

WARRANTY DEED

THIS WARRANTY DEED, dated Oct 10th, 2022

Between

Ridge at Elk Creek Homeowners, (the “grantor”)

And

THE TOWN OF Grand Lake, a Colorado municipal corporation, (“grantee”)

WITNESS, that the grantor, for and in consideration of the sum of TEN DOLLARS’ the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents grant, bargain, sell, conveys and confirm, unto the grantee, its heirs and assigns forever, all the property, together with improvements, if any, situate, lying and being in the County of Grand, State of Colorado, described as follows:

Parcel Identification No. 119306228016, Schedule No. R303110, Town of Grand Lake, Grand County, Colorado

Commonly known as Foxy Lane and Mad Moose Lane, depicted on **Exhibit A**, attached hereto and incorporated herein.

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the revision and reversions, remainder and remainders, rent, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantors, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances unto the grantee, its heirs and assigns forever. The grantor, its heirs and personal representatives do covenant, grant bargain and agree to and with the grantee, its heirs and assigns, that at the time of the ensealing and delivery of these presents, well seized of the premises above conveyed, having good, sure, perfect, absolute, and indefeasible estate of inheritance, in law, in fee simple, and having good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature whatsoever, except:

None.

The grantors shall and will WARRANT AND FOREVER DEFEND the above bargained premises in the quiet and peaceable possession of the grantee, heirs and

assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

IN WITNESS WHEREOF, the grantors have executed this deed on the date set forth above.

GRANTOR

Robert Miller

Robert Miller, President Ridge at Elk Creek Homeowners

TOWN OF GRAND LAKE

By: _____

Steve Kudron, Mayor



ATTEST:

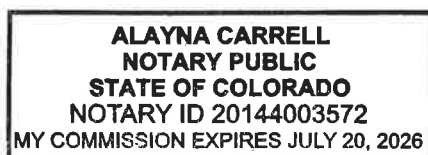
By: _____

Alayna Carrell, Town Clerk

STATE OF COLORADO

County of Grand

The foregoing instrument was acknowledged before me this 7 day of October, 2022



Witness my hand and official seal.

My commission expires: 07-20-2026

Alayna Carrell
Notary Public

The **TOWN OF GRAND LAKE, COLORADO** hereby accepts this conveyance of Real Property rights reflected by the foregoing Warranty Deed.