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Colorado General Assembly

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CHAPTER 262

STATE LANDS—SALE

DEPARTMENT OF INSTITUTIONS TO UNITED STATES

(House Bill No. 257. By Representatives Schieffelin, Stockton, Stevens, and Byrne; also Senators McVicker, Shoemaker, Chenoweth, and Kelley.)

AN ACT

AUTHORIZING THE DEPARTMENT OF INSTITUTIONS OF THE STATE OF COLORADO TO CONVEY CERTAIN REAL PROPERTY SITUATE IN JEFFERSON COUNTY.

Be It Enacted by the General Assembly of the State of Colorado:

Section 1.—Sale authorized.—The department of institutions, state of Colorado, is hereby authorized to sell or exchange and execute conveyances of, by quit claim deeds, the following described parcels of real property now held in the name of the state of Colorado for the use and benefit of the Lookout Mountain school for boys, formerly known as the state industrial school for boys, situate in the county of Jefferson, state of Colorado, to-wit:

(1) That part of the $N\frac{1}{2}$ $NW\frac{1}{4}$ of Section 3, Township 4 South, Range 70 West of the 6th P.M., located Northeasterly of U. S. Highway 6 as described in Book 699, page 256 of the records of Jefferson County, except that part recorded in Book 1069, page 567 of said records; containing 24.0 acres, more or less.

(2) That part of the $N\frac{1}{2}$ $SE\frac{1}{4}$, Section 34, Township 3 South, Range 70 West, beginning at a point on the Southeasterly line of 24th Street in the City of Golden, County of Jefferson, State of Colorado, which point is 59.9 feet Northeasterly of the center line of Ford Street in said City; thence Southeasterly on a curve to the left whose radius is 666.3 feet an arc distance of 323.1 feet to the true point of beginning; thence along the same curve to the left an arc distance of 114.1 feet; thence along a curve to the right whose radius is 2751.8 feet an arc distance of

677.5 feet to a point, which point is on the Southwesterly right of way line of East Street (formerly known as the South Golden Road); thence N 50°57'20" W along the Southwesterly right of way line of East Street a distance of 635.0 feet; thence S 54°32'40" W a distance of 295.7 feet to the true point of beginning; containing 1.87 acres, more or less.

(3) Those parts of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 2, Township 4 South, Range 70 West of the 6th P.M. and the S $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 35, Township 3 South, Range 70 West of the 6th P.M. which are located Easterly of the access road known as Johnson Drive as described in Book 1278, page 122 of the records of Jefferson County and Southwesterly of the South Golden Road as it now exists; containing 21.5 acres, more or less.

(4) That part of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 2, Township 4 South, Range 70 West of the 6th P.M., located Southwesterly of the South Golden Road as it now exists excepting that property recorded in Book 1326, page 236 of the records of Jefferson County; containing 10.8 acres, more or less.

(5) The SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 3, Township 4 South, Range 70 West of the 6th P.M., containing 40 acres, more or less.

(6) The SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 2, Township 4 South, Range 70 West of the 6th P.M. excepting that property recorded in Book 1195, page 368 and property recorded in Book 1278, page 122 of the records of Jefferson County; containing 35.1 acres, more or less.

(7) The W $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 2, Township 4 South, Range 70 West of the 6th P.M., excepting the highway right of way for U. S. Highway 6 described in Book 699, page 256 of the records of Jefferson County; containing 72.3 acres, more or less; said property being no longer needed for state purposes. The state of Colorado may retain all oil, gas, and other minerals and mineral rights, and all surface water and water rights appurtenant to the lands herein described.

Section 2.—Sales procedure — execution of deed.—
The lands described in paragraphs (1) to (7) of section 1 of this act shall be sold only at public auction in which each parcel shall be offered separately and sold to the highest bidder in cash at a price of not less than the average prevailing market value for property in that area. Any single bid offering to purchase more than one such parcel shall be rejected, but nothing contained herein shall preclude a successful bidder as to a given parcel

from submitting bids separately as to any remaining parcels. Prior to the sale of said lands, the state of Colorado shall have said lands appraised. No parcel shall be sold for less than the said appraised value. The right to reject all bids is hereby reserved. Public notice of said sale shall be given by notice published in two issues of a newspaper of general circulation printed and published in Jefferson County. Said notice shall detail the time, place, descriptions of the separate parcels to be sold, and terms of the sale. Said publications of notice of sale shall be made at least one week apart and not less than two weeks nor more than four weeks before said sale. The necessary deeds of conveyance to effectuate such transfer and sale shall be executed by the governor of the state and the director of institutions, attested by the secretary of state, under the seal of the state:

Section 3.—Proceeds deposited.—The proceeds from any sale shall be deposited in the general fund of the state.

Section 4.—Safety clause.—The general assembly hereby finds, determines, and declares that this act is necessary for the immediate preservation of the public peace, health, and safety.

Approved: May 5, 1963

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