

GEOFFREY P. ANDERSON

PROFESSIONAL EXPERIENCE:

Shareholder, Anderson Notarianni McMahon LLC, Denver, Colorado. Private practice in areas of real estate and commercial litigation and real estate transactions. Representation of individuals, and companies both large and small. Complex civil litigation including commercial contracts, real estate title matters, quiet title actions, title insurance, mechanics' lien litigation, mined land reclamation issues, water rights and enforcement of security interests. Emphasis on road and access law. Appeals before the U.S. Court of Appeals for the Tenth Circuit, Colorado Supreme Court and Colorado Court of Appeals. *2021 to present.*

Shareholder, Sweetbaum Sands Anderson PC, Denver, Colorado. Private practice in areas of real estate and commercial litigation and real estate transactions. Representation of individuals, and companies both large and small. Complex civil litigation including commercial contracts, real estate title matters, quiet title actions, title insurance, construction defect and mechanics' lien litigation, mined land reclamation issues, water rights and enforcement of security interests. Emphasis on road and access law. Appeals before the U.S. Court of Appeals for the Tenth Circuit, Colorado Supreme Court and Colorado Court of Appeals. *2011 to 2021.*

Shareholder, Burns, Figa & Will, P.C., Greenwood Village, Colorado. Private practice in areas of real estate and commercial litigation and real estate transactions. Representation of individuals, and companies both large and small. Complex civil litigation including commercial contracts, real estate title matters, quiet title actions, title insurance, construction defect and mechanics' lien litigation, mined land reclamation issues, water rights and enforcement of security interests. Emphasis on road and access law. Appeals before the U.S. Court of Appeals for the Tenth Circuit, Colorado Supreme Court and Colorado Court of Appeals. *1988 to 2011.*

Attorney, Katch, Anderson and Wasserman, Denver, Colorado. Private practice in areas of bankruptcy, debtor-creditor relations, real estate litigation, general civil litigation and foreclosures. Chapter 7 bankruptcy trustee 1986-1987. *1986 to 1988.*

EDUCATION:

Legal:	University of Denver , Denver, Colorado	J.D. 1985
Undergraduate:	Colorado State University , Denver, Colorado	B.S. 1979

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ADMISSION TO PRACTICE:

Colorado	1985
U.S. District Court, District of Colorado	1986
U.S. Court of Appeals, Tenth Circuit	1988

TREATISES:

2008, Author, *Quiet Title Actions in Colorado*, originally published by Bradford Publishing Co. Updated 2010, 2011, 2012. Third Edition published May 2016, now available through CLE of Colorado.

2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021
Author/Editor, Chapter 75, “Actions Concerning Real Estate – Foreclosing Mortgages and Other Liens Under Rule 105,” *Colorado Methods of Practice*, Cathy Stricklin Krendl, editor, West Publishing.

2009, Author, Chapter 6, “Easements,” *Colorado Real Estate Forms Deskbook*, James G. Benjamin, Editor, originally published by Bradford Publishing Co. now published by CLE of Colorado. Updated for 2016, 2018, 2019 and 2020.

2017, Author Chapter 12, “Quiet Title Actions,” *Colorado Real Estate Practice*, Deanne Stodden, Editor, published by CLE of Colorado. Updated for 2018, 2019, 2020 and 2021.

2017, Author Chapter on “Judicial Foreclosures” in *Foreclosure Law in Colorado*, Richard Krohn, Editor, published by CLE of Colorado.

MEMBERSHIPS:

Real Estate Section Council, Colorado Bar Association, 2004–present;
Chair, Real Estate Section Council 2010-2011;
Vice Chair, Real Estate Section Council 2009-2010;
Secretary, Real Estate Section Council, 2008 – 2009;
Colorado Bar Association, Real Estate and Titles Section;
Title Standards Committee, 2007 – present;
Forms Committee, Colorado Real Estate Commission, 2013 – present;
Chapter 7 Bankruptcy Panel Trustee, 1986-1987.

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RECOGNITION/AWARDS:

2021, “Lawyer of the Year – Litigation Real Estate in Denver,” Best Lawyers
2018, “Lawyer of the Year – Denver Litigation – Real Estate,” Best Lawyers
2015 – 2021, Best Lawyers, Commercial Litigation, Litigation – Real Estate
2011 – 2021, Super Lawyers, Real Estate.
2002 – 2021, AV Rating, Martindale Hubble

PUBLICATIONS AND SPEECHES:

2021, Speaker and chapter author/editor, Colorado Real Estate Practice, “Quiet Title Actions.”

2020, Speaker and paper, 37th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “So You Thought it was Impossible to Lose the Family Farm Without Notice in this Country? Guess Again.”

2020, Speaker and chapter author/editor, Colorado Real Estate Practice, “Quiet Title Actions.”

2019, Speaker and Powerpoint, Land Title Association of Colorado Fall School, “Scandals, Shenanigans, Mining Claims: So Many Different Ways to Make Money in Real Estate.”

2019, Speaker and chapter, Colorado Bar Association, Foreclosure Law in Colorado, “Judicial Foreclosures.”

2019, Speaker and paper, 36th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Mining Claims: A 19th Century Concept Collides with the 21st Century.”

2019, Speaker and chapter author/editor, Colorado Real Estate Practice, “Quiet Title Actions.”

2019, Speaker and chapter author, Colorado Real Estate Forms Deskbook; Easements.

2018, Speaker and paper, Real Estate Fall Update, Colorado Bar Association, “How Did We Get Here, Anyway? Real Estate History’s Greatest Hits.”

2018, Speaker and paper, 36th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “For Whom the Road Tolls: A History of Early Toll Roads in Colorado and Their Effect on the Development of the State.”

2018, Speaker, CLE of Colorado, Colorado Real Estate Practice, “Quiet Title Actions.”

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2018, Speaker, “Scandals & Shenanigans: Patents in Downtown Denver,” Webinar for Land Title Association of Colorado.

2017, Speaker and book chapter, “Foreclosure Law in Colorado,” Judicial Foreclosures, CBA – CLE of Colorado.

2017, Speaker and paper, 35th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “A Land of Many Uses...And Conflicts; A Look at the History of Public Lands in the West and What May be in Store for the Future.”

2017, Speaker, CLE of Colorado, Colorado Real Estate Practice, “Quiet Title Actions.”

2017, Speaker and paper, Half Moon Education seminar, “Boundaries and Easements.”

2016, Speaker and paper, NBI seminar, “Road and Easement Law from A to Z.”

2016, Speaker and paper, 34th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “A Mine? A Farm? How about a Whole Town? A Look at the Federal Government’s Program to Give Away Entire Towns and How it Affected Colorado.”

2016, Speaker and materials author, CBA-CLE seminar, “Colorado Quiet Title Actions; The Basics Plus Selected Advanced Topics.”

2016, Speaker and paper, CBA-CLE seminar, “Anatomy of a Residential Real Estate Transaction,” “Understanding and Using the Commission Approved Residential Forms.”

2015, Speaker and paper, Half Moon seminar, “Determining Land Ownership and Access Rights.”

2015, Speaker and paper, 33rd Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Private Land Ownership: The Most Destructive and Creative Force in History; The Evolution of Land Ownership, Governments and Cultures.”

2014, Speaker and paper, NBI seminar, “Resolving Real Estate Related Disputes in Colorado.”

2014, Speaker and paper, 32nd Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Easements: The Goldilocks Conundrum.”

2013, Speaker and paper, NBI seminar, “Resolving Local Road and Access Disputes.”

2013, Speaker and paper, NBI seminar, “Advanced Issues in Real Estate Law.”

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2013, Speaker and paper, 3rd Annual Rocky Mountain Surveyors Summit, “Real Estate Litigation: Where the Surveyor Fits In.”

2012, Speaker and paper, NBI seminar “Road and Easement Law from A to Z.”

2012, Speaker and paper, 30th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Trust the Trust or Trust the Trustee? Where to Put the Title.”

2011, Speaker and paper, NBI seminar “Road and Easement Law from A to Z.”

2011, Speaker and paper, Colorado Bar Association Continuing Legal Education, “Fall Real Estate Update, Title Standards.”

2011, Speaker and paper, Colorado Bar Association Continuing Legal Education, “Quiet Title Actions: The Basics Plus Selected Advanced Topics.”

2010, Speaker and paper, NBI seminar, “Road and Easement Law from A to Z.”

2010, Program Chair, 28th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association.

2010, Speaker and paper, “Quiet Title Actions in Colorado” presented to the Western Colorado Land Surveyors.

2009, Speaker and paper, Colorado Bar Association Continuing Legal Education Annual Fall Real Estate Update, “Legislative Update.”

2009, Speaker and paper, 27th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Annual Legislative Update.”

2009, Co-author (with Frederick B. Skillern) Real Property Law chapter of 2008 Annual Survey of Colorado Law published by the Colorado Bar Association.

2008, Co-author (with David M. (“Merc”) Pittinos) “Adverse Possession After HB 1148,” The Colorado Lawyer, November 2008.

2008, Speaker, CBA/CLE Luncheon, “What Real Estate Lawyers Need to Know About the New Adverse Possession Law – H.B. 1148.”

2008, Speaker and paper, NBI Seminar, “Road and Access Law: Successfully Handling Disputes.”

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2008, Speaker and paper, Colorado Bar Association Continuing Legal Education, “Quiet Title Actions: The Basics Plus Selected Advanced Topics.”

2008, Speaker and paper, Colorado Bar Association Continuing Legal Education Fall Real Estate Update, “Case Law Update.”

2008, Co-author (with Frederick B. Skillern) Real Property Law chapter of 2007 Annual Survey of Colorado Law published by the Colorado Bar Association.

2008, Speaker and paper, 26th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Annual Real Estate Case Law Update.”

2008, Speaker, Colorado Bar Association Luncheon, “Real Estate Case Law Update.”

2007, Speaker and paper, Colorado Bar Association Continuing Legal Education course, “Case Law Update.”

2007, Speaker and paper, 25th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Annual Real Estate Case Law Update.”

2007, Speaker and paper, Boulder County Bar Association, Real Estate Section, “Road and Access Law.”

2007, Speaker and paper, NBI Seminar, “Road and Access Law: Successfully Handling Disputes.”

2007, Speaker and paper, Lorman Seminar, “Law of Easements: Legal Issues and Practical Considerations in Colorado.”

2007, Co-author (along with Frederick B. Skillern) Real Property Law chapter of 2006 Annual Survey of Colorado Law published by the Colorado Bar Association.

2007, Speaker, Colorado Bar Association Luncheon, “Real Estate Case Law Update.”

2006, Speaker and paper, Colorado Bar Association Seminar, “2006 Real Estate Update; Recent Developments.”

2006, Speaker and paper, 24th Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Annual Real Estate Case Law Update.”

2006, Speaker and paper, Lorman Seminar, “Law of Easements: Legal Issues and Practical Considerations in Colorado.”

2006, Speaker, Colorado Bar Association Luncheon, “Real Estate Case Law Update.”

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2005, Speaker and paper, NBI Seminar, “Road and Access Law; How to Research and Resolve Access Disputes.”

2005, Speaker and paper, Lorman Seminar, “Title Examination in Colorado.”

2005, Speaker and paper, 23rd Annual Real Estate Symposium presented by the Real Estate Section of the Colorado Bar Association, “Investigating Public Roads, Private Roads and Boundary Disputes – What the Clerk and Recorder Won’t Tell You.”

2005, Speaker and paper, Lorman Seminar, “Law of Easements: Legal Issues and Practical Considerations in Colorado.”

2005, Speaker and paper, Third Annual Attorneys Title Guaranty Fund Knowledge Assembly, Topic: “Access Problems and Title Issues.”

2005, Speaker and paper, Lorman Seminar, “Real Estate Title Information in Colorado: How Do You Get It and What Do You Do With It?”

2004, Speaker and paper, NBI Seminar, “Road and Access Law; How to Research and Resolve Access Disputes.”

2004, Speaker and paper, NBI Seminar, “Keys to Success in a Real Estate Transaction.”

2004, Speaker and paper, Lorman Seminar, “A Year in the Life of a Real Estate Development Deal: Land Use Impacts on Real Estate Transactions in Colorado.”

2004, Speaker and paper, Lorman Seminar, “Real Estate Litigation in Colorado.”

2004, Speaker and paper, NBI Seminar, “Boundary Law in Colorado.”

2004, Speaker and paper, NBI Seminar, “Mastering Real Estate Titles and Title Insurance in Colorado.”

2004, Speaker and paper, Lorman Seminar, “Title Examination in Colorado.”

2004, Speaker and paper, Lorman Seminar, “Law of Easements: Legal Issues and Practical Considerations in Colorado.”

2003, Paper: “The Ghost of R.S. 2477: Does it Haunt Your Neck of the Woods?”

2003, Speaker and paper, Colorado Association of County Assessors, “Law of Easements.”

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2003, Speaker and paper, NBI Seminar, “Road and Access Law in Colorado: How to Research and Resolve Access Disputes.”

2003, Speaker and paper, NBI Seminar, “Real Estate Title Examination in Colorado.”

2003, Speaker and paper, NBI Seminar: “Boundary Law in Colorado.”

2003, Speaker and paper, CLE International Seminar: “Real Estate Development;” Topic: “Your Development: Can You Get There From Here?”

2003, Speaker and paper, Lorman Seminar: “Law of Easements: Legal Issues and Practical Considerations in Colorado.”

2003, Speaker, Debate with Colorado Attorney Regulation Counsel regarding recording of attorneys’ liens, before luncheon seminar of Denver Bar Association.

2003, Speaker and paper, Lorman Seminar: “Commercial Real Estate in Colorado.”

2002, Speaker and paper, NBI Seminar: “Effective Boundary Dispute Resolution in Colorado.”

2002, Speaker and paper, CLE International Seminar: “Real Estate Development” Topic: “Your Development: Can You Get There From Here?”

2002, Speaker and paper, NBI Seminar: “Boundary Law in Colorado.”

2002, Speaker and paper, NBI Seminar: “Real Estate Title Examination in Colorado.”

2001, Speaker and paper, NBI Seminar: “Road and Access Law in Colorado: How to Research and Resolve Access Disputes.”

2001, Speaker and paper, Lorman Seminar: “Commercial Real Estate in Colorado.”

2000, Speaker and paper, NBI Seminar: “Colorado Real Estate Title Law; Problems and Solutions.”

2000, Speaker and paper, NBI Seminar: “Road and Access Law in Colorado: How to Research and Resolve Access Disputes.”

2000, Speaker and paper, Lorman Seminar: “Commercial Real Estate in Colorado.”

1999, Speaker and paper, NBI Seminar: “Keys to Success in a Real Estate Transaction in Colorado.”

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1998, Speaker and paper, CLE International Seminar: “Third Annual Conference; Real Estate Development.”

1998, Speaker and paper, NBI Seminar: “Road and Access Law in Colorado: How to Research and Resolve Access Disputes.”

1997, Speaker and paper, NBI Seminar: “Road and Access Law in Colorado: How to Research and Resolve Access Disputes.”

1996, Speaker and paper, NBI Seminar: “Boundary Law in Colorado.”

“*Hecla Mining: Not Applicable in Federal Court*”, 23 *Colorado Lawyer* 1323, June 1994.

COMMUNITY ACTIVITIES:

Volunteer announcer, public radio station KUVO, 89.3 FM, jazz, Tuesdays 8 to 10 pm, every other week on All Blues, Saturdays 4 to 6 pm, 1988 to present.

Officer, Member of Board of Directors, Governor’s Estates Homeowners’ Association, 1997 -- 2006.

Occasional contributor of concert reviews to allaboutjazz.com and kuvo.org.

EXPERT WITNESS:

Shadow Mountain Ranch Homeowners Association, Inc. v. Fitzgerald, et al., Douglas County District Court, Case No. 05CV295; trial testimony, 2007

Northwest Pipeline Corporation v. #11 Enterprises, Ltd., Garfield County District Court, 05CV253, deposition testimony, 2007.

Wolniewicz et. al. v. Fidao et. al., Boulder County District Court, Case No. 99CV1500; expert report presented to court at trial pursuant to stipulation of counsel, 2008.

James A. Harders Individual Trust v. Attorneys Title Guaranty Fund, Inc., District Court, Gilpin County, Case No. 04CV100, expert report attached to summary judgment pleadings, on appeal, Case No. 08CA32, decided December 24, 2008.

Colorado Nublado Vista, Inc. v. Caldwell, Gilpin County District Court, Case No. 07-CV-93, testimony at hearing on attorneys’ fees, 2010.

Breitenbach v. Ireland, Stapleton, Pryor and Pasco, Denver District Court, Case No. 2009-CV-4956; expert report, 2011.

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Crisler v. Woodman Hills Filing No. 11 Design Review Counsel, El Paso District Court, Case No. 11 CV 2953, trial testimony, 2012.

Kittle v. St. Jude's Co., Garfield County District Court, Case No. 2008 CV 44, report and hearing testimony, 2013.

The Wanda L. Pettersen Trust Dated June 11, 1998 v. Pettersen et. al., Case No. 2013CV32257, Jefferson County, Colorado, expert report, 2014.

Meeper, LLC v. Powers, et. al., Case No. 12-CV-1732-WYD-KMT, U.S. District Court for the District of Colorado, expert report, 2015.

Colorado Hospitality Service, Inc. v. Auto-Owners Insurance Company, Case No. 2014-CV-1858-WJM-BNB, U.S. District Court for the District of Colorado, expert report, 2015.

City of Lakewood, Colorado v. Armstrong, Case No. 2015 CV 31593, Jefferson County District Court, expert report, 2016.

Parkview Gardens Building Owners Association also known as the Park View Gardens Building Condo Association v. Owners Insurance Company and Flood & Peterson Insurance Co., Inc., Boulder County District Court, Case No. 2014 CV 31519, expert report, 2016, rebuttal report, 2017, deposition testimony, 2018.

Horizon Park Partners, LLC v. Gator Horizon Partners, LTD., Boulder County District Court, Case No. 2013 CV 31577, expert report, deposition testimony, trial testimony, 2016.

Margaret E. Calder, et al. v. Bernal B. Madison, et al., Case No. 2010CV956, Weld County District Court, expert report and rebuttal report, trial testimony, 2017.

FD Interests, LLC v. Fairways at Buffalo Run Homeowners Association, Inc., Case No. 2016CV31316, Adams County District Court, expert report, trial testimony, 2017.

Maven Properties, LLC, v. Cherry Hills Village, Case No. 2017CV30551, Arapahoe County District Court, expert report, 2018.

In re the Marriage of Tatyana Podnosova and Boris Lipkind, Case No. 2009DR1603, Arapahoe County District Court, expert report, trial testimony, 2018.

Gregory v. Fidelity National Title Insurance Company, Case Number 2018CV31927, District Court, City and County of Denver, expert report, 2019.

Board of County Commissioners of Jefferson County v. Sawyer, Case Number 2018CV30493, District Court, Jefferson County, expert report and trial testimony, 2019.

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Glover v. Resource Land Holdings, LLC, Case Number 2018 CW 3166, District Court, Water Division 1, expert report, 2019.