## NON EXCLUSIVE PERMANENT EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that The Town of Johnstown, a Colorado home rule municipality, of the County of Weld, State of Colorado, Grantor, for an in consideration of the sum of TEN DOLLARS (\$10.00), and other valuable consideration, in hand paid by the Department of Transportation, State of Colorado, Grantee, receipt of which is hereby acknowledged, has given and granted and by these presents does hereby give and grant unto the said Grantee, its heirs, successors, and assigns a PERPETUAL EASEMENT on, along, over and across the following described premises, to-wit:

See Attached Exhibit "A", Legal Description dated August 20, 2021 for:
Project Number: 22831
Project Code: NHPP 0253-270
Permanent Easement No.: AP-PE-608A

## EASEMENT PURPOSE

The purpose of the above described permanent easement is for permanent placement, construction, use and maintenance of roadway improvements, including utilities, irrigation facilities, an access road and all associated appurtenances.

Signed this $\qquad$ day of $\qquad$ , 2024.

Grantor

Troy Mellon, Mayor

Town of Johnstown

ACKNOWLEDGMENT
STATE OF COLORADO )
) ss.
County of Weld
)

The foregoing instrument was acknowledged before me this $\qquad$ day of $\qquad$ , 2024 by Troy Mellon, Mayor, Town of Johnstown.

My Commission expires $\qquad$ .

Witness my hand and official seal.
Notary Public

## EXHIBIT "A"

## PROJECT NUMBER: NHPP 0253-270 PERMANENT EASEMENT NUMBER: AP-PE-608A <br> PROJECT CODE: 22831 <br> DATE: August 20, 2021 <br> DESCRIPTION

Permanent Easement No. AP-PE-608A of the Department of Transportation, State of Colorado, Project No. NHPP $0253-270$, containing 34,611 sq. ft. ( 0.795 acres), more or less, in the Northwest Quarter of Section 11, Township 4 North, Range 68 West of the 6th Principal Meridian, in Weld County, Colorado, being all of the Non-Exclusive Permanent Easement recorded at Reception No. 4673580, on January 20, 2021 and a portion of that certain parcel of land described on Johnstown Commercial Annexation recorded at Reception No. 3543014, on March 21, 2008, in the Weld County Clerk and Recorder's office, being more particularly described as follows:

Commencing at the Northwest Corner of said Section 11, Township 4 North, Range 68 West of the 6th Principal Meridian; Thence South $10^{\circ} 16^{\prime} 10^{\prime \prime}$ East, a distance of 768.63 feet to the northerly line of said Reception No. 4673580 and the POINT OF BEGINNING;

1. Thence North $89^{\circ} 59^{\prime} 23^{\prime \prime}$ East, coincident with said northerly line, a distance of 20.68 feet to the Northeast corner of said Reception No. 4673580;
2. Thence South $14^{\circ} 43^{\prime} 35^{\prime \prime}$ West, coincident with the easterly line of said Reception No. 4673580, a distance of 226.52 feet;
3. Thence South $04^{\circ} 05^{\prime} 53^{\prime \prime}$ West, continuing along said easterly line, a distance of 300.95 feet;
4. Thence South $00^{\circ} 23^{\prime} 15^{\prime \prime}$ East, continuing along said easterly line, a distance of $1,202.97$ feet to the Southeast corner of said Reception No. 4673580;
5. Thence South $89^{\circ} 05^{\prime} 10$ " West, coincident with the southerly line of said Reception No. 4673580 , a distance of 20.00 feet to the Southwest corner of said Reception No. 4673580 and the easterly Right-of-Way line of Interstate 25 as described on Colorado Department of Transportation Right-of-Way Plans, Project No. FAP I 25-3 (16) 251;
6. Thence North $00^{\circ} 23^{\prime} 15^{\prime \prime}$ West, coincident with said easterly Right-of-Way line, a distance of $1,203.93$ feet;
7. Thence North $04^{\circ} 05^{\prime} 533^{\prime \prime}$ East, continuing along said easterly Right-of-Way line, a distance of 303.59 feet;
8. Thence North $14^{\circ} 43^{\prime} 35^{\prime \prime}$ East, continuing along said easterly Right-of-Way line, a distance of 223.12 feet to the POINT OF BEGINNING.

The above described permanent easement contains 34,611 square feet, ( 0.795 acres), more or less.
The purpose of the above described permanent easement is for permanent placement, construction, use and maintenance of roadway improvements, including utilities, irrigation facilities, an access road and all associated appurtenances.

Basis of Bearings: The West line of the Northwest Quarter of Section 11, being monumented at the Northwest Corner by a 2.5 " alum. cap stamped "POWERS ELEVATION CO INC 68W 321011 4N LS 23501", and at the West Quarter Corner by a partially illegible $2.5^{\prime \prime}$ alum. cap stamped "TST S10 S11 T4N R68W PLS $141^{\prime \prime}$ ", bearing South $00^{\circ} 23^{\prime} 15^{\prime \prime}$ East, based on Colorado State Plane North Zone (501) NAD83 (2007).

Prepared by:
Robert A. Boehm, PLS 34992
For and on behalf of Jacobs Engineering Group Inc.
9191 Jamaica Street
Englewood, CO 80112
Robert.Boehm@jacobs.com
llusqts0vs01\obs 1 Transportation|WVXX4100 North I-251700CDOT122831\ROW_Surveylntader

