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**RECORDING REQUESTED BY:
WHEN RECORDED RETURN TO:
Herbert S. Klein, Esq.
201 North Mill Street, Suite 203
Aspen, Colorado 81611**

GRANT OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

THAT, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid and for other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the undersigned TOP OF MILL INVESTORS, LLC, a Delaware limited liability company ("Grantor") being the record owner of certain real property in the City of Aspen, County of Pitkin, State of Colorado, legally described as:

FS 991 JP

PARCEL 7,
TOP OF MILL SUBDIVISION/PUD, A PLANNED COMMUNITY, according to the Final Plat for Top of Mill Subdivision/PUD, a Planned Community recorded August 18, 2002, in Plat Book 62 at Page 4 as Reception No. 471099.

(hereinafter, the "Burdened Property"), for itself and its successors and assigns, hereby grants, transfers, sells, conveys and assigns unto LPRP MILL, LLC, a Colorado limited liability company and LPRP RIVER, LLC, a Colorado limited liability company (collectively "Grantee"), the owner of certain real property in the City of Aspen, County of Pitkin, State of Colorado, legally described as:

PARCEL 8,
TOP OF MILL SUBDIVISION/PUD, A PLANNED COMMUNITY, according to the Final Plat for Top of Mill Subdivision/PUD, a Planned Community recorded August 18, 2002, in Plat Book 62 at Page 4 as Reception No. 471099.

(hereinafter, the "Benefitted Property") and their successors and assigns, forever, a perpetual non-exclusive easement under, over and across a strip of land twenty feet wide lying within the Burdened Property along the entire length of its common boundary line with the Benefitted Property (the "Easement").

The Easement may be used by Grantee (and its contractors, agents, and employees) solely for purposes of (i) the placement of and construction, maintenance and repair of underground footers and other underground improvements associated with Grantee's mud and debris flow deflection wall, the above-grade portion of which is to be constructed entirely on the

