218094517 8/15/2018 12:47 PM
PGS 1 $13.00 DF $106.00
Electronically Recorded Official Records El Paso County CO
Chuck Broerman, Clerk and Recorder
TD1000 Y

State Documentary Fee
Date: August 14, 2018
$ 106.00

# Warranty Deed

(Pursuant to 38-30-113 C.R.S.)

**THIS DEED**, made on **August 14, 2018** by **FRANK W. HOWARD #2 LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP** Grantor(s), of the County of **EL PASO** and State of **COLORADO** for the consideration of **($1,060,000.00) *** One Million Sixty Thousand and 00/100 ***** dollars in hand paid, hereby sells and conveys to **ROS EQUITY HOLDINGS - INDEPENDENCE, LLC, A COLORADO LIMITED LIABILITY COMPANY** Grantee(s), whose street address is **31 N TEJON ST. 5TH FLOOR COLORADO SPRINGS, CO 80903**, County of **EL PASO**, and State of **COLORADO**, the following real property in the County of **El Paso**, and State of Colorado, to wit:

**PARCEL A, WATERVIEW PUMP STATION SUBDIVISION EXEMPTION AN EXEMPTION PLAT OF TRACT D OF PAINTED SKY AT WATERVIEW FILING NO. 1, RECORDED JUNE 22, 2015 UNDER RECEPTION NO. 215713634, AND AMENDED BY SURVEYOR'S AFFIDAVIT OF CORRECTION RECORDED JULY 28, 2016 UNDER RECEPTION NO. 216083733, COUNTY OF EL PASO, STATE OF COLORADO.**

also known by street and number as: **5908 BRADLEY ROAD COLORADO SPRINGS CO 80911**

with all its appurtenances and warrants the title to the same, subject to **covenants, easements, reservations, restrictions, and rights of way of record, if any, and taxes and assessments for the current and subsequent years. None**

**FRANK W. HOWARD #2 LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP**

**KEVIN A. HOWARD, AUTHORIZED AGENT**

State of **COLORADO** )
) ss.
County of **EL PASO** )

**The foregoing instrument was acknowledged before me on this day of August 14, 2018 by KEVIN A. HOWARD AS AUTHORIZED AGENT OF FRANK W. HOWARD #2 LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP**

Notary Public
My commission expires 2/02/2022

**KRISTEN L DE HERRERA**
**NOTARY PUBLIC**
**STATE OF COLORADO**
NOTARY ID 20064004828
My Commission Expires February 2, 2022

When Recorded Return to: **ROS EQUITY HOLDINGS - INDEPENDENCE, LLC, A COLORADO LIMITED LIABILITY COMPANY 31 N TEJON ST. 5TH FLOOR COLORADO SPRINGS, CO 80903**



Land Title