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### Authorizing the Department of Institutions of the State of Colorado to Convey Certain Real Property Situate in Jefferson County.

Colorado General Assembly

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#### Recommended Citation

Colorado General Assembly, "Authorizing the Department of Institutions of the State of Colorado to Convey Certain Real Property Situate in Jefferson County." (1969). *Session Laws 1951-2000*. 4762. <https://scholar.law.colorado.edu/session-laws-1951-2000/4762>

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## CHAPTER 326

## STATE LANDS — SALE

## DEPARTMENT OF INSTITUTIONS

(Senate Bill No. 264. By Senators Vollack, Schieffelin, Ohlson, and Stockton; also Representatives Fentress, Koster, and Singer.)

## A N A C T

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 of the state of Colorado is hereby authorized to sell and convey by quit claim deeds, subject to all existing leases, and subject to retention by the state of Colorado of all oil, gas, and other minerals and mineral rights, and all surface water and water rights appurtenant to the lands herein described, the following described parcels of real property no longer needed for state purposes and now held in the name of the state of Colorado for the use and benefit of the Lookout Mountain school for boys:

A portion of the NW  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  Section 3, T. 4 S., R. 70 W. of the 6th P.M., Jefferson County, Colorado, which has its NE corner cut off by the highway; and the SW  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 3, T. 4 S., R. 70 W., and the NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 3, T. 4 S., R. 70 W. of the 6th P.M., Jefferson County, Colorado; and the NE  $\frac{1}{4}$  of Section 4, T. 4 S., R. 70 W. of the 6th P.M., Jefferson County, Colorado, and more particularly described as follows:

**Parcel 1:**

The point of beginning is the section corner which is common to Sections 3 and 4, T. 4 S., R. 70 W. of the 6th P.M., and Sections 33 and 34, T. 3 S., R. 70 W. of the 6th P.M., and is marked with a substantial granite rock buried in the ground with a portion about 8" square extending about 6" above the surface and marked on top with a chiseled cross; thence S.  $0^{\circ}13'30''$  E. along the section line between the said Sections 3 and 4, 2639.3' to the east quarter corner of said Section 4, which is a buried granite rock, the top of which is about flush with the surface of the ground and is plainly marked, and is near the corner post of a fence line and almost squarely under a power line; thence N.  $89^{\circ}48'47''$  W. along the East-West mid-section line of said Section 4, 2553.1' to the center of the Section; thence N.  $0^{\circ}13'30''$  W. along the mid-section line of said Section 4, 2639.3' to the North quarter corner

of said Section 4; thence S. 89°48'47" E. along the section line of said Section 4, 2553.1' to the point of beginning:

**Parcel 2:**

The point of beginning is the section corner which is common to Sections 3 and 4, T. 4 S., R. 70 W. of the 6th P.M., and Sections 33 and 34, T. 3 S., R. 70 W. of the 6th P.M., and is marked with a substantial granite rock buried in the ground with a portion about 8" square extending about 6" above the surface and marked with a chiseled cross; thence N. 89°56' E. along the section line between said Sections 3 and 34, a distance of 691.6' to the point where the said section line intersects the westerly right-of-way line of U.S. highway No. 6, thence S. 33°43' E. along the said westerly right-of-way line 1200.0' to a point where the said westerly right-of-way line intersects the N. and S. mid-quarter section line of the NW  $\frac{1}{4}$  of said Section 3; thence S. 0°41'30" E. along the North-South mid-quarter section line of the NW  $\frac{1}{4}$ , 330.0' to the East-West mid-quarter section line of the NW  $\frac{1}{4}$  of said Section 3; thence S. 89°56' W., along the East-West mid-quarter section line of the NW  $\frac{1}{4}$  of said Section 3 a distance of 1317.4' to a point on the section line between said Sections 3 and 4; thence N. 0°13'30" W., along the section line between said Sections 3 and 4 a distance of 1319.6' to the point of beginning;

and also a parcel described as follows:

Beginning at the West quarter corner of said Section 3, which is a buried granite rock the top of which is about flush with the surface of the ground and is plainly marked, and is near the corner post of a fence line and almost squarely under a power line; thence N. 0°13'30" W. along the West section line of said Section 3, 1319.6' to the East-West mid-quarter section line of the NW  $\frac{1}{4}$  of said Section 3; thence N. 89°56' E. along the East-West mid-quarter section line of the NW  $\frac{1}{4}$ , 1317.4' to the center of said NW  $\frac{1}{4}$  of said section; thence S. 0°41'30" E. along the North-South mid-quarter section line of the NW  $\frac{1}{4}$ , 1319.6' to the East-West center line of said Section 3; thence S. 89°56' W. along the said East-West center line of said Section 3, 1317.4' to the point of beginning.

**Parcel 3:**

The NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 3, T. 4 S., R. 70 W. of the 6th P.M.

**Section 2. Sales procedure—execution of deeds.**—The lands described in 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 for not less than the appraised value thereof. 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. 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 executive director of the department of

institutions, attested by the secretary of state, under the great seal of the state of Colorado.

**Section 3. Leasehold conveyance authorized.**—The department of institutions of the state of Colorado is hereby authorized to convey a leasehold interest by lease in the following described parcel of real property, subject to termination upon one year's notice at such time as said property is required for the use of the department. Such leasehold interest shall be conveyed to the North Jeffco Metropolitan Recreation and Park District, for the use of said district in carrying out its purpose of providing recreational facilities for the residents of said district. Said parcel is not presently needed for state purposes and is held in the name of the state of Colorado for the use and benefit of the state home and training school, at Ridge, being located between Miller and Oak streets on West 58th avenue in the city of Arvada, and legally described as:

The SW  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 9, Township 3 S., Range 69 W., containing 40 acres more or less, County of Jefferson, State of Colorado.

**Section 4. Proceeds deposited.**—The proceeds from any sale or lease shall be deposited in the general fund of the state.

**Section 5. 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 10, 1969