

A parcel of land conveyed by Warranty Deed to the City and County of Denver, recorded on the 2nd day of February, 2017, at Reception No. 2017019483 in the City and County of Denver Clerk and Recorder's Office, State of Colorado, being more particularly described as follows:

A PARCEL OF LAND, BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 3, T.4S., R.68W., OF THE 6TH P.M., CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING THE EASTERLY 2.00 FEET OF LOTS 13 THROUGH 20, BLOCK 4, FIRST ADDITION TO ARLINGTON HEIGHTS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS:

THE 20' DENVER RANGE LINE ALONG 9TH AVENUE BETWEEN GRANT STREET AND THE EAST LINE OF FIRST ADDITION TO ARLINGTON HEIGHTS, MONUMENTED ON THE EAST BY A 1.5" BRASS CAP SET IN CONCRETE AND ON THE WEST BY A 2.5" ALUMINUM CAP IN A RANGE BOX, STAMPED PLS 25375 AND IS CONSIDERED TO BEAR S89°51'29"W:

COMMENCING AT THE FOUND 1.5" BRASS CAP SET IN CONCRETE FOR THE EAST LINE OF FIRST ADDITION TO ARLINGTON HEIGHTS; THENCE S89°51'29"W, A DISTANCE OF 10.18 FEET AND N00°08'31"W, A DISTANCE OF 20.00 FEET TO A POINT ON THE SOUTH LINE OF LOT 20 OF SAID FIRST ADDITION TO ARLINGTON HEIGHTS AND BEING 2.00 FEET WESTERLY OF THE SOUTHEAST CORNER OF SAID LOT 20 AND BEING THE **POINT OF BEGINNING**:

THENCE N00°40'14"W ALONG A LINE BEING 2.00 FEET WEST, PARALLEL AND PERPENDICULAR TO THE EASTERLY LINE OF SAID LOTS 13 THROUGH 20, A DISTANCE OF 200.00 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 13;

THENCE N89°51'29"E ALONG SAID NORTH LINE, A DISTANCE OF 2.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 13;

THENCE S00°40'14"E ALONG THE EAST LINES OF SAID LOTS 13 THROUGH 20, A DISTANCE OF 200.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 20;

THENCE S89°51'29"W ALONG THE SOUTH LINE OF SAID LOT 20, A DISTANCE OF 2.00 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 400 SQUARE FEET OR 0.009 ACRES MORE OR LESS.

PREPARED FOR AND ON BEHALF OF GALLOWAY
BY LYLE G. BISSEGGGER, PLS# 38038