

*PW Legal Description No. 2012-0294-02-001*

*A PARCEL OF LAND SITUATED IN THE NORTHEAST ONE-QUARTER OF SECTION 34, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;*

*BEGINNING AT THE WESTERLY-MOST CORNER OF LOT 12, BLOCK 191, CLEMENTS ADDITION TO DENVER, SAID POINT BEING THE POINT OF BEGINNING;*

*THENCE S.45°02'14"E., A DISTANCE OF 71.76 FEET TO A POINT ON THE NORTH LINE OF THAT CERTAIN CITY ORDINANCE 91 SERIES 1924;*

*THENCE N.89°47'13"W ALONG THE WESTERLY PROLONGATION OF SAID ORDINANCE, A DISTANCE OF 62.91 FEET;*

*THENCE N.45°02'14"W., A DISTANCE OF 27.04 FEET TO A POINT ON THE SOUTHWESTERLY PROLONGATION OF THE NORTHWESTERLY LINE OF SAID BLOCK 191;*

*THENCE N.44°54'36"E. ALONG SAID SOUTHWESTERLY PROLONGATION, A DISTANCE OF 44.29 FEET TO THE POINT OF BEGINNING.*

*CONTAINING 2,188 SQUARE FEET OR 0.050 ACRES, MORE OR LESS.*