

Easy Access provides a number of ways to search recorded documents. Our documents are indexed and can be searched by name, legal description or document type from mid-1971 to present.

## Name Search

- 
- The screenshot shows the 'Larimer County Official Records Search' interface. On the left is a vertical sidebar with buttons: Name, Document Type, Book/Page, Consideration, Reception Number, Record Date, Legal, Advanced Legal, and Quick Search. The main area contains search filters: Party Type (Both), Name (Starts With 'smith john', circled with a red circle and labeled '1'), Include Nicknames (checkbox), Document Type (empty box with 'select' button), Or, Document Category (All Categories), Begin Date (1/1/1862, circled with a red circle and labeled '2'), End Date (8/5/2016, circled with a red circle and labeled '2'), Search the last ... Days (dropdown menu, circled with a red circle and labeled '3'), and Show first 2000 records (dropdown menu). At the bottom are buttons: Submit, Clear Form, and Clear All. On the right, there is a 'Reception Number Verification' box, a 'Larimer County Important Information' box, a 'Help - Name Search' button, and a 'My List' button.

- Name

Document Type

Book/Page

Consideration

Reception Number

Record Date

Legal

Advanced Legal

Quick Search

Party Type

Name \*

Document Type

Or

Document Category

Begin Date

End Date

Both

Starts With

Include Nicknames

select

All Categories

1/1/1862

10/5/2016

Search the last Days

Show first 2000 records

Q Submit

X Clear Form

X Clear All

Reception Number Verification

Larimer County Important Information

Help - Name Search

My List

Returned 100 records of 667

Displaying 25 records per page

Previous 1 2 3 4 Next

Export

ment Types "", Begin Date "1/1/1862", and End Date "10/5/2016" returned the following results:

Grantee	Record Date	Doc Type	Book Type	Book	Page	Reception Number	Legal
LARIMER COUNTY COMMISSIONERS	10/26/2001	FINDINGS & RESOLUTIONS	RE	0000	0000	20010096214	SUB: WATERDALE MOBILE HOME PARK
AMERICAN RETIREMENT PROP LLC/NO ETAL GALLENSTEIN PAUL	05/22/2002	EASEMENT/ RIGHT OF WAY	RE	0000	0000	20020056254	SUB: WATERDALE RETIREMENT COMMUNITY PH II LOT: L24

- Name

Document Type

Book/Page

Consideration

Reception Number

Record Date

Legal

Advanced Legal

Quick Search

Party Type

Name \*

Document Type

Or

Document Category

Begin Date

End Date

Both

Starts With

☐ Include Nicknames

2

select

6

All Categories

1/1/1862

15

Yesterday

Today

Oldest

10/5/2016

15

Yesterday

Today

Search the last

Days

Show first 2000 records

Q Submit

X Clear Form

X Clear All

Reception Number Verification

Reception Number verified through 10/04/2016 (20160067722).

Larimer County Important Information

Help - Name Search

My List

Returned 100 records of 667

Displaying 25 records per page

Export

Document Types "", Begin Date "1/1/1862", and End Date "10/5/2016" returned the following results:

Previous

1

2

3

4

Next

Grantor	Grantee	Record Date	Doc Type	Book Type	Book	Page	Reception Number	Legal
LARIMER COUNTY COMMISSIONERS	WATERDALE MOBILE HOME PARK	10/26/2001	FINDINGS & RESOLUTIONS	RE	0000	0000	20010096214	SUB: WATERDALE MOBILE HOME PARK

Add to Cart

6. To view a document, click on the name<sup>8</sup>.

Results												
<div> <a href="#">Hide Results</a> <a href="#">Clear Results</a> <a href="#">Print</a> <a href="#">Export</a> </div>												
Your Name Search for Name "Smith John", Document Types "", Begin Date "1/1/1862", and End Date "8/5/2016" returned the following results:												
<div> <span>Records Found: 702</span> <span>Displaying 25 records per page</span> </div>												
<div> <a href="#">Previous</a> <a href="#">1</a> <a href="#">2</a> <a href="#">3</a> <a href="#">4</a> <a href="#">5</a> <a href="#">Next &gt;&gt;</a> </div>												
#	Status	Search Name	Grantor	Grantee	Record Date	Doc Type	Book Type	Book	Page	Reception #	Legal	
1	V	SMITH JOHN AL34 CEDAR PK FILING 6	CEDAR PARK DEV CO	SMITH JOHN AL34 CEDAR PK FILING 6	10/13/1971	WARRANTY DEED	RE	1479	0701	11025	COM SMITH JOHN AL34 CEDAR PK FILING 6	Add to Cart
2	V	SMITH JOHN M	PINE POSE DESIGNS INC	SMITH JOHN M	12/05/1979	FINANCIAL STATEMENT UCC	RE	0000	0000	11054		Add to Cart
3	V	SMITH JOHN E/JOAN E	SMITH JOHN E/JOAN E	MC COWN DARYL GENE LORAIN KAY125 B9 COUNTRY CLUB MANOR EPK	10/26/1971	WARRANTY DEED	RE	1480	0797	11759	COM MC COWN DARYL GENE LORAIN KAY125 B9 COUNTRY CLUB MANOR EPK	Add to Cart
4	V	SMITH JOHN E/JOAN E	PUBLIC TRUSTEE	SMITH JOHN E/JOAN E	10/29/1971	PARTIAL RELEASE OF DEED OF TRUST	RE	1480	0884	11813	COM SMITH JOHN E/JOAN E	Add to Cart
5	V	SMITH JOHN E/JOAN E	SMITH JOHN E/JOAN E	MC COWN DARYL GENE LORAIN KAY125 B9 CNTRY CLB MANOR ADDN EPK	11/19/1971	WARRANTY DEED	RE	1483	0866	13725	COM MC COWN DARYL GENE LORAIN KAY125 B9 CNTRY CLB MANOR ADDN EPK - CFN 12944	Add to Cart
6	V	SMITH JOHN A	SMITH JOHN A	IYERSON DEREK E/CAROL L34 CEDAR PK FILING#6 MC PHAIL STEVE/JUDITH	11/24/1971	WARRANTY DEED	RE	1484	0250	13900	COM IYERSON DEREK E/CAROL L34 CEDAR PK FILING#6 COM MC PHAIL STEVE/JUDITH	Add to Cart
7	V	SMITH JOHN RAY	UNITED STATES OF AMERICA	SMITH JOHN RAY	01/13/1972	DISCHARGE	RE	1488	0959	16582	COM SMITH JOHN RAY	Add to Cart
8	V	SMITH JOHN GELSTERUJO ANN STANTON	SMITH JOHN GELSTERUJO ANN STANTON	ESTES PARK TOWN OF/LS INN BROOK SUB PT	03/24/1972	EASEMENT/ RIGHT OF WAY	RE	1496	0976	21999	COM ESTES PARK TOWN OF/LS INN BROOK SUB PT	Add to Cart
9	V	SMITH JOHN EUGENE/WANDA F	SMITH JOHN EUGENE/WANDA F	LEWIS JOHN RJUANICE S/L1 B1 CHERRY HILLS 5TH ADDN LOW	03/28/1972	WARRANTY DEED	RE	1497	0410	22286	COM LEWIS JOHN RJUANICE S/L1 B1 CHERRY HILLS 5TH ADDN LOW	Add to Cart

7. The watermarked document and the indexing will be shown on a new screen.

Document: RE 1479 / 701

Page: 1 of 1

Result Row: 1 - 150

Document Information

Instrument #: 11025

Book/Page: RE 1479 / 701

Record Date: 10/13/1971 12:00:00 AM

Book Type: RE

Doc Type: WARRANTY DEED

Number of Pages: 1

Grantor: CEDAR PARK DEV CO

Grantee: SMITH JOHN A/L34 CEDAR PK FILING 6

Sale Price/State Doc. Fee: \$0.00

Doc Link: LOT

BLK

Subdivision

Section

Township

Range

Comment: SMITH JOHN A/L34 CEDAR PK FILING 6

Internal Notes

Recorded at: 4:44 PM OCT 13 1971

Exemption No. 11025

Recorder's Stamp

STATE DOCUMENT FEE

10/13/71

5.00

THIS DEED, Made this Twentieth day of September in the year of our Lord one thousand nine hundred and seventy-one between CEDAR PARK DEVELOPMENT CO. a corporation duly organized and existing under and by virtue of the laws of the State of Colorado of the first part, and John A. Smith P. O. Box 204, Litchfield Park, of the second part: County of Arizona and State of Arizona

WITNESSETH, That the said party of the first part, for and in consideration of the sum of OTHER GOOD AND VALUABLE CONSIDERATION AND TEN DOLLARS to the said party of the first part in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, hath granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm unto the said party of the second part, heirs, and assigns forever, all of the following described lot or parcel of land, situate, lying and being in the County of Larimer and State of Colorado, to-wit:

Lot Thirty-four (34), Cedar Park Filing 6, According to the recorded Plat thereof, County of Larimer, State of Colorado.

## Legal Description Search

8. To search using "Advanced Legal" enter the legal description of the property as shown below. This is not a physical address, but lot, block, subdivision or section, township, range. This will return results specific to that legal description.
9. Preface lot numbers with an "L" and block numbers with a "B", i.e. L4<sup>9</sup> in the "Lot" field, B10 in the Block field.

9

Name: LOT L4 BLK B10

Document Type: Subdivision WILLOW PARK Section

Book/Page: Township Range

Consideration: select

Reception Number: Document Type

Record Date: Or

Legal: Document Category All Categories

Advanced Legal: Begin Date 1/1/1862 Yesterday Today Oldest

Quick Search: End Date 10/19/2016 Yesterday Today

Search the last ... Days

Show first 100 records

Submit Clear Form Clear All

Reception Number Verification: Reception Number verified through 10/18/2016 (20160071247).

Larimer County Important Information

Help - Legal Search

My List



10. To search by subdivision name alone, you may also use the “Legal” search. Enter as much or as little of the subdivision name<sup>10</sup> as you wish. Less information will return more results. This will return results for records that contain this information in the grantor, grantee or legal description.

The screenshot shows the 'Legal' search interface. On the left is a sidebar with search criteria: Name, Document Type, Book/Page, Consideration, Reception Number, Record Date, Legal (selected), Advanced Legal, and Quick Search. The main search area has 'Legal' selected, with a search term '10 Waterdale' entered. A red circle highlights the 'Waterdale' text. Below the search term are fields for 'Document Type' and 'Document Category' (set to 'All Categories'). Date filters for 'Begin Date' (1/1/1862) and 'End Date' (10/5/2016) are present, along with 'Yesterday' and 'Today' buttons. A 'Submit' button is at the bottom left. On the right, there are informational boxes: 'Reception Number Verification' (verified through 10/04/2016), 'Larimer County Important Information', 'Help - Legal Search', and 'My List'. Below the search area, the 'Results' section shows a summary: 'Your Legal Search for Legal "Waterdale", Document Types "", Begin Date "1/1/1862", and End Date "10/5/2016" returned the following results:'. It indicates 'Returned 100 records of 667' and 'Displaying 25 records per page'. A table of results is shown with columns: #, Status, Grantor, Grantee, Record Date, Doc Type, Book Type, Book, Page, Reception #, and Legal. The first result is a 'V' status record from 'LARIMER COUNTY COMMISSIONER S' to 'WATERDALE MOBILE HOME PARK' dated 10/26/2001, with 'FINDINGS & RESOLUTIONS' as the document type. The legal description is 'SUB: WATE RDAL E MOBIL E HOME PARK'.

#	Status	Grantor	Grantee	Record Date	Doc Type	Book Type	Book	Page	Reception #	Legal
1	V	LARIMER COUNTY COMMISSIONER S	WATERDALE MOBILE HOME PARK	10/26/2001	FINDINGS & RESOLUTIONS	RE	0000	0000	20010096214	SUB: WATE RDAL E MOBIL E HOME PARK

## Reception Number or Book and Page Search

11. If you have a specific reception number you wish to search, enter the number in an eleven digit format. For example, enter 19850001122<sup>11</sup> for a reception number that appears as 851122. The first four digits are the year and additional zeros may be added after the year to meet the eleven digit format. **This format applies to documents recorded January 1, 1985 to present.**

The screenshot shows the 'Reception Number' search interface. On the left is a sidebar with search criteria: Name, Document Type, Book/Page, Consideration, Reception Number (selected), Record Date, Legal, Advanced Legal, and Quick Search. The main search area has 'Reception #' selected, with a search term '19850001122' entered. A red circle highlights the search term. Below the search term are fields for 'Greater Than Or Equals To' and 'Show first 100 records'. A 'Submit' button is at the bottom left. On the right, there are informational boxes: 'Reception Number Verification' (verified through 10/04/2016), 'Larimer County Important Information', 'Help - Reception Number Search', and 'My List'. Below the search area, the 'Results' section is visible.

12. For documents recorded December 31, 1984 or earlier, enter the reception number as it appears<sup>12</sup>.

**Name**

**Document Type**

**Book/Page**

**Consideration**

**Reception Number**

**Record Date**

**Legal**

**Advanced Legal**

**Quick Search**

Reception #\* **19797** 12

Greater Than Or Equals To

Show first 100 records

Submit Clear Form Clear All

**Reception Number Verification**  
Reception Number verified through 10/18/2016 (20160071247).

**Larimer County Important Information**

**Help - Reception Number Search**

**My List**

## Results

13. If searching by book and page, you must first change the “Book Type”<sup>13</sup> to real estate (it defaults to marriage license), then enter the book number in the required field. This will return results that include all pages for that particular book which is helpful for locating documents that may contain your specific book and page reference. You may also enter a specific page number in the required field to narrow results.

**Name**

**Document Type**

**Book/Page**

**Consideration**

**Reception Number**

**Record Date**

**Legal**

**Advanced Legal**

**Quick Search**

Book Type **REAL ESTATE** 13

Book \* 2205

Page \* 1

Show first 100 records

Submit Clear Form Clear All

**Reception Number Verification**  
Reception Number verified through 12/05/2016 (20160084262).

**Larimer County Important Information**

**Help - Book/Page Search**

**My List**

## Results

Hide Results Clear Results Print Export

Returned 100 records of 904  
Displaying 25 records per page

Your Book/Page Search for Book Type "4", Book Number "2205", and Page Number "1" returned the following results:

Previous 1 2 3 4 Next

#	Status	Grantor	Grantee	Record Date	Doc Type	Book Type	Book	Page	Reception #	Legal
1	V	PUBLIC TRUSTEE	PEAK LYLE F/HELEN A	02/01/1983	RELEASE OF DEED OF TRUST	RE	2205	0001	490983	COM: PEAK LYLE F/HELEN A : CFN:- RE 1272/5 09

Add to Cart

## Document Type Search

14. To search a particular document type, click “Select”<sup>14</sup>. This will give you a drop down list to choose from. Check the box next to each document type you wish to search. If you already know the two or three letter document code you may type that in the “Document Type”<sup>15</sup> field.

The screenshot shows the 'Document Type Search' interface. On the left is a sidebar with navigation links: Name, Document Type, Book/Page, Consideration, Reception Number, Record Date, Legal, Advanced Legal, and Quick Search. The main area contains search filters: 'Document Type' (with a dropdown menu showing '15' and a 'select' button), 'Document Category' (set to 'All Categories'), 'Begin Date' (1/1/1862), 'End Date' (10/5/2016), and buttons for 'Yesterday', 'Today', and 'Oldest'. There are also dropdowns for 'Search the last ... Days' and 'Show first 100 records'. At the bottom are 'Submit', 'Clear Form', and 'Clear All' buttons. On the right, there are informational boxes for 'Reception Number Verification', 'Larimer County Important Information', 'Help - Document Type Search', and 'My List'.

The 'Document Types' dropdown menu is open, showing a list of document types with checkboxes. The list includes: AFFIDAVIT, AFFIDAVIT OF REAL PROPERTY, AGREEMENT, ANNEXATION, ANNEXATION PLAT, ANTI-TERRORISM/DEPT OF JUSTICE LIEN, APPLICATION, ASSIGNMENT, ASSIGNMENT OF DEED OF TRUST/MORTGAGE, ASSIGNMENT OF LEASES/RENTS, ASSIGNMENT OF MANUFACTURED HOME ID NUMBER, ASSIGNMENT OF OIL & GAS LEASE, BARGAIN AND SALE DEED, BENEFICIARY DEED, BILL OF SALE, BOND, BOUNDARY LINE ADJUSTMENT, BY-LAWS, CANCELLATION, CERTIFICATE, CERTIFICATE OF DESTRUCTION, and CERTIFICATE OF PERMANENT LOCATION. At the bottom are 'Select' and 'Close' buttons.

## Record Date Search

15. Documents may be searched by date range. Enter the “Begin Date”<sup>16</sup> and “End Date” and click “Submit.”

The screenshot shows the 'Record Date Search' interface. The sidebar is the same as in the previous screenshot. The main area contains search filters: 'Begin Date' (1/1/2016), 'End Date' (10/5/2016), and buttons for 'Yesterday', 'Today', and 'Oldest'. There are also dropdowns for 'Search the last ... Days' and 'Show first 100 records'. At the bottom are 'Submit', 'Clear Form', and 'Clear All' buttons. On the right, there are informational boxes for 'Reception Number Verification', 'Larimer County Important Information', 'Help - Record Date Search', and 'My List'.



## Purchasing a Document

16. If you wish to purchase un-watermarked documents, click “Add to Cart”<sup>17</sup>.”

The screenshot shows a document viewer interface. On the left, there is a 'Document Information' panel with fields like Instrument #, Book/Page, Record Date, and Book Type. A red circle highlights the 'Add to Cart' button in the top right of this panel. The main area displays a scanned document, a 'WARRANTY DEED' from Cedar Park Development Co. to John A. Smith, dated September 20, 1971. The document includes a 'Recorder's Stamp' and a 'STATE DOCUMENTARY FEE' section.

17. When you're ready to check out, click on “Shopping Cart”<sup>18</sup>.” Payment may be made by credit/debit card (subject to a 3.5% processing fee.)

The screenshot shows the top navigation bar of the Larimer County Official Records Search website. The '0 Shopping Cart' link is circled in red. Below the navigation bar, there is a 'Document Information' panel on the left and a document viewer on the right. The document viewer shows the same 'WARRANTY DEED' document as in the previous screenshot. The 'Add to Cart' button is also visible in the 'Document Information' panel.

18. Once your purchase is complete, you may download and print your documents.

The screenshot shows the 'Shopping Cart Contents' page. It displays a table with the following columns: Document Type, Pages, Copy Fee, Total Fee, Description, Reception Number, Book #, Page #, and Remove. The table contains one row for the 'WARRANTY DEED' document. Below the table, there is a 'Total: \$0.25' and a 'Pay By Credit Card' button. The 'Continue Shopping' button is also visible.