

**CITY OF GRAND JUNCTION, COLORADO**

**ORDINANCE NO. 3368**

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

**APPLETON CORNERS VETERINARY CLINIC ANNEXATION No. 1**

**APPROXIMATELY 0.004 ACRES**

**LOCATED IN THE 24 ROAD RIGHT-OF-WAY SOUTH OF 797 24 ROAD**

**WHEREAS**, on the 1<sup>st</sup> day of August, 2001, 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 1<sup>st</sup> day of August, 2001; 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:

**APPLETON CORNERS VETERINARY CLINIC ANNEXATION NO. 1**

A certain parcel of land for Annexation purposes located in the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of Section 32 and the Northwest Quarter of the Northwest Quarter (NW ¼ NW ¼) of Section 33, Township 1 North, Range 1 West of the Ute Principal Meridian, Mesa County, Colorado, being more particularly described as follows:

BEGINNING at the Southeast corner of the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of Section said 32, and considering the East line of the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of said Section 32 to bear S 00°00'30" E with all bearings contained herein being relative thereto; thence S 89°58'53" W along the South line of the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of said Section 32, a distance of 30.00' to a point on the West line of the open, used and historical right-of-

way for 24 Road; thence N 00°00'30" W along said West right-of-way, a distance of 119.00 feet; thence N 89°59'30" E, a distance of 1.00 feet; thence S 00°00'30" E along a line 1.00 feet East of and parallel with said West right-of-way, a distance of 118.00 feet; thence N 89°58'53" E along a line 1.00 feet North of and parallel with the South line of the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of said Section 32, a distance of 29.00 feet to a point on the East line of the Northeast Quarter of the Northeast Quarter (NE ¼ NE ¼) of said Section 32; thence S 89°49'31" E along a line 1.00 feet North of and parallel with the South line of the Northwest Quarter of the Northwest Quarter (NW ¼ NW ¼) of said Section 33, a distance of 30.00 feet to a point on the East line of the open, used and historical right-of-way for 24 Road; thence S 00°00'30" E along said East right-of-way, a distance of 1.00 feet to a point on the South line of the Northwest Quarter of the Northwest Quarter (NW ¼ NW ¼) of said Section 33; thence N 89°49'31" W along said South line of the Northwest Quarter of the Northwest Quarter of said Section 33, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing 178.0 square feet or 0.004 acres, more or less, as described, all of which is located within the open, used and historical right-of-way for 24 Road.

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

**INTRODUCED** on first reading on the 1<sup>st</sup> day August, 2001.

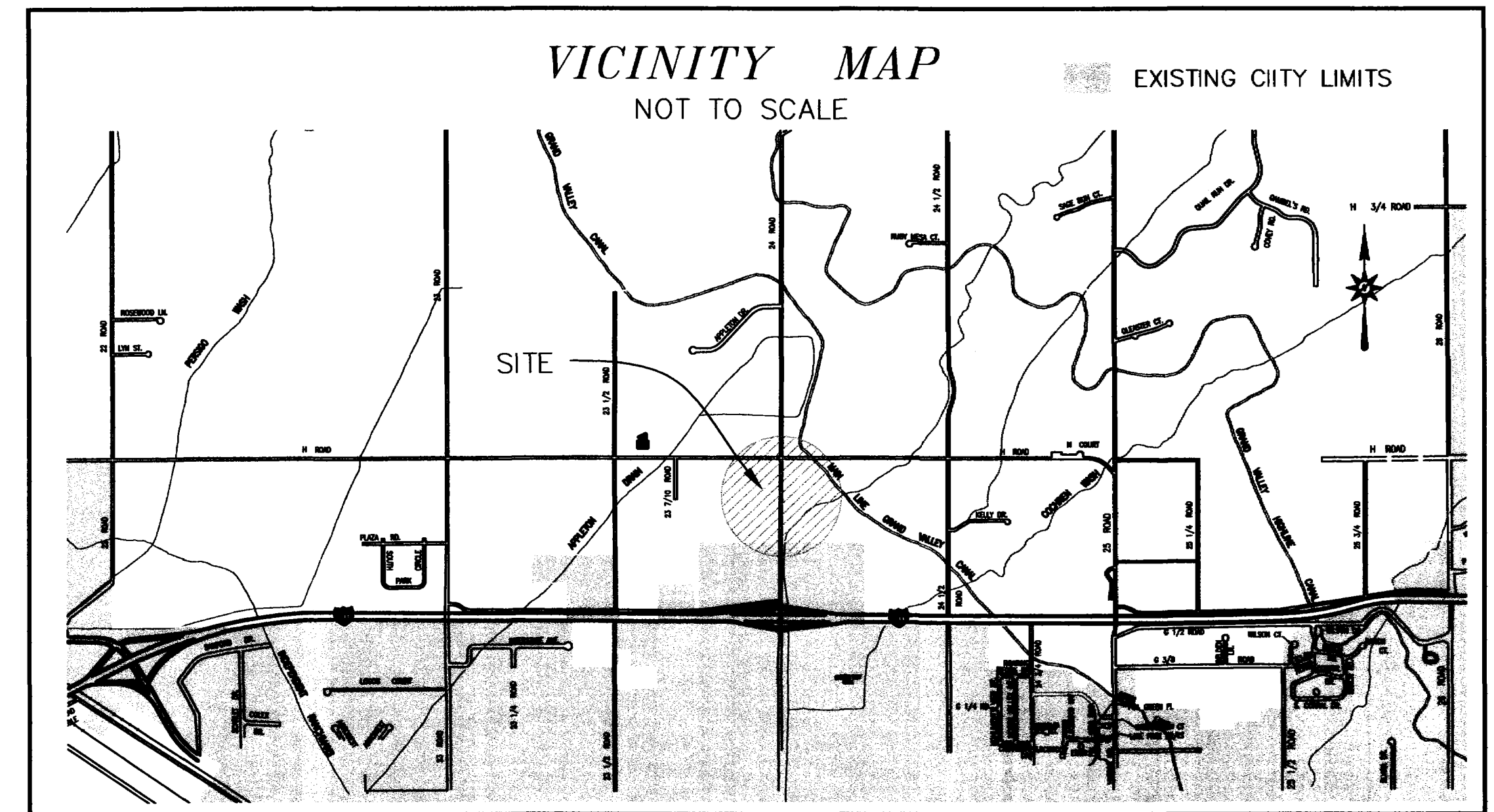
**ADOPTED** and ordered published this 5th day of September, 2001.

Attest:

/s/ Cindy Enos-Martinez  
President of the Council

/s/ Stephanie Nye  
City Clerk

# APPLETON CORNERS VETERINARY CLINIC ANNEXATION No. 1



### Legal Description

A certain parcel of land for Annexation purposes located in the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of Section 32 and the Northwest Quarter of the Northeast Quarter (NW 1/4 NW 1/4) of Section 33, Township 1 North, Range 1 West of the Ute Principal Meridian, Mesa County, Colorado, being more particularly described as follows:

BEGINNING at the Southeast corner of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of Section 32, and considering the East line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 32 to bear S 00°00'30" E with all bearings contained herein being relative thereto; thence S 89°58'53" W along the South line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 32, a distance of 30.00' to a point on the West line of the open, used and historical right-of-way for 24 Road; thence N 00°00'30" W along said West right-of-way, a distance of 119.00 feet; thence N 89°59'30" E, a distance of 1.00 feet; thence S 00°00'30" E along a line 1.00 feet East of and parallel with said West right-of-way, a distance of 118.00 feet; thence N 89°58'53" E along a line 1.00 feet North of and parallel with the South line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 32, a distance of 29.00 feet to a point on the East line of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of said Section 32; thence S 89°49'31" E along a line 1.00 feet North of and parallel with the South line of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of said Section 33, a distance of 30.00 feet to a point on the East line of the open, used and historical right-of-way for 24 Road; thence S 00°00'30" E along said East right-of-way, a distance of 1.00 feet to a point on the South line of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of said Section 33; thence N 89°49'31" W along said South line of the Northwest Quarter of the Northwest Quarter of said Section 33, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing 178.0 square feet or 0.004 acres, more or less, as described, all of which is located within the open, used and historical right-of-way for 24 Road.

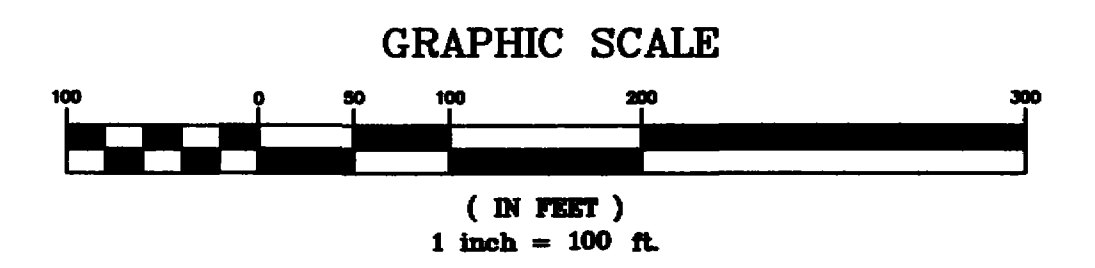
### AREA OF ANNEXATION

ANNEXATION PERIMETER	358.0 FT.
CONTIGUOUS PERIMETER	60.0 FT.
AREA IN SQUARE FEET	178.0
AREA IN ACRES	0.004

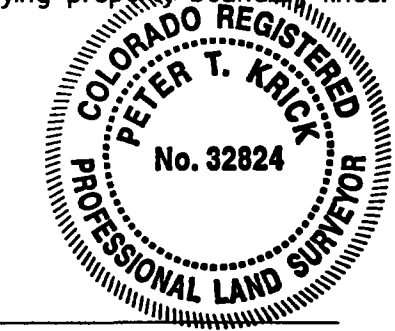
<b>ORDINANCE NO.</b>	<b>EFFECTIVE DATE</b>
3368	October 7, 2001

### LEGEND

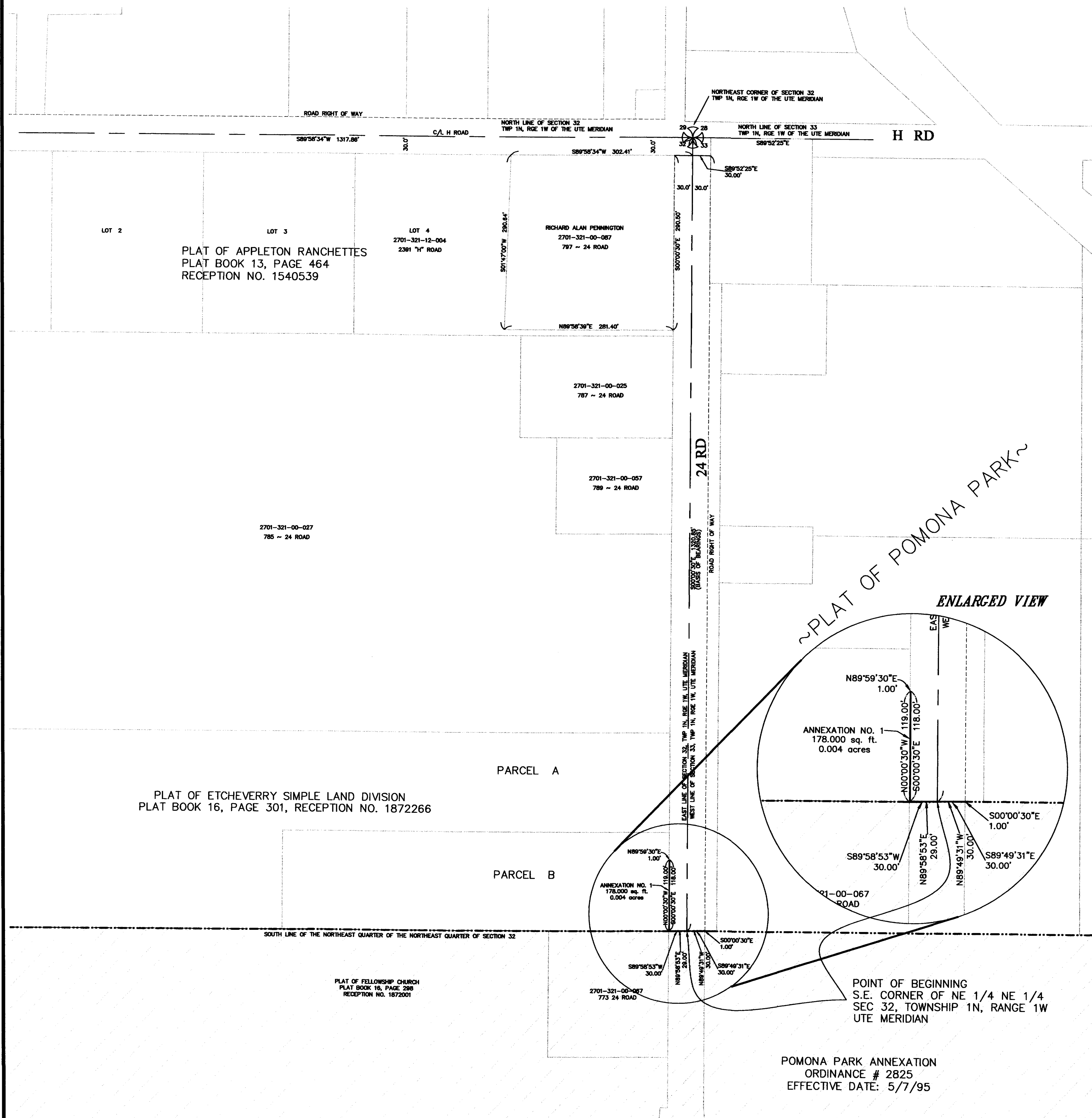
- ANNEXATION BOUNDARY ————
- EXISTING CITY LIMITS - - - - -
- SECTION OR 1/4 CORNER
- ANGLE POINT



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



*Peter T. Krick*  
 Peter T. Krick  
 Professional Land Surveyor No. 32824  
 City of Grand Junction



POMONA PARK ANNEXATION  
 ORDINANCE # 2825  
 EFFECTIVE DATE: 5/7/95

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 VMB, PTK DATE 7/20/01  
 DESIGNED BY \_\_\_\_\_ DATE \_\_\_\_\_  
 CHECKED BY PTK DATE \_\_\_\_\_  
 APPROVED BY \_\_\_\_\_ DATE \_\_\_\_\_

SCALE  
 1" = 100'

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

APPLETON CORNERS VETERINARY  
 CLINIC ANNEXATION No. 1