

EXHIBIT A
LAND DESCRIPTION
PAGE 1 OF 3

A PARCEL OF LAND SITUATED IN THE NORTHEAST ONE-QUARTER (NE1/4) OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN; AND LOCATED IN THE CITY AND COUNTY OF DENVER, STATE OF COLORADO; BEING A PORTION OF LOTS 1 THROUGH 3 INCLUSIVE, BLOCK 2, VILLA PARK SUBDIVISION, AND BEING ALL OF THAT EMERGENCY ACCESS EASEMENT RECORDED WITH THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER UNDER RECEPTION NO. 2005137036, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF LOT 1, BLOCK 2, OF SAID VILLA PARK SUBDIVISION;

THENCE ALONG THE EASTERLY LINE OF SAID LOTS 1 THROUGH 3, S00°08'28"E, 69.58 FEET TO A POINT OF NON-TANGENT CURVE CONCAVE NORTH, WITH A RADIUS OF 50.00 FEET, AND A LONG CHORD OF S83°30'03"W, 11.07 FEET;

THENCE WESTERLY ALONG SAID NON-TANGENT CURVE, 11.09 FEET THROUGH A CENTRAL ANGLE OF 12°42'41";

THENCE S89°51'23"W, 113.97 FEET TO A POINT ON THE WESTERLY LINE OF SAID LOT 3;

THENCE ALONG THE WESTERLY LINE OF SAID LOT 3, N00°05'28"W, 16.00 FEET;

THENCE N89°51'23"E, 94.56 FEET TO A POINT OF CURVE CONCAVE NORTHWEST WITH A RADIUS OF 25.00 FEET, AND A LONG CHORD OF N44°53'43"E, 35.33 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE, 39.24 FEET THROUGH A CENTRAL ANGLE OF 89°55'20";

THENCE N00°03'57"W, 29.85 FEET TO A POINT ON THE NORTHERLY LINE OF SAID LOT 1;

THENCE ALONG THE NORTHERLY LINE OF SAID LOT 1, N89°59'25"E, 5.36 FEET TO THE POINT OF BEGINNING.

CONTAINING 2,424 SQUARE FEET OR 0.056 ACRES, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE VACATED ALLEY OF BLOCK 2, VILLA PARK, BEING S00°08'28"E, AS MONUMENTED ON THE NORTH BY A NAIL AND SHINER PLS 38162, AND ON THE SOUTH BY A NAIL AND SHINER PLS 38162.

EXHIBIT A
LAND DESCRIPTION
PAGE 2 OF 3

LEGAL DESCRIPTION STATEMENT:

I, DOUGLAS H. ORT III, A LICENSED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE LEGAL DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF, IS CORRECT.

DOUGLAS H. ORT III, COLORADO PLS 37066
WILSON & COMPANY
1675 BROADWAY, SUITE 200
DENVER, CO 80202
DHORTIII@WILSONCO.COM
PH 303-501-1221
FAX 303-297-2693