

PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000247-001:

LEGAL DESCRIPTION - STREET PARCEL #1:

A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND COUNTY OF DENVER, RECORDED ON THE 9TH DAY OF FEBRUARY, 2024, AT RECEPTION NUMBER 2024011122 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

A PARCEL OF LAND BEING A PORTION OF LOTS 23 AND 24 INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, LYING WITHIN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 16, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY & COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 3.00 (THREE) FEET OF SAID LOTS 23 AND 24, INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

CONTAINING +/-165 SQUARE FEET OR +/-0.004 ACRES OF LAND, MORE OR LESS.

PARCEL DESCRIPTION ROW NO. 2023-DEDICATION-0000247-002:

LEGAL DESCRIPTION – STREET PARCEL #2:

A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND COUNTY OF DENVER, RECORDED ON THE 9TH DAY OF FEBRUARY, 2024, AT RECEPTION NUMBER 2024011122 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

A PARCEL OF LAND BEING A PORTION OF LOT 24 INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, LYING WITHIN THE NORTHEAST QUARTER (NE ¼) OF SECTION 16, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY & COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE WEST 2.00 (TWO) FEET OF SAID LOT 24, EXCEPT THE NORTH 3.00 (THREE) FEET OF THE WEST 2.00 (TWO) FEET OF SAID LOT 24, INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

CONTAINING +/-244 SQUARE FEET OR +/-0.006 ACRES OF LAND, MORE OR LESS.

PARCEL DESCRIPTION ROW NO. 2023—DEDICATION-0000247-003:

LEGAL DESCRIPTION - ALLEY PARCEL #3:

A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND COUNTY OF DENVER, RECORDED ON THE 9TH DAY OF FEBRUARY, 2024, AT RECEPTION NUMBER 2024011122 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

A PARCEL OF LAND BEING A PORTION OF LOTS 23 AND 24 INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, LYING WITHIN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 16,

TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY & COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 2.00 (TWO) FEET OF SAID LOTS 23 AND 24, EXCEPT THE WEST 2.00 (TWO) FEET OF THE SOUTH 2.00 (TWO) FEET OF SAID LOT 24, INCLUSIVE OF BLOCK 35 OF VALVERDE, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

CONTAINING +/-106 SQUARE FEET OR +/-0.002 ACRES OF LAND, MORE OR LESS.