





**ALTA COMMITMENT FOR TITLE INSURANCE**  
issued by  
**WFG NATIONAL TITLE INSURANCE COMPANY**

**NOTICE**

**IMPORTANT – READ CAREFULLY:** THIS COMMITMENT IS AN OFFER TO ISSUE ONE OR MORE TITLE INSURANCE POLICIES. ALL CLAIMS OR REMEDIES SOUGHT AGAINST THE COMPANY INVOLVING THE CONTENT OF THIS COMMITMENT OR THE POLICY MUST BE BASED SOLELY IN CONTRACT.

THIS COMMITMENT IS NOT AN ABSTRACT OF TITLE, REPORT OF THE CONDITION OF TITLE, LEGAL OPINION, OPINION OF TITLE, OR OTHER REPRESENTATION OF THE STATUS OF TITLE. THE PROCEDURES USED BY THE COMPANY TO DETERMINE INSURABILITY OF THE TITLE, INCLUDING ANY SEARCH AND EXAMINATION, ARE PROPRIETARY TO THE COMPANY, WERE PERFORMED SOLELY FOR THE BENEFIT OF THE COMPANY, AND CREATE NO EXTRACTIONAL LIABILITY TO ANY PERSON, INCLUDING A PROPOSED INSURED.

THE COMPANY’S OBLIGATION UNDER THIS COMMITMENT IS TO ISSUE A POLICY TO A PROPOSED INSURED IDENTIFIED IN SCHEDULE A IN ACCORDANCE WITH THE TERMS AND PROVISIONS OF THIS COMMITMENT. THE COMPANY HAS NO LIABILITY OR OBLIGATION INVOLVING THE CONTENT OF THIS COMMITMENT TO ANY OTHER PERSON.

**COMMITMENT TO ISSUE POLICY**

Subject to the Notice; Schedule B, Part I – Requirements; Schedule B, Part II – Exceptions; and the Commitment Conditions, WFG National Title Insurance Company, a(n) South Carolina corporation (the “Company”), commits to issue the Policy according to the terms and provisions of this Commitment. This Commitment is effective as of the Commitment Date shown in Schedule A for each Policy described in Schedule A, only when the Company has entered in Schedule A both the specified dollar amount as the Proposed Amount of Insurance and the name of the Proposed Insured.

If all of the Schedule B, Part I – Requirements have not been met within 180 days after the Commitment Date, this Commitment terminates and the Company’s liability and obligation end.

**COMMITMENT CONDITIONS**

**1. DEFINITIONS**

- a. “Discriminatory Covenant”: Any covenant, condition, restriction, or limitation that is unenforceable under applicable law because it illegally discriminates against a class of individuals based on personal characteristics such as race, color, religion, sex, sexual orientation, gender identity, familial status, disability, national origin, or other legally protected class.
- b. “Knowledge” or “Known”: Actual knowledge or actual notice, but not constructive notice imparted by the Public Records.
- c. “Land”: The land described in Item 5 of Schedule A and improvements located on that land that by State law constitute real property. The term “Land” does not include any property beyond that described in Schedule A, nor any right, title, interest, estate, or easement in any abutting street, road, avenue, alley, lane, right-of-way, body of water, or waterway, but does not modify or limit the extent that a right of access to and from the Land is to be insured by the Policy.
- d. “Mortgage”: A mortgage, deed of trust, trust deed, security deed, or other real property security instrument, including one evidenced by electronic means authorized by law.
- e. “Policy”: Each contract of title insurance, in a form adopted by the American Land Title Association, issued or to be issued by the Company pursuant to this Commitment.
- f. “Proposed Amount of Insurance”: Each dollar amount specified in Schedule A as the Proposed Amount of Insurance of each Policy to be issued pursuant to this Commitment.
- g. “Proposed Insured”: Each person identified in Schedule A as the Proposed Insured of each Policy to be issued pursuant to this Commitment.

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- h. "Public Records": The recording or filing system established under State statutes in effect at the Commitment Date under which a document must be recorded or filed to impart constructive notice of matters relating to the Title to a purchaser for value without Knowledge. The term "Public Records" does not include any other recording or filing system, including any pertaining to environmental remediation or protection, planning, permitting, zoning, licensing, building, health, public safety, or national security matters.
- i. "State": The state or commonwealth of the United States within whose exterior boundaries the Land is located. The term "State" also includes the District of Columbia, the Commonwealth of Puerto Rico, the U.S. Virgin Islands, and Guam.
- j. "Title": The estate or interest in the Land identified in Item 3 of Schedule A.
2. If all of the Schedule B, Part I – Requirements have not been met within the time period specified in the Commitment to Issue Policy, this Commitment terminates and the Company's liability and obligation end.
3. The Company's liability and obligation is limited by and this Commitment is not valid without:
- the Notice;
  - the Commitment to Issue Policy;
  - the Commitment Conditions;
  - Schedule A;
  - Schedule B, Part I – Requirements;
  - Schedule B, Part II – Exceptions; and
  - a counter-signature by the Company or its issuing agent that may be in electronic form.
4. **COMPANY'S RIGHT TO AMEND**  
The Company may amend this Commitment at any time. If the Company amends this Commitment to add a defect, lien, encumbrance, adverse claim, or other matter recorded in the Public Records prior to the Commitment Date, any liability of the Company is limited by Commitment Condition 5. The Company is not liable for any other amendment to this Commitment.
5. **LIMITATIONS OF LIABILITY**
- The Company's liability under Commitment Condition 4 is limited to the Proposed Insured's actual expense incurred in the interval between the Company's delivery to the Proposed Insured of the Commitment and the delivery of the amended Commitment, resulting from the Proposed Insured's good faith reliance to:
    - comply with the Schedule B, Part I – Requirements;
    - eliminate, with the Company's written consent, any Schedule B, Part II – Exceptions; or
    - acquire the Title or create the Mortgage covered by this Commitment.
  - The Company is not liable under Commitment Condition 5.a. if the Proposed Insured requested the amendment or had Knowledge of the matter and did not notify the Company about it in writing.
  - The Company is only liable under Commitment Condition 4 if the Proposed Insured would not have incurred the expense had the Commitment included the added matter when the Commitment was first delivered to the Proposed Insured.
  - The Company's liability does not exceed the lesser of the Proposed Insured's actual expense incurred in good faith and described in Commitment Condition 5.a. or the Proposed Amount of Insurance.
  - The Company is not liable for the content of the Transaction Identification Data, if any.
  - The Company is not obligated to issue the Policy referred to in this Commitment unless all of the Schedule B, Part I – Requirements have been met to the satisfaction of the Company.
  - The Company's liability is further limited by the terms and provisions of the Policy to be issued to the Proposed Insured.
6. **LIABILITY OF THE COMPANY MUST BE BASED ON THIS COMMITMENT; CHOICE OF LAW AND CHOICE OF FORUM**
- Only a Proposed Insured identified in Schedule A, and no other person, may make a claim under this Commitment.

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- b. Any claim must be based in contract under the State law of the State where the Land is located and is restricted to the terms and provisions of this Commitment. Any litigation or other proceeding brought by the Proposed Insured against the Company must be filed only in a State or federal court having jurisdiction.
  - c. This Commitment, as last revised, is the exclusive and entire agreement between the parties with respect to the subject matter of this Commitment and supersedes all prior commitment negotiations, representations, and proposals of any kind, whether written or oral, express or implied, relating to the subject matter of this Commitment.
  - d. The deletion or modification of any Schedule B, Part II – Exception does not constitute an agreement or obligation to provide coverage beyond the terms and provisions of this Commitment or the Policy.
  - e. Any amendment or endorsement to this Commitment must be in writing and authenticated by a person authorized by the Company.
  - f. When the Policy is issued, all liability and obligation under this Commitment will end and the Company's only liability will be under the Policy.
- 7. IF THIS COMMITMENT IS ISSUED BY AN ISSUING AGENT**  
The issuing agent is the Company's agent only for the limited purpose of issuing title insurance commitments and policies. The issuing agent is not the Company's agent for closing, settlement, escrow, or any other purpose.
- 8. PRO-FORMA POLICY**  
The Company may provide, at the request of a Proposed Insured, a pro-forma policy illustrating the coverage that the Company may provide. A pro-forma policy neither reflects the status of Title at the time that the pro-forma policy is delivered to a Proposed Insured, nor is it a commitment to insure.
- 9. CLAIMS PROCEDURES**  
This Commitment incorporates by reference all Conditions for making a claim in the Policy to be issued to the Proposed Insured. Commitment Condition 9 does not modify the limitations of liability in Commitment Conditions 5 and 6.
- 10. CLASS ACTION**  
ALL CLAIMS AND DISPUTES ARISING OUT OF OR RELATING TO THIS COMMITMENT, INCLUDING ANY SERVICE OR OTHER MATTER IN CONNECTION WITH ISSUING THIS COMMITMENT, ANY BREACH OF A COMMITMENT PROVISION, OR ANY OTHER CLAIM OR DISPUTE ARISING OUT OF OR RELATING TO THE TRANSACTION GIVING RISE TO THIS COMMITMENT, MUST BE BROUGHT IN AN INDIVIDUAL CAPACITY. NO PARTY MAY SERVE AS PLAINTIFF, CLASS MEMBER, OR PARTICIPANT IN ANY CLASS OR REPRESENTATIVE PROCEEDING. ANY POLICY ISSUED PURSUANT TO THIS COMMITMENT WILL CONTAIN A CLASS ACTION CONDITION.
- 11. ARBITRATION**  
The Policy contains an arbitration clause. All arbitrable matters when the Proposed Amount of Insurance is \$2,000,000 or less may be arbitrated at the election of either the Company or the Proposed Insured as the exclusive remedy of the parties. A Proposed Insured may review a copy of the arbitration rules at <http://www.alta.org/arbitration>.

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**WFG NATIONAL TITLE INSURANCE COMPANY**  
12909 SW 68th Pkwy. Suite 350,, Portland, OR  
97223



A handwritten signature in black ink, appearing to be "B. Jones", written over a horizontal line.

By: \_\_\_\_\_  
President

A handwritten signature in black ink, appearing to be "J. Smith", written over a horizontal line.

By: \_\_\_\_\_  
Secretary

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**Transaction Identification Data, for which the Company assumes no liability as set forth in Commitment Condition 5.e.:**

Issuing Agent: Paramount Title Agency  
Issuing Office: 5299 Dtc Boulevard, Suite 1300  
Greenwood Village, CO 80111  
Issuing Office's ALTA® Registry ID: 1101338  
Loan ID Number:  
Commitment Number: CO-2025-29939  
Issuing Office File Number: CO-2025-29939  
Property Address: 200 N HWY 287, Lafayette, CO 80026  
Revision Number:

**SCHEDULE A**

- 1. Commitment Date: January 15, 2025 5:00 PM
- 2. Policy to be issued:
  - (a) 2021 ALTA Owner's Policy  
Proposed Insured: **Purchaser with contractual rights under a purchaser agreement with the vested owner identified at Item 4 below.**
  - Proposed Amount of Insurance: **\$TO BE DETERMINED**
  - The estate or interest to be insured: **fee simple**
- 3. The estate or interest in the Land at the Commitment Date is:  
fee simple
- 4. The Title is, at the Commitment Date, vested in:  
Le Chateau E, LLC, a Colorado Limited Liability Company
- 5. The land is described as follows:  
The land is described as set forth in Exhibit A attached hereto and made a part hereof.

**PARAMOUNT TITLE AGENCY**  
5299 Dtc Boulevard, Suite 1300, Greenwood  
Village, CO 80111  
Telephone: (303) 414-3500

**WFG NATIONAL TITLE INSURANCE COMPANY**  
12909 SW 68th Pkwy. Suite 350,, Portland, OR  
97223

Countersigned by:



Marti Hanson, License #260731  
Paramount Title Agency, License #333251



By: \_\_\_\_\_  
President



By: \_\_\_\_\_  
Secretary

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**SCHEDULE B, PART I – Requirements**

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
  2. Pay the agreed amount for the estate or interest to be insured.
  3. Pay the premiums, fees, and charges for the Policy to the Company.
  4. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.
    - a. Duly authorized and executed Deed from Le Chateau E, LLC, a Colorado Limited Liability Company, to Purchaser with contractual rights under a purchaser agreement with the vested owner identified at Item 4 below., to be executed and recorded at closing.
      - i. NOTE: As to any and all covenants and restrictions set forth herein, the following is added: “but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status or national origin, unless and only to the extent that said covenant(s): (a) is/are exempt under Chapter 42, Section 3607 of the United States Code; or (b) relates to a handicap, but does not discriminate against handicapped persons.”
- NOTE: The vesting deed is shown as follows:  
99 Inverness 100 LLC, a Colorado Limited Liability Company to Le Chateau E, LLC, a Colorado Limited Liability Company by quitclaim deed dated 12/01/2015 and recorded on 12/04/2015 as Instrument Number 03489091 in the Official Records of the Boulder County Recording Office.
- NOTE: The following is incorporated herein for information purposes only and is not part of the exception from coverage (Schedule B-II of the commitment and Schedule B of the policy):The following instrument(s), affecting said property, is (are) the last instrument(s) conveying subject property filed for record within 24 months of the effective date of this commitment: none
5. A copy of the Operating Agreement for Le Chateau E, LLC.
  6. Statement of Authority stating who is authorized to sign on behalf of Le Chateau E, LLC.

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**SCHEDULE B, PART II – Exceptions**

Some historical land records contain Discriminatory Covenants that are illegal and unenforceable by law. This Commitment and the Policy treat any Discriminatory Covenant in a document referenced in Schedule B as if each Discriminatory Covenant is redacted, repudiated, removed, and not republished or recirculated. Only the remaining provisions of the document will be excepted from coverage.

The Policy will not insure against loss or damage resulting from the terms and conditions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

1. Rights or claims of parties in possession not shown by the Public Records.
2. Easements, or claims of easements, not shown by the Public Records.
3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey and inspection of the subject property, not shown by the Public Records.
4. Any lien, or right to a lien, for services, labor or materials heretofore or hereafter furnished, imposed by law and not shown by the Public Records.
5. Defects, liens, encumbrances, adverse claims or other matters, if any created first appearing in the Public Records or attaching to the Land subsequent to the Effective Date hereof but prior to the date the Proposed Insured acquires of record for value the estate, interest or mortgage thereon covered by this Commitment.
6. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; and (b) Proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, not shown by the Public Records.
7. (a) Unpatented mining claims; (b) reservations or exceptions in Patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, not shown by the Public Records.
8. EASEMENTS, CONDITIONS, COVENANTS, RESTRICTIONS, RESERVATIONS AND NOTES ON THE PLAT OF CONOCO PLAZA SUBDIVISION FILING NO. 2 RECORDED SEPTEMBER 14, 2005 AT RECEPTION NO. [2722163](#) , recorded in the official records of the Boulder County Recording Office.
9. RESERVATIONS MADE BY THE UNION PACIFIC RAILWAY COMPANY, IN DEED RECORDED MARCH 1, 1890 IN BOOK 130 AT PAGE 326, PROVIDING SUBSTANTIALLY AS FOLLOWS: RESERVING UNTO THE COMPANY AND ITS ASSIGNS ALL COAL THAT MAY BE FOUND UNDERNEATH THE SURFACE OF THE LAND HEREIN DESCRIBED AND THE EXCLUSIVE RIGHT TO PROSPECT AND MINE FOR SAME, ALSO SUCH RIGHT-OF-WAY AND OTHER GROUNDS AS MAY APPEAR NECESSARY FOR PROPER WORKING OF ANY COAL MINDS THAT MAY BE DEVELOPED UPON SAID PREMISES, AND FOR TRANSPORTATION OF COAL FROM SAME; AND ANY AND ALL ASSIGNMENTS THEREOF OR INTEREST THEREIN. NOTE: QUITCLAIM DEED RECORDED APRIL 14, 1971 IN FILM 727 AT RECEPTION NO. 972843. RELEASE AND QUITCLAIM DEED RECORDED NOVEMBER 24, 1998 AT RECEPTION NO. [1874271](#) . NOTE: REQUEST FOR NOTIFICATION OF SURFACE DEVELOPMENT RECORDED MAY 17, 2002 AT RECEPTION NO. [2288488](#) , recorded in the official records of the Boulder County Recording Office.
10. NOTICE OF UNDERGROUND FACILITIES BY UNION RURAL ELECTRIC ASSOCIATION RECORDED OCTOBER 15, 1981 AT RECEPTION NO. [468375](#) , recorded in the official records of the Boulder County

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Recording Office.

11. EASEMENT FOR TELECOMMUNICATION FACILITIES AND INCIDENTAL PURPOSES GRANTED TO MOUNTAIN BELL, AS SET FORTH IN AN INSTRUMENT RECORDED APRIL 9, 1984 AT RECEPTION NO. [613805](#) , recorded in the official records of the Boulder County Recording Office.
12. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS AND AGREEMENT AS SET FORTH IN THE WARRANTY DEED RECORDED SEPTEMBER 6, 1984 AT RECEPTION NO. [644681](#) , recorded in the official records of the Boulder County Recording Office.
13. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS, EASEMENTS AND AGREEMENT AS SET FORTH IN THE GRANT OF EASEMENT RECORDED SEPTEMBER 13, 1993 AT RECEPTION NO. [01336872](#) .pdf), recorded in the official records of the Boulder County Recording Office.
14. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS, EASEMENTS AND AGREEMENT AS SET FORTH IN THE UTILITY EASEMENT AS SET FORTH IN THE RULE AND ORDER RECORDED AUGUST 1, 1995 AT RECEPTION NO. [1534999](#) , recorded in the official records of the Boulder County Recording Office.
15. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS AND AGREEMENT AS SET FORTH IN THE CONOCO PLAZA FILING I DEVELOPMENT AGREEMENT RECORDED OCTOBER 8, 1996 AT RECEPTION NO. [01648926](#) , recorded in the official records of the Boulder County Recording Office.
16. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS AND AGREEMENT AS SET FORTH IN THE FINAL PUD FOR CONOCO PLAZA SUBDIVISION FILING NO. 1 RECORDED OCTOBER 8, 1996 AT RECEPTION NO. [01648927](#) , recorded in the official records of the Boulder County Recording Office.
17. EASEMENTS, CONDITIONS, COVENANTS, RESTRICTIONS, RESERVATIONS AND NOTES ON THE PLAT OF CONOCO PLAZA SUBDIVISION FILING NO. 1 RECORDED OCTOBER 8, 1996 AT RECEPTION NO. [01648928](#) , recorded in the official records of the Boulder County Recording Office.
18. RESTRICTION AS CONTAINED IN WARRANTY DEED RECORDED JANUARY 2, 2004 AT RECEPTION NO. [2544042](#) , recorded in the official records of the Boulder County Recording Office.
19. RESTRICTION AS CONTAINED IN SPECIAL WARRANTY DEED RECORDED SEPTEMBER 29, 2004 AT RECEPTION NO. [2630974](#) , recorded in the official records of the Boulder County Recording Office.
20. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS AND AGREEMENT AS SET FORTH IN THE TEMPORARY CONSTRUCTION EASEMENT AND IMPROVEMENT AGREEMENT RECORDED SEPTEMBER 29, 2004 AT RECEPTION NO. [2630975](#) , recorded in the official records of the Boulder County Recording Office.
21. TERMS, CONDITIONS, PROVISIONS, OBLIGATIONS AND AGREEMENT AS SET FORTH IN THE PUBLIC SERICE COMPANY OF COLORADO EASEMENT RECORDED DECEMBER 14, 2005 AT RECEPTION NO. [2744227](#) , recorded in the official records of the Boulder County Recording Office.

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**EXHIBIT "A"**

The Land referred to herein below is situated in the County of Boulder, State of Colorado and is described as follows:

Lot 2A, CONOCO PLAZA SUBDIVISION FILING NO. 2, County of Boulder, State of Colorado

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# Paramount Title Agency

## Disclosures

All documents received for recording or filing in the Clerk and Recorder's office shall contain a top margin of at least one inch and a left, right and bottom margin of at least one half of an inch. The Clerk and Recorder will refuse to record or file any document that does not conform to the requirements of this section. Pursuant to C.R.S. 30-10-406(3)(a).

The company will not issue its policy or policies of title insurance contemplated by this commitment until it has been provided a Certificate of Taxes due or other equivalent documentation from the County Treasurer or the County Treasurer's authorized agent: or until the Proposed Insured has notified or instructed the company in writing to the contrary. Pursuant to C.R.S. 10-11-122.

No person or entity that provides closing and settlement services for a real estate transaction shall disburse funds as a part of such services until those funds have been received and are available for immediate withdrawals as a matter of right. Pursuant to C.R.S. 38-35-125(2).

The Company hereby notifies the proposed buyer in the current transaction that there may be recorded evidence that the mineral estate, or portion thereof, has been severed, leased, or otherwise conveyed from the surface estate. If so, there is a substantial likelihood that a third party holds some or all interest in the oil, gas, other minerals, or geothermal energy in the subject property. Such mineral estate may include the right to enter and use the property without the surface owner's permission. Pursuant to C.R.S. 10-11-123.

If this transaction includes a sale of property and the sales price exceeds \$100,000.00, the seller must comply with the disclosure/withholding requirements of said section. (Nonresident withholding) Pursuant to C.R.S. 39-22-604.5.

Notice is hereby given that: The subject property may be located in a special taxing district. A Certificate of Taxes due listing each taxing jurisdiction shall be obtained from the County Treasurer or the County Treasurer's authorized agent. Information regarding special districts and the boundaries of such districts may be obtained from the Board of County Commissioners, the County Clerk and Recorder, or the County Assessor. Pursuant to C.R.S. 10-11-122.

Notice is hereby given that: **Pursuant to Colorado Division of Insurance Regulation 8-1-2;**

"Gap Protection" -When this Company conducts the closing and is responsible for recording or filing the legal documents resulting from the transaction, the Company shall be responsible for all matters which appear on the record prior to such time or recording or filing; and

"Mechanic's Lien Protection" - If you are the buyer of a single family residence, you may request mechanic's lien coverage to be issued on your policy of Insurance. If the property being purchased has not been the subject of construction, improvements or repairs in the last six months prior to the date of this commitment, the requirements will be payment of the appropriate premium and the completion of an Affidavit and Indemnity by the seller. If the property being purchased was constructed, improved or repaired within six months prior to the date of this commitment the requirements may involve disclosure of certain financial information, payment of premiums, and indemnity, among others. The general requirements stated above are subject to revision and approval by the Company. Pursuant to C.R.S. 10-11-122.

**Notice is hereby given that an ALTA Closing Protection Letter is available, upon request, to certain parties to the transaction as noted in the title commitment. Pursuant to Colorado Division of Insurance Regulation 8-1-3.**

Nothing herein contained will be deemed to obligate the Company to provide any of the coverages referred to herein unless the above conditions are fully satisfied.

## **Paramount Title Agency Privacy Statement**

Paramount Title Agency values its customers and is committed to protecting the privacy and security of your non-public personal information. In keeping with that philosophy, we have developed a Privacy Policy, set out below, that will ensure the continued protection of your nonpublic personal information and inform you about the measures Paramount Title Agency takes to safeguard that information.

### **Information Collected**

In the normal course of business and to provide the necessary services to our customers, we may obtain nonpublic personal information directly from you, from customer-related transactions, or from third parties such as lenders, appraisers, real estate agents, or other similar entities.

### **Access to Information**

Paramount Title Agency restricts access to all nonpublic personal information to employees who have a need to know the information in order to provide products or services to you. These employees include, but are not limited to, those in departments such as title, escrow and accounting. In addition, your information may be handled by contracted notary signing agents, in order to provide closing services to you.

### **Information Sharing**

We may provide your Personal Information (excluding information we receive from consumer or other credit reporting agencies) to various individuals and companies, as permitted by law, without obtaining your prior authorization. Such laws do not allow consumers to restrict these disclosures. Disclosures may include, without limitation, the following:

- To insurance companies, agents, brokers, representatives, support organizations, or others to provide you with services you have requested, and to enable us to detect or prevent criminal activity, fraud, material misrepresentation, or nondisclosure in connection with an insurance transaction;

- To third-party contractors or service providers for the purpose of determining your eligibility for an insurance benefit or payment and/or providing you with services you have requested(\*\*);

- To an insurance regulatory authority, or a law enforcement or other governmental authority, in a civil action, in connection with a subpoena or a governmental investigation;

- To companies who perform marketing services on our behalf(\*\*) and/or

- To lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or an interest in title whose claim or interest must be determined, settled, paid or released prior to a title or escrow closing(\*\*).

We may also disclose your Personal Information to others when we believe, in good faith, that such disclosure is reasonably necessary to comply with the law or to protect the safety of our customers, employees, or property and/or to comply with a judicial proceeding, court order or legal process.

### **(\*\*) Biometric Data**

Paramount Title Agency may collect personal information that may be considered biometric data in some jurisdictions, via facial recognition or similar technology from a real-time image (i.e. a "selfie") and from an image of your face as it appears on an identification document you provide. This information is collected only for the purpose of verifying your identity and preventing fraud. Biometric

data will not be shared with any unnecessary parties, such as third-party contractors or service providers, companies who provide marketing services, or lenders, lien holders, judgment creditors, or other parties claiming an encumbrance or interest on the title.

**Information Security**

Paramount Title Agency, at all times, strives to maintain the confidentiality and integrity of the personal information in our possession and maintains physical, electronic, and procedural safeguards that comply with local, state and federal regulations to guard this information.



5299 DTC Boulevard  
Suite 1300  
Greenwood Village, CO 80111  
(303) 414-3500

**Paramount Title Agency, LLC Wire Instructions**

***We encourage you to call us to verbally verify these wire instructions prior to initiating any transactions with your bank. You may also verify our phone number online at our website.***

**BANK: BankUnited, NA**  
14817 Oak Lane  
Miami Lakes, FL 33016

**ABA: 267090594**

**ACCOUNT: 9855653272**

**CREDIT: Paramount Title Agency, LLC**  
**5299 DTC Boulevard, Suite 1300, Greenwood**  
**Village, CO 80111**

**Please reference:**  
CO-2025-29939

Purchaser with contractual rights under a purchaser agreement with the vested owner identified at Item 4 below.  
200 N HWY 287

**If you have any questions, please call (303) 414-3500.**

***Please note: Sending an ACH transfer is NOT the same as sending a wire transfer. The typical ACH transfer takes a few days to process and clear. Our bank will not accept ACH transfers to this escrow account. To ensure a timely transfer and completion of your transaction, always ensure you are requesting a wire transfer from your bank.***