



State Documentary Fee  
Date: December 12, 2017  
\$175.00

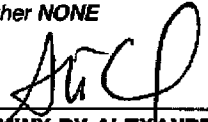
**Warranty Deed**  
(Pursuant to 38-30-113 C.R.S.)

**THIS DEED**, made on **December 12th, 2017** by **SANTOS ERMINY AND CRISTINA ERMINY** Grantor(s), of the County of **Miami-Dade** and State of **Florida** for the consideration of **(\$1,750,000.00) \*\*\*One Million Seven Hundred Fifty Thousand and 00/100\*\*\*** dollars in hand paid, hereby sells and conveys to **ATLETI HOLDINGS LLC, A COLORADO LIMITED LIABILITY COMPANY** Grantee(s), whose street address is **COAHUILA 1501 LEON GTO 37360 MEXICO, ,** County of \_\_\_\_\_, and State of \_\_\_\_\_, the following real property in the County of **Eagle**, and State of **Colorado**, to wit:

**CONDOMINIUM UNIT 683, THE MOUNTAIN HAUS, ACCORDING TO THE CONDOMINIUM MAP THEREOF, RECORDED DECEMBER 21, 1970 IN BOOK 219 AT PAGE 363 AND AS DEFINED IN CONDOMINIUM DECLARATION RECORDED JANUARY 15, 1971 IN BOOK 219 AT PAGE 532, COUNTY OF EAGLE, STATE OF COLORADO.**

also known by street and number as: **292 EAST MEADOW DRIVE # 683, VAIL, CO 81657**

with all its appurtenances and warrants the title to the same, subject to *general taxes for the year 2017 and those specific Exceptions described by reference to recorded documents as reflected in the Title Documents accepted by Grantee(s) in accordance with Record Title Matters (Section 8.2) of the Contract to Buy and Sell Real Estate relating to the above described real property: distribution utility easements, (including cable TV); those specifically described rights of third parties not shown by the public records of which Grantee(s) has actual knowledge and which were accepted by Grantee(s) in accordance with Off-Record Title Matters (Section 8.3) and Current Survey Review (Section 9) of the Contract to Buy and Sell Real Estate relating to the above described real property; inclusions of the Property within any special tax district; Any special assessment if the improvements were not installed as of the date of Buyer's signature on the Contract to Buy and Sell Real Estate, whether assessed prior to or after Closing; and other NONE*

  
\_\_\_\_\_  
**SANTOS ERMINY BY ALEXANDRA PHELAN AS ATTORNEY IN FACT**

  
\_\_\_\_\_  
**CRISTINA ERMINY BY ALEXANDRA PHELAN AS ATTORNEY IN FACT**

State of **Florida** )  
 )ss.  
County of **MIAMI-DADE** )

The foregoing instrument was acknowledged before me on this day of **December 12th, 2017** by **ALEXANDRA PHELAN AS ATTORNEY IN FACT FOR SANTOS ERMINY AND ALEXANDRA PHELAN AS ATTORNEY IN FACT FOR CRISTINA ERMINY**

Witness my hand and official seal

My Commission expires: \_\_\_\_\_  
Notary Public



When Recorded Return to: **ATLETI HOLDINGS LLC, A COLORADO LIMITED LIABILITY COMPANY**  
**COAHUILA 1501 LEON GTO 37360 MEXICO, ,**



