

A parcel of land conveyed by Warranty Deed to the City and County of Denver, recorded on the 2nd day of July, 2015, at Reception Number 2015090202 in the City and County of Denver Clerk and Recorder's Office, State of Colorado, being more particularly described as follows:

A PART OF LOT 12, BLOCK 5, UNIVERSITY PARK AMENDED MAP, SITUATED IN THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 12;

THENCE SOUTH 89°55'22" WEST ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 11.89 FEET;

THENCE NORTH 44°44'16" EAST, A DISTANCE OF 16.89 FEET TO A POINT ON THE EAST LINE OF SAID LOT 12;

THENCE SOUTH 00°00'11" WEST ALONG SAID EAST LINE, A DISTANCE OF 11.98 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 71 SQUARE FEET, MORE OR LESS.

BEARINGS ARE BASED ON THE SOUTH LINE OF BLOCK 5, UNIVERSITY PARK AMENDED MAP, ASSUMED TO BEAR SOUTH 89°55'22" WEST.