

2600 S University Blvd Legal Description

Property Description:

A parcel or land located In the Southwest One-quarter of Section 25, Township 4 South, Range 68 West of the 6th Principal Meridian and being a part of Lots 4 and 5, Block 22, ILIFF'S UNIVERSITY ADDITION, City and County of Denver, State of Colorado, being more particularly described as follows:

Beginning at the southeast corner of Lot 3, Block 22, said ILIFF'S UNIVERSITY ADDITION thence S00°00'00"E along the east line of Lots 4 and 5, said Block 22, a distance of 37.76 feet; thence departing said east line S81°10'49"W, a distance of 38.17 feet; thence N87°30'09"W, a distance of 34.89 feet; thence N56°38'13"W, a distance of 28.32 feet; thence N01°05'43"E, a distance of 26.53 feet to a point on the south line of Lot 3, said Block 22; thence N90°00'00"E along said south line, a distance or 95.72 feet, more or less, to the Point of Beginning. Containing 3,833 square feet or 0.088 acres, more or less.