

A parcel of land conveyed by Warranty Deed to the City and County of Denver, recorded on the 18th day of January, 2017, at Reception No. 2017006869 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 located in the Southwest 1/4 of Section 31, Township 4 South, Range 68 West of the 6th Principal Meridian, City and County of Denver, State of Colorado:

The West 3.00 feet of Lots 30 & 31, Block 15, Sloan Lake Subdivision, more particularly described as follows:

Commencing at the found #5 Rebar with an orange plastic cap (L.S. #22094), also being the Northwest corner of the South 1/2 of Lot 28, Block 15, Sloan Lake Subdivision.

Thence N04°36'06"W, a distance of 37.80 feet to the south line of said Lot 30, also being the Point of Beginning;

Thence N90°00'00"W, along said south line, a distance of 3.00 feet;

Thence N00°07'27"W, a distance of 50.03 feet;

Thence S89°59'17"E, along the north line of said Lot 31, a distance of 3.00 feet;

Thence S00°07'28"E, a distance of 50.03 feet to the Point of Beginning.

Containing 150 Square Feet (0.003 Acres) More or Less.

BASIS OF BEARINGS: BASIS OF BEARING USED FOR THIS SURVEY IS THE 20' RANGE LINE FOUND IN WEST 16th AVE. BETWEEN THE MONUMENTS SHOWN HEREON WITH AN ASSUMED BEARING OF S89°59'48"E.