



GID INCLUSION PETITION

PETITION

**FOR THE INCLUSION OF PROPERTY INTO THE COMMERCE CITY
Northern Infrastructure GENERAL IMPROVEMENT DISTRICT**

The undersigned owner(s) of the real property described in Exhibit A, attached hereto, and depicted on the site map in Exhibit B, attached hereto (the "Property"), hereby petition(s) the City Council of City of Commerce City, Colorado, as the *ex officio* Board of Directors (the "Board") of the Commerce City Northern Infrastructure General Improvement District (the "District") for inclusion of the Property into the District, pursuant to § 31-25-618, C.R.S. The undersigned further request(s) that the Board hold a hearing in accordance with the requirements of § 31-25-618, C.R.S., at which all objections to this petition may be presented.

In support of this petition, the undersigned state(s) as follows:

1. The undersigned is/are the sole fee title owner(s) of the Property (see Exhibit C).
2. This petition is accompanied by a deposit of moneys to pay the costs of the inclusion proceedings.

WHEREFORE, the undersigned request the Board to take all steps and procedures required by law for the inclusion of the Property into the District, including the publication of notice of the filing of this petition, and to adopt an ordinance including the Property into the District.

[Name of Fee Title Owner]

[Name of Fee Title Owner]

ANDERSON-CRP TRUST

Signature

Signature

By:

Walter Slatkin

By:

Walter Slatkin, Trustee

Printed Name and Title

[Name of Fee Title Owner]

[Name of Fee Title Owner]

Signature

Signature

By:

Printed Name and Title

By:

Printed Name and Title



NOTARY CERTIFICATE

STATE OF COLORADO)
) ss.
CITY AND COUNTY OF DENVER)

I, Walter Slatkin, being first duly sworn on oath, verify that the facts set forth in this petition are true to the best of my knowledge, information and belief.

Subscribed and sworn to before me this 17th day of March, 2023.

My commission expires: August 8, 2023

June E. Neveills
Notary Public

(SEAL)

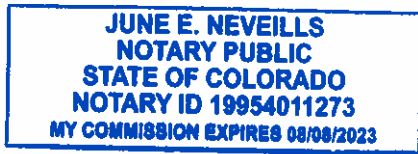




EXHIBIT A

Legal Description of Property

LEGAL DESCRIPTION:

THAT PART OF EAST ONE-HALF OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 18, SAID CORNER BEING A POINT ON THE PRESENT COMMERCE CITY LIMITS LINE AS SHOWN ON THE ANNEXATION MAP RECORDED IN FILE 16, MAP 634, ADAMS COUNTY RECORDS (AN-80-87); THENCE SOUTH 00°20'04" WEST, 2659.88 FEET ALONG THE EAST LINE OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 18, AND ALONG SAID PRESENT COMMERCE CITY LIMITS LINE (AN-80-87) TO THE NORTHEAST CORNER OF THE NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER (EAST ONE-QUARTER CORNER) OF SAID SECTION 18 AND THE POINT OF BEGINNING; THENCE ALONG THE PROLONGED LINE OF SOUTH 00°02'04" WEST, 1329.94 FEET ALONG THE EAST LINE OF THE NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER AND ALONG SAID PRESENT COMMERCE CITY LIMITS LINE (AN-80-87) TO THE SOUTHEAST CORNER OF SAID NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER; THENCE SOUTH 88°58'59" WEST, 2658.94 FEET ALONG THE PRESENT COMMERCE CITY LIMITS LINE AS SHOWN ON THE ANNEXATION MAP RECORDED IN FILE 18, MAP 245, ADAMS COUNTY RECORDS (AN-159-00) AND ALONG THE SOUTH LINE OF SAID NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER TO THE SOUTHWEST CORNER OF SAID NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER; THENCE NORTH 00°18'59" EAST, 1325.16 FEET ALONG THE WEST LINE OF SAID NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER AND ALONG THE PRESENT COMMERCE CITY LIMITS LINE (AN-159-00) TO THE SOUTHWEST CORNER OF THE SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER (CENTER CORNER SECTION 18); THENCE ALONG THE PROLONGED LINE OF NORTH 00°18'59" EAST, 1340.64 FEET LONG THE PRESENT COMMERCE CITY LIMITS LINE AS SHOWN ON THE ANNEXATION MAP RECORDED IN FILE 16, MAP 783, ADAMS COUNTY RECORDS (AN-99-88) AND ALONG THE WEST LINE OF SAID SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER TO THE NORTHWEST CORNER OF SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE



EXHIBIT B

Site Map of Property

VICINITY MAP

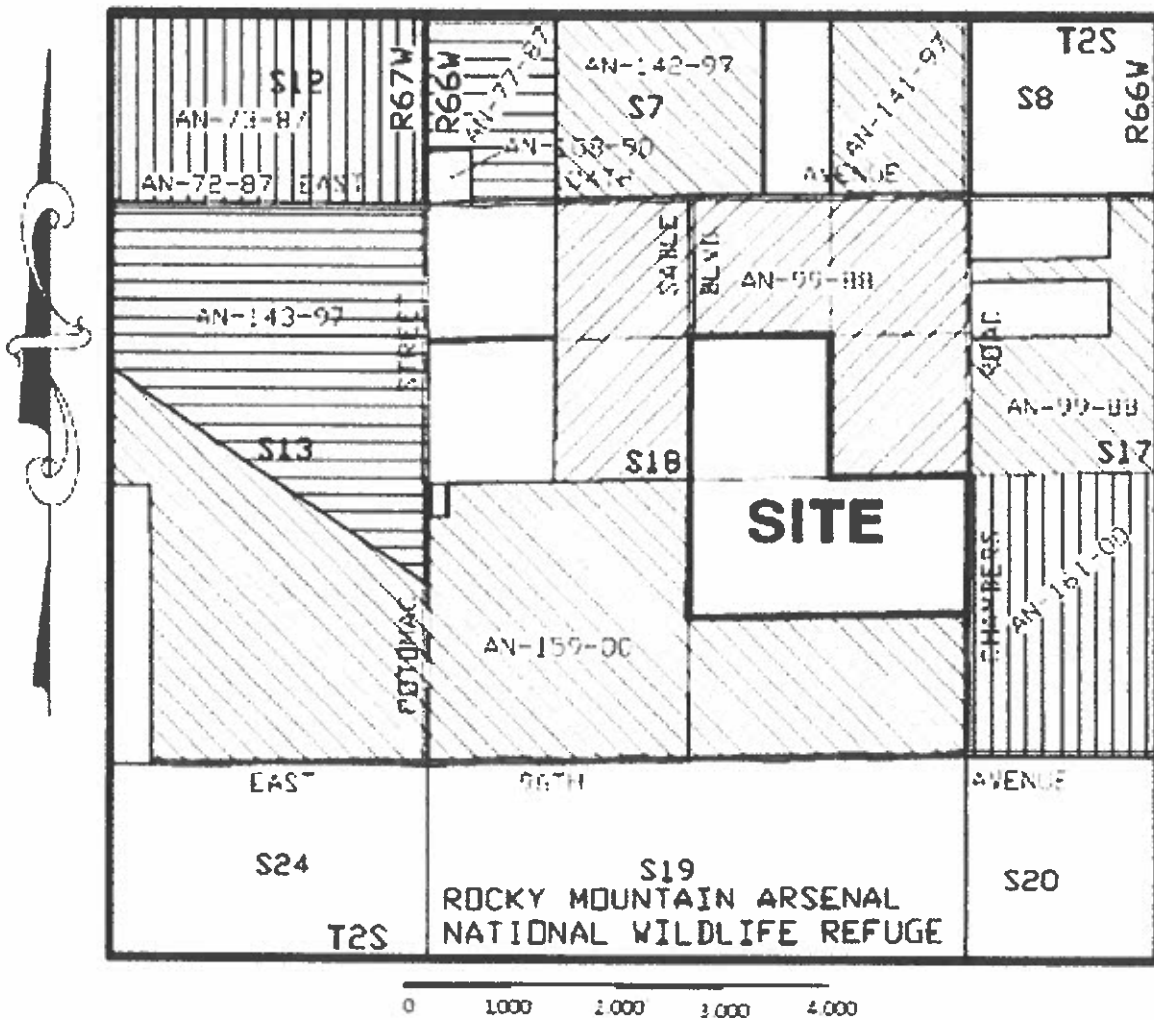




EXHIBIT C

Title showing applicant is sole fee title owners(s)

See Attached Quitclaim Deed

QUITCLAIM DEED

THIS DEED, made this 24 day of June, 2015 between Walter Slatkin, Trustee of the **Robert W. Anderson, Sr. Revocable Trust** whose address is 44 Cook Street, Suite 701, Denver, Colorado 80206, ("Grantor"), and the **Anderson-CRP Trust** ("Grantee"), whose address is 44 Cook Street, Suite 701, Denver, Colorado 80206.

WITNESSETH, that the Grantor, as Trustee and pursuant to the powers conferred upon the Trustee by the Colorado Probate Code, does hereby sell, convey, assign, transfer and set over unto the Grantee, as the distributee entitled to distribution of the property pursuant to the terms of the Trust Agreement, the real property, together with improvements, if any, situate, lying and being in the County of Adams, State of Colorado, described as follows:

See Exhibit "A" attached hereto and made a part hereof.

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 Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee and Grantee's heirs, successors, and assigns forever.

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

ROBERT W. ANDERSON, SR. REVOCABLE TRUST

By: Walter Slatkin
Walter Slatkin, Trustee

STATE OF COLORADO)
) ss.
COUNTY OF Denver)

The foregoing instrument was acknowledged before me this 24 day of June, 2015, by Walter Slatkin, Trustee of the Robert W. Anderson, Sr. Revocable Trust.

Witness my hand and official seal.
My commission expires: _____.

Paula C. [Signature]
Notary Public

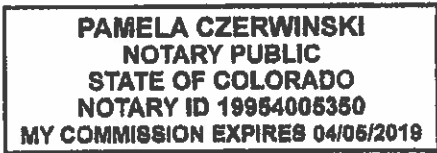


EXHIBIT "A"

[Legal Description]

Parcel 1

All rights, title, and interest in the following real estate: 61.94 acres
situate within the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ and that part of the North $\frac{1}{2}$ of SE $\frac{1}{4}$ of Section 18,
Township 2 South, Range 66 West, Adams County, Colorado.

Parcel 2

That part of the N $\frac{1}{2}$ of the
SE $\frac{1}{4}$ of Section 18, T2S, R 66 W of the 6th P.M., County of Adams, State
of Colorado, described as follows: beginning at the SE corner of the N $\frac{1}{2}$
of the SE $\frac{1}{4}$ of said Section 18; thence S 89°25'19"W along the south line
of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of said Section 18 a distance of 20.00 feet to
the true point of beginning; thence S 59°25'19" W along the S line of said
N $\frac{1}{2}$ SE $\frac{1}{4}$ a distance of 2628.93 feet, to a point on the W line of said
S $\frac{1}{2}$ SE $\frac{1}{4}$, said W line also being the N-S centerline of Section 18, T2S,
R66W; thence N 00°45'19"E along said W line a distance of 646.16 feet; thence
N 89°25'19"E and parallel to the S line of said N $\frac{1}{2}$ SE $\frac{1}{4}$ a distance of
2629.23 feet; thence S 00°46'24"W and parallel to the east line of said N $\frac{1}{2}$
SE $\frac{1}{4}$ a distance of 646.16 feet to the true point of beginning.

also known as: 9901 Chambers Road, Commerce City, Colorado