

**TEMPORARY CONSTRUCTION EASEMENT
AND RIGHT-OF-ENTRY**

THIS AGREEMENT, made and entered into this 5th day of February, 2020, by and between **Manuelita M. Castro** whose address is 1151 East 58th Avenue, Denver, Colorado 80216, hereinafter and collectively referred to as the Owner, and the County of Adams, State of Colorado, a body politic, whose address is 4430 South Adams County Parkway, Brighton, Colorado 80601 hereinafter and collectively referred to as the County:

WITNESS, that for and in consideration of the sum of **ONE THOUSAND AND NO/100'S DOLLARS (\$1,000.00)** and other good and valuable considerations, the receipt and sufficiency of which is hereby confessed and acknowledged, the Owner does hereby grant unto the County, its contractors and assigns, a temporary construction easement and right-of-entry over the following property, to wit:

Legal descriptions as set forth in **Exhibit "A"** attached hereto and incorporated herein by this reference.

Also know by street and number as: 1151 East 58th Avenue

Assessor's schedule or parcel numbers: part of: 0182511300012

Said easement and right-of-entry is for the purpose of construction drainage, curb, gutter and sidewalk within the right-of-way, modifying driveway approaches, modifying ground contours behind the curb, gutter and sidewalk where there will be sidewalk and for relocating privately owned improvements which are currently within the street right-of-way such as fences, mailboxes, driveway approaches and any other items that need to be relocated to private property as a part of this street and drainage project. All work shall be done at the expense of County.

In further consideration of the granting of this easement, it is hereby agreed that all work performed by the County, its successors and assigns, in connection with this easement shall be done with care. Following completion of the work performed the surface of the property disturbed during construction shall be restored reasonably similar to its original condition, or as close thereto as possible, except as necessarily modified to accommodate the street improvements being installed.

This easement will start 30 days after County gives written notice to Owner and shall terminate twelve (12) months thereafter. The Owner also grants to the County the option to extend this Temporary Construction Easement and Right-of Entry on a month to month basis not to exceed one (1) year from the date of expiration hereof, and the County may exercise such option for the additional sum of **Eighty Four Dollars and NO/100'S (\$84.00)** per month. The County shall provide notice in writing to the Owner prior to expiration of each extension period. At the end of the term and any extension thereto, all rights granted under this Temporary Construction Easement and Right-of Entry are released and the Property shall be considered free and clear of this Temporary Construction Easement and Right-of Entry.

Owner: Manuelita M. Castro

Manuelita M Castro

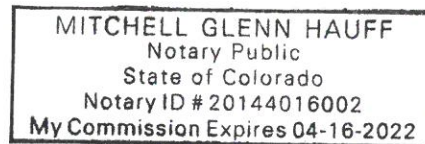
Date: 2-5-20

STATE OF Colorado)
COUNTY OF Adams) §

The foregoing instrument was acknowledged before me this 5th day of February,
2020, by Manuelita M. Castro.

Witness my hand and official seal.

My commission expires: April 16, 2022



Mitchell Hauff
Notary Public



Drexel, Barrell & Co.

JULY 1, 2019

EXHIBIT A

LEGAL DESCRIPTION

PARCEL TCE-8

TEMPORARY CONSTRUCTION EASEMENT

Engineers/Surveyors

**Boulder
Colorado Springs
Greeley**

1800 38th Street
Boulder, CO 80301-2620

303.442.4338
303.442.4373 Fax

A TRACT OF LAND BEING A PORTION OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 847623 IN THE ADAMS COUNTY RECORDS, LOCATED IN THE SW1/4 OF SECTION 11, T3S, R68W OF THE 6TH P.M., COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT OF LAND DESCRIBED AT RECEPTION NO. 847623, SAID POINT ALSO BEING ON THE NORTHERLY LINE OF EAST 58TH AVENUE, THENCE N00°03'46"W, 20.00 FEET ALONG THE WESTERLY LINE OF SAID TRACT OF LAND TO THE **TRUE POINT OF BEGINNING**;

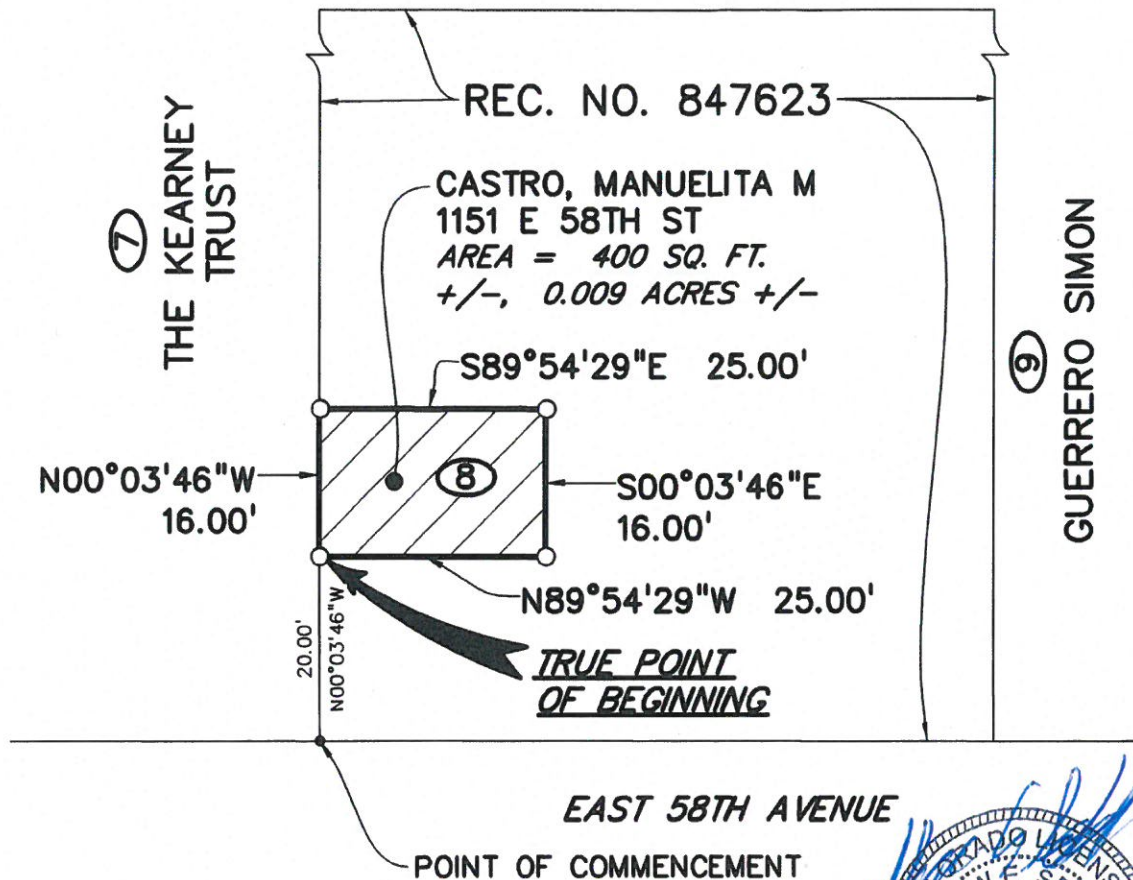
THENCE N00°03'46"W, 16.00 FEET ALONG THE WESTERLY LINE OF SAID TRACT OF LAND; THENCE S89°54'29"E, 25.00 FEET; THENCE S00°03'46"E, 16.00 FEET; THENCE N89°54'29"W, 25.00 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 0.009 ACRES OR 400 SQUARE FEET, MORE OR LESS.

LEGAL DESCRIPTION PREPARED BY:
MATHEW E. SELTERS
DREXEL, BARRELL & CO.
1800 38TH STREET
BOULDER, CO 80301
(303) 442-4338



EXHIBIT PARCEL TCE-8 TEMPORARY CONSTRUCTION EASEMENT



SCALE 1" = 20'

NOTES

1. THIS MAP IS NOT A LAND SURVEY PLAT OR AN IMPROVEMENT SURVEY PLAT. IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION
2. INFORMATION PERTAINING TO OWNERSHIP & RIGHT-OF-WAY IS BASED UPON PUBLIC INFORMATION AVAILABLE FROM THE ADAMS COUNTY ASSESSORS OFFICE, AND DOES NOT CONSTITUTE A TITLE SEARCH BY DREXEL, BARRELL & CO. TO DETERMINE OWNERSHIP & EASEMENTS OF RECORD.

IN ACCORDANCE WITH CRS 13-80-105;

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

Drexel, Barrell & Co.

Engineers/Surveyors

1800 38TH STREET BOULDER, COLORADO 80301 (303) 442-4338

BOULDER, COLORADO (303) 442-4338

COLORADO SPRINGS, COLORADO (719) 260-0887

GREELEY, COLORADO (970) 351-0645



Revisions - Date	Date	Drawn By	Job No.
	5/3/19	MNF	20961-00
	Scale	Checked By	Drawing No.
	1"=20'	MES	IN FILE