

**TOWN OF RICO, COLORADO
ORDINANCE NO. 2007- 7**

**AN ORDINANCE OF THE TOWN OF RICO, COLORADO, AUTHORIZING
THE CONVEYANCE OF PROPERTY COMMONLY KNOWN AS LOT 7, VAN
WINKLE SUBDIVISION, TOWN OF RICO, DOLORES COUNTY, COLORADO
FROM THE TOWN OF RICO TO WILLIAM AND DEE GULLEDGE**

WHEREAS, the Van Winkle Subdivision has been approved by the Board of Trustees of the Town of Rico;

WHEREAS, the Van Winkle Subdivision is necessary to reconfigure lots in order to conduct environmental remediation of the area surrounding the Van Winkle Head Frame;

WHEREAS, finalization of the Van Winkle Subdivision requires the transfer of property between the various lot owners within the subdivision;

WHEREAS, CRS Section 31-15-101 authorizes the Town to convey property to a third party;

WHEREAS, Rico Home Rule Charter Section 14 authorizes the Board of Trustees of the Town of Rico to authorize the conveyance of such property by Ordinance;

WHEREAS, the Board of Trustees finds that conveyance of property for the purposes of creating the Van Winkle Subdivision for environmental remediation will promote the health, safety and general welfare of the Rico community;

NOW, THEREFORE BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF RICO, COLORADO, the following:

SECTION 1. The Mayor, or his designee, and Town Clerk are hereby authorized to execute this Ordinance to authorize conveyance of the following described real property from the Town of Rico to William and Dee Gulledge:

Lot 7, Van Winkle Subdivision, Town of Rico, Colorado

SECTION 2. EFFECTIVE DATE. This Ordinance shall be effective immediately upon final adoption and publication.

SECTION 3. POSTING AND PUBLICATION. This Ordinance shall be posted at the Town Hall, Rico Post Office, and on the Town's Website.



Mayor, Town of Rico

ATTEST:



Town Clerk

QUITCLAIM DEED

This QUITCLAIM DEED made this ____ day of _____, 2007 by and between TOWN OF RICO, COLORADO, a Colorado municipal corporation ("Grantor"), whose address is 2 Commercial Street, Rico, Colorado, County of Dolores and State of Colorado 81331, and WILLIAM R. GULLEDGE and DEE C. GULLEDGE ("Grantees"), whose address is 2346 Harrison Avenue, Fort Worth, TX 76110.

WITNESS, that the Grantor, for and in consideration of adjustments of the boundaries of property conveyed to facilitate creation and approval of the Van Winkle Subdivision Plat, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained and quitclaimed, and by these presents does grant, bargain and quitclaim unto the Grantees, their successors and assigns forever, all of Grantor's right, title and interest in the real property, together with improvements, if any, situate, lying and being in the County of Dolores and the State of Colorado described as follows:

See Legal Description attached as Exhibit A hereto

also known as street and number: N/A

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in any way appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the Grantor, either in law or in equity, in and to the above quitclaimed premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the said premises above quitclaimed and described, with the appurtenances, unto the Grantees, their successors and assigns forever.

No documentary tax is due upon recordation of this deed because the consideration for the conveyance is less than \$500.

EXHIBIT A

(to Quitclaim Deed – Town to Gulledges)

Legal Description of Property

Lot 7, Van Winkle Subdivision, Town of Rico
according to the recorded plat thereof filed for record in the office of the clerk and
recorder, County of Dolores, State of Colorado