

QUITCLAIM DEED

THIS DEED, dated this 19th day of August, 2021, between **Hunt Brothers Properties, Inc., a Colorado Corporation**, whose legal address is 10100 Dallas Street, Henderson, Co 80640, County of Adams and State of Colorado, grantor, and **THE COUNTY OF ADAMS, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601, Brighton, Colorado 80601:

WITNESS, that the grantor, for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have remised, released, sold and QUITCLAIMED, and by these presents 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, State of Colorado, described as follows:

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

Dedicated for W. 62nd Avenue.

Also known by street and number as: 345 W. 62nd Avenue

Assessor's schedule or parcel number: 0182510200013

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, 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.

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: 

Hunt Brothers Properties, Inc.

STATE OF COLORADO)
) §
County of Adams)

The foregoing instrument was acknowledged before me this 19th day of August, 2021,
By Daniel W. Hunt as President/Owner, for Hunt Brothers Properties, Inc.

My commission expires:
April 29, 2024

JAN NELSON
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 19994030527
My Commission Expires April 29, 2024

Witness my hand and official seal.



Notary Public

EXHIBIT "A"

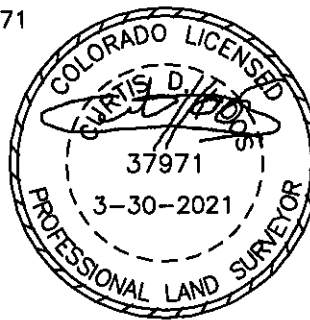
A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH P.M., BEING A PORTION OF THAT PARCEL OF LAND DESCRIBED IN DEED RECORDED OCTOBER 6, 2020 AS RECEPTION NO. 2020000101547 IN THE RECORDS OF THE CLERK AND RECORDER FOR ADAMS COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

CONSIDERING THE SOUTH LINE OF SAID PARCEL TO BEAR NORTH 89°35'29" EAST, BEING MONUMENTED ON THE EAST END BY A 5/8" REBAR WITH ILLEGIBLE RED PLASTIC CAP, AND ON THE WEST END BY A 3/4" REBAR WITH 2 1/2" ALUMINUM CAP, PLS 37971, AND WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 10; THENCE NORTH 89°35'29" EAST, COINCIDENT WITH THE SOUTH LINE OF SAID PARCEL, A DISTANCE OF 634.72 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL; THENCE NORTH 00°04'56" WEST, A DISTANCE OF 40.00 FEET TO THE NORTHWEST CORNER OF THE SOUTH 40.00 FEET OF THE EAST 25.00 FEET TO THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 10; THENCE SOUTH 89°35.29" WEST, PARALLEL WITH AND 40.00 FEET NORTH OF THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 10, A DISTANCE OF 634.70 FEET TO THE WEST LINE THEREOF; THENCE SOUTH 00°03'45" EAST, COINCIDENT WITH SAID WEST LINE, A DISTANCE OF 40.00 FEET TO THE TRUE POINT OF BEGINNING.

SAID PARCEL CONTAINS 25,388 SQUARE FEET OR 0.58 ACRES, MORE OR LESS.

PREPARED BY: CURTIS D. HOOS, PLS 37971
FOR AND ON BEHALF OF:
AMERICAN WEST LAND SURVEYING CO.
BRIGHTON, CO 80601



NOTE: THIS DRAWING IS MEANT TO DEPICT THE ATTACHED DESCRIPTION AND IS FOR INFORMATIONAL PURPOSES ONLY. IT DOES NOT REPRESENT A MONUMENTED LAND SURVEY. NOTE: THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY AMERICAN WEST LAND SURVEYING CO. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY OR EASEMENTS OF RECORD.

PARCEL NO. 0182510200013
HUNT BROTHERS PROPERTIES

DRAWN BY: CDH

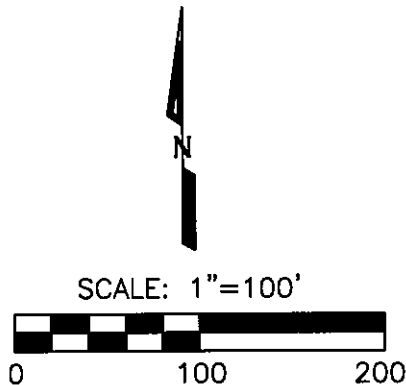
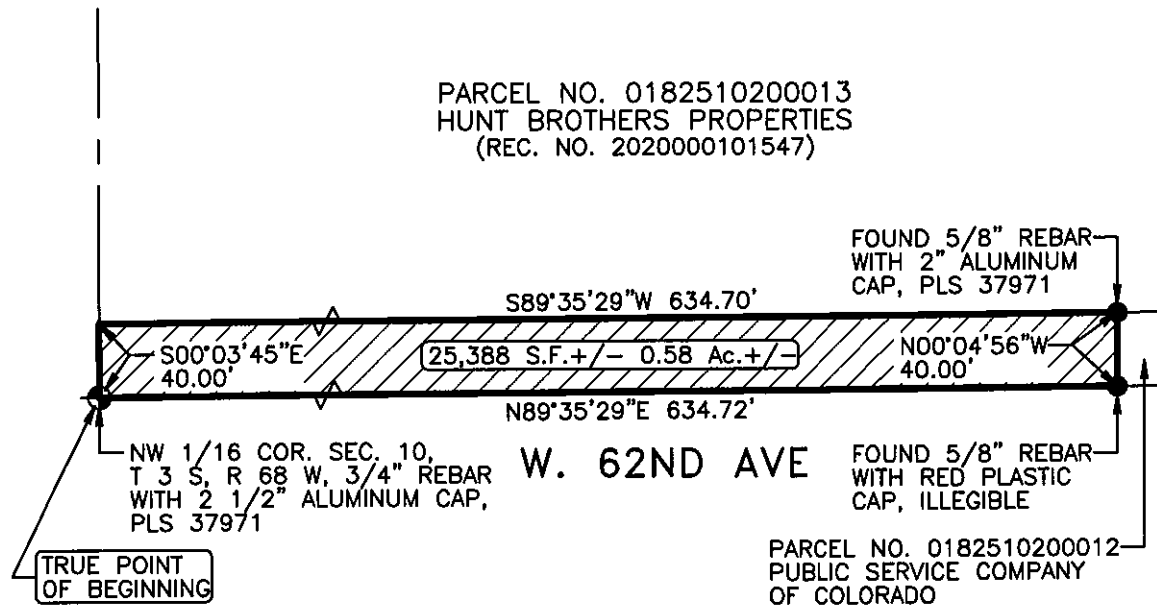
FIELD: CDH

MARCH 30, 2020

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ILLUSTRATION FOR EXHIBIT "A"



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