EASEMENT QUITCLAIM DEED

THIS DEED is made this day of COLORADO, a political subdivision of the Sta South Prince Street, Littleton, Colorado 80120, the State of Colorado ("Grantee"), whose street Centennial, Colorado 80112.	ate of Colorado ("Grantor"), whose street add and the <u>City of Centennial</u> , a home rule mun	lress is 5334 icipality of
WITNESS, that Grantor, for and in considerate and valuable consideration, the receipt and suffi bargained, sold, conveyed and quitclaimed, and quitclaim unto Grantee, its heirs and assigns for Easement recorded on May 21, 2004 at Reception County, Colorado (the "Traffic Signal Easemen and the State of Colorado, and being more particular to the control of the contr	ciency of which is hereby acknowledged, has by these presents does grant, bargain, sell, co ever, all right, title, interest and claim in the Ton No. B4092700 in the real property records t"), situate, lying and being in the County of A	s granted onvey and Traffic Signal of Arapahoe
See Exhibit A (Legal Description) attached		
TO HAVE AND TO HOLD the same, together privileges thereunto belonging or in anywise the interest and claim whatsoever of the Grantor, either behoof of the Grantee, its heirs and assigns fore	ereunto appertaining, and all the estate, right, ther in law or equity, to the only proper use, b	title,
IN WITNESS WHEREOF, the Grantor has ex	ecuted this deed on the date set forth above.	
BOARD OF COUNTY COMMISSIONERS FOR ARAPAHOE COUNTY COLORADO		
By: Chair, Board of County Commissioners		
STATE OF COLORADO }		
COUNTY OF ARAPAHOE} ss.		
The foregoing instrument was acknowledged be	efore me this day of	, 2024 by
·	Witness my hand and official seal. My commission expires	
	Notary Public	

Exhibit A

LEGAL DESCRIPTION:

AN EASEMENT OVER A PORTION OF LOT 1, BLOCK 9, RIVER RUN II, RECEPTION NO. B0047132, BOOK 177, PAGE 55-63, RECORDED APRIL 24, 2000 IN THE ARAPAHOE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 32, WHENCE THE EAST ONE-QUARTER CORNER OF SAID SECTION 32 BEARS SOUTH 00°51'46" WEST, A DISTANCE OF 2639.55 FEET, SAID LINE FORMING THE BASIS OF BEARING FOR THIS DESCRIPTION; THENCE ALONG SAID LINE SOUTH 00°51'46" WEST, A DISTANCE OF 927.49 FEET; THENCE NORTH 89°08'14" WEST, A DISTANCE OF 797.27 FEET TO A POINT ON THE EASTERLY LOT LINE OF SAID LOT 1, BLOCK 9 AND THE TRUE POINT OF BEGINNING:

THENCE NORTH 60°24'09" WEST A DISTANCE OF 71.69 FEET TO A POINT ON THE NORTHERLY LOT LINE OF SAID LOT 1, BLOCK 9, THENCE ALONG THE BOUNDARY OF SAID LOT 1, BLOCK 9 THE FOLLOWING THREE COURSES: 1) THENCE ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 810.00 FEET, A CENTRAL ANGLE OF 01°25'04" AND A CHORD WHICH BEARS NORTH 75°49'27" EAST 20.04 FEET) A DISTANCE OF 20.04 FEET; 2) THENCE ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 30.00 FEET, A CENTRAL ANGLE OF 86°56'46" AND A CHORD WHICH BEARS SOUTH 61°24'42" EAST 41.28 FEET) A DISTANCE OF 45.52 FEET; 3) THENCE SOUTH 17°56'19" EAST, A DISTANCE OF 21.62 FEET TO THE TRUE POINT OF BEGINNING.

SAID EASEMENT CONTAINING 1;037 SQUARE FEET OR 0.024 ACRES, MORE OR LESS.