

**EXHIBIT C**  
**SPECIMEN WARRANTY DEED**

**WARRANTY DEED BY CORPORATION**

**KNOW ALL MEN BY THESE PRESENTS**, That Folsom Ridge LLC , a limited liability company organized under the laws of the State of Colorado, and Big Island Homeowners Water and Sewer Association, Inc.. a corporation organized and existing under the laws of the State of Missouri, (herein collectively referred to for purposes of recording as **AGrantor@**whether one or more), party of the First Part, in consideration of TEN DOLLARS and other good and valuable consideration to be paid by Big Island Sewer Company, a Missouri nonprofit sewer company, and Big Island Water Company, a Missouri nonprofit water Company, (**AGrantees@**), Grantees= mailing address:

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of the County of Camden, in the State of Missouri, parties of the Second Part, the receipt of which is hereby acknowledged, and by virtue and in pursuance of proper resolutions of the Members or Board of Directors, whatever the case may be, of said party of the first part, do, by these presents, GRANT, BARGAIN, SELL, CONVEY AND CONFIRM unto the said parties of the second part, their successors, heirs and assigns, the following described lots, tracts or parcels of land lying, being and situate in the County of Camden and State of Missouri, to-wit:

[insert legal description from title commitment]

**TO HAVE AND TO HOLD** the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining, unto the said parties of the Second Part and unto their heirs and assigns **FOREVER**. The said Party of the First

**IN WITNESS WHEREOF**, said party of the First Part has caused these presents to be signed by its (their) authorized members or officers, and properly attested and sealed this \_\_\_\_ day of \_\_\_\_\_, 2006.

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

By: \_\_\_\_\_  
\_\_\_\_\_, its President

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Secretary

STATE OF MISSOURI )  
 ) ss.

COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2006, before me personally appeared \*\*\*, to me personally known, who, being by me duly sworn, did say that he is President of Big Island Homeowners Water and Sewer Association, Inc; that the seal affixed to this instrument is the corporate seal of said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors.

And the said \*\*\*\*\* acknowledges said instrument to be the free act and deed of said Corporation.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal at my office in \* the day and year first above written.

My term expires \_\_\_\_\_

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Notary Public