

## **VACATION OF STORM DRAINAGE EASEMENT**

THIS VACATION OF STORM DRAINAGE EASEMENT is made and entered into this \_\_\_\_ day of \_\_\_\_\_, 2025, by and between GRACE CHAPEL, a Colorado non-profit corporation ("Grace") and THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO ("County").

### **RECITALS**

A. Pursuant to the terms of that certain instrument titled Grant of Easement Storm Drainage recorded January 27, 2005 at Reception No. 2005016022 in the records of the Douglas County Clerk and Recorder (the "Drainage Easement"), Grace granted to the County a storm drainage easement.

B. Grace conveyed the Drainage Easement to the County for the purpose of facilitating the additional storm drainage to be created by the construction of parking lots and other improvements, plans for which have now been abandoned by Grace.

C. Upon mutual agreement, Grace, and the County desire to vacate and terminate the Drainage Easement granted to the County.

NOW, THEREFORE, in consideration of the foregoing, the parties agree as follows:

### **VACATION OF EASEMENT**

Grace and the County hereby agree to vacate in its entirety the Drainage Easement described above. Upon recordation of this Vacation of Storm Drainage Easement, the Drainage Easement shall be deemed terminated, void and of no further force and effect. The County hereby quitclaims to Grace any and all rights that it may have pursuant to the terms of the Drainage Easement.

*(Remainder of page intentionally left blank; signature pages follow)*



**COUNTY:**

The Board of County Commissioners of the County of  
Douglas, State of Colorado

By: \_\_\_\_\_  
Name: Abe Laydon  
Title: Chair

STATE OF COLORADO                    )  
  ) ss.  
COUNTY OF DOUGLAS                )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2025,  
by Abe Laydon as Chair of THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF  
DOUGLAS, STATE OF COLORADO.

Witness my hand and official seal.

My commission expires \_\_\_\_\_

\_\_\_\_\_  
Notary Public

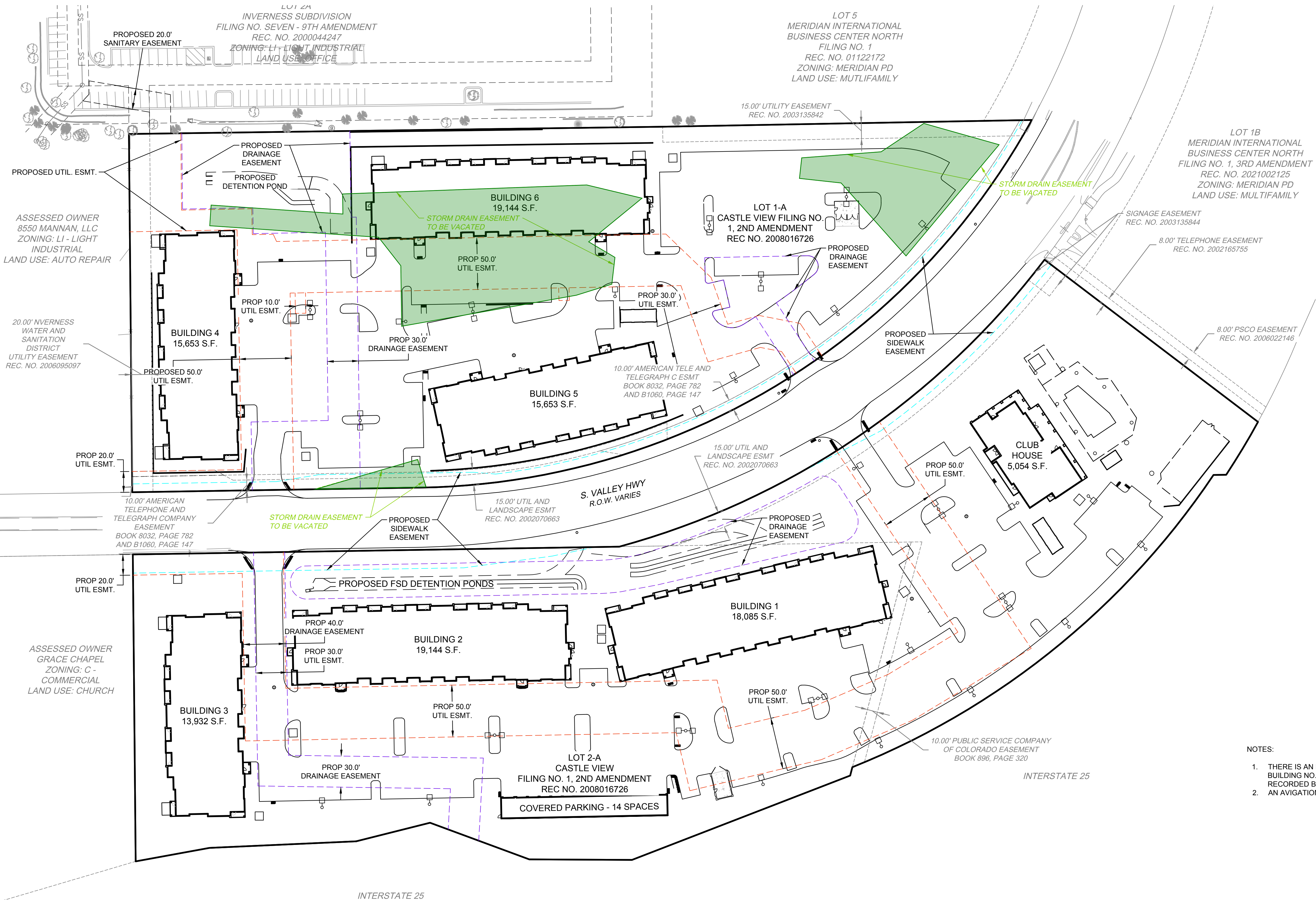


CASTLE VIEW FILING NO. 1, 2ND AMENDMENT, LOTS 1-A & 2-A

LOCATED IN THE EAST HALF OF SECTION 3, TOWNSHIP 6 SOUTH, RANGE 67 WEST, SIXTH PRINCIPAL MERIDIAN  
COUNTY OF DOUGLAS,  
STATE OF COLORADO

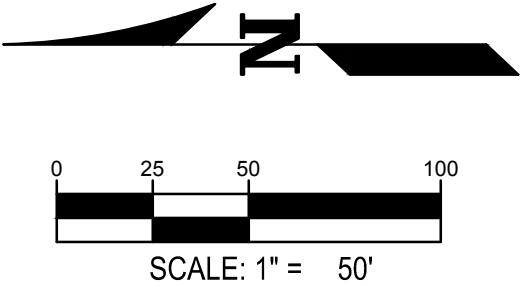
12.603 ACRES

USR PLAN EXHIBIT - US2024-009



- NOTES:
- 1. THERE IS AN EXISTING, UN-PLOTTABLE XCEL EASEMENT IN THE AREA OF BUILDING NO. 3 THAT IS BEING REVISED BY XCEL AND WILL BE CLARIFIED AND RECORDED BY SEPARATE DOCUMENT ONCE COMPLETE.
  - 2. AN AVIGATION EASEMENT WILL RECORDED ON THE PROPERTY AFTER CLOSING.

STORM DRAINAGE EASEMENTS  
TO BE VACATED



| Approval Certificate      |               |
|---------------------------|---------------|
| Planning                  | _____         |
| Owner                     | _____         |
| Lessee<br>(if applicable) | _____         |
|                           | Initials/Date |
|                           | Initials/Date |
|                           | Initials/Date |

WARE MALCOMB  
CIVIL ENGINEERING & SURVEYING

900 south broadway  
suite 320  
denver, co 80209  
p 303.661.3333  
waremalcomb.com

FOR AND ON BEHALF  
OF WARE MALCOMB

COUNTY LINE STATION  
SITE IMPROVEMENT PLAN  
DOUGLAS COUNTY, COLORADO

| EASEMENT EXHIBIT |                       |
|------------------|-----------------------|
| NO.              | REMARKS               |
| 1                | USE BY SPECIAL REVIEW |
| 2                | USE BY SPECIAL REVIEW |
| 3                | USE BY SPECIAL REVIEW |
| 4                | USE BY SPECIAL REVIEW |
| 5                | USE BY SPECIAL REVIEW |
| 6                | USE BY SPECIAL REVIEW |
| 7                | USE BY SPECIAL REVIEW |

|            |            |
|------------|------------|
| JOB NO.:   | DCS24-4002 |
| PA / PM:   | CS         |
| DESIGNED:  | MN         |
| DATE:      | 08/20/2024 |
| PLOT DATE: | 08/05/25   |