

AFTER RECORDING, RETURN TO:
Jonathan Hotaling
3327 Springridge Cir
Colorado Springs, CO 80906

BARGAIN AND SALE DEED

THIS DEED, made effective this 2ND day of JULY 2020, by Cuchara Mountain Park Estates Master Homeowners Association, Inc., a Colorado non-profit corporation ("Grantor"), in favor of Jonathan Hotaling and Jennifer Hotaling, as joint tenants with right of survivorship, whose address is 3327 Springridge Circle, Colorado Springs, Colorado 80906 (collectively, "Grantee").

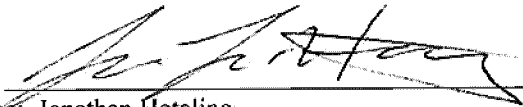
FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby sells and conveys to Grantee and its successors and assigns forever, all of the right, title, interest, claims and demands which Grantor has, if any, to the following real property, lying and being in the County of Huerfano, State of Colorado, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property");

TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all of the estate, right, title, interest, claim and demand whatsoever of the Grantor, either in law or equity, of, in and to said water rights underlying the Property;

TOGETHER WITH a relinquishment by Grantor of any and all rights of Grantor to enforce the terms of that certain Warranty Deed from Cuchara Partners, LTD. to Cuchara Mountain Park Estates Master Homeowners Association dated July 22, 1999 and recorded at Reception No. 340385, County of Huerfano, State of Colorado including, without limitation, any and all rights to enforce any restrictions on ownership or use of the property described in such deed.

IN WITNESS WHEREOF, the Grantor has executed this Bargain and Sale Deed on the day and year first above written.

Cuchara Mountain Park Estates Master Homeowners Association, Inc., a Colorado non-profit corporation

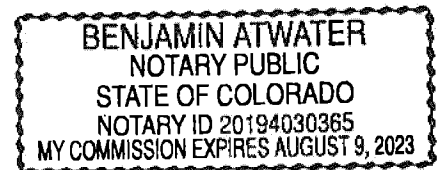
By: 
Name: Jonathan Hotaling
Title: President

STATE OF COLORADO)
) ss.
COUNTY OF EL PASO)

The foregoing instrument was acknowledged before me this 2ND day of JULY 2020, by Jonathan Hotaling, as President of Cuchara Mountain Park Estates Master Homeowners Association, Inc., a Colorado non-profit corporation.

Witness my hand and official seal.

My commission expires: AUGUST 9TH 2023





Notary Public

EXHIBIT A

(to Bargain and Sale Deed)

LEGAL DESCRIPTION OF PROPERTY

TRACTS L-2 AND L-3, CUCHARA MOUNTAIN PARK ESTATES (PANADERO DEVELOPMENT, FILING NO. 4), RECORDED MAP NO. 425, RECORDED AUGUST 2, 1999 AT RECEPTION NO. 340387, ACCORDING TO THE RECORDS OF THE CLERK AND RECORDER FOR HUERFANO COUNTY, COLORADO.