

**EXHIBIT A**  
**To Deed from**  
**Ski Time Square Development, LLC**  
**to**  
**Stonebridge Park Homeowners Association**

1. The following perpetual and non-exclusive easements on, under, over and across the described portions of those lands falling within Stonebridge Park (the "Property") as shown on the Plat of Stonebridge Park, recorded in File No. 534275, Routt County real property records ("Stonebridge Park Plat"):

(i) **Stonebridge Park Roads.** An easement on, under, over, and across those lands described as "Lot 2 and 3 Common Drive," "Graystone Drive" and "Graystone Court" as designated on the Stonebridge Park Plat (the "Stonebridge Park Roads") for purposes of ingress, egress and the installation, use, maintenance, repair, replacement and removal of roadways and related improvements, landscaping, underground utilities (including, without limitation, necessary above ground improvements and service lines benefitting individual Lots) and postal box facilities serving Lot Owners and for purposes of the removal and storage of snow. (The Stonebridge Park Roads include the "Emergency Vehicle Turnaround Areas" as shown on the Stonebridge Park Plat.)

(ii) **Utility and Landscape.** An easement on, under and over those portions of Lots 4, 5 and 6 designated on the Stonebridge Park Plat as "Landscape, Utility and Snow Removal Easement Area" for purposes of the installation, use, maintenance, repair and replacement of landscaping, underground utilities (including necessary above ground improvements) and for the removal, delivery and storage of snow; and an easement on, under and over that portion of Lot 7 designated on the Stonebridge Park Plat as "Landscape Easement" for the installation, care and maintenance of landscaping.

(iii) **Snow Storage.** An easement on, over and across those lands lying ten (10) feet beyond the boundaries of the Stonebridge Park Roads as described above, except and excluding any portion of such area which would fall within any Building Envelope as designated on the Stonebridge Park Plat, for purposes of the removal and delivery of snow by any means and its storage in connection with the clearing of roadways within Stonebridge Park.

(iv) **Pedestrian Easement.** An easement on, over and across those lands described as "Pedestrian Access Easement" on the Stonebridge Park Plat for ingress and egress of pedestrians but which shall be limited to use solely by the members of Grantee and the guests and invitees of such members.

(v) **Signage and Landscape.** An easement on, under, over and across those portions of Lots 4 and 5 designated on the Stonebridge Park Plat as "Landscape, Signage and Snow Removal Easement" for purposes of the installation, use, maintenance, repair and replacement of landscaping, underground utilities (including necessary above ground improvements) and a subdivision entry sign and for the removal, delivery and storage of snow.

(vi) **Utility.** An easement on, under, over and across those areas designated on the Stonebridge Park Plat as "Utility Easement Area" and "Utility Line Easement" for purposes of the installation, use, maintenance, repair and replacement of underground utilities (including necessary above ground improvements); and an easement on, under, over and across those areas within Lots 2, 4, 9 and 11 designated on the Stonebridge Park Plat as "Water Line Easement Area" for purposes of the installation, use, maintenance, repair and replacement of underground water systems (including necessary above ground improvements such as fire hydrants).

(vii) **Drainage.** Easements for purposes of drainage under, on, over and across (i) all of the Property lying outside of the Building Envelopes; (ii) that 20 foot wide "20' Drainage Easement" depicted on the Plat and located in part upon the common boundary between Lot 10 and Lot 11; (iii) that "20 Foot Wide Drainage Easement" depicted on the Plat and falling within Lot 3, Lot 4 and Open Space No. 3; and (iv)

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that "15' Wide Drainage Ditch Easement" depicted on the Plat and falling within Open Space No. 1 and Lot 9.

(viii) **Slope Maintenance.** An easement on, under, over and across all portions of the Property lying outside of the Building Envelopes as necessary for the maintenance and repair of the slopes adjoining the Stonebridge Park Roads as defined above

Grantee may reconvey, license, grant, delegate, divide, or dedicate all or any portion of its rights in the above described easements including, without limitation, the creation and conveyance of easement rights to public utilities, whether one or more and over the same or different lands, all subject to such requirements, restrictions and limitations as Grantee may establish.

2. Fee simple absolute title to those lands described as Open Space No. 1, Open Space No. 2, and Open Space No. 3 as shown and described on the Stonebridge Park Plat.

The interests described above and conveyed by this Deed shall be subject to the terms of the Declaration of Protective Covenants for Stonebridge Park as recorded on October 6, 2000, at Reception No. 534276 of the records of Routt County, Colorado, and the Articles, Bylaws, and rules and regulations of Grantee.

  
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**RIGHT OF WAY EASEMENT  
(SUBDIVISION SERVICE)**

KNOW ALL MEM BY THESE PRESENTS, that we the undersigned (whether one or more), **Stonebridge Park Homeowners Association, a Colorado nonprofit corporation**, for good and valuable consideration, the receipt whereof is hereby acknowledged, does hereby grant unto **YAMPA VALLEY ELECTRIC ASSOCIATION, a Colorado corporation** (hereinafter called the "Cooperative"), whose Post Office address is P. O. Box 771218, Steamboat Springs, Colorado 80477, and to its successors or assigns, the right to enter upon the lands of the undersigned, situated in the County of Routt, State of Colorado, and more particularly described as follows ("the Property"):

Those lands shown on the Plat of Stonebridge Park, as recorded in File No: \_\_\_\_\_, Reception No. 534275, of the Routt County real property records and designated as "Lot 2 and 3 Common Drive," "Graystone Drive," "Graystone Court" and those areas marked as "Utility Line Easement" and "Utility Easement Area"

and to construct, reconstruct, rephase, add circuits and/or change voltage, repair, operate and maintain in or on the above described lands, an underground electric distribution line; to cut, trim and control the growth of trees and shrubbery that may interfere with or threaten to endanger the operation and maintenance of said line or system. The right-of-way hereby granted authorizes an underground electrical distribution line. Cooperative shall have no obligation or liability for the replacement or reclamation of any landscaping damaged by Grantee's actions within the Easement.

The undersigned agree that all wires, and other facilities, installed in or on the above described lands at the Cooperative's expense, shall remain the property of the Cooperative, removable at the option of the Cooperative.

The undersigned covenants that it is the owner of the above described lands and that the said lands are free and clear of encumbrances and liens of whatsoever character except those held by the following persons: All reservations, restrictions and encumbrances of record.

IN WITNESS WHEREOF, the undersigned have set their hands and seals as of the 6<sup>th</sup> day of October, 2000.

**Stonebridge Park Homeowners Association,  
a Colorado nonprofit corporation**

By: [Signature]  
Charles W. Porter, President

STATE OF COLORADO    )  
                                  ) ss.  
COUNTY OF ROUTT    )

The foregoing instrument was acknowledged before me this 15<sup>th</sup> of September, 2000, by Charles W. Porter as President of Stonebridge Park Homeowners Association, a Colorado nonprofit corporation

WITNESS my hand and official seal.



[Signature]  
Notary Public

My commission expires: 11/21/2003

## EASEMENT AGREEMENT

(Greeley Easement)

THIS EASEMENT AGREEMENT ("Agreement") is made as of the 26<sup>th</sup> day of September, 2000, by and between Stonebridge Park Homeowners Association, a Colorado nonprofit corporation ("Grantor") and Greeley Gas Company, a Division of Alamos Energy corporation, whose address is P. O. Box 771240, Steamboat Springs, Colorado 80477 ("Grantee").

## WITNESSETH:

1. **Easement.** Grantor, for and in consideration of Ten and No/100ths (\$10.00) Dollars and other good and valuable consideration, including the terms and provisions of this Agreement, the receipt and sufficiency of which is acknowledged, does grant and convey to Grantee and its successors and assigns, a permanent and nonexclusive easement (the "Easement") on, over, under and across those lands shown on the Plat of Stonebridge Park, as recorded in File No. \_\_\_\_\_, Reception No. 534275, of the Routt County real property records and designated as "Lot 2 and 3 Common Drive," "Graystone Drive," "Graystone Court" and those areas marked as "Utility Line Easement" and "Utility Easement Area" (collectively, the "Easement Lands") for purposes of the construction, reconstruction installation, operation, maintenance, repair, and replacement of underground utilities and appurtenances providing natural gas services to the Stonebridge Park subdivision (the "Subdivision").

2. **Vacation.** Grantee, or its successors or assigns, may at any time vacate and release the Easement, or any part thereof. The Easement, or part thereof, shall be deemed to have been so vacated and released, and thus made of no further force or effect, if Grantee, or its successors or assigns: (i) executes and records in the real property records of Routt County, Colorado, a quitclaim deed conveying unto the then fee owner of the real property which is burdened by the Easement, or which is burdened by the part of the Easement which is to be so vacated and released, all of its right, title and interest in and to the Easement, or part thereof, or (ii) executes and records in the real property records of Routt County, Colorado, a document stating that the Easement, or that part thereof which is to be vacated and released, is so vacated and released.

3. **Repair and Restoration.** If, at any time, Grantee, its successors or assigns, shall find it necessary to take any steps or actions to repair, maintain, inspect or observe the improvements constructed upon the Easement Lands pursuant to this Agreement, it shall, except in emergency situations, exercise its best efforts to contact the Grantor in advance of proceeding upon the Easement Lands and advise Grantor of the steps to be taken and the timing for such. All activities on the Easement Lands will be conducted at such times and in such a manner so as to minimize to the greatest extent reasonably possible any adverse impact upon the operation and use of the Subdivision roads and the other utility services which may also be located within the Easement Lands. Grantee agrees that, as part of any repair, maintenance, inspection or observation of the improvements located upon the Easement Lands pursuant to this Agreement,

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the surface of the Easement Lands, including without limitation, any roadway, shall be restored as closely as possible to the condition existing as of the date Grantee initiated work on such improvements. Any subsequent deterioration of the surface of the Easement Lands as a result of the repair, maintenance, inspection or observation of the improvements shall also be restored by Grantee. Grantee shall, upon demand, immediately reimburse Grantor for any reasonable costs or expense which Grantor or Association may incur to reclaim, repair or otherwise deal with the area of repair, maintenance, inspection or observation of the improvements within the Easement Lands.

4. Indemnification. Grantee shall indemnify, defend and hold harmless Grantor, its members, successors, assigns and agents, from and against any and all claims, damages, loss and expense whatsoever, including attorney's fees and other legal expenses, by reason of any injury to any person or persons (including, without limitation, death or bodily harm), damage to any property or breach of any governmental regulation, statute or ordinance resulting from, directly or indirectly, Grantee's use of the Easement and exercise of the rights granted under this Agreement.

5. Reserved Uses. Grantor specifically reserves the right for itself, and its members, guests, licensees and agents to use the Easement Lands in any manner or form not inconsistent with the rights granted under this Agreement, including, without limitation, for an access road and for the location of other utilities.

6. Notices. Wherever in this Agreement it shall be required or permitted that notice or demand be given or served by any party to this Agreement, such notice or demand shall not be deemed to have been duly given or served unless in writing and either personally delivered, or forwarded by certified mail, return receipt requested, postage prepaid, addressed:

TO GRANTOR AT: Stonebridge Park Homeowners Association  
c/o Sheraton Steamboat Resort  
Attention: General Manager  
Post Office Box 774808  
Steamboat Springs, Colorado 80477

TO GRANTEE AT: Greeley Gas Company  
P. O. Box 771240  
Steamboat Springs, CO 80477

Notice shall be deemed received at the earlier of when actually received or deposited in the mails as provided above. Such addresses may be changed from time to time by serving notices as above provided.

7. Successors and Assigns. This Agreement shall be binding upon and inure to the benefit of the parties to this Agreement, their respective successors and assigns, and constitutes

the entire agreement between the parties incident to the subject matter of this Agreement. This Agreement may not be amended except by an instrument in writing executed by the parties.

8. **Legal Fees.** If any action is brought to collect damages in connection with, or to enforce the terms of this Agreement or any provisions of it, the prevailing party in such action, whether plaintiff or defendant, shall be entitled to collect its reasonable attorney's fees, in addition to costs of suit, from the other party.

IN WITNESS WHEREOF, Grantor and Grantee have executed this Agreement as of the day and date first written above.

SKI TIME DEVELOPMENT LLC, a Colorado  
limited liability company

By: [Signature]  
Charles W. Porter, Manager

Greeley Gas Company, a Division of Inland Energy corporation

By: [Signature]  
Michael P. ...

STATE OF Colorado )  
 ) ss.  
COUNTY OF Revere )

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of September, 2000 by Charles W. Porter as Manager of Ski Time Square Development ... LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

My commission expires: 11/21/2003



[Signature]  
Notary Public

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STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

The foregoing instrument was acknowledged before me this 25 day of July, 2000 by Robert Thomas as President of Greeley Gas Company, a limited liability corporation.

WITNESS my hand and official seal.

My commission expires: 7-12-2003



Robert Thomas  
Notary Public

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EASEMENT AGREEMENT

(Qwest Easement)

THIS EASEMENT AGREEMENT ("Agreement") is made as of the 25th day of SEPTEMBER, 2000, by and between Stonebridge Park Homeowners Association, a Colorado nonprofit corporation ("Grantor") and Qwest Communications, a DELAWARE corporation ("Grantee").

WITNESSETH:

1. Easement. Grantor, for and in consideration of Ten and No/100ths (\$10.00) Dollars and other good and valuable consideration, including the terms and provisions of this Agreement, the receipt and sufficiency of which is acknowledged, does grant and convey to Grantee and its successors and assigns, a permanent and nonexclusive easement (the "Easement") on, over, under and across those lands shown on the Plat of Stonebridge Park, as recorded in File No. \_\_\_\_\_, Reception No. 534275, of the Routt County real property records and designated as "Lot 2 and 3 Common Drive," "Graystone Drive," "Graystone Court" and those areas marked as "Utility Line Easement" and "Utility Easement Area" (collectively, the "Easement Lands") for purposes of the construction, reconstruction installation, operation, maintenance, repair, and replacement of underground utilities and appurtenances providing telecommunication services to the Stonebridge Park subdivision (the "Subdivision").

2. Vacation. Grantee, or its successors or assigns, may at any time vacate and release the Easement, or any part thereof. The Easement, or part thereof, shall be deemed to have been so vacated and released, and thus made of no further force or effect, if Grantee, or its successors or assigns: (i) executes and records in the real property records of Routt County, Colorado, a quitclaim deed conveying unto the then fee owner of the real property which is burdened by the Easement, or which is burdened by the part of the Easement which is to be so vacated and released, all of its right, title and interest in and to the Easement, or part thereof, or (ii) executes and records in the real property records of Routt County, Colorado, a document stating that the Easement, or that part thereof which is to be vacated and released, is so vacated and released.

3. Repair and Restoration. If, at any time, Grantee, its successors or assigns, shall find it necessary to take any steps or actions to repair, maintain, inspect or observe the improvements constructed upon the Easement Lands pursuant to this Agreement, it shall, except in emergency situations, exercise its best efforts to contact the Grantor in advance of proceeding upon the Easement Lands and advise Grantor of the steps to be taken and the timing for such. All activities on the Easement Lands will be conducted at such times and in such a manner so as to minimize to the greatest extent reasonably possible any adverse impact upon the operation and use of the Subdivision roads and the other utility services which may also be located within the Easement Lands. Grantee agrees that, as part of any repair, maintenance, inspection or observation of the improvements located upon the Easement Lands pursuant to this Agreement, the surface of the Easement Lands, including without limitation, any roadway, shall be restored

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as closely as possible to the condition existing as of the date Grantee initiated work on such improvements. Any subsequent deterioration of the surface of the Easement Lands occurring as a result of the repair, maintenance, inspection or observation of the improvements by Grantee shall also be restored by Grantee. If Grantee shall fail, within fourteen (14) days after written request from Grantor, to commence and proceed in good faith to the completion of any such restoration, then Grantor may undertake and complete any such restoration and upon demand, Grantee shall immediately reimburse Grantor for any reasonable costs or expense which Grantor may so incur to restore the area of repair, maintenance, inspection or observation of the improvements within the Easement Lands. In no event whatsoever, however, shall Grantee be required to reclaim or reimburse Grantor for the costs to reclaim, any portion of the Easement Lands more than three years after Grantee has completed work on such area.

4. Indemnification. Grantee shall indemnify, defend and hold harmless Grantor, its members, successors, assigns and agents, from and against any and all claims, damages, loss and expense whatsoever, including attorney's fees and other legal expenses, by reason of any injury to any person or persons (including, without limitation, death or bodily harm), damage to any property or breach of any governmental regulation, statute or ordinance resulting from, directly or indirectly, Grantee's use of the Easement and exercise of the rights granted under this Agreement.

GRANTEE SHALL HAVE NO RESPONSIBILITY FOR PRE-EXISTING ENVIRONMENTAL CONTAMINATION OR LIABILITIES.

5. Reserved Uses. Grantor specifically reserves the right for itself, and its members, guests, licensees and agents to use the Easement Lands in any manner or form not inconsistent with the rights granted under this Agreement, including, without limitation, for an access road and for the location of other utilities.

6. Notices. Wherever in this Agreement it shall be required or permitted that notice or demand be given or served by any party to this Agreement, such notice or demand shall not be deemed to have been duly given or served unless in writing and either personally delivered, or forwarded by certified mail, return receipt requested, postage prepaid, addressed:

TO GRANTOR AT: Stonebridge Park Homeowners Association  
c/o Sheraton Steamboat Resort  
Attention: General Manager  
Post Office Box 774808  
Steamboat Springs, Colorado 80477

TO GRANTEE AT: Qwest Communications  
P. O. Box 770250  
Steamboat Springs, CO 80477

Notice shall be deemed received at the earlier of when actually received or deposited in the mails as provided above. Such addresses may be changed from time to time by serving notices as above provided.

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7. Successors and Assigns. This Agreement shall be binding upon and inure to the benefit of the parties to this Agreement, their respective successors and assigns, and constitutes the entire agreement between the parties incident to the subject matter of this Agreement. This Agreement may not be amended except by an instrument in writing executed by the parties.

8. Legal Fees. If any action is brought to collect damages in connection with, or to enforce the terms of this Agreement or any provisions of it, the prevailing party in such action, whether plaintiff or defendant, shall be entitled to collect its reasonable attorney's fees, in addition to costs of suit, from the other party.

IN WITNESS WHEREOF, Grantor and Grantee have executed this Agreement as of the day and date first written above.

SKI TIME DEVELOPMENT LLC, a Colorado  
limited liability company

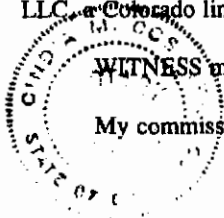
By: [Signature]  
Charles W. Porter, Manager

Qwest Communications, a DELAWARE corporation

By: [Signature]  
KYLE STANBEX - COLORADO SOUTH

STATE OF Colorado )  
 ) ss.  
COUNTY OF Denver )

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of September, 2000 by Charles W. Porter as Manager of Ski Time Square Development LLC, a Colorado limited liability company.



WITNESS my hand and official seal.

My commission expires: 12/31/2003

[Signature]  
Notary Public

STATE OF COLORADO )  
                                ) ss.  
COUNTY OF ROUTT )

The foregoing instrument was acknowledged before me this 25 day of September, 2000 Mark Mansell as R/w manager of Qwest Communications, a Delaware corporation.

WITNESS my hand and official seal.



My commission expires: 2/18/02

Debra L. Ferguson  
Notary Public

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**GRANT OF EASEMENT  
WITH WARRANTIES**

GRANTOR: **Stonebridge Park Homeowners Association,  
a Colorado nonprofit corporation**

ADDRESS OF GRANTOR: C/O Sheraton Steamboat Resort,  
Attention: General Manager  
Post Office Box 774808  
Steamboat Springs, CO 80477

**Grant of Easement**

COMES NOW the Grantor above named and for a valuable consideration hereby sells, grants and conveys to Mt. Werner Water and Sanitation District (the "District"), a Colorado Quasi-Municipal Corporation, whose address is P.O. Box 880339, Steamboat Springs, Colorado 80488, its successors and assigns, forever, a perpetual non-exclusive easement for the purpose of installation, construction, maintenance, repair and reconstruction of a water trunk line, valving, hydrants, service lines and service line connections, and other municipal water service appurtenances (the "Facilities"), and for ingress and egress of persons, vehicles, and equipment to accomplish such purposes, on, under, over and across a tract of land in Routt County, Colorado, more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof (the "Servient Estate"), and warrants the title to the same, subject only to easements, restrictions, encumbrances, reservations and rights-of-way of record. Such easement as herein granted is referred to as the "Easement".

This Easement shall be owned in gross by the District and its successors and assigns and shall burden the above-referenced Servient Estate and run with said Servient Estate.

The District shall be entitled to access the Easement with persons, vehicles, and equipment for purposes of installation, construction, maintenance, repair and reconstruction of the Facilities. Except for those improvements described in Exhibit B attached to and made a part of this Easement or unless the District shall grant permission in advance, no buildings, structures, decks, foundations, footers, fences, trees, bushes, landfill, boulders, sewage disposal trunk line or service line or any other thing or object shall be placed, constructed or erected on or within ten feet of the Facilities as located within the Easement. It is the intent of the parties that there shall be no impediment to the future installation, maintenance, replacement or repair of the Facilities. District acknowledges that the Facilities shall be located under the pavement of the roads constructed within the Easement.

The District, or its successors or assigns, may at any time vacate and release the Easement, or any part thereof. The Easement, or part thereof, shall be deemed to have been so vacated and released, and thus made of no further force and effect, if said District, or its successors or assigns: (i) executes and records in the real property records of Routt County, Colorado, a quit claim deed conveying unto the then fee owner of the real property which is burdened by the Easement, or which is burdened by the part of the Easement which is to be so vacated and released, all of its right, title and interest in and to the Easement, or part thereof, or (ii) executes and records in the real property records of Routt County, Colorado, a document stating that the Easement, or that part thereof which is to be vacated and released, is so vacated and released.

The covenants and agreement herein set forth shall be binding upon an inure to the benefit of the Grantor and the District, their respective successors and assigns.

In consideration of the Grantor's grant of this easement, the District agrees to the following:

1. To the extent permitted by law, the District agrees to indemnify and hold harmless the Grantor and its officers, employees and members from and against all liability, claims, demands and expenses, including court costs and attorney fees, on account of any injury, loss or damage, which arises out of or are in any manner connected with the construction of the Facilities, only if such injury, loss or damage is caused by, or is claimed to be caused by the act, omission or other fault of the District or any officer or employee of the District. The obligations of this Section shall not extend to any injury, loss or damage which is caused by the act, omission or other fault of the Grantor.
2. Grantor specifically reserves the right for itself, Association and their respective members, guests, licensees and agents to use the lands within the Servient Estate in any manner or form not inconsistent with the rights granted under this Agreement, including, without limitation, for an access road and for the location of other utilities.

SIGNATURES ON FOLLOWING PAGE

  
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IN WITNESS WHEREOF, the parties have executed this document <sup>as of the 6<sup>th</sup></sup> this 6<sup>th</sup> day of October, 2000.

Stonebridge Park Homeowners Association,  
a Colorado nonprofit corporation

By: [Signature]  
Charles W. Porter, President

MOUNT WERNER WATER AND SANITATION  
DISTRICT

By: [Signature]  
Daniel R. Birch, Manager

  
[Signature]  
Janice Illian, Assistant Secretary

NOTARIES ON FOLLOWING PAGE

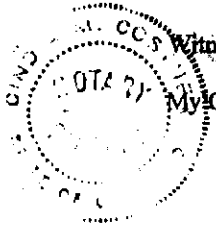
  
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STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

The foregoing Grant of Easement was acknowledged before me this 20<sup>th</sup> day of September, 2000, by Charles W. Porter, as President of Stonebridge Park Homeowners Association, a Colorado nonprofit corporation.

Witness my hand and official seal.

My Commission expires: 10/21/2003



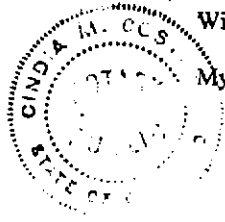
Cindia M. Costa  
Notary Public

STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

The foregoing Grant of Easement was acknowledged before me this 25<sup>th</sup> day of September, 2000, by Dan Birch and Janice Illian for Mt. Werner Water and Sanitation District.

Witness my hand and official seal.

My Commission expires: 10/21/2003



Cindia M. Costa  
Notary Public

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**EXHIBIT A TO GRANT OF EASEMENT**

Those lands shown on the Plat of Stonebridge Park, as recorded in File No. \_\_\_\_\_,  
Reception No. 534275, of the Routt County, Colorado real property records and  
designated as "Lot 2 and 3 Common Drive," "Graystone Drive," "Graystone Court" and  
those areas marked as "Water Line Easement Area."



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## EXHIBIT B TO GRANT OF EASEMENT

The following improvements which are in place in the Servient Estate as of the date of this Easement:

- Minor encroachment by other utility lines
- Electric service line for providing power to subdivision entrance sign
- Areas of decorative rock and landscaping

The following improvements which may be installed in the Servient Estate subsequent to the date of this Easement:

- Areas of grass or similar ground cover
- Flowers or other seasonal plantings
- Irrigation lines

  
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**REQUEST FOR WATER AND SEWER SERVICES  
AND WAIVER AND ACKNOWLEDGMENT**

The undersigned hereby requests central water and sanitary sewer collection services from the MOUNT WERNER WATER AND SANITATION DISTRICT (the "District") to the proposed building improvements (the "Improvements") on the real property described as follows (the "Property"):

**Stonebridge Park, a subdivision located in the City of Steamboat Springs, Colorado  
consisting of Lots 1 through 12 (the "Lots")**

The undersigned acknowledges that additional water and/or sewage collection main lines (the "New Main Lines") will be required to be installed and constructed from existing District main lines to and into the Property, that service lines (the "Interior Service Lines") will be constructed from the Improvements on the Lots to the New Main Lines or existing District Main Lines, and that:

- a. Such New Main Lines must be constructed by or under the direction of the undersigned and at the cost of the undersigned pursuant to District regulations and the engineering plans and specifications (the "Plans") to be prepared by a Colorado Professional Engineer and submitted to and approved by the District manager prior to initiation of construction. Interior Service Lines must be constructed by or under the direction of individual owners of Lots and at the cost of such individual owners.
- b. Interior Service Lines from the Improvements to the New Main Lines or existing District Main Lines cannot be physically interconnected to such New Main Lines or existing District Main Lines except by District employees or qualified contractor when authorized, in writing, by the District.
- c. Physical interconnection of Interior Service Lines to the New Main Lines or existing District Main Lines, and provision of District water and sanitary sewer collection services to the Improvements, is not permitted and cannot be allowed by the District until such New Main Lines are inspected by and preliminarily accepted by the District; EXCEPT pursuant to Temporary Construction Service as permitted under paragraph (d) below. Preliminary acceptance by the District is not effective unless made in writing signed by the District Manager.
- d. Upon written request from the undersigned to the District, the District may allow and permit temporary water and sanitary sewer services to the Improvements to be constructed on the Lots during the period of construction of the Improvements (herein called "Temporary Construction Service"), provided that the New Main Lines have passed biological testing and pressure testing per the District specifications, and the Interior Service Lines have passed pressure testing per the District specifications, and notwithstanding that the District has not granted preliminary acceptance of the New Main Lines. However, such Temporary Construction Service shall automatically terminate without necessity of any notice whatsoever upon the earliest to occur of (i) issuance of a certificate of occupancy or partial certificate of occupancy upon substantial completion of all or part of the Improvements, (ii) non-construction human occupancy of the Improvements for commercial or residential purposes, (iii) written preliminary acceptance of the New Main Lines by the District, or (iv) violation of District regulations by such service which is not timely cured after notice from the District, or (v) the passage of 6 months from the commencement of such Temporary Service. If such Temporary Construction Service shall so terminate, then the District reserves the right without necessity of any notice to the undersigned or its contractor or the owner or any occupant of the Improvements or individual Lot to physically terminate and sever water and sanitary sewer services of the District to the Improvements until the New Main Lines are completed in compliance with District regulations and the approved Plans and are granted preliminary acceptance by the District Manager. The District shall have a license to enter upon the Property and the Improvements to accomplish such physical termination.
- e. Inspection of the New Main Lines for preliminary acceptance by the District shall not occur between November 1 and April 30.



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The undersigned anticipates that owners of individual Lots within the Property may request that the District approve applications for a building permit to construct the Improvements on individual Lots within the Property, even though the New Main Lines have not been (i) constructed, or (ii) physically interconnected to District Main Lines, or (iii) physically interconnected to the Improvements by the Interior Service Lines, or (iv) preliminarily accepted by the District Manager. The District is willing to approve such applications for building permits, conditioned upon the execution and continued effectiveness of this instrument with respect to water and/or sanitary sewer collection services of the District to the Improvements.

The undersigned therefore acknowledges that the approval by the District of the application by any Lot owner for a building permit for Improvements on such owner's Lot shall NOT constitute or be deemed a waiver or modification of any policy or regulation of the District, and specifically that such approval will NOT entitle the undersigned or the owner or any occupant of a Lot: (i) to require that the District continue the physical interconnection of Interior Service Lines to the New Main Lines or existing District Main Lines beyond termination of Temporary Construction Service in the absence of preliminary acceptance of the New Main Lines by the District Manager, or (ii) to obtain or require the District to supply municipal water to Improvements on the Property or take sewage effluent from the Property during any period in which the regulations of the District applicable to service to the Improvements are being violated with respect to the Improvements or the occupancy thereof. The undersigned further acknowledges that until the New Main Lines on the Property have been interconnected by District personnel to the Interior Service Lines and have been preliminarily accepted by the District Manager, the District may not only refuse to provide water or sewer service to the Property and the Improvements but may also shut off or disconnect any such service, except during the period that the District permits Temporary Construction Service.

The undersigned hereby instructs the engineers and architects of the undersigned to disclose promptly to the District Manager any construction of the New Main Lines or Interior Service Lines which does not comply with District regulations and the approved Plans, and any aspect of construction of the Improvements which violates District regulations.

The terms of this instrument shall run with title to the Property and the individual Lots and shall be binding upon and inure to the benefit of the parties, their respective heirs, successors and assigns. The District, or its successors or assigns, may at any time vacate and release this instrument as to the Property or any part thereof if District, or its successors or assigns executes and records in the real property records of Routt County, Colorado, a document stating that the Property or specified Lots within the Property are vacated and released from the terms and provisions of this Agreement.

**NO ENTITLEMENT TO WATER OR SEWAGE COLLECTION SERVICES OF THE DISTRICT IS EXPRESSED OR IMPLIED AS A RESULT OF THE APPROVAL BY THE DISTRICT OF ANY APPLICATION FOR A BUILDING PERMIT FOR IMPROVEMENTS ON THE PROPERTY, AND ANY CLAIM OF THE UNDERSIGNED FOR ANY SUCH ENTITLEMENT IS HEREBY WAIVED. THIS INSTRUMENT MUST BE RECORDED IN THE ROUTT COUNTY REAL PROPERTY RECORDS.**

SIGNATURES ON FOLLOWING PAGE



534286 10/06/2000 01:48P Kay Weinland  
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IN WITNESS WHEREOF, the parties have executed this document, <sup>was of the 6th</sup> this \_\_\_\_\_ day of September, 2000.

Ski Time Square Development LLC,  
a Colorado limited liability company

By: [Signature]  
Charles W. Porter, Manager

MOUNT WERNER WATER AND SANITATION  
DISTRICT

By: [Signature]  
Daniel R. Birch, Manager

NOTARIES ON FOLLOWING PAGE

  
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STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

The foregoing Grant of Easement was acknowledged before me this 5<sup>th</sup> day of October, 2000, by Charles W. Porter, as Manager of Ski Time Square Development LLC, a Colorado limited liability company.



Witness my hand and official seal.  
My Commission expires: 10/21/2003

Andrew M. Costello  
Notary Public

STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

The foregoing Grant of Easement was acknowledged before me this 10<sup>th</sup> day of September, 2000, by Dan Birch as Manager of Mt. Werner Water and Sanitation District.

Witness my hand and official seal.  
My Commission expires: 2/10/2002

James M. Illia  
Notary Public

534286 10/08/2000 01:46P Kay Meinland  
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## TRAIL AND RECREATIONAL EASEMENT AGREEMENT

THIS TRAIL AND RECREATIONAL EASEMENT AGREEMENT ("Agreement"), is made and entered into this 1st day of September, 2000, by SKI TIME SQUARE DEVELOPMENT LLC, a Colorado limited liability company, ("Ski Time"), and the CITY OF STEAMBOAT SPRINGS, a Colorado municipal corporation ("City").

### RECITALS:

A. Ski Time is the owner of certain real property located in Steamboat Springs, Colorado, more particularly described in Exhibit "A" attached to and by this reference made a part of this Agreement (the "Property"). City has approved an application by Ski Time for a Major Development Permit with respect to the Property for purposes of the development of a twelve lot subdivision (the "Subdivision"). The Subdivision is to be created under the name of Stonebridge Park.

B. In conjunction with the approval of the Major Development Permit for the Subdivision, Ski Time agreed to convey to City a perpetual easement over and across a portion of the Property for the passage of bicyclists and pedestrians and the construction of a soft surface trail (the "Easement"). Ski Time and City have agreed that the Easement will be located on that portion of the Property more particularly described in Exhibit "B" attached to and made a part of this Agreement (the "Easement Lands").

C. Ski Time desires to grant the Easement and City desires to accept the Easement pursuant to the terms, conditions and agreements specified in this Agreement

### WITNESSETH:

NOW, THEREFORE, in consideration of the covenants contained in this Agreement, the sufficiency of which is acknowledged by both parties, it is agreed as follows:

1. EASEMENT DESCRIPTION. Ski Time hereby grants and conveys to City, its successors and assigns forever, a perpetual trail easement (the "Easement") in, to, over and across the Easement Lands.
2. EASEMENT PURPOSE. The Easement shall be solely for (i) the installation, construction, operation, inspection, repair and maintenance of a soft surface trail suitable for non-commercial use by bicyclists and pedestrians on the unpaved portion of the Easement Lands; and (ii) the use of the Easement Lands for passage by bicyclists and pedestrians. The Easement includes all rights and privileges as are necessary or incidental to such uses of the Easement in, upon, over, and across the Property.
3. CITY'S OBLIGATIONS.
  - a. City shall construct a soft surface trail, which shall not exceed four feet in width, within the unpaved portion of the Easement Lands (the "Trail"). In the process of planning and installing the Trail, City shall exercise its best efforts to



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minimize any adverse impact to the Subdivision lands and, in particular, shall preserve and protect the existing trees on the Property. Prior to initiation of construction, City will provide to Ski Time for its review and approval a complete set of detailed plans for the installation of the Path. Such plans shall establish, among other things, the timing of construction, the location of the Path, all specific trees and significant vegetation which will be removed as part of the installation, and such other details regarding the Path and its installation as Ski Time may reasonably require. No construction of the Path shall begin until the submitted plans have been approved by Ski Time, provided, however, if Ski Time shall fail to respond to City within fourteen days after the delivery of the plans to Ski Time, the plans shall be deemed approved. Ski Time shall not unreasonably withhold its approval of any aspect of the Path plans. (It shall not be unreasonable for Ski Time to require that City install wooden bridge ramps rather than culverts at crossings on the Trail.)

b. City shall use reasonable care in the construction of the Trail pursuant to the approved plans, shall avoid damage to the surrounding land and improvements thereto except as provided by the approved plans, and shall, after completion of the construction of the Trail, restore such surrounding land and improvements to the condition which existed immediately prior to such construction by appropriate grading, planting and repair. City shall complete such restoration no later than sixty days after the completion of its construction of the Trail or as soon thereafter as weather and ground conditions reasonably permit. The Trail shall not be opened for public use until such time as the restoration has been completed. Ski Time shall have no obligation of any kind to install, maintain or repair the Trail or related improvements.

4. **USE RESTRICTIONS.** The Easement shall not be used for any uses not specifically permitted by the terms of this Agreement. The Easement shall be used only to provide non-commercial passage through the Property as provided in paragraph 2 above. City shall not use or permit the use of the Easement for any other purpose except as specifically provided in this Agreement. City shall place signage along the Easement as reasonably acceptable to Ski Time advising users that leaving the Easement is not permitted and doing so constitutes trespass upon private property.
5. **MOTOR VEHICLE AND CAMPING RESTRICTIONS.** The use of the Trail portion of the Easement Lands by motorized vehicles of any kind, including, without limitation, snowmobiles, and motorcycles is strictly prohibited. The use of any portion of the Property for fishing, camping and campfires is strictly prohibited. Notwithstanding the limitations of this paragraph, City may use motorized vehicles to construct and maintain the Easement and to provide emergency services on or adjacent to the Easement Lands.
6. **ENFORCEMENT OF PROHIBITED USES.** Ski Time shall promptly notify City in writing of any apparent unauthorized uses including, but not limited to, commercial or vehicular use, of the Easement in violation of the terms of this Agreement. City, upon such written notification, shall take immediate steps to prevent further prohibited use of the Easement.
7. **ACCESS.** Ski Time expressly reserves the right for itself, its licensees and the members of the Stonebridge Park Homeowners Association and their respective invitees and agents, to use the Easement Lands in any manner or form not inconsistent with the rights granted under this Agreement. City agrees not to



interfere with such reserved rights and to prevent interference with such rights by members of the public using the Easement Lands.

8. **OBSTRUCTIONS.** Ski Time agrees not to obstruct, impede, or interfere with the Easement.
9. **LIABILITY AND IMMUNITIES.** It is the intention of the parties to make the Easement available for use by the public for recreational purposes without charge, and to limit the parties' liability toward persons entering thereon for such purposes, in the event that either or both of the parties would otherwise be liable, pursuant to C.R.S. 33-41-101, et. seq. Neither party intends to waive any of the immunities that may be available to them, their officers, or employees under the Colorado Governmental Immunities Act, C.R.S. 24-10-101, et. seq. By acceptance of this Easement, City releases and waives all claims for personal injury or death or property damage sustained by City or any person claiming under City, resulting from the use of the Easement Lands pursuant to the terms of this Agreement.
10. **TERMINATION.** City may, at any time, vacate and release the Easement, or any part thereof. The Easement, or part thereof, shall be deemed to have been so vacated and released, and thus made of no further force or effect, if City executes and records in the real property records of Routt County, Colorado, a resolution of the City Council terminating and releasing all of its right, title and interest in and to the Easement, or part thereof which is to be vacated and released.
11. **WHOLE AGREEMENT.** It is expressly agreed that this Agreement contains the entire understanding of the parties and that there are no other verbal or written representations, agreements, warranties, or promises relating to the Easement. The covenants and agreements contained in this Agreement are for the benefit of Ski Time, its successors and assigns, and City only and do not create any obligations, duties, or benefits to persons not party to this Agreement.
12. **MODIFICATION.** It is agreed that neither this Agreement nor any of its terms, provisions, conditions, representations or covenants can be modified except by written instrument duly executed by all parties.
13. **SEVERABILITY.** If any of the provisions of this Agreement shall be held invalid, illegal, or unenforceable, the validity, legality, or enforceability of other provisions of this Agreement or the Agreement as a whole shall remain unaffected.
14. **SUCCESSORS.** This Agreement shall be binding upon and inure to the benefit of the parties, their respective successors and assigns and shall run with title to the Easement Lands.
15. **TITLE.** Ski Time warrants that title to the Property is in the name of Ski Time, and further warrants that said title is good and sufficient against all the world, subject to all reservations, restrictions, and encumbrances of record, and is covered by a general title insurance policy.
16. **ATTORNEY'S FEES.** If any action at law or in equity, including an action for declaratory relief, is brought to enforce or interpret the provisions of this Agreement, the prevailing party shall be entitled to recover reasonable attorney's fees and costs from the other party, which fees and costs may be set by the Court in the trial of such

  
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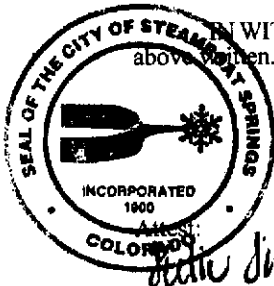
action, or may be enforced in a separate action and brought for that purpose, and which fees and costs shall be in addition to any other relief which may be afforded.

17. NOTICES. All notices, communications, or written devices concerning the Trail and Easement shall be mailed by certified mail, return receipt requested, to the addresses listed below. Notices shall be deemed received on the date of delivery indicated on the return receipt.

City of Steamboat Springs  
c/o Legal Department  
P.O. Box 775088  
137 10<sup>th</sup> St.  
Steamboat Springs, CO 80477

Ski Time Square Enterprises  
c/o Sheraton Hotel Resort and  
Conference Center  
P.O. Box 774808  
Steamboat Springs, CO 80477

Such addresses may be changed from time to time by either party providing notice as provided above.

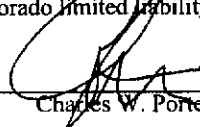


IN WITNESS WHEREOF, the parties have executed this Agreement on the date first above written.

  
Julie Jordan-Struble, City Clerk

City of Steamboat Springs  
  
Kevin Bennett, City Council President

Ski Time Square Development, LLC, a  
Colorado limited liability company

By:   
Charles W. Porter, Manager



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ACKNOWLEDGMENTS

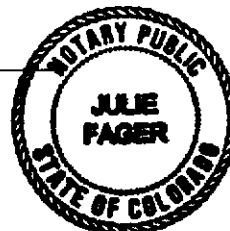
STATE OF COLORADO )  
 ) ss.  
COUNTY OF ROUTT )

Acknowledged before me this 31 day of August, 2000, by Kevin Bennett as President of the Steamboat Springs City Council.

WITNESS my hand and official seal.

My commission expires: \_\_\_\_\_

Julie Fager  
Notary Public



My Commission Expires 04-24-2004

STATE OF Colorado )  
 ) ss.  
COUNTY OF Route )

Acknowledged before me this 14 day of September, 2000, by Charles W. Porter as Manager of Ski Time Square Development, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

My commission expires: 2-27-2003

Pamela S. Johnson  
Notary Public

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**EXHIBIT A**

**(Description of Stonebridge Property)**

A tract of land located in the NE1/4 of Section 21 and in the NW1/4 of Section 22, T6N, R84W of the 6th P.M., Routt County, Colorado.

Beginning at a point on the boundary line of a parcel of land as described by deed and as filed with the Routt County Clerk and Recorder appearing in Book 488 at Page 551 and more specifically at Page 567 and from which the NE corner of Section 21 bears N 26°30'26" E 1722.26 feet;

Thence N 62°14'07" W 81.65 feet along said boundary line;  
Thence N 21°33'03" W 101.02 feet along said boundary line;  
Thence N 08°35'56" E 523.07 feet along said boundary line to the center line of Fish Creek;  
Thence along the center line of Fish Creek the following

thirty-seven (37) courses;

1. Thence N 55°48'23" E 112.07 feet;
2. Thence N 52°56'59" E 69.36 feet;
3. Thence N 44°27'07" E 38.23 feet;
4. Thence N 42°26'07" E 62.08 feet;
5. Thence N 45°32'34" E 43.32 feet;
6. Thence N 21°51'10" E 53.38 feet;
7. Thence N 24°43'15" E 65.21 feet;
8. Thence N 50°16'02" E 16.26 feet;
9. Thence N 37°37'19" E 38.47 feet;
10. Thence N 32°34'03" E 137.70 feet;
11. Thence N 42°57'23" E 52.62 feet;
12. Thence N 52°18'43" E 30.31 feet;
13. Thence N 69°18'10" E 57.67 feet;
14. Thence S 87°03'59" E 45.49 feet;
15. Thence N 74°20'16" E 40.68 feet;
16. Thence S 68°57'48" E 84.86 feet;
17. Thence S 70°56'45" E 38.61 feet;
18. Thence S 48°42'43" E 19.49 feet;
19. Thence S 64°19'15" E 27.24 feet;
20. Thence S 48°30'21" E 30.41 feet;
21. Thence N 87°48'07" E 32.49 feet;
22. Thence N 63°47'06" E 116.30 feet;
23. Thence N 58°02'52" E 23.72 feet;
24. Thence N 47°05'51" E 46.93 feet;
25. Thence N 43°15'42" E 42.92 feet;
26. Thence N 32°06'11" E 29.56 feet;
27. Thence N 35°43'04" E 41.27 feet;
28. Thence N 45°34'33" E 39.92 feet;
29. Thence N 48°45'21" E 48.69 feet;
30. Thence N 61°37'46" E 51.39 feet;
31. Thence N 68°50'40" E 28.75 feet;
32. Thence N 84°20'06" E 38.87 feet;
33. Thence S 82°41'23" E 30.44 feet;
34. Thence N 80°50'29" E 30.90 feet;
35. Thence N 76°35'48" E 46.24 feet;
36. Thence N 61°09'45" E 128.98 feet;
37. Thence N 54°24'49" E 36.24 feet to the north line of the NW1/4 of Section 22. Said north line being a line calculated between the NW corner and the NE corner of Section 22;



Thence S 86°37'29" E 470.65 feet along said north line to the northwesterly line of a parcel of land as described by deed and as filed with the Routt County Clerk and Recorder appearing in Book 488 at Page 551 and more specifically at Page 568;

Thence along the boundary of said parcel of land the following six (6) courses;

1. Thence S 63°34'25" W 397.04 feet;
2. Thence S 73°59'32" W 196.03 feet;
3. Thence S 51°36'46" W 144.83 feet;
4. Thence S 73°03'58" W 277.11 feet;
5. Thence S 05°18'05" W 73.97 feet;
6. Thence S 29°54'55" E 257.97 feet to the northerly right-of-way line for Steamboat Boulevard;

Thence along said northerly right-of-way line the following six (6) courses;

1. Thence S 73°26'05" W 262.00 feet to a point of curvature from which the radius point bears S 16°33'55" E 550.00 feet;
2. Thence along said curve to the left a distance of 150.39 feet, with a central angle of 15°40'00", and whose chord bears S 65°36'05" W 149.92 feet;
3. Thence S 57°46'05" W 263.00 feet to a point of curvature from which the radius point bears N 32°13'55" W 450.00 feet;
4. Thence along said curve to the right a distance of 159.70 feet, with a central angle of 20°20'00", and whose chord bears S 67°56'05" W 158.86 feet to a point of curvature from which the radius point bears S 11°53'55" E 400.00 feet;
5. Thence along said curve to the left a distance of 492.43 feet, with a central angle of 70°32'08", and whose chord bears S 42°50'01" W 461.92 feet to a point of curvature from which the radius point bears N 82°26'03" W 300.00 feet;
6. Thence along said curve to the right a distance of 105.76 feet, with a central angle of 20°11'53", and whose chord bears S 17°39'53" W 105.21 feet to the Point of Beginning.

Containing 17.88 acres more or less.

Bearings are based upon the monumented south line of the SW1/4SW1/4 of Section 15 being S 86°38'35" E. Said monuments being a 2" brass cap properly marked and stamped LS 7736 at the SW corner of Section 15 and a 1 1/4" brass cap set in concrete, properly marked and stamped LS 13221 at the SE corner of the SW1/4SW1/4.

This legal description was prepared by R.C. Moon, Colorado, Registration No. 13221, at D&D Inc., a Professional Land Surveying and Planning Co., Box 775008, Steamboat Springs, Colo. 80477



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**PART II:**

The paved portions of Graystone Court and Graystone Drive as depicted on the Plat of Stonebridge Park as filed with the Routt County Clerk and Recorder at Reception No. 534275 and more particularly described as follows:

Commencing from the Point of Termination of Part I of the Easement as described above;  
Thence continuing over Graystone Court in a southerly direction until its intersection with Graystone Drive;  
Thence continuing over Graystone Drive in a southwesterly direction until its termination on the north right of way line of South Steamboat Boulevard.



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EXHIBIT B

DESCRIPTION OF EASEMENT LANDS

The Easement shall be located upon and shall include those two parts of the Property described as follows:

PART I:

Description of a 4.0 foot wide trail easement located in Lots 8 and 9 and in Open Space No. 2 of Stonebridge Park a subdivision as filed by plat with the Routt county Clerk and Recorder appearing at Reception No. 534275.

Said easement being 2.0 feet on each side of the following described center line;

Beginning at a point on the north line of Lot 9 from which the NW corner of said Lot 9 bears S 44°38'17" W 127.54 feet;

- Thence S 37°12'18" E 31.61 feet;
- Thence S 20°11'06" E 26.01 feet;
- Thence S 07°13'39" W 29.87 feet;
- Thence S 39°25'51" W 20.95 feet;
- Thence S 54°37'18" W 18.59 feet;
- Thence S 53°47'40" W 22.77 feet;
- Thence S 36°21'50" W 28.77 feet;
- Thence S 48°06'22" W 23.07 feet;
- Thence S 37°10'10" W 20.09 feet;
- Thence S 42°15'31" W 12.74 feet;
- Thence S 58°13'21" W 30.01 feet;
- Thence S 62°33'58" W 22.89 feet;
- Thence S 55°26'08" W 28.25 feet;
- Thence S 52°47'51" W 16.42 feet;
- Thence S 54°42'45" W 21.21 feet;
- Thence S 62°30'00" W 54.88 feet;
- Thence S 66°56'15" W 55.95 feet;
- Thence S 73°35'37" W 51.26 feet;
- Thence S 72°52'52" W 57.22 feet;
- Thence S 12°03'14" W 30.40 feet to the Point of Termination on the center line of Graystone Court from which the NW corner of Open space No. 2 bears N 10°41'23" E 134.66 feet.

Bearings are based upon the monumented south line of the SW1/4SW1/4 of Section 15 being S 86°38'35" E. Said monuments being a 2" Brass cap stamped LS No. 7736 set for the SW corner of Section 15 and a 1 1/4" brass cap stamped LS No. 13221 set for the SE corner of the SW1/4SW1/4 Section 15.

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 Sheraton at Steamboat 2072-16

This legal description was prepared by R.C. Moon, Colorado Registration No. 13221, at D&D Inc., a Professional Land Surveying and Planning Co., Box 775008, Steamboat Springs, Colo. 80477