



WARRANTY DEED

THIS DEED, made this 3rd day of March, 2004 between ROBERT W. SLAGLE

grantor, whose street address is: PO BOX 3455, Pueblo, CO 81005

County of EL PASO, State of Colorado, for the consideration of Ten Dollars and other good and valuable consideration ***** Dollars in hand paid, hereby sells and conveys to

RUSSELL J. ANDERSON AND MARY E. LYNCH

Joint Tenants Tenants in Common

grantee, whose street address is: 17550 Bar X Road, Colorado Springs, CO 80908

County of EL PASO, State of Colorado, the following legally described water rights:

See Water Rights Exhibit A

Appurtenant to: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART THEREOF.

When recorded return to:

Signed as of the day and year first above written.

[Signature] ROBERT W. SLAGLE



My Commission Expires 8/31/07

State of Colorado) County of El Paso)ss.

The foregoing instrument was acknowledged before me this 3rd day of March, 2004 by ROBERT W. SLAGLE

Witness my hand and official seal.

My commission expires: 8/31/07

[Signature] Notary Public

When Recorded Return to: RUSSELL J. ANDERSON AND MARY E. LYNCH

WATER RIGHTS EXHIBIT A

THOSE CERTAIN GROUND WATER RIGHTS IN AND TO THE DAWSON,
DENVER, ARAPAHOE AND LARAMIE-FOX HILLS AQUIFERS, CREATED BY
THE FINDINGS OF FACT, JUDGMENT AND DECREE GRANTING UNDER
GROUND WATER RIGHTS AND PLAN FOR AUGMENTATION RECORDED
AUGUST 7, 2001 UNDER RECEPTION NO. 201112934 AND THE JUDGMENT
AND DECREE RECORDED AUGUST 7, 2001 UNDER RECEPTION NO. 201112935.

EXHIBIT A

THAT PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M. IN EL PASO COUNTY, COLORADO DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 13; THENCE NORTHERLY ON THE WEST LINE OF THE EAST HALF OF SAID SOUTHEAST QUARTER 1547.24 FEET FOR THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED HEREBY; THENCE EASTERLY PARALLEL WITH THE SOUTH LINE OF SAID SECTION 13 A DISTANCE OF 717.75 FEET; THENCE SOUTHERLY PARALLEL WITH THE WEST LINE OF THE EAST HALF OF SAID SOUTHEAST QUARTER 1547.24 FEET TO INTERSECT THE SOUTH LINE OF SAID SECTION 13; THENCE EASTERLY ON SAID SOUTH LINE TO THE SOUTHEAST CORNER OF SAID SECTION 13; THENCE NORTHERLY ON THE EAST LINE OF SAID SECTION 13 TO THE NORTHEAST CORNER OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 13; THENCE WESTERLY ON THE NORTH LINE OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 13 TO THE NORTHWEST CORNER THEREOF; THENCE SOUTHERLY ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 13 TO THE POINT OF BEGINNING, EXCEPT THE SOUTH 30 FEET THEREOF.