



BRENDA L. BARTELS
BLB@HHBCOLORADO.COM
LICENSED IN COLORADO & NEBRASKA

December 11, 2020

Dugan and Cindy Blasingame
15865 Blasingame Road
~~Colorado Spring, Colorado~~ 80832
Ramah,

Re: Driveway Easement

Dear Dugan and Cindy:

Attached is a simple Driveway Easement agreement and the attached map which I drafted for you to address the PPRBD requirement.

Let me know if you have questions.

Yours truly,

HANES & BARTELS LLC

Brenda L. Bartels

DRIVEWAY EASEMENT

This Driveway Easement is entered into on December 17, 2020, by and between Marshall J. Blasingame and Cindy L. Blasingame (“the Blasingames”) and Reskurtas-West, Inc. (“Reskurtas-West”), collectively “the Parties.”

WHEREAS, the Parties own parcels of real estate in El Paso County, Colorado, as follows:

1. The Blasingames own Parcel No. 110000054, 15865 Blasingame Road, which parcel includes N1/2S1/2, E1/2NE1/4 Sec 25-11-61 (“Parcel 54”).
2. Reskurtas-West owns the neighboring Parcel No. 110000056, 16499 Blasingame Road, NW1/4, W1/2NE1/4 Sec 25-11-61 (“Parcel 56”).

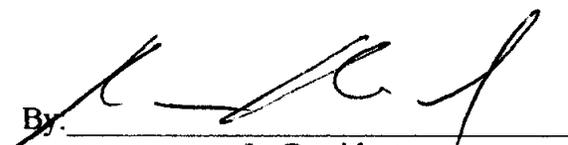
WHEREAS, in order for the Pikes Peak Regional Building Department to issue a building permit to the Blasingames on Parcel 54, the department requires the Parties to execute an easement memorializing the existence and use of a driveway from Blasingame Road to the southeast portion of Parcel 54 (“Existing Driveway);

WHEREAS, the Existing Driveway is approximate twelve feet in width, and crosses an approximately one-half mile area on Parcel 56 from the northwest corner of Parcel 56 angling approximately 45° to the southern border of Parcel 56, and which driveway has existed and been used by the both the owners of Parcel 54 and Parcel 56 for many decades. The Existing Driveway is shown on the attached map Exhibit A.

THEREFORE, for good and valuable consideration the sufficiency of which is hereby acknowledged, the Parties incorporate the recitals stated above, and agree as follows:

1. Driveway Easement. Reskurtas-West grants to the Blasingames and their invitees an non-exclusive easement for ingress and egress over that portion of Reskurtas-West’s property shown as the Existing Driveway on the attached Exhibit A.
2. Amendments. This Easement may be amended with the written agreement of Parties.

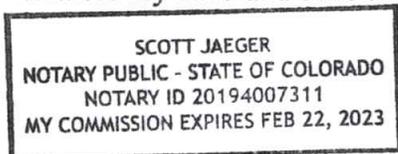
RESKURTAS-WEST, INC.

By: 
_____, Its President

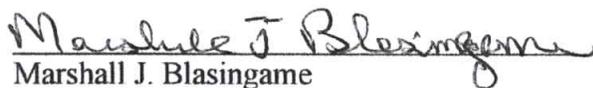
STATE OF COLORADO)
) ss.
COUNTY OF EL PASO)

The foregoing instrument was acknowledged before me this 17 day of December, 2020,
by Rasmus Reisch, President of Reskutas-West, Inc.

Witness my hand and official seal.




Notary Public

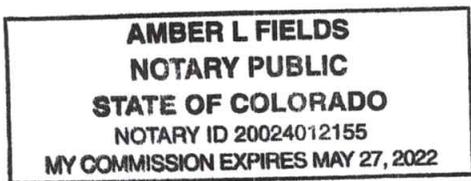

Marshall J. Blasingame

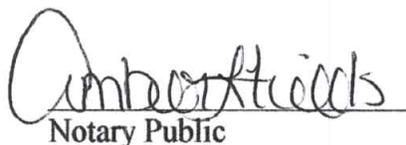

Cindy L. Blasingame

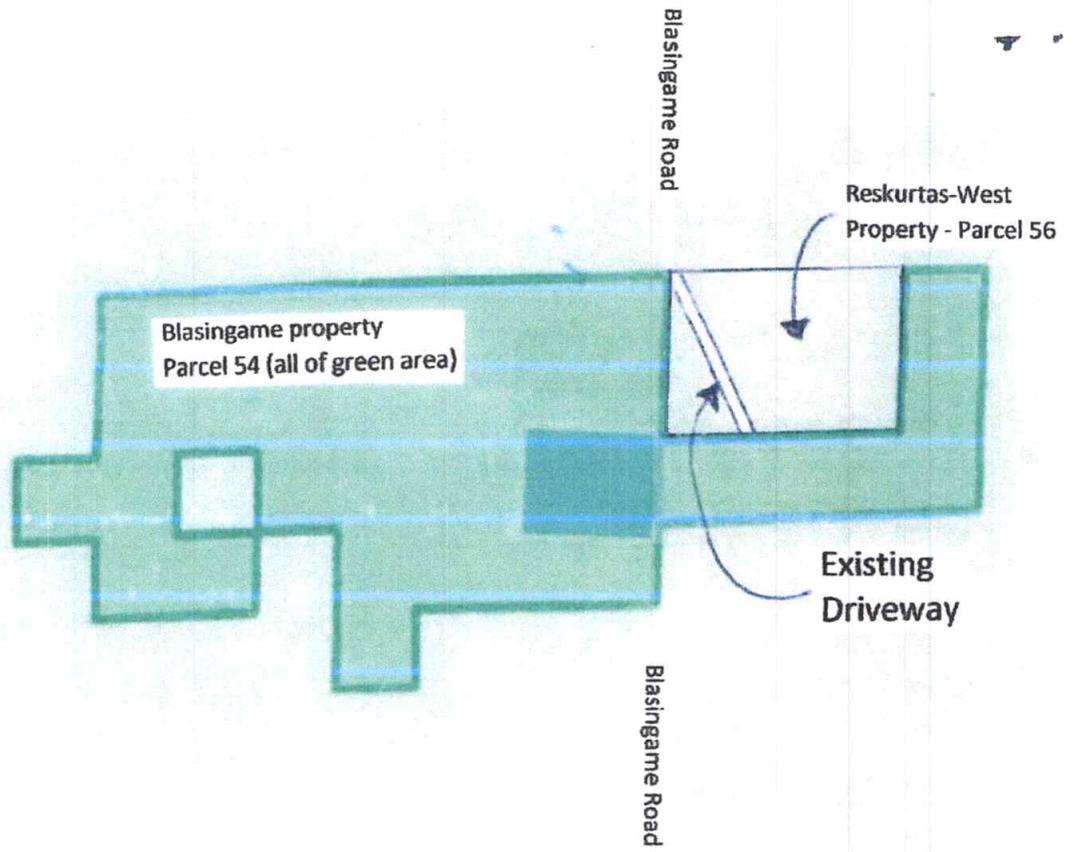
STATE OF COLORADO)
) ss.
COUNTY OF EL PASO)

The foregoing instrument was acknowledged before me this 19 day of December,
2020, by Marshall J. Blasingame and Cindy L. Blasingame.

Witness my hand and official seal.




Notary Public



North

Scale 1:1000

Scale 1:1000

EXHIBIT
