



EL PASO COUNTY, COLORADO
Office of the County Assessor
Steve Schleiker



Combining/Splitting of Property

Schedule Numbers
52070-00-069
52070-03-032

Improvement Locations

Owners Name DALE & THERESA KNOLL

(Ownership on multiple properties must match EXACTLY for properties to be processed)

Reason USED AS ONE

Signature [Handwritten Signature]

Date 15-19-22

Phone Number 719-959-9856

Return To:
El Paso County GIS/Mapping
1675 W. Garden of the Gods Rd., Suite 2300
Colorado Springs CO 80907

If in the process of transferring ownership, a reception number **MUST** be provided.

Reception Number: # 222070178

Processed By _____ Date _____

Ownership of the parcels must match EXACTLY _____
Parcels must be contiguous to each other YES
Tax Districts must be the same JCO
Any Parcels in Tax Lien Sale? No

This form was not processed because:

Date: _____ Initials: _____

Office Use Only



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Owners Name DALE & THERESA KNOLL

(Ownership on multiple properties must match EXACTLY for properties to be processed)

Reason USED AS ONE

Signature [Handwritten Signature]

Date 5-19-22

Phone Number 719-959-9856

Return To:
El Paso County GIS/Mapping
1675 W. Garden of the Gods Rd., Suite 2300
Colorado Springs CO 80907

If in the process of *transferring ownership*, a reception number **MUST** be provided.

Reception Number: # 222070178

Processed By _____ Date _____

Ownership of the parcels must match EXACTLY _____
Parcels must be contiguous to each other YES
Tax Districts must be the same JCO
Any Parcels in Tax Lien Sale? No

This form was not processed because:

Date: _____ Initials: _____

OFFICE USE ONLY

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WHEN RECORDED RETURN TO:

12885 BUSK LN
COLO SPRS CO 80908

QUITCLAIM DEED

THIS DEED, made this 18th day of May, 2022 between DALE A. KNOLL ("Grantor"), of the County of EL PASO and State of COLORADO and DALE A. KNOLL and THERESA KNOLL ("Grantee") whose legal address is 12885 BUSK LANE COLORADO SPRING CO 80908;

WITNESS, that the Grantor, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED and by these presents does remise, release, sell and QUITCLAIM unto the Grantee, and the Grantee's heirs and assigns forever, as ** JOINT TENANCY, all of the right, title interest, claim and demand that the Grantor has in and to the real property, together with the fixtures and improvements located thereon, if any, situate, lying and being in the County of EL PASO and State of Colorado, described as follows:

THAT POR OF TR G IN THE RESURVEY OF BLACK FOREST COUNTY CLUB SUB DESC AS FOLS; COM AT THE SW COR OF LOT 13 AS SHOWN IN THE RESUB OF TRACTS D,E,F & A POR OF TR G; TH N89<40'15"W ALG THE S LN OF SD TR G 112.71FT FOR POB N89<40'15"W ALG SD S LN 121.00 FT, N00<19'45"E 43.00FT S89<40'15"E PARA WITH SD S LN 121.00FT, S00<19'45"W 43.00FT TO POB

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim, whatsoever, of the Grantor, either in law or in equity, to the only proper use, benefit and behalf of the Grantee, and the Grantee's heirs and assigns forever.

EXECUTED AND DELIVERED on the date set forth above.

[Signature]

[Signature]

STATE OF: Colorado }
COUNTY OF: EL PASO } SS.



The foregoing instrument was acknowledged before me on 5/10/22 by

Dale Knoll & Theresa Knoll

Witness my hand and official seal.

My commission expires: May 4th 2026

[Signature]
Notary Public

** If tenancy is unspecified, the legal presumption shall be tenants in common (C.R.S. 38-31-101).

This document prepared by:
Bowles Ruddell & Associates, Ltd.
6467 S. Hill Street
Littleton, CO 80120
(303) 802-6881
CO Bar ID Number: 43274

Order Number:
64465667

After recording return to:
Amrock
662 Woodward Avenue
Detroit, MI 48226

Convenience Deed; no documentary fee or
real property transfer declaration required
pursuant to C.R.S. § 39-13-102(2)(a)

----- Above This Line Reserved For Official Use Only -----

64465667 - 455110
QUITCLAIM DEED
346547497

DALE A. KNOLL, a married man, whose address is 12885 Rusk Lane, Colorado Springs, CO 80908, hereinafter referred to as "Grantor," whether one or more, for Ten Dollars and 00/100 (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby sells and quitclaims to DALE A. KNOLL and THERESA KNOLL, husband and wife, in joint tenancy, whose address is 12885 Rusk Lane, Colorado Springs, CO 80908, hereinafter referred to as "Grantee," whether one or more, any and all of their interest in the real property lying and being situate in the County of El Paso, State of Colorado, more particularly described as:

SEE EXHIBIT "A" ATTACHED HERETO

Commonly known as: 12885 Rusk Lane, Colorado Springs, CO 80908

Together with all its appurtenances.

Taxes for tax year 2018 shall be paid by Grantee.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

QUITCLAIM DEED

Attached to and becoming a part of Deed between DALE A. KNOLL, a married man, as Grantor(s), and DALE A. KNOLL and THERESA KNOLL, husband and wife, in joint tenancy, as Grantee(s).

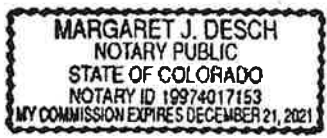
WITNESS my/our hand(s) and seal(s) this 11 day of May, 2010.

[Signature]
DALE A. KNOLL

STATE OF COLORADO
COUNTY OF EL PASO

§
§
§

This instrument was acknowledged before me on the 11 day of May, 2010, by DALE A. KNOLL.



[Signature]
Notary Public MARGARET J. DESCH
My Commission Expires:

EXHIBIT "A"

All the real property, together with improvements, if any, situate, lying and being in the County of El Paso, and State of Colorado, described as follows:

The North 496.07 feet of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 7, Township 12 South, Range 65 West of the 6th P.M., El Paso County, Colorado.

Except any portion conveyed in agreement with adjoining property owners in an Agreement recorded July 24, 2008 in Instrument/Case No. 208083562, and August 6, 2008 in Instrument/Case No. 208088815.

BEING the same fee simple property conveyed from MARLYN KINNEY to DALE A. KNOLL, a single man, by deed dated October 6, 1993 and recorded October 25, 1993, Instrument/Case No. 002375837 in El Paso County Records, State of Colorado.

Tax ID: 5207000069

Property Address: 12885 Rusk Lane, Colorado Springs, CO 80908