Steve Schleiker
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El Paso County, CO
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EXBL255

QUITCLAIM DEED

THIS DEED is dated August 1st, 2025 and is made between **Gary James** ("Grantor"), whose legal address is 15340 Arrowhead Lane, Weston, CO 81091, and **Anna Faye Hunter** ("Grantee"), whose legal address is 1215 Rock Creek Canyon Road, Colorado Springs, CO 80926.

WITNESS, that the Grantor, for and in consideration of the sum of Ten and No/100 U.S. DOLLARS, ($10.00), the receipt and sufficiency of which is hereby acknowledged, does hereby remise, release, sell and QUITCLAIM unto the Grantee, and the Grantee's heirs and assigns, forever, all the right, title, interest, claim and demand which the Grantor has in and to the real property, together with any improvements thereon, located in the County of El Paso and State of Colorado, described as follows:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE.

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 equity, to the only proper use, benefit and behoof of the Grantee, and the Grantee's heirs and assigns, forever.

IN WITNESS WHEREOF, the Grantor has executed this deed on the date set forth above.

Gary James
GARY JAMES

STATE OF ~~El Paso~~ Colorado)
) ss.
COUNTY OF El Paso)

The foregoing instrument was acknowledged before me this 1st day of August, 2025, by **Gary James,** individually.

Witness my hand and official seal.

Darien Holley
Notary Public
My Commission Expires: 12/19/27

DARIEN HOLLEY
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20234047178
MY COMMISSION EXPIRES DECEMBER 19, 2027