

## SECTION 8

**EXHIBIT 8-1** THE QUITCLAIM DEED RECORDED APRIL 17, 1950 IN BOOK 670 AT PAGE 566 TRANSFERS TITLE FROM THE UNITED STATES OF AMERICA TO ST. CLAIRE OKIE HAYDEN, COMPRISED OF THE W1/2 OF THE E1/2 OF THE E1/2, THE W1/2 OF THE E/12 AND THE W1/2 OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF JEFFERSON, STATE OF COLORADO.

**EXHIBIT 8-2** THERE IS NOT A RECORDED DEED FOR THIS EXHIBIT. THE PROPERTY WAS TRANSFERRED TO GSA FROM FARM CREDIT ADMINISTRATION WITHOUT REIMBURSEMENT AND IDENTIFIES THE EASTERLY 660 FEET OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF JEFFERSON, STATE OF COLORADO, EXCEPTING A PORTION IN THE SOUTHEAST CORNER FOR ROAD PURPOSES. THE DEED RECORDED MARCH 4, 1941, IN BOOK 434 AT PAGE 539 IDENTIFIES ALL OF SECTION 8 AS BEING TRANSFERRED TO THE UNITED STATES OF AMERICA. (AS WELL AS SECTIONS 7, 9 AND THE W1/2 OF THE W1/2 OF SECTION 10) THE PROPERTY WAS THEN TRANSFERRED TO GSA FOR THE DENVER FEDERAL CENTER OR SOLD OR QUITCLAIMED TO OTHER ENTITIES.

**EXHIBIT 8-3** THE DEED RECORDED MAY 14, 1965, IN BOOK 1795 AT PAGE 116, TRANSFERS TITLE FROM ST. CLAIRE OKIE HAYDEN AND JOHN O. HAYDEN TO THE STATE OF COLORADO, DEPARTMENT OF HIGHWAYS FOR RIGHT-OF-WAY PURPOSES, ALONG WITH CERTAIN RESERVATION FOR COAL, OIL, GAS AND OTHER HYDROCARBONS AND ALL CLAY AND OTHER VALUABLE MINERALS IN AND UNDER SAID PREMISES.

**EXHIBIT 8-4** THE WARRANTY DEED RECORDED MARCH 28, 1977, IN BOOK 2980 AT PAGE 60 TRANSFERS TITLE FROM ST. CLAIRE OKIE HAYDEN AND JOHN O. HAYDEN AND MARY LOUISE HAYDEN TO THE REGIONAL TRANSPORTATION DISTRICT. (THE PARK AND RIDE PARCEL) AND ACCESS ACROSS PROPERTY ADJACENT TO THE FEDERAL CENTER PROPERTY. THE ACCESS PARCELS ARE NOW CURRENTLY WEST FOURTH AVENUE. (PARCELS 11A AND 11B FROM COLORADO STATE HIGHWAY PROJECT NO. F012-2(10)) (SEE EXHIBIT 6TH-5) IT APPEARS THAT AT LEAST A PORTION OF THE PARK AND RIDE IS NOT ON FEDERAL CENTER PROPERTY.

BOOK  
570

No. 580

**QUITLAND DEED**

KNOW ALL MEN BY THESE PRESENTS that the UNITED STATES OF AMERICA, acting by and through the Federal Farm Mortgage Corporation, under and pursuant to the power and authority vested in the Secretary of the said Corporation by the Board of Directors thereof, do hereby certify that the following described property is the property of the said Corporation and is being conveyed to the said St. Claire O'Lea Hayden in full payment of the debt secured by the mortgage hereunto annexed and recorded in the office of the County Clerk of the County of Denver, State of Colorado, under and pursuant to the power and authority vested in the said Secretary of the said Corporation by the Board of Directors thereof, to-wit:

County of Denver, State of Colorado, containing therein and therein, subject to the exceptions and reservations hereinafter set out, the following described property situate in the County of Jefferson, and State of Colorado, to-wit:

W<sub>1</sub> E<sub>2</sub> E<sub>3</sub> and W<sub>2</sub> E<sub>2</sub> and W<sub>3</sub> of Section 8, Townshp 4 South, Range 68 West of the 6th P.M.;

with all its appurtenances, subject to the reservations and exceptions herein made, being a part of the said property acquired by the United States of America under Judgment on Declaration of Taking dated February 26, 1941, entered in Case No. 11595 in the District Court of the United States for the District of Colorado

Excepting and reserving unto the United States of America the irrigation ditch located on, over and across the land and all rights incident to the use and maintenance thereof;

Excepting and reserving unto the United States of America, or its assigns, or either of them, the eight-foot chain link fence which surrounds the former powder storage area on this property, together with the right of ingress and egress for a period of six months from March 10, 1950, for the purpose of maintaining and removing said fence;



Subject to all existing rights-of-way, leases, reservations, easements, encumbrances, and servitudes, if any.

All uranium, thorium, and all other materials determined pursuant to section 5 (b) (1) of the Atomic Energy Act of 1946 (60 Stat. 761) to be essential to the production of fissionable material, contained in whatever concentration, in deposits in the lands covered by this instrument are hereby reserved for the use of the United States, together with the right of the United States through its authorized agents or representatives at any time to enter upon the land and prospect for, mine, and remove the same, making just compensation for any damage or injury occasioned thereby. However, such land may be used, and any rights otherwise acquired by this disposition may be exercised, as if no reservation of such materials had been made; except that, in the event of the extraction of any such material from the land in quantities which may not be transferred or delivered without a license under the Atomic Energy Act of 1946, as it now exists or may hereafter be amended, such material shall be the property of the United States Atomic Energy Commission, and the Commission may require delivery of such material to it by any possessor thereof after such material has been separated as such from the ore in which it was contained. If the Commission requires the delivery of such material to it, it shall pay to the person mining or extracting the same, or to such other person as the Commission determines to be entitled thereto, such sums, including profits, as the Commission deems fair and reasonable for the discovery, mining, development, production, extraction, and other services performed with respect to such material prior to such delivery, but such payment shall not include any amount on account of the value of such material before removal from its place of deposit in nature. If the Commission does not require delivery of such material to it, the reservation hereby made shall be of no further force or effect.

Reserving unto the United States of America the right, title and interest which it may have owned in the herein described land at the time it was acquired from the former record owner or owners.

Said land was duly declared surplus and assigned to the Federal Farm Mortgage Corporation for disposal, acting pursuant to the provisions of the above mentioned Act, Regulation and Orders.

IN WITNESS WHEREOF, the United States of America has caused these presents to be executed this 24th day of March, 1950.

UNITED STATES OF AMERICA  
By and through  
Federal Farm Mortgage Corporation

Attest: *G. A. Wilcox*  
G. A. Wilcox Assistant Secretary

By: *H. A. Kath*  
H. A. Kath Vice President

EXHIBIT 8-1

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FILED

Feb 26 1941  
GEORGE A. H. FRASER  
CLERK

RECORDED 10:05 A.M. March 4, 1941  
W.T. Marsh, Recorder

IN THE DISTRICT COURT OF THE UNITED STATES  
FOR THE DISTRICT OF COLORADO

UNITED STATES OF AMERICA,  
Petitioner,

vs.

CERTAIN TRACTS OR PARCELS OF LAND  
IN THE COUNTY OF JEFFERSON,  
STATE OF COLORADO, JOHN R. BEMER,  
ET AL.,  
Respondents.

NO.

INDEXED

This cause coming on to be heard on this, the 26<sup>th</sup> day of Feb, A. D. 1941, the petitioner, the United States of America, appearing by Thomas J. Matrasoy, United States Attorney for the District of Colorado, upon the Petition in Condemnation filed herein and the Declaration of Taking filed therewith, praying that a decree be forthwith entered herein adjudicating that the title to the lands hereinafter described and the subject matter of this action be vested in the United States of America, and that said lands be deemed to be condemned and taken for the use of the United States of America;

And it appearing to the Court and the Court so finding:

I.

That the petitioner, the United States of America, has filed its Petition in Condemnation praying that certain lands hereinafter described, situate in the County of Jefferson, State of Colorado, be condemned for its use.

II.

That the petitioner has filed with its Petition in Condemnation, a Declaration of Taking signed by Henry L. Stinson, Secretary of War of the United States of America, who is the authority empowered by law to acquire the lands described in the said Petition in Condemnation and

EXHIBIT 8-2

the said Declaration of Taking, declaring that said lands are taken for the use of the United States of America.

III.

That said Declaration of Taking contains:

1. A statement by Henry L. Simons, Secretary of War of the United States of America, that the authority under which the said lands are taken is under and by virtue of the provisions of the following Acts of Congress, to wit: The Act of August 1, 1828, (29 Stat. 357); the Act of February 26, 1931, (46 Stat. 1421); the Act of August 18, 1870, (26 Stat. 516); the Act of June 26, 1940, (Public No. 667 - 76th Congress); and that the public use for which said lands are taken is the purpose described in said Act of June 26, 1940.

2. A description of the lands taken sufficient for the identification thereof.

3. A statement that the estate and interest in said lands taken for said public use is the full fee simple absolute title thereof.

4. A plan showing the lands taken.

5. A statement by the said Henry L. Simons, Secretary of War of the United States of America, acting in said capacity, that he had estimated the amount of just compensation for the taking of said lands, which amount is set forth in Schedule "A", which schedule is attached to and made a part of the said Declaration of Taking, and that the said amount is the sum of \$161,077.00.

IV.

That the said sum of \$161,077.00 has been deposited with the Clerk of this Court for the use of the persons entitled thereto.

WHEREFORE, IT IS HEREBY REQUESTED, ADMITTED AND DEMANDED

I.

That by the filing of the Petition in Condemnation, the Declaration of Taking, and deposit in this Court to the use of the persons entitled

thereto of the said amount of estimated compensation stated in said  
Declaration of Taking, title to the following described lands, in fee  
simple absolute, to wit:

**Parcel One** - All of Section 7, Township 4 South, Range  
69 West of the 6th Principal Meridian, containing 640  
acres, more or less, County of Jefferson, State of Colorado.

**Parcel Two** - All of section 8, all of Section 9, except-  
ing therefrom 10 acres in the Northeast quarter of the  
Northeast quarter of said Section, and the West half of  
the West half of Section 10, all in Township 4 South,  
Range 69 West of the 6th Principal Meridian, containing  
1640 acres, more or less.

**Parcel Three** - Ten acres of land in the Northeast  
quarter of the Northeast quarter of Section 7, Township  
4 South, Range 69 West of the 6th Principal Meridian,  
containing 10 acres, more or less.

became and thereby was condemned and taken for the use of the United  
States of America, and that the title thereto in said lands in fee simple  
absolute became and thereby was vested in the United States of America.

II.

That the right of just compensation for the taking of said lands  
became and thereby was vested in the persons entitled thereto and that  
the Court expressly reserves jurisdiction of this cause, to issue process,  
and enter all necessary orders to bring all of the owners of and persons  
interested in said lands before the Court, and to appoint Commissioners  
to appraise and fix the value of said lands and the amount of compensa-  
tion which the owners and persons interested therein are entitled to  
for its said appropriation.

Done in open Court on the day and year first above written.

J. Foster Symes

DISTRICT JUDGE

A TRUE COPY

GEORGE A. M. FRASER

CLERK

By *A. H. [Signature]*  
DEPUTY CLERK

SEAL

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