

After Recordation Please Return To:
White Bear Ankele Tanaka & Waldron
2154 East Commons Avenue, Suite 2000
Centennial, Colorado 80122

QUITCLAIM DEED
(No Documentary Fee Required Pursuant to §39-13-102(2)(a), C.R.S.)

THIS QUIT CLAIM DEED, made this ____ day of _____, 2020, by and between **City of Brighton, Colorado**, a municipal corporation of the state of Colorado, whose address is 500 South 4th Avenue, Brighton, Colorado (“**Grantor**”), and **Brighton Crossings Operations Board**, a contractual authority and political subdivision of the State of Colorado, whose legal address is 550 W. Eisenhower Blvd., Loveland, Colorado (“**Grantee**”).

WITNESS, that the Grantor, for and in consideration of the sum of TEN DOLLARS, (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby 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, including, without limitation, any right of access to the following described real property, together with any improvements thereon, as more particularly described in **Exhibit A** attached hereto and incorporated herein by this reference (the “**Property**”) for use as parks, community spaces, and/or open space, and in conjunction with such uses, Grantee shall have the right to construct and maintain structures, buildings, utilities and improvements, including, without limitation, landscaping, sidewalks, trails, roadways, signage, playground equipment, recreation improvements and facilities, community buildings, facilities and amenities, drainage improvements, and utilities.

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, and benefit of the Grantee, and its successors and assigns, forever.

IN WITNESS WHEREOF, Grantor has caused this Quit Claim Deed to be executed on the date set forth above.

GRANTOR:
City of Brighton, Colorado

By: _____
Name: _____
Title: _____

State of Colorado }
} ss.
County of ____ }

The foregoing instrument was acknowledged before me this _____ day of _____, 2020, by _____ as _____ of the City of Brighton, Colorado.

Witness my hand and official seal.
My commission expires:

Notary Public

Exhibit A
The Property

Tracts BB, CC and FF, Brighton Crossing Filing No. 3, City of Brighton, County of Adams, State of Colorado.

Tracts A and B, Brighton Crossing Filing No. 1, City of Brighton, County of Adams, State of Colorado.

Tract C, Brighton Crossing Filing No. 2, City of Brighton, County of Adams, State of Colorado.

Tract F, Brighton Crossing Filing No. 2, 3rd Amendment, City of Brighton, County of Adams, State of Colorado.

Tract Q, Brighton Crossing Filing No. 2, 5th Amendment, City of Brighton, County of Adams, State of Colorado.