

Zone Lot Description:

A TRACT OF LAND LOCATED IN THE NORTHEAST $\frac{1}{4}$ OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE 6TH P.M., BEING LOTS 23, 24 AND A PORTION OF LOTS 19 TO 22, BLOCK TWENTY-SIX (26), MONTCLAIR RESUBDIVISION OF BLOCKS TWENTY-FIVE (25) AND TWENTY-SIX (26), AND SUBDIVISION OF BLOCK "A", CITY AND COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 24; THENCE S00° 14'01"E ALONG THE EAST LINE OF SAID LOT 24 AND SAID LINE EXTENDED, 148.04 FEET TO A POINT 2.00 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 19; THENCE S89°46'11"W ALONG A LINE 2.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID LOT 19, 105.00 FEET; THENCE N00°14'01"W, 98.03 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 23; THENCE S89°46'11"W ALONG THE SOUTH LINE OF SAID LOT 23, 25.03 FEET TO THE SOUTHWEST CORNER OF SAID LOT 23; THENCE N00°13'13"W ALONG THE WEST LINE OF SAID LOT 23 AND SAID LINE EXTENDED, 50.01 FEET TO THE NORTHWEST CORNER OF SAID LOT 24; THENCE N89°46'11"E ALONG THE NORTH LINE OF SAID LOT 24, 130.02 FEET TO THE POINT OF BEGINNING, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

THE ABOVE DESCRIBED PARCEL CONTAINS 16,796 SQUARE FEET OR 0.3856 ACRES MORE OR LESS.