BILL OF SALE AND GRANT OF WARRANTY

("Grantor"), do hereby sell, set over, transfer
assign and convey unto the Snowmass Water and Sanitation District, a Colorado Specia District, the address of which is 177 Clubhouse Drive, P.O. Box 5700, Snowmass Village Colorado 81621 (the "District"), with warranty as described below, all of Grantor's right, title and interest in and to the following property, goods and chattels, to wit:
All of the water and wastewater infrastructure ("Facilities") constructed by Grantor, excluding service lines as defined in the District's Rules and Regulations, which infrastructure is more particularly described on the plans described as and prepared by ([insert date and plans data as completely as possible]), as approved by SGM, the District's consulting engineer, by letter dated, and subject to any conditions contained therein, which infrastructure was constructed by Grantor for the purpose of providing water and wastewater service to Grantor's property commonly known as
[insert subdivision name] more particularly described on Exhibit A , attached hereto and incorporated herein by reference [attach lega description of property to be served];
TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging or otherwise appertaining.
GRANTOR HEREBY WARRANTS any and all Facilities conveyed herein for a period of two years from the date of acceptance of the Facilities by the District, which Facilities were accepted by the District on [insert date]. Grantor specifically warrants that:
(i) The title to the Facilities conveyed to the District is good and its transfer rightful; (ii) Grantor has the right, ability and authority to transfer title to the Facilities; (iii) Any and all Facilities conveyed are free from any security interest, lien or any other encumbrance; and (iv) Any and all Facilities so conveyed shall be free of any defects in materials or workmanship for a period of two years, as stated above.
This warranty expires on, 201
IN WITNESS WHEREOF, the Grantor has executed and delivered this Bill of Sale and Grant of Warranty, effective this day of, 201
Developer
STATE OF COLORADO)
) ss. COUNTY OF)
ACKNOWLEDGED, subscribed, and sworn to before me this day of, 201, by persons satisfactorily identified to me as
WITNESS my hand and official seal. Notary Public
My Commission expires: