

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3102

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

ELITE TOWING ANNEXATION NO. 2  
APPROXIMATELY .071 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. 2

A parcel of land situate in the SW 1/4 NE 1/4 and in the SE 1/4 NE 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 495.14 feet to a point; thence leaving said west line N 90°00'00" E a distance of 2.00 feet to the True Point of Beginning of the parcel described herein; thence S 00°00'00" E along a line 2.00' east of and parallel with the west line of said SW 1/4 NE 1/4 a distance of 492.14 feet to a point; thence S 89°54'02" E along a line 3.00 feet north of and parallel with the south line of the SW 1/4 NE 1/4 of said Section 24 a distance of 1317.62 feet to a point; thence S 89°53'49" E along a line 3.00 feet north of and parallel with the south line of the SE 1/4 NE 1/4 of said Section 24 a distance of 1288.58 feet to a point; thence S 00°21'23" E a distance of 1.00 feet to a point; thence N 89°53'49" W along a line 2.00 feet north of and parallel with the south line of said SE 1/4 NE 1/4 a distance of 1288.59 feet to a point; thence N 89°54'02" W 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 368.61 feet to a point; thence continuing along said line

N 89°54'02" W a distance of 950.00 feet to a point; thence N 00°00'00" W along a line 1.00 feet east of and parallel with the west line of the SW 1/4 NE 1/4 of said Section 24 a distance of 493.14 feet to

a point; thence N 90°00'00" E a distance of 1.00 feet to the point of beginning, containing .071 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:

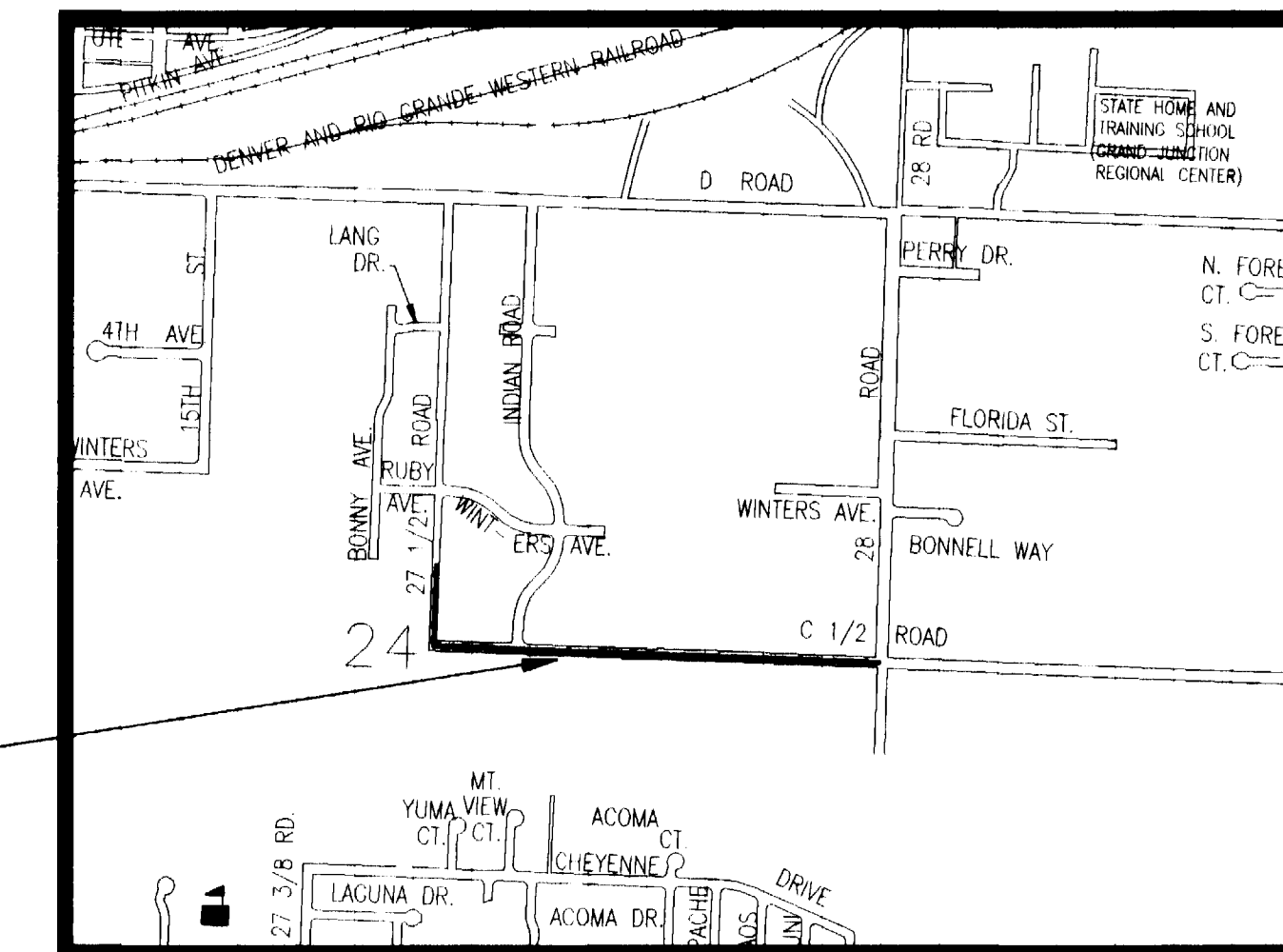
/s/ Janet Terry  
President of the Council

/s/ Stephanie Nye  
City Clerk



# ELITE TOWING ANNEXATION NO. 2

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



SITE

### LEGAL DESCRIPTION

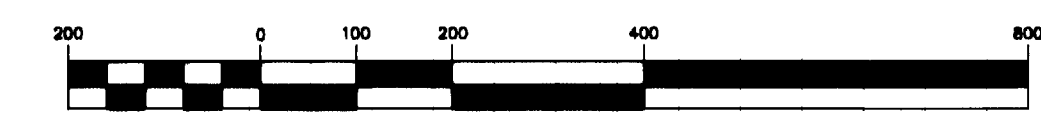
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NE 1/4 SEC. 24



GRAPHIC SCALE



( IN FEET )  
1 inch = 200 ft.

### AREA OF ANNEXATION

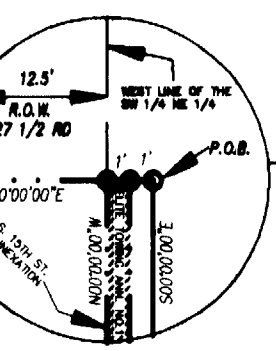
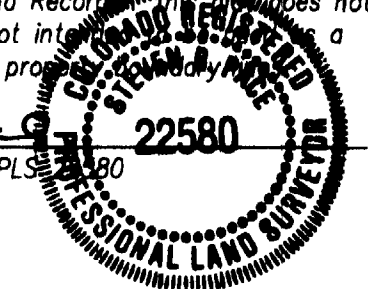
ANNEXATION PERIMETER	6200.68 FT.
CONTIGUOUS PERIMETER	1444.14 FT.
AREA IN SQUARE FEET	3096.19
AREA IN ACRES	0.071

### LEGEND

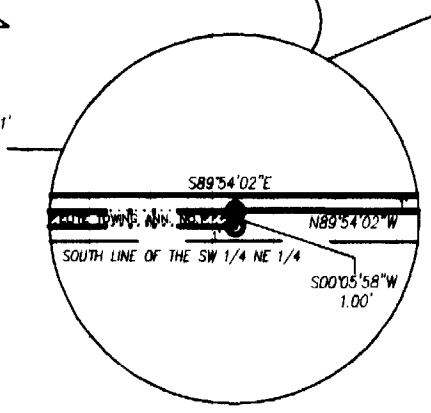
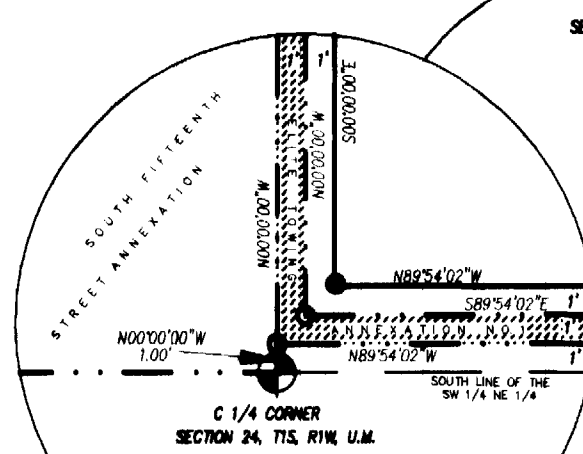
- ANNEXATION BOUNDARY ————
- EXISTING CITY LIMITS - - - - -

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. This map does not constitute a legal survey, and is not intended to be a means for establishing or verifying property boundaries.

*Stu R. Pugh*  
SENIOR REAL ESTATE TECHNICIAN, P.L.S. 22580



**SOUTH FIFTEENTH STREET ANNEXATION**  
ORDINANCE NO. 2812  
EFFECTIVE DATE 12-7-86



**ORDINANCE NO. 3102**  
**EFFECTIVE DATE APRIL 4, 1999**

**Notice:**  
According to Colorado law you have 90 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 90 days then said plat stands despite all defects and 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. 2

1 OF 1  
ELITE1.DWG  
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