

QUITCLAIM DEED

THIS DEED, made this 29 day of OCTOBER, 2018, between **Susan G. Yoshimura and Jay A. Yoshimura** whose legal address is 249 W. 81st Place, Denver, Colorado 80221, grantor, and the **County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

WITNESS, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **West 81st Place**

Also known by street and number as: **249 W. 81st Place**

Assessor's schedule or parcel numbers: part of 0171927318002

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise 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(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

BY:

Susan G. Yoshimura
Susan G. Yoshimura

BY:

Jay A. Yoshimura
Jay A. Yoshimura

STATE OF COLORADO)

§)

~~County of Adams~~

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Jefferson

The foregoing instrument was acknowledged before me this 29 day of October, 2018, by Susan G. Yoshimura and Jay A. Yoshimura.

My commission expires: Sep. 24, 2022

(Witness my hand and official seal.

Desirae Kaybal

Notary Public

DESIRAE MARIE ROYBAL

NOTARY PUBLIC

STATE OF COLORADO

NOTARY ID 20184037726

MY COMMISSION EXPIRES SEP. 24, 2022

EXHIBIT "A"

**DEED FROM SUSAN AND JAY YOSHIMURA
TO
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 35, Block 34 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6th Principal Meridian, being more particularly described as follows:

Beginning at the Southwesterly Corner of said Lot 35, thence North 23°52'06" East, along the Westerly line of said Lot 35, a distance of 10.00 feet;

Thence leaving said Westerly line, South 21°07'54" East, a distance of 14.14 feet to a point on the Southerly line of said Lot 35;

Thence North 66°07'54" West, along the Southerly line of said Lot 35, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS
Colorado Professional
Land Surveyor No. 32822
For and on behalf of:
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



EXHIBIT "B"



CONIFER ROAD

SUSAN AND JAY YOSHIMURA
LOT 35, BLOCK 34
SHERRELWOOD ESTATES FILING NO. 5

249 W 81st PL.
PN: 1719-27-3-18-002

N23°52'06"E
10.00'
POINT OF
BEGINNING
S21°07'54"E
14.14'
N66°07'54"W
10.00'
AREA =
50 S.F., ±

W. 81st PLACE



SCALE: 1" = 30'



ADAMS COUNTY
COLORADO

THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.