

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3500

2103689 02/14/03 1030AM
JANICE WARD CLK&REC MESA COUNTY CO
REC FEE \$20.00 SURCHG \$1.00AN ORDINANCE ANNEXING TERRITORY TO THE
CITY OF GRAND JUNCTION, COLORADOSIENA VIEW ANNEXATION No. 1
APPROXIMATELY 0.377 ACRES
LOCATED AT 2945 D 1/2 ROAD

WHEREAS, on the 18th day of December, 2002, 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 5th day of February, 2003; 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:
SIENA VIEW ANNEXATION NO. 1

A certain parcel of land lying in the Southwest Quarter (SW 1/4) of Section 17, 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 Northeast Corner of the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) of said Section 17, and assuming the North line of the NW 1/4 SW 1/4 of said Section 17 bears N 90°00'00" W with all other bearings mentioned herein being relative thereto; thence from said Point of Beginning, N 90°00'00" W along the North line of the NW 1/4 SW 1/4 of said Section 17, a distance of 528.00 feet; thence S 00°00'00" E a distance of 1.00 feet; thence N 90°00'00" E along a line 1.00 foot South of and parallel to the North line of the NW 1/4 SW 1/4 of said Section 17, a distance of 528.00 feet; thence S 89°59'32" E along a line 1.00 foot South of and parallel to the North line of the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) of said Section 17, a distance of 1113.48 feet; thence N 00°02'12" W a distance of 1.00 feet to a point on the North line of the NE 1/4 SW 1/4 of said Section 17; thence N 89°59'32" W, along

the North line of the NE 1/4 SW 1/4 of said Section 17, a distance of 1113.48 feet, more or less, to the Point of Beginning.

CONTAINING 0.377 Acres (1,641.48 Square Feet), more or less, as described.

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

INTRODUCED on first reading on the 18th day of December, 2002.

ADOPTED and ordered published this 5th day of February, 2003.

Attest:


Stephanie Tuin
City Clerk

Craig Evers - Matty
President of the Council

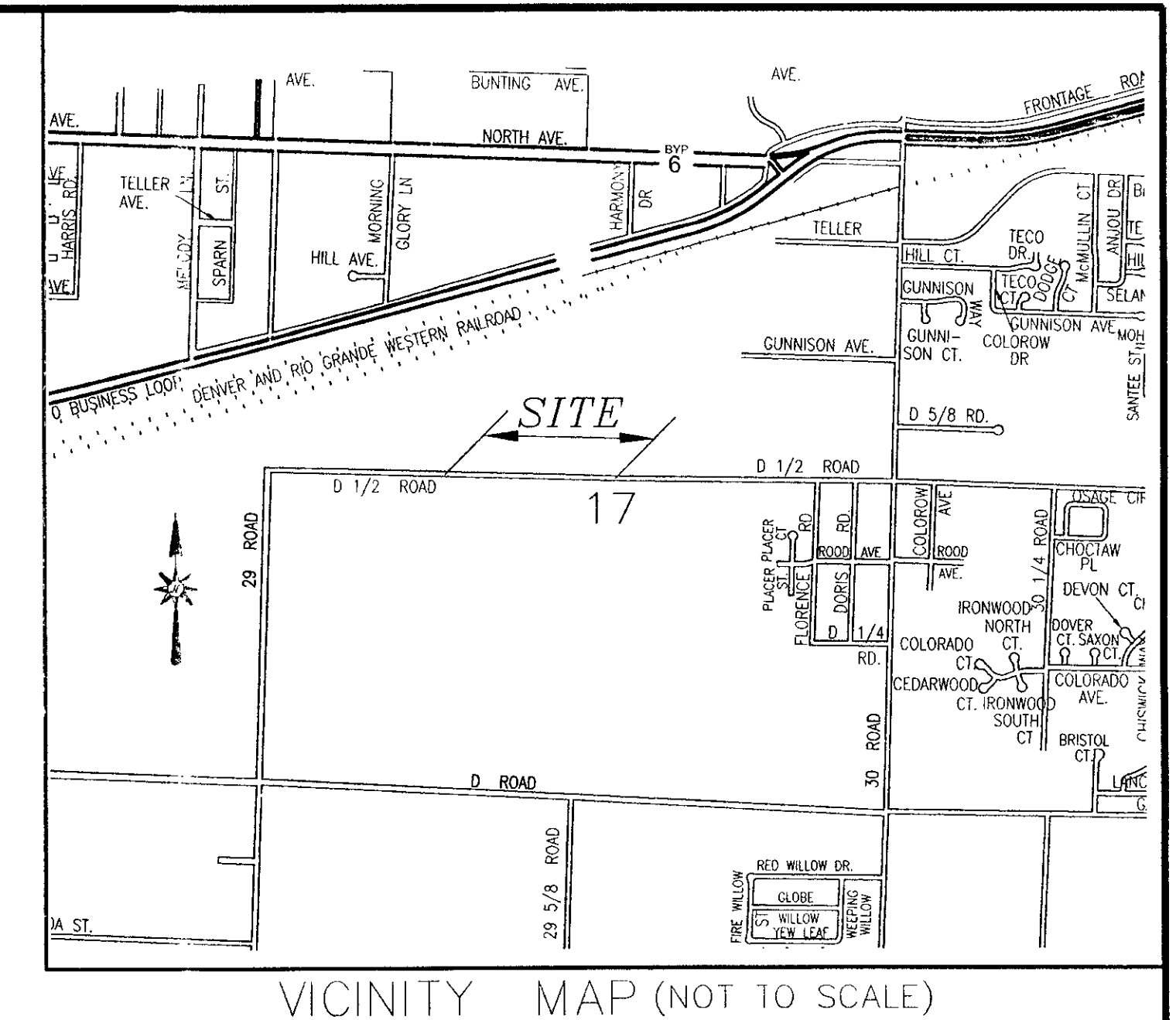
RECORDER'S NOTE :
THE FOLLOWING PAGE(S)
ARE OVERSIZE

Book 3275 Page(s) 930

Of Reception # 2103690

SIENA VIEW ANNEXATION NO. 1

SITUATE IN THE SW 1/4 OF SECTION 17, TWP 1S, RGE 1E, UTE MERIDIAN
COUNTY OF MESA, STATE OF COLORADO



VICINITY MAP (NOT TO SCALE)

Legal Description

A certain parcel of land lying in the Southwest Quarter (SW 1/4) of Section 17, 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 Northeast Corner of the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) of said Section 17, and assuming the North line of the NW 1/4 SW 1/4 of said Section 17 bears N 90°00'00" W with all other bearings mentioned herein being relative thereto; thence from said Point of Beginning, N 90°00'00" W along the North line of the NW 1/4 SW 1/4 of said Section 17, a distance of 528.00 feet; thence S 00°00'00" E a distance of 1.00 foot; thence N 90°00'00" E along a line 1.00 foot South of and parallel to the North line of the NW 1/4 SW 1/4 of said Section 17, a distance of 528.00 feet; thence S 89°59'32" E along a line 1.00 foot South of and parallel to the North line of the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) of said Section 17, a distance of 1113.48 feet; thence N 00°02'12" W a distance of 1.00 foot to a point on the North line of the NE 1/4 SW 1/4 of said Section 17; thence N 89°59'32" W, along the North line of the NE 1/4 SW 1/4 of said Section 17, a distance of 1113.48 feet, more or less, to the Point of Beginning.

CONTAINING 0.377 Acres (1,641.48 Square Feet), more or less, as described.

The Description contained herein has 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 boundary lines.

Peter T. Krick
Colorado Registered Professional Land Surveyor
No. 32824
Senior Real Estate Technician
City of Grand Junction
Date: 02-06-2003

LEGEND

ANNEXATION BOUNDARY
EXISTING CITY LIMITS
SECTION OR ALIQUOT CORNER

AREA OF ANNEXATION

ANNEXATION PERIMETER 3,284.96 FT.
CONTIGUOUS PERIMETER 620.50 FT.
AREA IN SQUARE FEET 1,641.48
AREA IN ACRES 0.0377

ORDINANCE NO.
3500

EFFECTIVE DATE
March 9th, 2003

THIS IS NOT A BOUNDARY SURVEY

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

SIENA VIEW ANNEXATION NO. 1

1
OF
1

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 PTK DATE 11-20-2002
DESIGNED BY PTK DATE
CHECKED BY TW DATE
APPROVED BY DATE

SCALE
1" = 100'