



COLORADO

Colorado Water Conservation Board

Department of Natural Resources
1313 Sherman Street, Room 718
Denver, CO 80203

Larimer County Clerk & Recorder
200 W Oak #1000
Fort Collins, CO 80521

Subject: Quit Claim Deed Recording - 409619 - Loan Contract C153353

This refers to the attached Quit Claim Deed relative to an agreement between the Farmers Irrigating Ditch and Reservoir Company and the Colorado Water Conservation Board (CWCB). Payment in the amount of \$18.00, for recording fees, is enclosed along with the Quit Claim Deed for your handling. The original recorded Quit Claim Deed should be returned to CWCB in the enclosed self-addressed stamped envelope.

Should you have any questions, please contact me at (303) 866-3441, ext. 3247 or by email jessica.halvorsen@state.co.us Thank you for your assistance in this matter.

Sincerely,

Jessica Halvorsen
Loan & Grant Program Assistant
Finance Section

Enclosures



QUIT CLAIM DEED

The Colorado Water Conservation Board ("Grantor"), whose address is 1313 Sherman Street, Room 718, Denver, Colorado, 80203, City and County of Denver, State of Colorado, hereby quit claims to Farmers Irrigating Ditch and Reservoir Company. ("Borrower"), whose address is PO Box 211 Windsor, CO 80550, County of Larimer, State of Colorado, the following property, to wit:

All of the State of Colorado, Colorado Water Conservation Board's rights and interest in the property recorded in the Warranty Deed dated April 8, 1981 and recorded April 28, 1981 recording number 409619, Larimer County, Colorado.

Executed this 21st day of July 22, 2022.

GRANTOR:

STATE OF COLORADO
Department of Natural Resources,
Colorado Water Conservation Board

By_

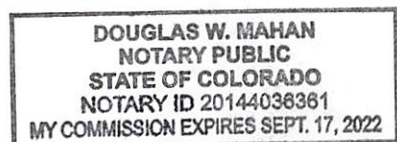
Kirk Russell, P. E., Section Chief

STATE OF COLORADO)
) ss.
CITY AND COUNTY OF DENVER)

The foregoing instrument was acknowledged before me this 21st day of July 2022, by Kirk Russell, as Section Chief, of the Colorado Water Conservation Board, on behalf of the State of Colorado. Witness my hand and official seal.

Notary Public

My commission expires 09/17/2022



Recorded at _____ o'clock _____ M.,
 Reception No. 409619 STATE OF COLORADO Recorder.

THIS DEED, Made this 29 day of April, 19 81.

between FARMERS IRRIGATING DITCH AND RESERVOIR
 COMPANY, a Colorado corporation

of the
 County of Larimer and State of Colorado, of the first part, and
 COLORADO WATER CONSERVATION BOARD
 whose legal address is 823 State Centennial Building,
 1313 Sherman Street, Denver, Colorado 80203
 of the County of Denver and State of
 Colorado, of the second part:

STATE DOCUMENTARY FEE

APR 29 1981

E. Knight

WITNESSETH, That the said part y of the first part, for and in consideration of

****Ten Dollars and other valuable considerations----- DOLLARS**
 to the said part y of the first part in hand paid by said part y of the second part, the receipt whereof is
 hereby confessed and acknowledged, ha s granted, bargained, sold and conveyed, and by these presents do es
 grant, bargain, sell, convey and confirm, unto the said part y of the second part its successors
 ever, all the following described lot or parcel of land, situate, lying and being in the
 County of Larimer and State of Colorado, to wit:

An undivided one-half (1/2) interest in and to facilities of party of
 the first part to be repaired, replaced or reconstructed in the Diversion
 Works and 500 feet of Canal, together with land and rights of said
 facilities, located in the NE $\frac{1}{4}$ of Section 23, Township 5 North, Range
 69 West of the 6th P.M., said Diversion Works being located at a
 point 640 feet South and 300 feet West of the Northeast Corner
 of said Section 23, and said Canal running Northeasterly therefrom.

also known as street and number

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise apper-
 taining, 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 part y of the first part, either in law or
 equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described with the appurtenances, unto the
 said part y of the second part, its successors and assigns forever. And the said part y of the first part,
 for its self its successors, executors, and administrators, des covenant, grant, bargain, and agree to and
 with the said part y of the second part, its successors and assigns, that at the time of the en sealing and delivery
 of these presents, it is well seized of the premises above conveyed, as of good, sure, perfect, absolute and
 indefeasible estate of inheritance, in law, in fee simple, and ha s good right, full power and 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 and encumbrances of whatever kind of
 nature soever.

except subject to taxes, agreements, restrictions,
 reservations, covenants and easements of record, and existing
 easements, if any

and the above bargained premises in the quiet and peaceable possession of the said part y of the second part,
its successors heirs and assigns against all and every person or persons lawfully claiming or to claim the whole or any part
 thereof, the said part y of the first part shall and will WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, the said part y of the first part has hereunto set its hand
 and seal the day and year first above written.

ATTEST:

Secretary

FARMERS IRRIGATING DITCH AND
 RESERVOIR COMPANY (SEAL)

BY: Thomas M. McKee (SEAL)
 President

(SEAL)

STATE OF COLORADO.

ss.

County of Larimer

The foregoing instrument was acknowledged before me this 29 day of April

19 81 by T. M. McKee as President and F. Ray DeGood as Secretary of
Farmers Irrigating Ditch and
Reservoir Company Witness my hand and official seal.

My commission expires: 6-19-83

Notary Public

MAY 08 1981

No. _____

WARRANTY DEED

TO

STATE OF COLORADO

County of _____

ss.

I hereby certify that this instrument was filed
for record in my office this _____ day of
_____, 19____
at _____ o'clock _____ M., and duly recorded in
Book _____, Page _____
Film No. _____ Reception No. _____

Recorder.

Deputy.

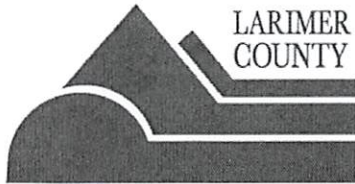
Fees, \$ 2.00

Mail to:
(or return to)

Send future tax statements to:

Sent Envelope

BRADFORD PUBLISHING CO. - Denver
Colorado Water Conservation Board
823 State Centennial Bldg.
1313 Sherman St.
Denver, Colo. 80203



Release of Deed Rejection Form

Irene E. Josey, Treasurer & Public Trustee

(970) 498-7453 | efclose@larimer.org | larimer.org/publictrustee

The release package submitted cannot be processed. Please review the following information and resubmit.

If you are a Qualified Holder (C.R.S. 38-38-100.3 (20)), you are encouraged to submit your releases through an electronic filing system such as CSC or Simplifile.

Date: 08/10/22 Borrower / Grantor: Farmers Irrigating Ditch
Deed of Trust
Reception #: 409619 Lender / Beneficiary: _____

Enclosed are the following documents you submitted:

- ☐ Deed of Trust ☐ Release Form ☐ Assignment(s)
☐ Promissory Note ☐ Check # _____ in the amount of \$ _____ ☐ Affidavit
☒ Other: _____

Please return:

- ☐ Deed of Trust ☐ Release Form ☐ Assignment(s) ☐ Paid Return Envelope
☐ Promissory Note ☐ Check in the amount of \$ _____ ☐ Affidavit ☐ This Rejection Form
☐ Other: _____

Your release cannot be processed for the following reason(s):

- ☐ A recorded **DEED OF TRUST** was not enclosed. Visit larimer.org/clerk or call 970-498--7860 to obtain a copy.
- ☐ The *original* **PROMISSORY NOTE** was not enclosed. If you do not have the original note, you must obtain a Lost Instrument Bond
- ☐ The incorrect **RELEASE FORM** was completed. Please complete the enclosed form or download one at larimer.org/publictrustee.
- ☐ There is missing or incorrect information on the **RELEASE FORM**:
- ☐ Missing or invalid lender signature(s).
 - ☐ Missing or invalid notary signature and/or stamp
 - ☐ Missing or incorrect Deed of Trust information
 - ☐ No place for Public Trustee to sign
 - ☐ Other: _____
- ☐ The **FEE AMOUNT** enclosed is incorrect. The correct amount is \$ _____.
- ☐ The **PROPERTY** is not in Larimer County. Please contact _____ County at _____.
- ☐ The Larimer County Public Trustee is not named as trustee in the Deed of Trust. We do not have the authority to release this Deed of Trust.
- ☒ Other: Send to Larimer County Clerk & Recording

All documents must be submitted to our office at 200 West Oak Street, Suite 2100, Fort Collins, CO 80521 or P.O. Box 2027, Fort Collins, CO 80522. Checks should be made payable to Larimer County Public Trustee.