

**QUITCLAIM DEED**

**THIS DEED** is dated \_\_\_\_\_, and is made between **DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO**, the "Grantor", whose legal address is 2829 W. Howard Place, Denver, CO 80204, of the City and County of Denver and State of Colorado, and the City of Colorado Springs, Colorado, a home rule city and Colorado municipal corporation the "Grantee," whose legal address is c/o Real Estate Services, P.O. Box 1575 MC 525, Colorado Springs, CO 80901, in the County of El Paso, State of Colorado.

**WITNESS**, that the Grantor, for and in consideration of the sum of TEN (\$10.00) DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, does hereby remise, release, sell and QUITCLAIM unto the Grantee, and the Grantee's heirs and assigns, forever, all the right, title, interest, claim and demand which the Grantor has in and to the real property, together with any improvements thereon, located in the County of El Paso and State of Colorado, described as follows:

**Any and all existing right of way of the Department of Transportation, State of Colorado, of Troy Hill Road in the east half of Section 13, Township 14 South, Range 66 West of the 6<sup>th</sup> Principal Meridian, in the County of El Paso, State of Colorado, from Platte Avenue south to a line more specifically described in Exhibit "A" and shown on Exhibit "B".**

**Beginning, ending, and other right-of-way limits more specifically as described in attached Exhibit "A" dated January 31, 2024, and shown on Exhibit "B".**

also known by street address as approximately: vacant land  
and assessor's schedule or parcel number: N/A

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, and the Grantee's heirs and assigns, forever.

**SUBJECT TO ANY AND ALL EASEMENTS OF RECORD, AND TO ANY AND ALL EXISTING UTILITIES AS CONSTRUCTED, AND FOR THEIR MAINTENANCE AS NECESSARY.**

**IN THE EVENT THE PROPERTY HEREIN CONVEYED FAILS TO BE USED FOR PUBLIC PURPOSES THEN THIS DEED SHALL BECOME NULL AND VOID AND THE PROPERTY SHALL REVERT TO THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO.**

**IN WITNESS WHEREOF**, the Grantor has executed this deed on the date set forth above.

**ATTEST:**

**DEPARTMENT OF TRANSPORTATION:  
STATE OF COLORADO**

\_\_\_\_\_  
Hope Wright  
Chief Clerk - Property Management

\_\_\_\_\_  
Keith Stefanik, P.E  
Chief Engineer

STATE OF COLORADO            )  
  ) ss:  
City and County of Denver    )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by Keith Stefanik, P.E. as Chief Engineer and Hope Wright as Chief Clerk, Property Management for the State of Colorado, Department of Transportation.

Witness my hand and official seal:  
My commission expires:

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Name and Address of Person Creating Newly Created Legal Description (§ 38-35-106.5, C.R.S.)

**GRANTEE:**

City of Colorado Springs, Colorado, a home rule city and  
Colorado municipal corporation

Accepted:

By: \_\_\_\_\_  
Kellie Billingsley, Acting Real Estate Services Manager

By: \_\_\_\_\_  
Gayle Sturdivant, Deputy Public Works Director

Approved as to Form:

\_\_\_\_\_  
Office of the City Attorney