

DIVISION : NMR

LOCATION: E. 96th Ave. and Buckley Rd.

ROW AGENT James K. Arbuckle

DESCRIPTION AUTHOR Charles H. Russell

AUTHOR ADDRESS: P.O. Box 1403,  
Paonia, CO 81428

DOC. NO. \_\_\_\_\_

PLAT/GRID NO. \_\_\_\_\_

WO/JO/CREG NO. \_\_\_\_\_

## PUBLIC SERVICE COMPANY OF COLORADO EASEMENT

The undersigned Grantor hereby acknowledges receipt of good and valuable consideration from PUBLIC SERVICE COMPANY OF COLORADO (Company), 1800 Larimer Street, Denver, Colorado, 80202, Suite 1100, in consideration of which Grantor(s) hereby grants unto said Company, its successors and assigns, a non-exclusive easement to construct, operate, maintain, repair, and replace utility lines and all fixtures and devices, used or useful in the operation of said lines, through, over, under, across, and along a course as said lines may be hereafter constructed in LOT 1, BLOCK 1, SUBDIVISION \_\_\_\_\_, in the Northeast 1/4 of Section 20, Township 2 SOUTH, Range 86 WEST of the 6th Principal Meridian in the City of Commerce City County of Adams, State of Colorado, the easement being described as follows:

(SEE ATTACHED EXHIBIT C)

The easement is varies feet in width. The side boundary lines of the easement shall be lengthened and shortened as necessary to encompass a continuous strip of not less than the above width at all points on Grantor's property crossed by the above described easement and extending to the boundaries of adjacent properties.

Together with the right to enter upon said premises, to survey, construct, maintain, operate, repair, replace, control, and use said utility lines and related fixtures and devices, and to remove objects interfering therewith, including the trimming of trees and bushes, and together with the right to use so much of the adjoining premises of Grantor during surveying, construction, maintenance, repair, removal, or replacement of said utility lines and related fixtures and devices as may be required to permit the operation of standard utility construction or repair machinery. The Grantor reserves the right to use and occupy the easement for any purpose consistent with the rights and privileges above granted and which will not interfere with or endanger any of the said Company's facilities therein or use thereof. Such reservations by the Grantor shall in no event include the right to erect or cause to be erected any buildings or structures upon the easement granted or to locate any mobile home or trailer units thereon. In case of the permanent abandonment of the easement, all right, privilege, and interest granted shall terminate.

The work of installing and maintaining said lines and fixtures shall be done with care; the surface along the easement shall be restored substantially to its original level and condition.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

(Type or print name below each signature line with official title if corporation, partnership, etc.):

GRANTOR:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF COLORADO, )  
 )ss.  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2015 by  
[Grantor name(s) from above]:

\_\_\_\_\_  
\_\_\_\_\_

Witness my hand and official seal.

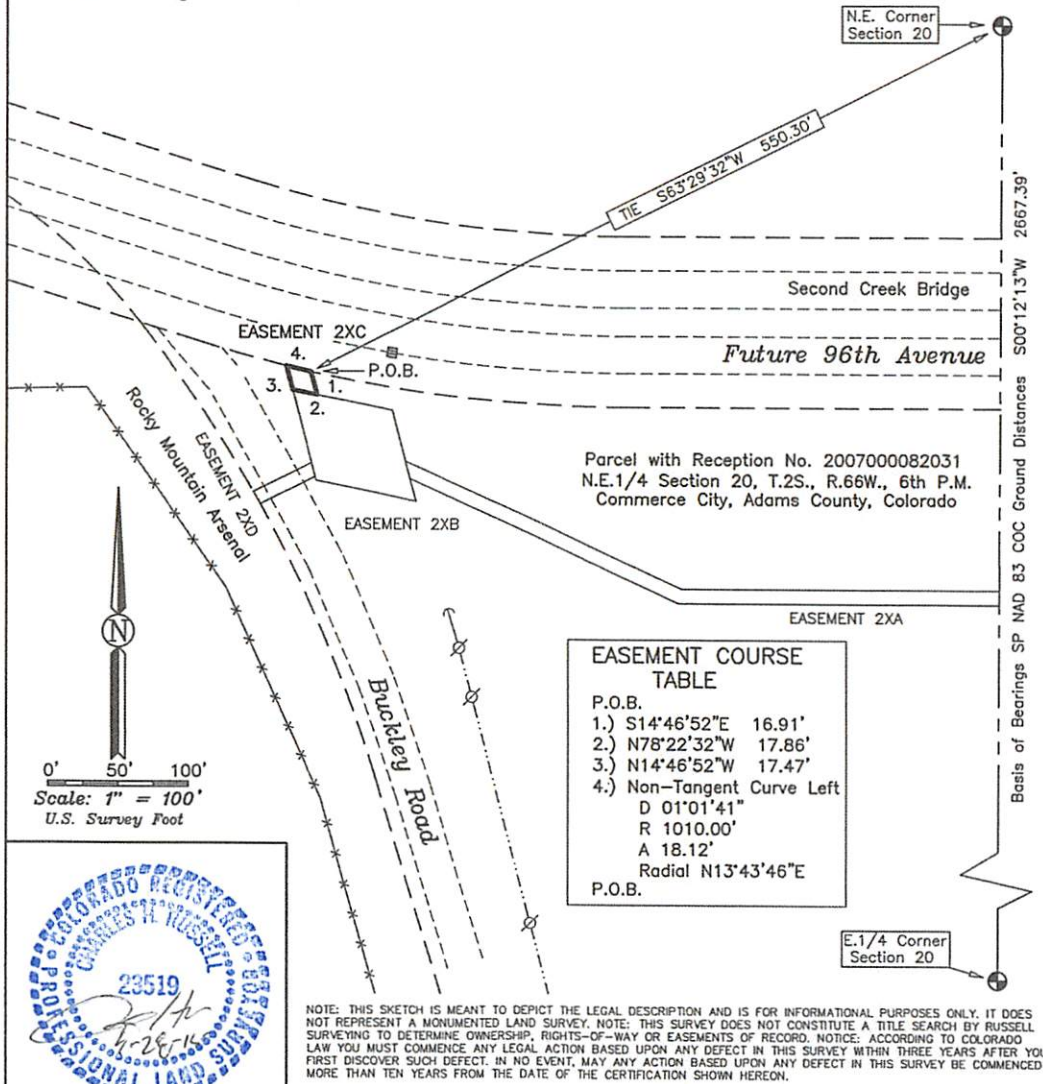
My commission Expires \_\_\_\_\_

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

# LEGAL DESCRIPTION EASEMENT 2XC

*Exhibit C*

A Strip of Land situated in that Parcel with Reception No. 2007000082031, being located in the N.E.1/4 of Section 20, T.2S., R.66W., of the 6th P.M., City of Commerce City, County of Adams, State of Colorado; Said Strip being described as follows: Commencing at the N.E. Corner of said Section 20, from whence the E.1/4 Corner of said Section 20 Bears on a State Plane Bearing of S00°12'13"W a ground distance of 2667.39 feet; Thence S63°29'32"W a distance of 550.30 feet to the Point of Beginning; Thence around the Perimeter of said Strip of Land the following four (4) courses: 1.) S14°46'52"E a distance of 16.91 feet; 2.) N78°22'32"W along the Northerly Line of PSCO Easement 2XB a distance of 17.86 feet; 3.) N14°46'52"W a distance of 17.47 feet; 4.) A Non-Tangent Curve Left, from whence the Radius Point Bears N13°43'46"E a Radial distance of 1010.00 feet, having a Delta Angle of 01°01'41", and along the Southerly R.O.W. of 96th Avenue and along the Arc of said Curve a distance of 18.12 feet to the Point of Beginning. Containing 0.006 Acres.



**RUSSELL SURVEYING**  
*Have Gun Will Travel*  
 Charles H. Russell, PLS  
 P.O. Box 1403  
 Paonia, CO 81428  
 (970) 527-5404

## PUBLIC SERVICE COMPANY EASEMENT

Parcel with Reception No. 2007000082031  
 N.E.1/4 Section 20, T.2S., R.66W., 6th P.M.  
 Commerce City, Adams County, Colorado

CLIENT	C.R.E.G. NO.	DATE	JOB NUMBER	PAGE
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