



**TOWN OF NEDERLAND
Boulder County, Colorado**

RESOLUTION 2015 - 14

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF NEDERLAND
ACCEPTING THE DONATION OF CERTAIN REAL PROPERTY TO THE TOWN FROM
CENTENNIAL BANK AND EXPRESSING ITS GRATITUDE FOR THE DONATION**

WHEREAS, pursuant to C.R.S. § 31-15-101(1)(d), the Town of Nederland, Colorado (the "Town") possesses the authority to acquire and hold real property, including the authority to accept gifts of donated property; and

WHEREAS, Centennial Bank is the owner of certain real property within the Town that is comprised of approximately 0.34 +/- acres, more particularly described in the Special Warranty Deed attached hereto as **Exhibit 1** (the "Property"); and

WHEREAS, Centennial Bank has expressed a desire to convey the Property to the Town as a gift; and

WHEREAS, the Town Board of Trustees finds that it is in the public interest to accept Centennial Bank's donation; and

WHEREAS, the Town Board recognizes the generosity of Centennial Bank in its proposed donation of the Property and desires to accept the donation and express gratitude to Centennial Bank on behalf of the Town and its citizens.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE
TOWN OF NEDERLAND, THAT:**

Section 1. Acceptance of Deed. The Town Board of Trustees ("Board") hereby accepts the donation of the Property to the Town of Nederland from Centennial Bank in the form evidenced by the Special Warranty Deed attached hereto as **Exhibit 1**.

Section 2. Acknowledgement of Grantor. The Board, on behalf of the Town of Nederland and its citizens, hereby expresses its gratitude to Centennial Bank for its very generous donation of the Property to the Town.

RESOLVED, APPROVED and ADOPTED this 2nd day of June, 2015.

TOWN OF NEDERLAND

By: 
Joe Gierlach, Mayor

ATTEST:


Laura Jane Baur, Town Clerk



EXHIBIT 1

SPECIAL WARRANTY DEED

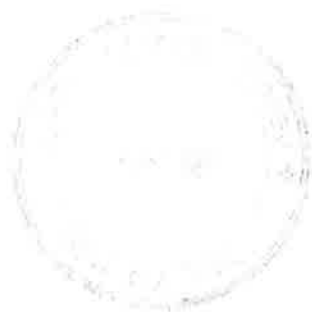
THIS SPECIAL WARRANTY DEED is made and given this 2nd day of June 2015, by CIC Bancshares, Inc. dba Centennial Bank, whose address is 707 17th Street, Suite 2950 Denver, CO 80202 ("Grantor"), to the Town of Nederland, a Colorado municipal corporation, whose address is 45 West First Street, Nederland, CO 80466 ("Grantee").

WITNESSETH, that Grantor for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm unto Grantee, its successors and assigns forever, that real property, together with any improvements thereon, situate in the Town of Nederland, County of Boulder, State of Colorado, more particularly described as:

Lot A2, Adler Subdivision Replat A, Nederland, Colorado

TOGETHER WITH all and singular the hereditaments and appurtenances thereto belonging or anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of Grantor, either in law or equity, of, in and to the Property; SUBJECT TO all taxes and assessments, reservations, easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record and all matters which an accurate survey of the Property or a physical inspection of the Property would disclose;

TO HAVE AND TO HOLD the Property unto Grantee, its respective successors and assigns forever, subject to the matters herein stated; and Grantor does hereby bind itself and its successors and assigns to WARRANT AND DEFEND all and singular the Property in the quiet and peaceable possession of Grantee, its successors and assigns, against every person lawfully claiming by, through, or under Grantor, but not otherwise; provided, that this conveyance and the warranty of Grantor herein contained are expressly limited to the covenants stated herein and exclude all covenants arising or to arise by statutory or other implication.



IN WITNESS WHEREOF, Grantor has executed this Deed on the day and year first written above.

GRANTOR:



James L. Basey, Executive Vice President, CIC Bancshares Inc., dba Centennial Bank

STATE OF COLORADO

COUNTY OF Boulder

Subscribed and sworn to before me on 4/25/2015 by James L. Basey.

WITNESS MY HAND AND OFFICIAL SEAL.



Notary Public

My commission expires: 10/3/2017

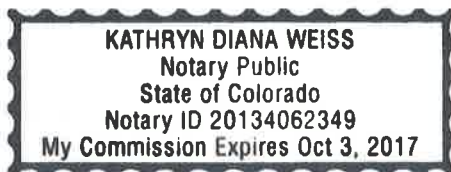
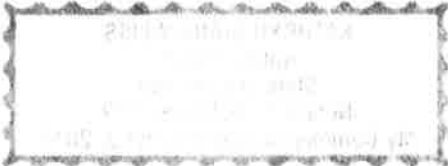


EXHIBIT A

[PLAT]



ADLER SUBDIVISION REPLAT A
 a resubdivision of Lot A, Adler Subdivision
 located in the southwest quarter of Section 13
 Township 1 South, Range 73 West of the 6th P.M.,
 Town of Nederland, Boulder County, Colorado
 45,918 SQUARE FEET OR 1.04 ACRES, AS SURVEYED - SHEET 1 OF 1



SCALE 1" = 30'
 U.S. SURVEY FEET

EXECUTED THIS _____ DAY OF _____ 2018.

LOT A
 ADLER SUBDIVISION,
 STATE OF COLORADO,
 COUNTY OF BOULDER,
 THAT THE UNDERSIGNED HAS BY THESE PRESENTS Laid Out AND
 DO HEREBY REPLAT THE LOT HEREON ON THIS SUBDIVISION PLAT.
 ALL RIGHTS-OF-WAY DEDICATED TO THE PUBLIC BY THE
 UNDERSIGNED SHALL BE RETAINED,
 AS REFLECTED ON THIS PLAT.

THE UNDERSIGNED HEREBY FURTHER DEDICATES TO THE PUBLIC
 UTILITIES THE RIGHT TO INSTALL, MAINTAIN AND OPERATE MAINS,
 SUCH UTILITY SERVICES WITHIN THE SUBDIVISION OF PROPERTY
 CONTAINED THEREIN, ALONG AND ACROSS PUBLIC RIGHTS-OF-WAY,
 STREETS AND ALLEYS, TO, THROUGH, STREETS, LINES AND
 SERVICES AS SHOWN HEREON.

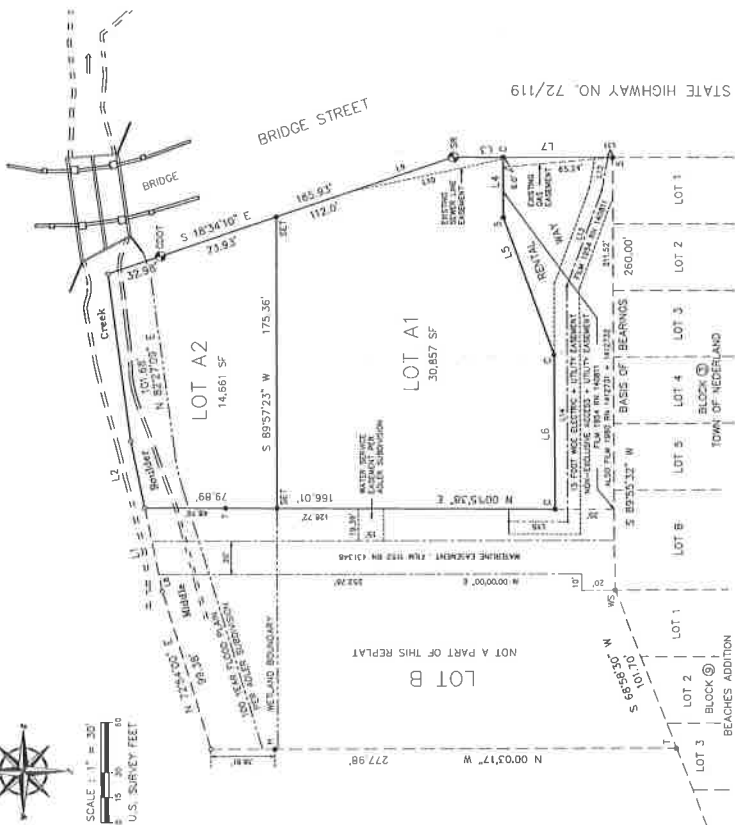
JAMES L. BANEY, EXECUTIVE VICE PRESIDENT
 OF BANKSHARES, INC. 475/6 CENTENNIAL BANK

ACKNOWLEDGEMENT -
 STATE OF COLORADO }
 COUNTY OF BOULDER } SS.
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS
 _____ DAY
 OF _____ 2018, BY JAMES L. BANEY, EXECUTIVE VICE PRESIDENT
 OF BANKSHARES, INC. 475/6 CENTENNIAL BANK.

WITNESSES BY HAND AND OFFICIAL SEAL

NOTARY PUBLIC

BY COMMISSION EXPIRES: _____



- Legend**
- H FOUND #4 REBAR WITH ALUMINUM CAP SET BY HASELWOOD, U.S. 4403
 - S FOUND #5 REBAR
 - WS FOUND #5 REBAR WITH ALUMINUM CAP SET BY STROBEL, U.S. 4646
 - T FOUND #5 REBAR WITH ALUMINUM CAP SET BY TULLY, PLS 23323
 - SR FOUND 5/8" INCH DIAMETER STEEL ROD

- Line Table -

L1	=	NORTH	75-25-00	EAST	/	51.01	FEET
L2	=	NORTH	75-25-00	EAST	/	45.93	FEET
L3	=	SOUTH	00-15-38	WEST	/	29.69	FEET
L4	=	SOUTH	85-55-32	WEST	/	26.14	FEET
L5	=	SOUTH	70-00-00	WEST	/	88.04	FEET
L6	=	SOUTH	85-55-32	WEST	/	82.78	FEET
L7	=	NORTH	75-25-00	EAST	/	10.22	FEET
L8	=	NORTH	75-25-00	EAST	/	85.23	FEET
L9	=	NORTH	15-34-10	WEST	/	90.08	FEET
L10	=	SOUTH	11-56-32	EAST	/	3.0	FEET
L11	=	NORTH	00-15-38	EAST	/	3.0	FEET
L12	=	NORTH	85-00-00	WEST	/	150.0	FEET
L13	=	NORTH	70-00-00	WEST	/	61.10	FEET
L14	=	SOUTH	85-55-32	WEST	/	147.68	FEET
L15	=	NORTH	00-15-38	EAST	/	35.00	FEET

DEGREES-MINUTES-SECONDS / DECIMAL FEET

Surveyor's Certification

I, SEE STABLE, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY OF "ADLER SUBDIVISION REPLAT A", WAS MADE UNDER MY DIRECT SUPERVISION AND THAT THE ACCOMPANYING PLAT ACCURATELY AND PROPERLY SHOWS SAID LOTS BOUND THIS _____ DAY OF _____ 2018.

Flagstaff Surveying, Inc.
 Table Mesa Shopping Center
 637 South Broadway, Suite C
 Boulder, Colorado 80505
 303.449.9731
 171600-3.dwg, 21 May 2015

Surveyor's Certification

I, SEE STABLE, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY OF "ADLER SUBDIVISION REPLAT A", WAS MADE UNDER MY DIRECT SUPERVISION AND THAT THE ACCOMPANYING PLAT ACCURATELY AND PROPERLY SHOWS SAID LOTS BOUND THIS _____ DAY OF _____ 2018.

SEE STABLE
 REGISTERED PROFESSIONAL LAND SURVEYOR
 COLORADO LICENSE NUMBER 18300

- Notes**
- 1) FIDELITY NATIONAL TITLE COMPANY FILE NUMBER 897-F048874-158-TM4 REPRESENTS RECORD NOT SHOWN BY THE PLAT OF ADLER SUBDIVISION.
 - 2) ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT IN NO EVENT MAY ANY ACTION BE BROUGHT MORE THAN FIVE YEARS AFTER THE DATE OF THE CERTIFICATION SHOWN HEREON.
 - 3) BASES OF BEARINGS - PER SUBMISSION PLAT AND PRIOR SURVEY PLAT, I HELD THE BEARING SOUTH 89°53'32" WEST ALONG THE SOUTH LINE OF LOT B BETWEEN SURVEY MONUMENTS AS SHOWN HEREON.
 - 4) THE SUBJECT PARCEL CONTAINS AN AREA OF 45,918 SQUARE FEET.
 - 5) THIS PURPOSE OF THIS PLAT IS TO SPLIT LOT A INTO TWO (2) PLOTS.
 - 6) ALL DIMENSIONS ARE RECORD AND MEASURED VALUES, UNLESS OTHERWISE SHOWN.
 - 7) THIS SURVEY REPLACES THE FOLLOWING PLATS OF RECORD:
 a) ADLER SUBDIVISION - RN 1623557 - SURVEYOR - STROBEL - PLS 4844
 b) ADLER SUBDIVISION - RN 1623557 - SURVEYOR - ORTMAN - PLS 15315
 c) LAND TITLE SURVEY - 22 SEPTEMBER 2018 - CLARK - PLS 31548

Approvals

WEST CORPORATION 675/6 CENTENNIAL BK _____

PUBLIC SERVICE COMPANY OF COLORADO _____

Planning Commission Certificate -
 APPROVED BY THE TOWN OF NEDERLAND PLANNING COMMISSION THIS _____ DAY OF _____ A.D. 2018.

ATTEST: _____
 JOE GERSHAG, MAYOR

LAWYER/CLERK - NEDERLAND TOWN CLERK _____

Clerk and Recorder's Certificate -
 STATE OF COLORADO) SS
 COUNTY OF BOULDER)
 I, _____ CLERK AND RECORDER OF THE COUNTY OF BOULDER, STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED AND DULY RECORDED AS RECEPTION NUMBER _____ DAY OF _____ A.D. 2018.

FILE # _____ PAGE _____
 RECORDER
 COUNTY