

Attachment C

Legal Description

PARCEL A:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4, A DISTANCE OF 974.62 FEET; THENCE ON ANGLE TO THE LEFT OF 90° A DISTANCE OF 60.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE LAST MENTIONED COURSE AND ADDITIONAL DISTANCE OF 120.00 FEET TO A POINT OF CURVATURE;

THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 300.00 FEET AND A CENTRAL ANGLE OF 40°42'59" AN ARC DISTANCE OF 213.19 FEET;

THENCE RADially TO THE RIGHT A DISTANCE OF 104.50 FEET TO A POINT OF CURVATURE;

THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 234.51 FEET AND A CENTRAL ANGLE OF 18°59'19" AN ARC DISTANCE OF 77.72 FEET TO A POINT OF TANGENCY;

THENCE ALONG THE TANGENT TO THE AFORESAID CURVE 258.92 FEET RADially TO A POINT ON A CURVE WHICH IS ALSO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTH TAMARAC PARKWAY;

THENCE THE FOLLOWING FOUR (4) COURSES ALONG SAID RIGHT-OF-WAY LINE OF SOUTH TAMARAC PARKWAY;

- (1) ALONG A CURVE TO THE RIGHT WHOSE TANGENT MAKES AN ANGLE TO THE RIGHT OF 90° FROM THE PRECEDING COURSE AND HAVING A RADIUS OF 1080.00 FEET AND A CENTRAL ANGLE OF 12°05'56" AN ARC DISTANCE OF 228.06 FEET;
- (2) THENCE RADially TO THE RIGHT 10.00 FEET TO A POINT ON A CONCENTRIC CURVE;
- (3) THENCE ALONG A CURVE TO THE RIGHT WHOSE TANGENT MAKES AN ANGLE TO THE LEFT OF 90° FROM THE PRECEDING CO-RADIAL COURSE AND HAVING A RADIUS OF 1070.00 FEET AND A CENTRAL ANGLE OF 9°37'44" 179.82 FEET TO A POINT OF TANGENCY;

(4) THENCE ALONG THE TANGENT TO THE AFORESAID CURVE 18.50 FEET TO A POINT OF CURVATURE;

THENCE ALONG A CORNER CURVE HAVING A RADIUS OF 101.50 FEET AND A CENTRAL ANGLE OF 90° AN ARC DISTANCE OF 159.44 FEET TO A POINT OF TANGENCY WHICH IS ALSO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST BELLEVIEW AVENUE;

THENCE ALONG THE TANGENT TO THE AFORESAID CURVE AND ALONG SAID RIGHT-OF-WAY LINE 278.50 FEET TO THE TRUE POINT OF BEGINNING EXCEPT THAT PORTION THEREOF CONVEYED TO GOLDSMITH METROPOLITAN DISTRICT BY DEED RECORDED APRIL 27, 1982 IN BOOK 2573, PAGE 692 AND EXCEPT THAT PORTION THEREOF CONVEYED TO GERALNES B.V., ET AL, BY DEED RECORDED MAY 24, 1983 IN BOOK 2818, PAGE 18, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

PARCEL B:

A 49.00 FOOT WIDE STRIP OF LAND SITUATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST ONE-QUARTER OF SECTION 9;

THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHEAST ONE-QUARTER OF SECTION 9 A DISTANCE OF 1280.67 FEET TO THE SOUTHERLY EXTENSION OF THE WESTERLY RIGHT-OF-WAY LINE OF SOUTH TAMARAC PARKWAY AS DESCRIBED IN ORDINANCE NO. 275, SERIES OF 1971;

THENCE ON AN ANGLE TO THE RIGHT OF 90°00'00" ALONG SAID EXTENSION AND THE WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 180.00 FEET TO A POINT OF CURVE;

THENCE CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF SOUTH TAMARAC PARKWAY, ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1080.00 FEET AND A CENTRAL ANGLE OF 21°43'40", A DISTANCE OF 409.56 FEET TO THE NORTHEAST CORNER OF THAT PARCEL OF LAND DESCRIBED IN BOOK 2081, PAGE 219 OF THE RECORDS OF THE CLERK AND RECORDER OF THE CITY AND COUNTY OF DENVER;

THENCE DEPARTING SAID WESTERLY RIGHT-OF-WAY LINE, ON AN ANGLE TO THE LEFT OF 90°01'31", RADially TO THE CURVE OF SAID WESTERLY RIGHT-OF-WAY, AND COINCIDENTALLY ALONG SAID NORTHERLY BOUNDARY LINE OF SAID PARCEL DESCRIBED IN BOOK 2081, PAGE 219 A DISTANCE OF 12.44 FEET, TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE SAID NORTHERLY BOUNDARY LINE, THE FOLLOWING THREE (3) COURSES:

- (1) CONTINUING ON THE LAST MENTIONED COURSE, A DISTANCE OF 245.86 FEET TO A POINT OF CURVE;
- (2) THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 234.51 FEET AND CENTRAL ANGLE OF 18°59'19", A DISTANCE OF 77.72 FEET, TO A POINT OF TANGENT;
- (3) ALONG SAID TANGENT A DISTANCE OF 104.85 FEET, TO A POINT ON THE NORTHWESTERLY CORNER OF SAID PARCEL DESCRIBED IN BOOK 2081, PAGE 219, SAID CORNER BEING ON A CURVE;

THENCE DEPARTING SAID NORTHERLY BOUNDARY LINE ON AN ANGLE TO THE RIGHT OF 90°00'00" COINCIDENTALLY WITH THE CURVE TO THE LEFT, HAVING A RADIUS OF 300.00 FEET AND A CENTRAL ANGLE OF 04°17'01", A DISTANCE OF 22.43 FEET, TO A POINT OF TANGENT;

THENCE CONTINUING ALONG THE TANGENT, A DISTANCE OF 26.67 FEET; THENCE ON AN ANGLE TO THE RIGHT OF 94°17'01", A DISTANCE OF 107.68 FEET TO A POINT OF CURVE; THENCE ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 283.51 FEET AND A CENTRAL ANGLE OF 18°59'19", A DISTANCE OF 93.96 FEET, TO A POINT OF TANGENT; THENCE CONTINUING ALONG THE TANGENT, A DISTANCE OF 253.04 FEET; THENCE ON AN ANGLE TO THE RIGHT OF 97°18'36", ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1367.32 FEET AND A CENTRAL ANGLE OF 02°04'31", A DISTANCE OF 49.53 FEET, TO THE TRUE POINT OF BEGINNING EXCEPT THAT PORTION THEREOF CONVEYED BY DEED RECORDED MAY 24, 1983 IN BOOK 2818, PAGE 18, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

PARCEL C:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 9, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH P.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHEAST ONE-QUARTER; THENCE WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST ONE-QUARTER ON A BEARING OF SOUTH 89°52'59" WEST A DISTANCE OF 1670.36 FEET;

THENCE DEPARTING SAID SOUTH LINE ON A BEARING OF NORTH 00°07'01" WEST, A DISTANCE OF 180.00 FEET TO THE POINT OF CURVATURE;

THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 322.86 FEET AND A CENTRAL ANGLE OF 21°43'40" AN ARC DISTANCE OF 122.44 FEET (THE CHORD OF

WHICH BEARS NORTH $10^{\circ}58'51''$ WEST A DISTANCE OF 121.70 FEET) TO A POINT OF TANGENCY;

THENCE ALONG THE TANGENT TO THE AFORESAID CURVE ON A BEARING OF NORTH $21^{\circ}50'41''$ WEST A DISTANCE OF 147.15 FEET TO THE TRUE POINT OF BEGINNING;

THENCE ON CONTINUING ALONG THE LAST MENTIONED COURSE AN ADDITIONAL DISTANCE OF 37.88 FEET, THENCE A BEARING OF NORTH $68^{\circ}09'19''$ EAST A DISTANCE OF 157.50 FEET TO A POINT ON A CURVE;

THENCE SOUTHWESTERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 283.51 FEET AND A CENTRAL ANGLE OF $18^{\circ}59'19''$ AN ARC DISTANCE OF 93.96 FEET (THE CHORD OF WHICH BEARS SOUTH $58^{\circ}39'40''$ A DISTANCE OF 93.53 FEET) TO A POINT OF TANGENCY;

THENCE ALONG THE TANGENT TO THE AFORESAID CURVE ON A BEARING OF SOUTH $49^{\circ}10'00''$ WEST A DISTANCE OF 69.01 FEET TO THE TRUE POINT OF BEGINNING, CITY AND COUNTY OF DENVER, STATE OF COLORADO.