

**PARTIAL TRANSFER OF DECLARANTS' RIGHTS  
FOR  
2534 MASTER ASSOCIATION**

This Partial Transfer of Declarants' Rights for 2534 Master Association ("Transfer") is made effective as of the date recorded with the Clerk and Recorder of Larimer County, Colorado ("Clerk and Recorder") by Thompson Ranch, LLLP, a Colorado limited liability limited partnership, Gerrard Family Limited Partnership, LLLP, a Colorado limited liability limited partnership, Northern Colorado Rehabilitation Hospital, Inc., a Colorado corporation, Charles D. Attwood, Gary Hoover, Todd Williams and Heather Williams (collectively, the "Declarants").

**Recitals**

A. Declarants are the Declarants under the Declaration of Covenants, Conditions, Restrictions and Easements for 2534 Master Association recorded with the Clerk and Recorder on June 16, 2005 at Reception No. 2005-0049299, as amended by the First Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for 2534 Master Association recorded with the Clerk and Recorder on July 24, 2013 at Reception No. 20130056387, the Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for 2534 Master Association recorded with the Clerk and Recorder on February 9, 2016, at Reception No. 20160007751, the Third Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for 2534 Master Association recorded with the Clerk and Recorder on April 22, 2016 at Reception No. 20160024641, the Fourth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for 2534 Master Association recorded with the Clerk and Recorder on February 3, 2016 at Reception No. 20160006218, the First Declaration of Annexation to 2534 Master Association recorded with the Clerk and Recorder on April 22, 2008 at Reception No. 20080024774, and the Second Declaration of Annexation to 2534 Master Association recorded with the Clerk and Recorder on March 25, 2009 at Reception No. 20090017944 (collectively, the "Declaration").

B. Article 7.3 of the Declaration gives the Declarants the right to consent to further subdivision of Lots subject to the Declaration ("Subdivision Consent Right").

C. Under Article 18.3 of the Declaration, Declarants wish to transfer their Subdivision Consent Right to the 2534 Master Association, a Colorado nonprofit corporation, acting through its Executive Board ("Executive Board").

**Partial Transfer of Declarants' Rights**

1. **Partial Transfer.** Declarants transfer and assign to the Executive Board their Subdivision Consent Right under Article 7.3 of the Declaration. As a result, any consent to further subdivision of a Lot required by Article 7.3 shall be obtained only from the Design Review Committee and the Executive Board (and not from the Declarants).
2. **Definitions.** Unless otherwise defined in the Transfer, capitalized words and phrases in this Transfer are as defined in the Declaration.
3. **Signatures Transmitted by Email.** Copies of signatures on this Transfer transmitted by email shall be considered original signatures for all purposes.

[Signature pages follow]

**DECLARANTS' SIGNATURE PAGE**

Thompson Ranch, LLLP, a Colorado limited liability limited partnership

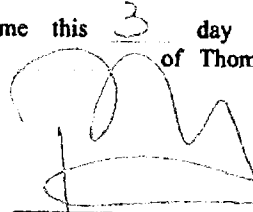
By: Dale Boehmer

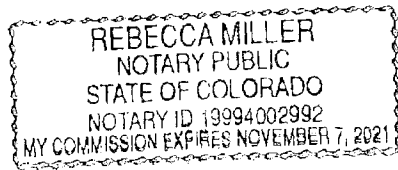
STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

This record was acknowledged before me this 3 day of August, 2018, by Dale Boehmer, as Colorado limited liability limited partnership, of Thompson Ranch, LLLP, a

Witness my hand and official seal.


My commission expires: 11/7/21

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



DECLARANTS' SIGNATURE PAGE

Northern Colorado Rehabilitation Hospital, Inc., a Colorado corporation

By: 

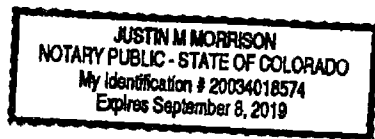
STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

This record was acknowledged before me this 2 day of August, 2018, by Elizabeth Bullard, as CEO of Northern Colorado Rehabilitation Hospital, Inc., a Colorado corporation.

Witness my hand and official seal.

My commission expires: 9/8/19

  
Notary Public



DECLARANTS' SIGNATURE PAGE

Gerrard Family Limited Partnership, LLLP, a Colorado limited liability limited partnership

By: *[Signature]*

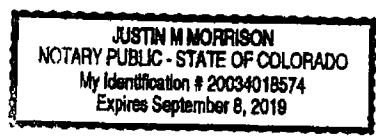
STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

This record was acknowledged before me this 3<sup>rd</sup> day of August, 2018, by GARY GERRARD, as MANAGING PARTNER of Gerrard Family Limited Partnership, LLLP, a Colorado limited liability limited partnership.

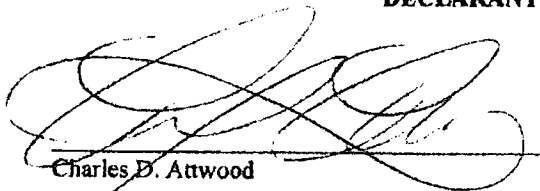
Witness my hand and official seal.

My commission expires: 9/8/19

*Justin M. Morrison*  
Notary Public



**DECLARANTS' SIGNATURE PAGE**



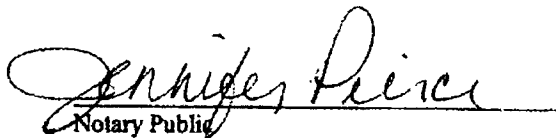
Charles D. Attwood

STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

This record was acknowledged before me this 2nd day of August, 2018, by Charles D. Attwood.

Witness my hand and official seal.

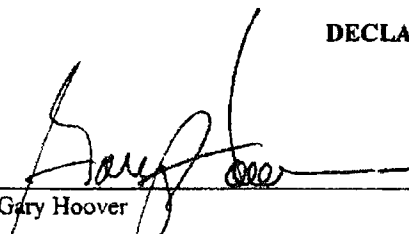
My commission expires: 1-23-2022



Notary Public

JENNIFER PIERCE  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184003896  
MY COMMISSION EXPIRES JANUARY 23, 2022

DECLARANTS' SIGNATURE PAGE

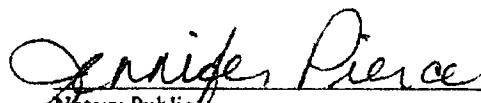
  
\_\_\_\_\_  
Gary Hoover

STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

This record was acknowledged before me this 2nd day of August, 2018, by Gary Hoover.

Witness my hand and official seal.

My commission expires: 1-23-2022


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

JENNIFER PIERCE  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184003996  
MY COMMISSION EXPIRES JANUARY 23, 2022

**DECLARANTS' SIGNATURE PAGE**



Todd Williams



Heather Williams

STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER    )

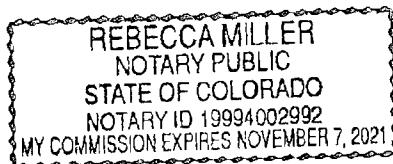
This record was acknowledged before me this 3 day of August, 2018, by Todd Williams and Heather Williams.

Witness my hand and official seal.



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

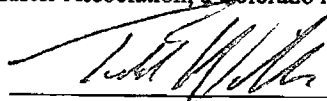
Notary Public



**ACCEPTANCE OF PARTIAL TRANSFER OF DECLARANTS' RIGHTS**

The 2534 Master Association, a Colorado nonprofit corporation, acting through its Executive Board, accepts the foregoing Partial Transfer of Declarants' Rights for 2534 Master Association.

2534 Master Association, a Colorado nonprofit corporation

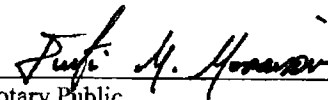
By:   
Todd Williams, President

STATE OF COLORADO     )  
  ) ss.  
COUNTY OF LARIMER     )

This record was acknowledged before me this 3<sup>rd</sup> day of August, 2018, by Todd Williams, as President of 2534 Master Association, a Colorado nonprofit corporation.

Witness my hand and official seal.

My commission expires: 9/8/19

  
Notary Public

