

EXHIBIT "C"
LAND DESCRIPTION

Page 1 of 2

A portion of the Steele Street Right-of-Way located in the Southeast Quarter of Section 24, Township 3 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, Colorado, being more particularly described as follows:

COMMENCING at the South Sixteenth Corner common to said Section 24 and to Section 19, Township 3 South, Range 67 West, (being a found 3-1/4 inch aluminum cap in range box, stamped: "COLO DEPT OF HIGHWAYS S1/16 S24 S19 R68W R67W T3S 1990 PLS 11434"); WHENCE the Southeast Corner of said Section 24, (being a found 3-1/4 inch aluminum cap in range box, stamped: "COLO DEPT OF HIGHWAYS T3S S24 S19 S25 S30 1990 PLS 11434") bears S00°03'52"W (Basis of Bearing-Assumed), a distance of 1322.58 feet;

THENCE N66°48'41"W, a distance of 2864.01 feet to the northerly line of Union Pacific Railroad Right of Way and the POINT OF BEGINNING;

THENCE S86°06'05"W, coincident with said northerly Right of Way line a distance of 10.02 feet;

THENCE N00°08'16"E, a distance of 96.20 feet;

THENCE S89°51'44"E, a distance of 10.00 feet;

THENCE S00°08'16"W, a distance of 95.50 feet to said northerly Right of Way line and the POINT OF BEGINNING.

Containing 958 square feet, (0.022 Acres), more or less.