

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3101

AN ORDINANCE ANNEXING TERRITORY TO THE
CITY OF GRAND JUNCTION, COLORADO

ELITE TOWING ANNEXATION NO. 1
APPROXIMATELY .28 ACRES
LOCATED ALONG THE 27 ½ ROAD AND C ½ ROAD RIGHTS-OF-WAY

WHEREAS, on the 20th day of January, 1999 the City Council of the City of Grand Junction considered a petition for the annexation of the following described territory to the City of Grand Junction; and

WHEREAS, a hearing on the petition was duly held after proper notice on the 3rd day of March, 1999; and

WHEREAS, the City Council determined that said territory was eligible for annexation and that no election was necessary to determine whether such territory should be annexed.;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION, COLORADO:

That the property situate in Mesa County, Colorado, and described to wit:

ELITE TOWING ANNEXATION NO.1

A parcel of land situate in the SW 1/4 NE 1/4 and in the NW 1/4 SE 1/4 of Section 24, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the C 1/4 corner of said Section 24; thence N 00°00'00" W along the west line of the SW 1/4 NE 1/4 of said Section 24 a distance of 1.00 feet to the True Point of Beginning of the parcel described herein; thence N 00°00'00" W along the west line of said SW 1/4 NE 1/4 a distance of 494.14 feet to a point; thence leaving said west line N 90°00'00" E a distance of 1.00 feet to a point; thence S 00°00'00" E along a line 1.00' east of and parallel with the west line of said SW 1/4 NE 1/4 a distance of 493.14 feet to a point; thence S 89°54'02" E along a line 2.00 feet north of and parallel with the south line of the SW 1/4 NE 1/4 of said Section 24 a distance of 950.00 feet to a point; thence S 00°05'58" W a distance of 1.00 feet to a point; thence N 89°54'02" W along a line 1.00 feet north of and parallel with the south line of said SW 1/4 NE 1/4 a distance of 227.39 feet to a point; thence S 33°50'58" W a distance of 37.28 feet to a point; thence N 89°54'02" W along the south right of way line for C 1/2 Road (said south right of way line being 30.00 feet south of and parallel with the north line of the NW 1/4 SE 1/4 of said Section 24) a distance of 335.18 feet to a point; thence N 00°01'02" W a distance of 31.00 feet to a point; thence N 89°54'02" W along a line 1.00 north of and

parallel with the south line of said SW 1/4 NE 1/4 a distance of 367.65 feet to the point of beginning, containing .28 acres more or less.

be and is hereby annexed to the City of Grand Junction, Colorado.

INTRODUCED on first reading on the 20th day of January, 1999.

ADOPTED and ordered published this 3rd day of March, 1999.

Attest:

/s/ Janet Terry
President of the Council

/s/ Stephanie Nye
City Clerk

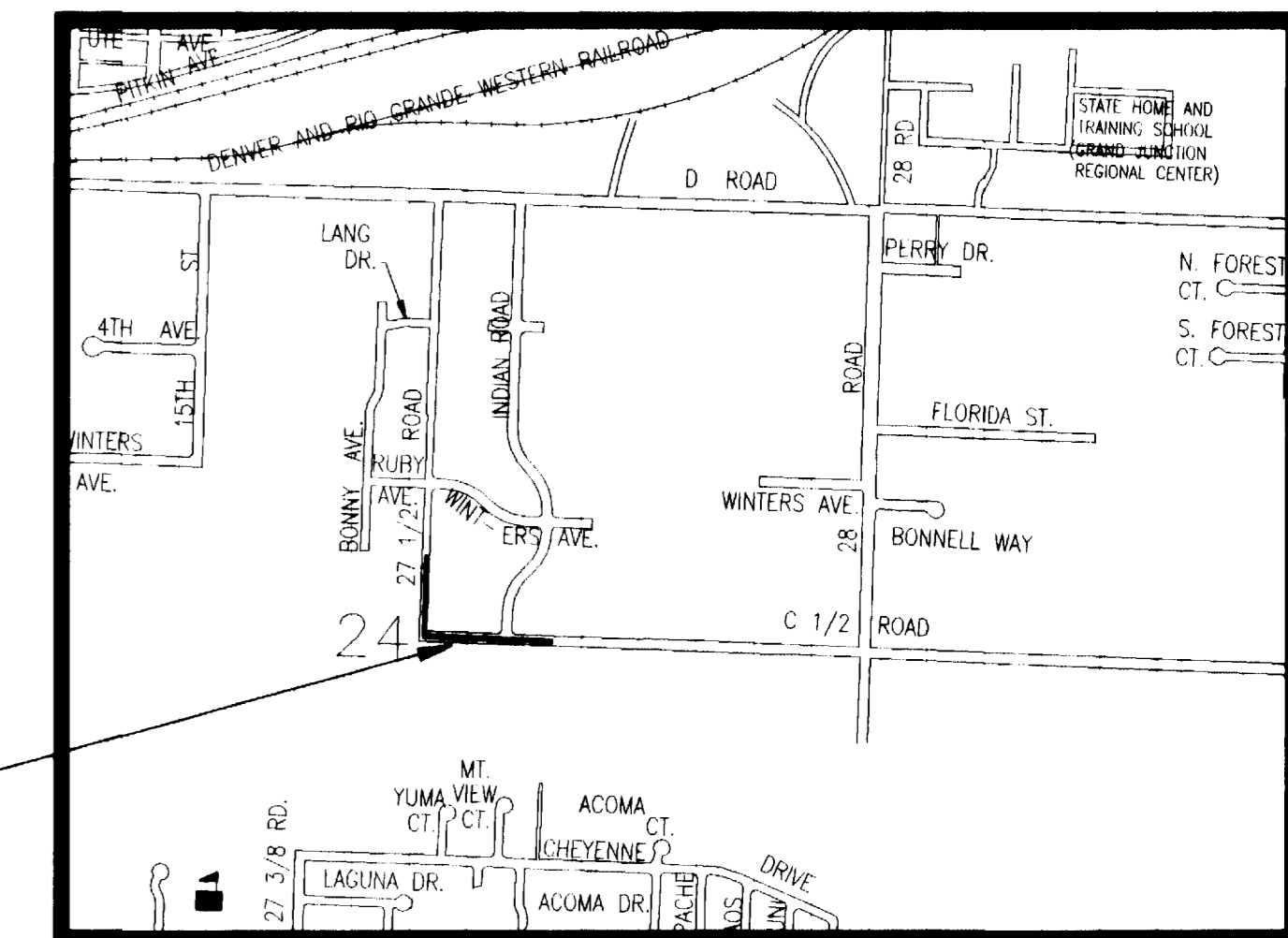
ELITE TOWING ANNEXATION NO. 1

SITUATE IN THE NE 1/4, SECTION 24, T1S, R1W, U.M.
COUNTY OF MESA, STATE OF COLORADO

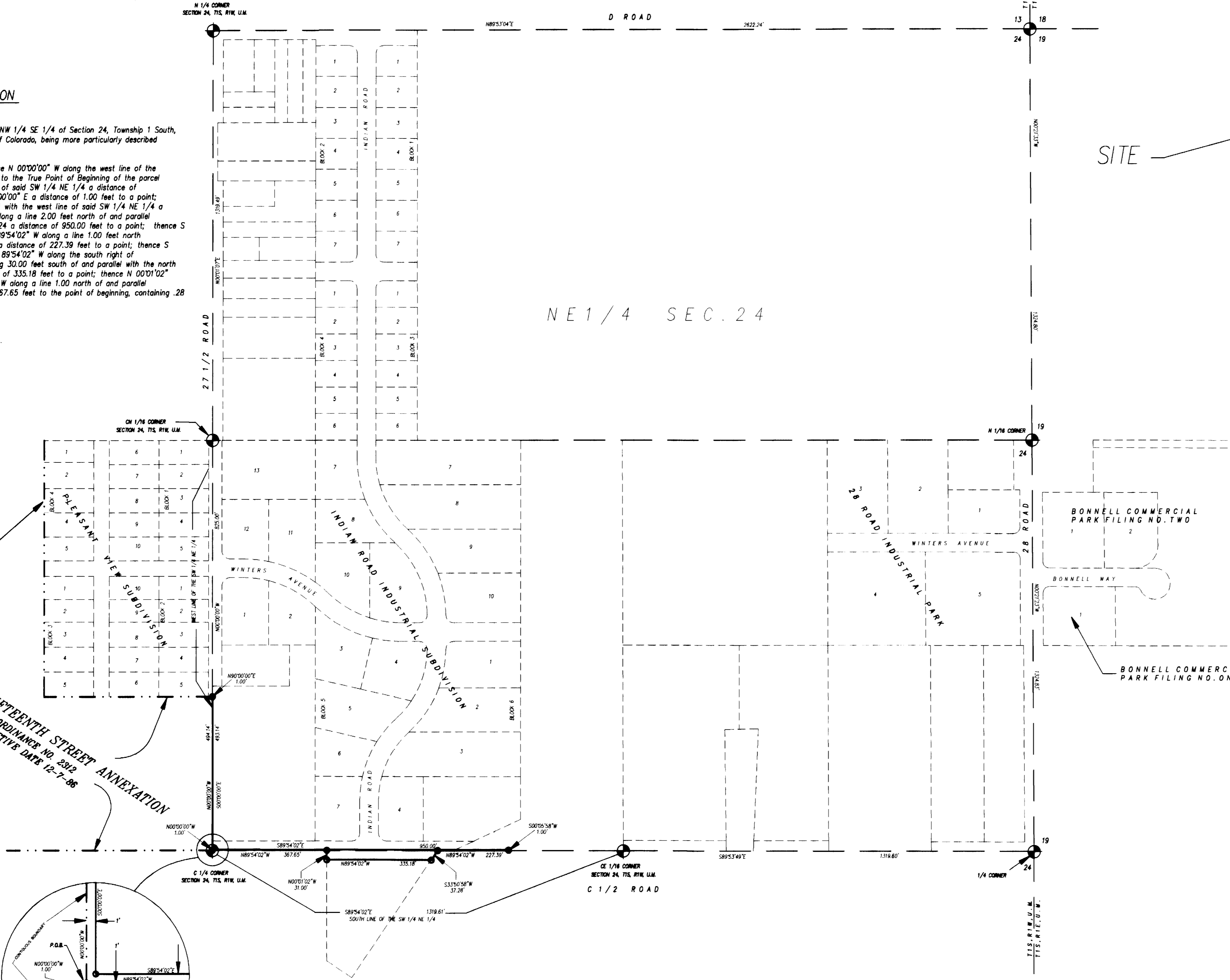
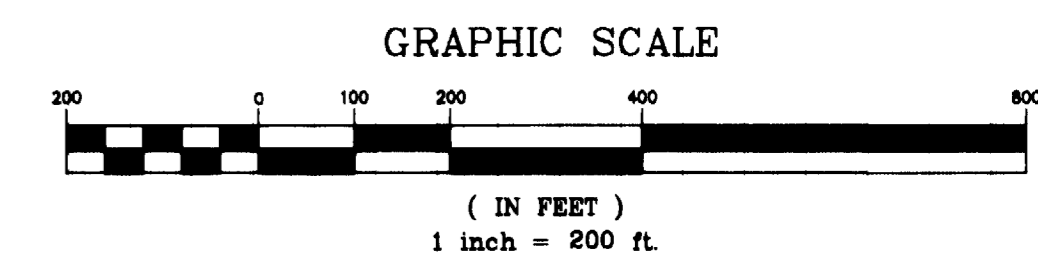
LEGAL DESCRIPTION

A parcel of land situate in the SW 1/4 NE 1/4 and in the NW 1/4 SE 1/4 of Section 24, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the C 1/4 corner of said Section 24; thence N 00°00'00" W along the west line of the SW 1/4 NE 1/4 of said Section 24 a distance of 1.00 feet to the True Point of Beginning of the parcel described herein; thence N 00°00'00" W along the west line of said SW 1/4 NE 1/4 a distance of 494.14 feet to a point; thence leaving said west line N 90°00'00" E a distance of 1.00 feet to a point; thence S 00°00'00" E along a line 1.00' east of and parallel with the west line of said SW 1/4 NE 1/4 a distance of 493.14 feet to a point; thence S 89°54'02" E along a line 2.00 feet north of and parallel with the south line of the SW 1/4 NE 1/4 of said Section 24 a distance of 950.00 feet to a point; thence S 00°05'58" W a distance of 1.00 feet to a point; thence N 89°54'02" W along a line 1.00 feet north of and parallel with the south line of said SW 1/4 NE 1/4 a distance of 227.39 feet to a point; thence S 33°50'58" W a distance of 37.28 feet to a point; thence N 89°54'02" W along the south right of way line for C 1/2 Road (said south right of way line being 30.00 feet south of and parallel with the north line of the NW 1/4 SE 1/4 of said Section 24) a distance of 335.18 feet to a point; thence N 00°01'02" W a distance of 31.00 feet to a point; thence N 89°54'02" W along a line 1.00 feet north of and parallel with the south line of said SW 1/4 NE 1/4 a distance of 367.65 feet to the point of beginning, containing .28 acres more or less.



SITE

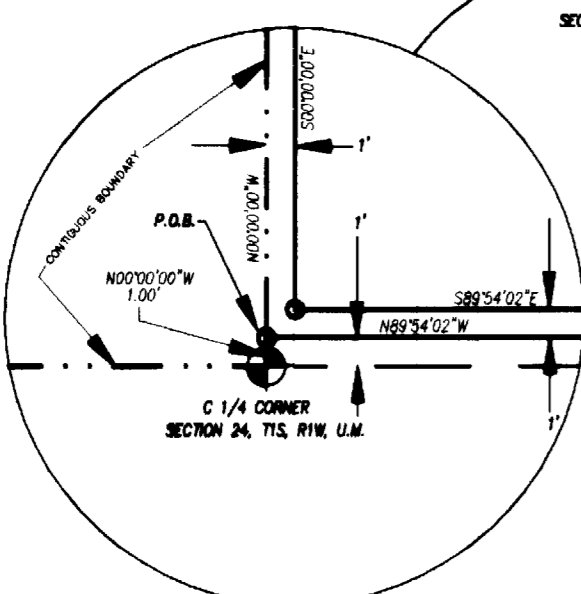


AREA OF ANNEXATION

ANNEXATION PERIMETER	2937.79 FT.
CONTIGUOUS PERIMETER	494.14 FT.
AREA IN SQUARE FEET	12154.74
AREA IN ACRES	0.28

LEGEND

- ANNEXATION BOUNDARY
- EXISTING CITY LIMITS



ORDINANCE NO.
3101

EFFECTIVE DATE
APRIL 4, 1999

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder and do not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundaries.

Sten R. Price
SENIOR REAL ESTATE TECHNICIAN, PLS

Notice:
According to Colorado law you have 60 days from the effective date shown hereon to file a complaint based upon any defect on this plat. If no complaint is filed within said 60 days then said plat stands despite of defects and or errors.

DRAWN BY SRP DATE 1-13-99
DESIGNED BY _____ DATE _____
CHECKED BY _____ DATE _____
APPROVED BY _____ DATE _____

SCALE
1" = 200'

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
ENGINEERING AND TECHNICAL SERVICES DIVISIONS
CITY OF GRAND JUNCTION, COLORADO

ELITE TOWING ANNEXATION NO. 1

1 OF 1
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