



COLORADO

Colorado Water Conservation Board

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

May 17, 2023

Weld County Clerk and Recorder
PO Box 459
Greeley, CO 80632

Subject: Quit Claim Deed Recording - C153391

This refers to the attached Quit Claim Deed relative to an agreement between the Beeman Irrigation and Milling Company and Meadow Island Ditch Company No. 2 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 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. Thank you for your assistance in this matter.

Sincerely,

Jessica Halvorsen
Loan & Grant Program Assistant
Finance Section
jessica.halvorsen@state.co.us

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 Beeman Irrigation and Milling Company and Meadow Island Ditch Company No. 2. ("Borrower"), whose address is 1800 Larimer Street, Suite 1300 Denver, CO 80202, County of Weld 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 7, 1983 and recorded April 8, 1983 recording number 01922950, Weld County, Colorado.

Executed this 19th day of April, 2023.

GRANTOR:

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

By.

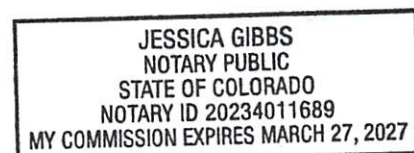
Kirk Russell, P. E., Section Chief

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

The foregoing instrument was acknowledged before me this 19th day of April, 2023, 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 MARCH 21, 2024



RECORDER'S STAMP

C-153391
THIS DEED, Made this 7th day of April, 19 83,
between Beeman Irrigating Ditch and Milling Company
and Meadow Island No. 2

~~XX~~corporations duly organized and existing under and by virtue of the laws
of the State of Colorado of the first part, and
Colorado Water Conservation Board,
a corporation duly organized and existing under and by virtue of the laws
of the state of Colorado of the second part; whose legal
address is Department of Natural Resources, 1313 Sherman
Street, Denver, CO 80203.

WITNESSETH, That the said party of the first part, for and in consideration of the sum of Ten-----
DOLLARS

to the said party of the first part in hand paid by the said party of the second part, the receipt whereof is hereby
confessed and acknowledged, hath granted, bargained, sold and conveyed, and by these presents does grant, bargain,
sell, convey and confirm, unto the said party of the second part, its successors and assigns forever, all the following
described or parcel of land, situate, lying and being in the County of Weld
and State of Colorado, to-wit:

"An undivided fifty percent portion of a reinforced concrete overflow
diversion dam about 4 feet 8 inches high, 145 feet wide, 27 feet
long, with 11 feet high side walls, with all necessary appurtenances,
including stop logs, to be located near the center of Section 1,
Township 2 North, Range 67 West of the 6th P.M."

~~XXXXXXXXXXXXXXXXXXXX~~

TOGETHER, with all and singular the hereditaments 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 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
party of the second part, its successors and assigns forever. And the said

party of the first part, for itself, its successors and assigns, doth covenant, grant, bargain and agree to and with the
said party of the second part, its successors and assigns, 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 indefeasible estate of
inheritance, in law, in fee simple, and hath good right, full power and lawful authority to grant, bargain, sell and
convey the same in manner 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 soever;

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

IN WITNESS WHEREOF, The said party of the first part hath caused its corporate name to be hereunto
subscribed by its president, and its corporate seal to be hereunto affixed, attested by its
secretary, the day and year first above written.

~~XXXXX~~

MEADOW ISLAND NO. 2

By Dearal Beddo ATTEST: Scott Meining
President Secretary.
STATE OF COLORADO,

BEEMAN IRRIGATING DITCH AND MILLING COMPANY

By Johnnie Ulrich ATTEST: Ben Houston
President Secretary
XXXXXXXXXX

County of } ss.

The foregoing instrument was acknowledged before me this 7th day of April,
19 83, by Johnnie Ulrich and Ben Houston, President and Secretary,
respectively, of Beeman Irrigating Ditch and Milling Company; and
Dearal Beddo and Scott Meining, President and Secretary, respectively,
of Meadow Island No. 2.

~~XX~~ corporation. S.

My notarial commission expires My Commission Expires January 8, 1986

Witness my hand and official seal

Emma A. Houston
Notary Public.



No. _____

WARRANTY DEED

TO

STATE OF COLORADO

ss.

County of _____

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

Recorder.

By _____

Deputy.

Fee, \$ _____

BRADFORD PUBLISHING CO., DENVER

*Johnnie March
14605 W. Rd 31
Platteville, Colo. 80651*

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