NO AUTHORITY WILL BE GRANTED for matters that are included in that subdivision. Cross out each power withheld.)

- [GRB] (A) Real estate transactions
- [GRB] (B) Tangible personal property transactions
- [GRB] (C) Bond, share and commodity transactions
- [GRB] (D) Banking transactions
- [GRB] (E) Business operating transactions
- [GRB] (F) Insurance transactions
- [GRB] (G) Gifts to charities and individuals other than Attorney-in-Fact (If trust distributions are involved or tax consequences are anticipated, consult an attorney.)
- [GRB] (H) Claims and litigation
- [GRB] (I) Personal relationships and affairs
- [GRB] (J) Benefits from military service
- [GRB] (K) Records, reports and statements
- [GRB] (L) Full and unqualified authority to my attorney-in-fact to delegate any or all of the foregoing powers to any person or persons whom my attorney-in-fact shall select
- [GRB] (M) All other matters

Durable Provision:

- [GRB] (N) If the blank space in the block to the left is initialed by the Grantor, this power of attorney shall not be affected by the subsequent disability or incompetence of the Grantor.

Other Terms:

In the event of my untimely death or disability OR INCOMPETENCE, Tina Louise Gulliford shall become sole owner and proprietor of any real property (s) vehicles etc. which belong to me. After which she may do as she pleases.



and shall not be responsible for any of my debts, ZHT
excepting 13 tax & charge at this time no debts owed Carey Ray Gulliford.

My attorney-in-fact hereby accepts this appointment subject to its terms and agrees to act and perform in said fiduciary capacity consistent with my best interests as he/she in his/her best discretion deems advisable, and I affirm and ratify all acts so undertaken.

TO INDUCE ANY THIRD PARTY TO ACT HEREUNDER, I HEREBY AGREE THAT ANY THIRD PARTY RECEIVING A DULY EXECUTED COPY OR FACSIMILE OF THIS INSTRUMENT MAY ACT HEREUNDER, AND THAT REVOCATION OR TERMINATION HEREOF SHALL BE INEFFECTIVE AS TO SUCH THIRD PARTY UNLESS AND UNTIL ACTUAL NOTICE OR KNOWLEDGE OF SUCH REVOCATION OR TERMINATION SHALL HAVE BEEN RECEIVED BY SUCH THIRD PARTY, AND I FOR MYSELF AND FOR MY HEIRS, EXECUTORS, LEGAL REPRESENTATIVES AND ASSIGNS, HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS ANY SUCH THIRD PARTY FROM AND AGAINST ANY AND ALL CLAIMS THAT MAY ARISE AGAINST SUCH THIRD PARTY BY REASON OF SUCH THIRD PARTY HAVING RELIED ON THE PROVISIONS OF THIS INSTRUMENT.

Signed under seal this Seventh day of July, 1997.

Signed in the presence of:

Recorder's Note: Not An Original
Signature When Recorded

[Signature]
Witness

[Signature]
Grantor

Tara Hicks
Witness

Tina L Gullisford
Attorney-in-Fact

State of Colorado }

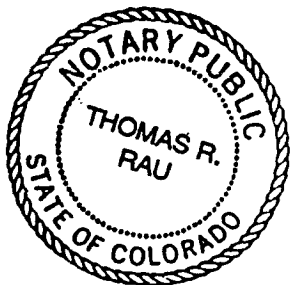
County of Mesa

On July 7, 1997 before me, appeared Gary R. Gullisford & Tina L. Gullisford, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature [Signature]

(Seal)



Affiant Known Produced ID
Type of ID Colo Dr License
4380490