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1980 SEP 11 PH 2: 19

ASSIS W. SCHMITT Bir Page County Clerk & Recorder

100x3350 Mz 534

RIGHT-OF-WAY AND PASEMENT

FOR AND IN CONSIDERATION of TEN DOLLARS (\$10.00) and other good and valuable considerations, the undersigned APEX INSULATION CD., a Colorado corporation, does hereby grant and convey to ROBERT A. GIMEN and BARRABA G. GIMEN, as Joint Tenants, their heirs, successors and assigns, a right-of-way and essement over, under and across the following described real property owned by the undersigned:

The South 20 feet of Lot 5 in Rlock 7 in Count Pourtales Addition to Broadmoor, El Paso County, Colorado.

The purpose of this right-of-way and easement is to provide ingress and egress and, if desired, sanitary sewer utility service from Marland Road to the easterly portion of the North 120 feet of Lot 4 in Block 7 in Count Pourtales Addition to Broadmoor which property is owned by the grantees.

day of Quaset, 1980.

APEX INSULATION CO.

May Cun Steed

STATE OF COLORADO)
COUNTY OF EL PASO)

The foregoing instrument was acknowledged before

no this 25 tay of Aug., 1980, by Ref C. Bance.

of Apex Insulation Co. a Culorado corporation.

Witness my hand and official

My commission expires:

Notary Esting

THIS DEED, Made this A day of Sept. in the year of our Lord one thousand nine hundred and fifty-three between BETTER HOMES BUILDING, INC., a corporation duly organized and existing under and by virtue of the laws of the State of Colorado, of the first-part, and DAVID W. ENOCH and ELLEN M. ENOCH, of the County of El Paso and State of Colorado, of the second part:

for and in consideration of the sum of Ten Dollars and other good and valuable considerations, to it in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto the said parties of the second part, not im tenancy in common but in joint tenancy, the survivor of them, their assigns and the heirs and assigns of such survivor forever, all the following described lots or parcels of land, situate, lying and being in the County of El Paso and State of Colorado, to-wit:

Lot 9, Block 1 in Sierra Vista Estates Subdivision, El Paso County, Colorado, being 4.04 acres, more or less, and a certain right-of-way for driveway purposes 20 feet in width, described as follows:
Beginning at the Southeast corner of Lot 5 in Block 7 in Count Pourtales Addition to Broadmoor, thence running Northeasterly a distance of 607.2 feet on the Northerly line of that certain tract of land conveyed to William J. Kirm, as recorded in Book 1193, Page 469 in the Records of the County Clerk and Recorder of El Paso County, Colorado; thence angle left 71° 23' and run Northerly a distance of 20.22 feet; thence angle left 108° 37' and run Southwesterly a distance of 607.2 feet to a point on the East line of the said Lot 5; thence Southerly 20.22 feet on the East line of the said Lot 5 to the point of beginning. Also, a right-of-way for drive-way purposes over and along the South 20 feet of the said Lot 5 in Count Pourtales Addition to Broadmoor. The rights-of-way above granted shall include the

right to lay and maintain utilities and utility lines under the service of said right-of-way,

Together with all and singular the hereditements and appurtenances thereunto 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 said party of the first part, either in law or equity, of, in and to the above bergained premises, with the hereditements and appurtenances.

To Have and To Hold the said premises above bargained and described, with the appurtenances, unto the said parties of the second part, the survivor of them, their assigns, and . the heirs and assigns of such survivor forever. And the said party of the first part, for itself, its successors and assigns, does covenant, grant, bargain and agree to and with the said parties of the second part, the survivor of them, their assigns, and the heirs and assigns of such survivor, that at the time of the ensealing and delivery of these presents, it is well seized of the premises above conveyed, as of good, sure, perfect, absolute and indefessible estate of inheritance, in law, in fee simple, and has good right, full power and lasful authority to grant, bargain, sell and convey the same in mannar and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and incumbrances of whatever kind or nature scever, except taxes for 1953 due and payable in 1954, public utility easements, as shown on the recorded plat of said Subdivision, easements across said property for electric, telephone and gas lines, all of which are now in place, and to be used only for

the renefit of the property intediately East of said Lot), Plock 1, which there may is now owned by Robert Earle, and restrictive covenants of record, and the above bargained premises in the quiet and praceable possession of the said parties of the second part, the survivor of them, their assigns and the seirs and assigns of such survivor, against all and every percon or tersons lawfully claiming or to claim the whole or any part thereof, the said party of the first part shall and will TIRPANT ALD POINTER DEPEND.

T. .

I's CITERES SHEETEOF, The said party of the first part has caused its corporate name to be hereunto subscribed by its President and its corporate seal to be hereunto affixed, attending its Bearetary, the day and year first above written.

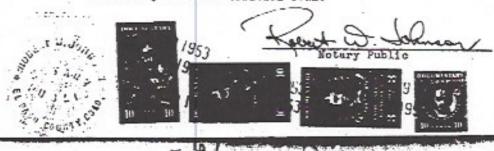
ATTEST OF COLOFADO)

The foregoing instrument was acknowledged before no this

day of Sept., 1952, by Howard J. Snyder as President and
Edward A. Jendron as Secretary of Better Homes Suilding, Inc.,

gornoration.

My notarial condission expires March 14, 1957.



STATE OF COLORADO:

STATE OF COLORADO:

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STATE OF COLORADO:

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Figure 10 - Book 1397 Page 217 - 219