

2. PARKING LOT F:

A PARCEL OF LAND BEING A PORTION OF BLOCKS 4, 5, 6 AND 7 ALONG WITH A PORTION OF THE VACATED ALLEYS AND A PORTION OF THE VACATED STREETS ADJACENT TO AND CONTIGUOUS WITH SAID BLOCKS ALL LOCATED IN WEST DENVER SITUATED IN SECTION 33, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO; DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF SAID BLOCK 7 WEST DENVER, WHENCE THE SOUTHWEST CORNER OF SAID SECTION 33 BEARS SOUTH 44°12'26" WEST, 4077.66 FEET AND THE MOST SOUTHERLY CORNER OF LOT 10, SAID BLOCK 7, BEARS SOUTH 30°05'21" EAST, 80.00 FEET, SAID POINT BEING ON THE EASTERLY RIGHT-OF-WAY LINE ON 11TH STREET AS DEFINED IN ORDINANCE NO. 108, SERIES 1998 RECORDED MARCH 2, 1998 UNDER RECEPTION NO. 9800030568 IN THE RECORDS OF THE CITY AND COUNTY OF DENVER; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES:

- 1) NORTH 30°05'21" WEST, ALONG SAID SOUTHWESTERLY BLOCK LINE, 5.78 FEET TO A POINT OF CURVE;
- 2) ALONG THE ARC OF SAID TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 164.00 FEET AND A CENTRAL ANGLE OF 45°07'58", 129.19 FEET TO A POINT OF TANGENT;
- 3) NORTH 75°13'19" WEST, ALONG SAID TANGENT, 22.24 FEET TO THE SOUTHERLY LINE OF WEWATTA PLACE AS DEFINED IN ORDINANCE NO. 109, SERIES 1998 RECORDED MARCH 2, 1998 UNDER RECEPTION NO. 9800030569 IN THE RECORDS OF THE CITY AND COUNTY OF DENVER.

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES:

- 1) NORTH 14°46'41" EAST, 63.84 FEET TO A POINT OF CURVE;
- 2) ALONG THE ARC OF SAID TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 394.46 FEET AND A CENTRAL ANGLE OF 30°07'15", 207.37 FEET TO A POINT OF TANGENT;
- 3) NORTH 44°53'56" EAST, ALONG SAID TANGENT, 326.70 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SPEER BOULEVARD AS DEFINED IN PARCELS 5B AND 5C OF THE SPEER VIADUCT REPLACEMENT PROJECT;

THENCE ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES:

- 1) SOUTH 46°33'08" EAST, 102.38 FEET TO A POINT ON A CURVE;
- 2) ALONG THE ARC OF SAID NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 951.74 FEET, A CHORD BEARING SOUTH 45°40'26" EAST AND A CENTRAL ANGLE OF 01°45'16", 29.14 FEET TO A POINT ON A CURVE, SAID POINT BEING ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SPEER BOULEVARD AS DEFINED IN ORDINANCE NO. 107, SERIES 1998 RECORDED MARCH 2, 1998 UNDER RECEPTION NO. 9800030567 IN THE RECORDS OF THE CITY AND COUNTY OF DENVER;

THENCE ALONG SAID SOUTHWESTERLY LINE THE FOLLOWING TWO (2) COURSES:

- 1) ALONG THE ARC OF SAID NON-TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 1150.00 FEET, A CHORD BEARING SOUTH 35°54'45" EAST AND A CENTRAL ANGLE OF 10°08'06", 203.42 FEET TO A POINT OF TANGENT;
- 2) SOUTH 30°50'42" EAST, ALONG SAID TANGENT, 41.81 TO A POINT 80.00 FEET, AS MEASURED AT RIGHT ANGLES, NORTHWESTERLY OF THE SOUTHEASTERLY LINE OF LOTS 3 AND 10, SAID BLOCK 4 AND LOTS 3 AND 10, SAID BLOCK 7;

THENCE SOUTH 59°53'54" WEST, PARALLEL WITH SAID SOUTHEASTERLY LOT LINE, 531.92 FEET TO THE POINT OF BEGINNING.