

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3116

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

**ARROWHEAD ACRES ANNEXATION NO. 1
APPROXIMATELY 0.53 ACRES**

**LOCATED WEST OF THE SOUTHWEST CORNER OF B-1/2 and 28-1/2 ROADS INCLUDING
PORTIONS OF THE 28 and B-1/2 ROAD RIGHTS-OF-WAY**

WHEREAS, on the 17th day of February, 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 7th day of April, 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:

ARROWHEAD ACRES ANNEXATION NO. 1

A parcel of land situate in the SW 1/4 NW 1/4 & NW 1/4 SW 1/4 of Section 30, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the W 1/4 corner of said Section 30; thence N 00°02'32" W along the west line of the SW 1/4 NW 1/4 of said Section 30 a distance of 50.00 feet to a point on the north right of way line for B 1/2 Road; thence S 89°54'00" E along the north right of way line for said B 1/2 Road (said north right of way line being 50.00 feet north of and parallel with the south line of said SW 1/4 NW 1/4) a distance of 906.00 feet to a point; thence leaving said north right of way line S 00°06'00" W a distance of 25.00 feet to a point; thence N 89°54'00" W along a line 25.00 feet north of and parallel with the south line of said SW 1/4 NW 1/4 a distance of 904.94 feet to a point; thence S 00°02'32" E along a line 1.00 feet east of and parallel with the west line of said SW 1/4 NW 1/4 a distance of 25.00 feet to a point on the south line of said SW 1/4 NW 1/4; thence S 00°03'05" E along a line 1.00 feet east of and parallel with the west line of the NW 1/4 SW 1/4 of said Section 30 a distance of 403.00 feet to a point; thence N 89°54'00" W a distance of 1.00 feet to a point on the west line of said NW 1/4 SW 1/4; thence N 00°03'05" W along the west line of said NW 1/4 SW 1/4 a distance of 403.00 feet to the W 1/4 corner of said Section 30 and point of beginning, containing 0.53 acres more or less.

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

INTRODUCED on first reading on the 17th day of February, 1999.

ADOPTED and ordered published this 7th day of April, 1999.

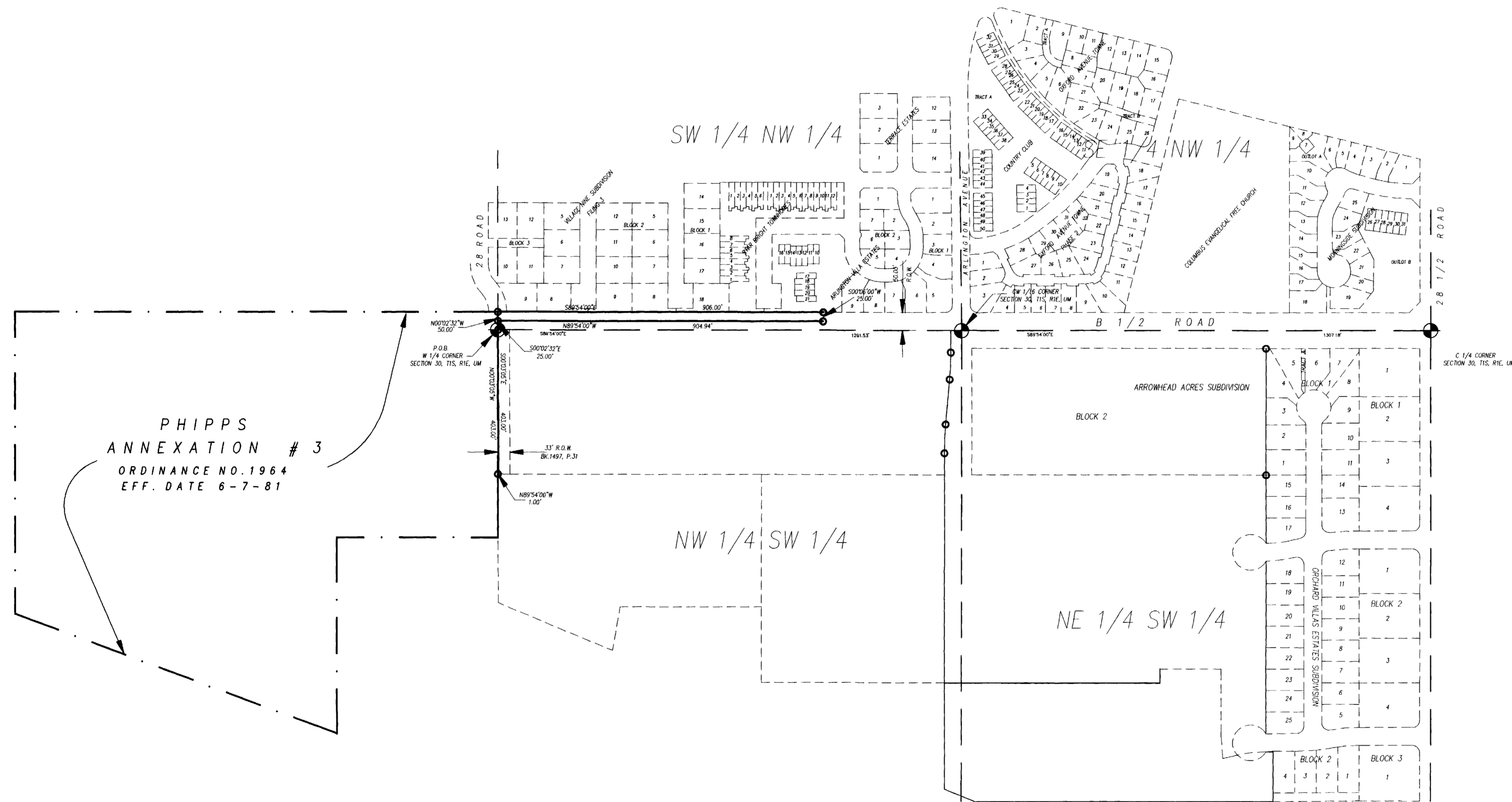
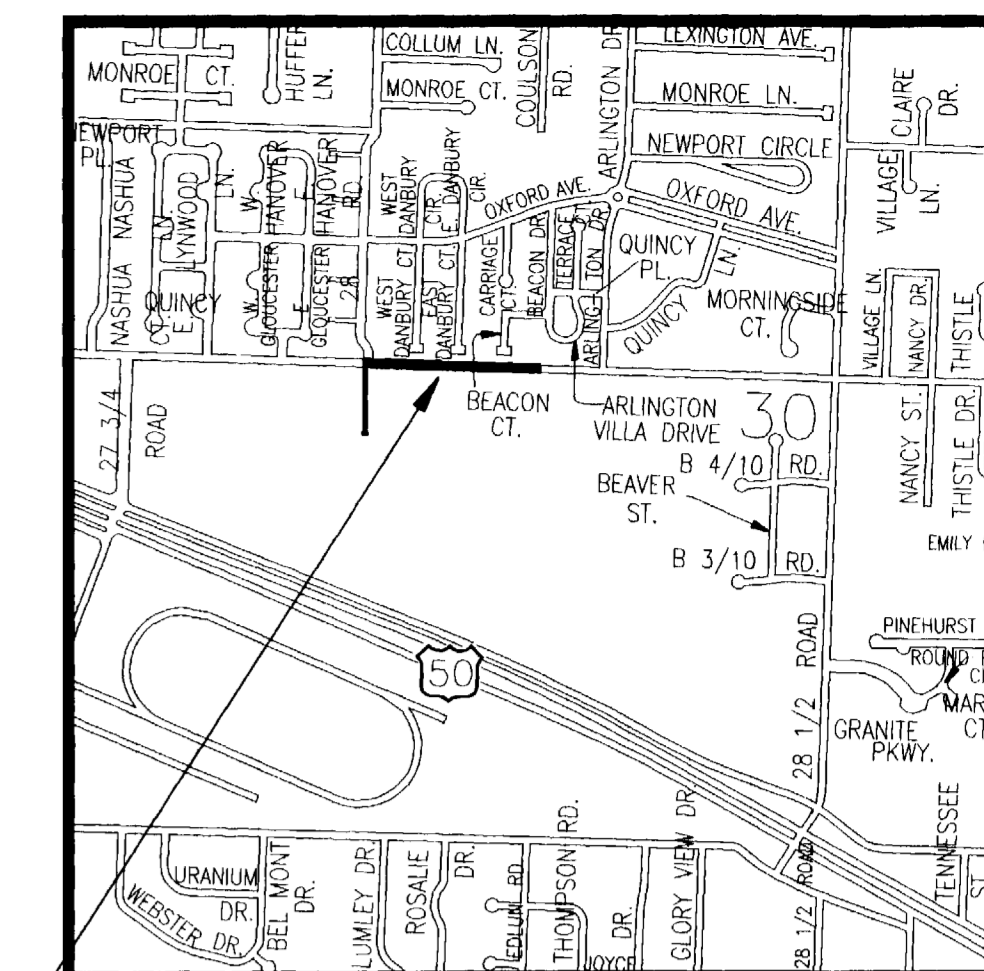
Attest:

/s/ Janet L. Terry
President of the Council

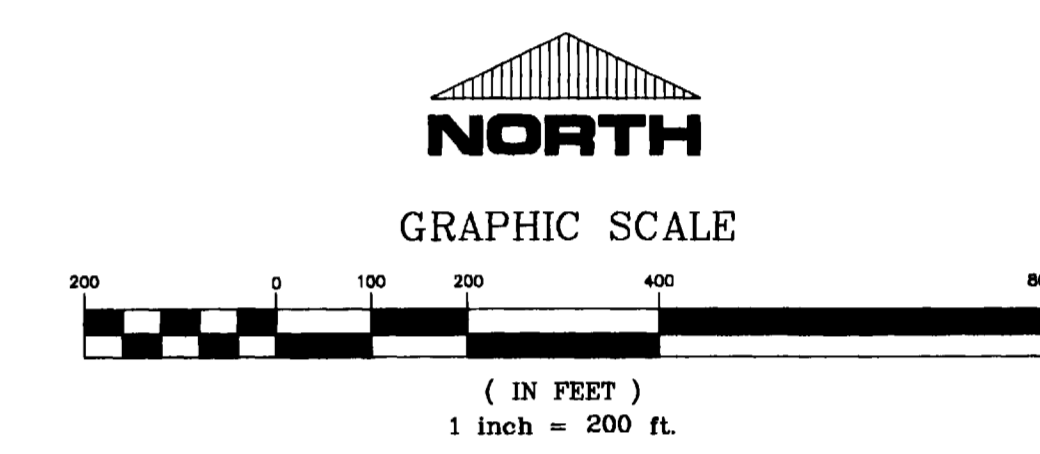
/s/ Stephanie Nye
City Clerk

ARROWHEAD ACRES ANNEXATION NO.1

SITUATE IN THE SW 1/4 NW 1/4 & NW 1/4 SW 1/4 OF SECTION 30, T1S, R1E, U.M.
COUNTY OF MESA, STATE OF COLORADO



SITE



LEGAL DESCRIPTION

A parcel of land situate in the SW 1/4 NW 1/4 & NW 1/4 SW 1/4 of Section 30, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the W 1/4 corner of said Section 30; thence N 00°02'32" W along the west line of the SW 1/4 NW 1/4 of said Section 30 a distance of 50.00 feet to a point on the north right of way line for B 1/2 Road; thence S 89°54'00" E along the north right of way line for said B 1/2 Road (said north right of way line being 50.00 feet north of and parallel with the south line of said SW 1/4 NW 1/4) a distance of 906.00 feet to a point; thence leaving said north right of way line S 00°06'00" W a distance of 25.00 feet to a point; thence N 89°54'00" W along a line 25.00 feet north of and parallel with the south line of said SW 1/4 NW 1/4 a distance of 904.94 feet to a point; thence S 00°02'32" E along a line 1.00 feet east of and parallel with the west line of said SW 1/4 NW 1/4 a distance of 25.00 feet to a point on the south line of said SW 1/4 NW 1/4; thence S 00°03'05" E along a line 1.00 feet east of and parallel with the west line of the NW 1/4 SW 1/4 of said Section 30 a distance of 403.00 feet to a point; thence N 89°54'00" W a distance of 1.00 feet to a point on the west line of said NW 1/4 SW 1/4; thence N 00°03'05" W along the west line of said NW 1/4 SW 1/4 a distance of 403.00 feet to the W 1/4 corner of said Section 30 and point of beginning, containing 0.53 acres more or less.

AREA OF ANNEXATION

ANNEXATION PERIMETER	2717.94 FT.
CONTIGUOUS PERIMETER	453.00 FT.
AREA IN SQUARE FEET	23077.17
AREA IN ACRES	0.53

LEGEND

ANNEXATION BOUNDARY	———
EXISTING CITY LIMITS	— · — · —

ORDINANCE NO.
3116

EFFECTIVE DATE
5-9-99

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 does not constitute a legal survey, and is not intended to establish or verify property boundaries.

Steve R. Pace
SENIOR REAL ESTATE TECHNICIAN, PLS 22580

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 all defects and or errors.

DRAWN BY SRP DATE 2-10-99
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

ARROWHEAD ACRES ANNEXATION NO.1
ARROW.DWG