(28)
Recorder

(A)			
Reception No.			Recorder.
Recorded at	o'clock	M.,	
	<del></del>		

## WARRANTY DEED

THIS DEED, Made March 13, 1998, between Joe Mario Amedei aka Joe M. Amedei

of the said County of Huerfano and State of, grantor, and San Isabel Electric Association, Inc.

whose legal address is

c/o Sisto Mazza 314 W. Main St.

Trinidad, co 81082

of the said County of Huerfano and State of, grantee:

WITNESS, that the grantor, for and in consideration of the sum of Ten Thousand Three Hundred Twenty dollars and Zero cents; the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm, unto the grantee, his heirs and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Huerfano and State of Colorado described as follows:

See Exhibit A attached hereto

as known by street and number as:

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, and 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 heritaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the grantee, his heirs and assigns forever. And the grantor, for himself, his heirs, and personal representatives, does covenant, grant, bargain, and agree to and with the grantees, his heirs and assigns, that at the time of the ensealing and delivery of these presents, he is well seized of the premises above conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful 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 soever, except:

The grantor shall and will WARRANTY AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantees, his heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof. 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.

Joe M. Amadei aka Joe Mario Amedei  Joe M. Amadei aka Joe Mario Amedei
County of Huerfano ) ss.
State of Colorado )
The foregoing ast him was acknowledged before me March 18, 1998 by Joe Mario Amedei aka Joe M. Amedei  My commission expires December 30, 2000. Witness my hand and official seal
Sandra J. Dotter Notary Public
8



333002 03/18/1998 12:55P WD 1 of 2 R 11.00 D 10.32 N 0.00 Huerfano Co.J Benin

## Exhibit A

A parcel of land being a portion of the SE% of Section 10, Township 28 South, Range 66 West of the 6th P.M., County of Huerfano, State of Colorado, being more particularly described as follows:

Beginning at a point from which the S½ corner of said Section 10 bears S44°38'34"W (bearings based on the South line of the SE½ of the SW¼ of said Section 10, monumented at the East end with a 2" iron pipe with a 2½" brass cap P.L.S. No. 6532 and on the West end with a 2" iron pipe with a 2" brass cap, assumed to bear S89°37'40"W), a distance of 1356.33 feet; thence N02°02'45"W, a distance of 946.59 feet; thence N87°57'12"E, a distance of 277.24 feet; thence S02°02'44"E, a distance of 676.09 feet; thence S43°39'33"W, a distance of 387.34 feet to the point of beginning.

Said parcel contains 5.16 acres more or less.

333002 03/18/1998 12:55P WD 2 of 2 R 11.00 D 10.32 N 0.00 Huerfano Co.J Benin

