

Certified to be a full, true, and correct copy of the recorded document in my custody, Molly Fitzpatrick, Boulder County Clerk and Recorder.

Boulder County Clerk and Recorder

Digitally signed by: Molly Fitzpatrick Date: Oct 22, 2025 12:54 PM -06:00

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GRANT OF DRAINAGE EASEMENT

CREEKSIDE III, LLC, a limited liability company organized and existing under the laws of the State of Colorado, (hereinafter referred to as "Grantor") having its office and principal place of business at 436 Coffman, Suite 200, Longmont, Colorado, in consideration of TEN DOLLARS and other valuable consideration, grants to the City of Longmont, State of Colorado, (hereinafter referred to as "Grantee") the right, except as limited by this instrument, to use for the purpose of drainage, but not for other purposes, a five foot strip along the southern lot line of Lot 1, Block 4, Creekside Subdivision Fourth Filing, Boulder County, State of Colorado, as more fully illustrated on the attached Exhibit A.

This drainage easement shall be permanent and shall inure to the benefit of the surrounding landowners. Grantor, its successors or assigns, shall not permit any construction upon the surface of said easement which shall unreasonably interfere with, threaten or endanger the drainage over this easement. Grantee shall have the right of ingress and egress over, along and across the above-described tract for the purpose of inspecting the condition of the easement. Grantor shall maintain the vegetation on this tract in a manner that will not impede any drainage.

This easement shall extend to and be binding upon the Grantor and its successors and assigns.

DATED: 12/1/97

CREEKSIDE III, LLC, a Colorado limited liability

company,

Title: Manager

STATE OF COLORADO)

COUNTY OF BOULDER)

The foregoing was acknowledged before me this day of low, 1997, by Wallace H. Grant as Manager of Creekside III, LLC, a Colorado limited liability company.

Witness my hand and seal.

Acommission expires:

Notary Public

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ROB

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5' DRAINAGE EASEMENT
FOR LOT I, BLOCK 4
CREEKS IDE SUBDIVISION
4TH FILING

NIO*1450'E
21.35'
13569 SQ FT
0.312 ACRES

12131 SQ FT
0.278 ACRES

1572*371AW
25.00'
3 88

5' DRAINAGE EASEMENT FOR LOT I, BLOCK 4 CREEKSIDE SUBDIVISION 4TH FILING



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