

Those Permanent Easement Areas described in and the vertical depth of which are limited in document recorded on March 3, 2015 in the Office of the Clerk and Recorder at Reception No. 2015026592 described therein as follows:

Parcel 1 (PE-117A)

A Permanent Easement No. PE-117A of the City and County of Denver, State of Colorado, Project Number CE-93007, containing 150 square feet or 0.003 acre, more or less, within a parcel of land as described as "PARCEL 2I" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a portion of Lots 21 and 22 both of Block 1 of Lawrence's Broadway Addition, in Engineering Book 19 at Page 37, records of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Beginning at the southeast corner of said Lot 22, also being the intersection of the south line of said Lot 22 and the east line of said parcel of land described as "PARCEL 2I", also being the westerly right-of-way line of South Broadway (width varies), whence said 3.25-inch brass cap bears South 29°36'18" East a distance of 103.58 feet;

Thence North 89°55'53" West along said south line of Lot 22 a distance of 3.00 feet;

Thence departing said south line of Lot 22 North 00°44'35" West a distance of 50.01 feet to the north line of said Lot 21;

Thence South 89°55'53" East along said north line of Lot 21 a distance of 3.00 feet to the east line of said Lot 21, also being said east line of a parcel of land described as "PARCEL 2I", also being said westerly right-of-way line;

Thence departing said north line of Lot 21 South 00°44'35" East along said east line of Lot 21 and along the east line of Lot 22, also being said westerly right-of-way line a distance of 50.01 feet to said south line of Lot 22, also being the **Point of Beginning**;

Parcel 2 (PE-118 NORTH)

A Permanent Easement No. PE-118 of the City and County of Denver, State of Colorado, Project Number CE-93007, containing a total of 24,146 square feet or 0.554 acre, more or less, within a parcel of land as described as "PARCEL 2I" and a parcel of land as described as "PARCEL 2A" both by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Lawrence's Broadway Addition and Edgerton Place both recorded in Engineering Book 19 at Page 37, records of the City and County of

Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the intersection of the westerly right-of-way line of South Broadway (width varies) and the northerly right-of-way line of Mississippi Avenue (width varies), whence said 3.25-inch brass cap bears South 51°35'20" East a distance of 64.48 feet;

Thence North 00°44'35" West along the east line of said parcel of land described as "PARCEL 2I", also being said westerly right-of-way line, also being parallel with and 50.00 feet west of the east line of said Southwest Quarter of Section 15, a distance of 100.01 feet to the **Point of Beginning**;

Thence departing said east line the following fifteen (15) courses:

- 1) North 89°55'53" West a distance of 3.00 feet;
- 2) North 00°44'35" West a distance of 189.48 feet to a point of tangency;
- 3) 143.30 feet along the arc of a curve to the left, having a radius of 1432.00 feet, through a central angle of 5°44'01", to a point of tangency;
- 4) North 06°28'36" West a distance of 110.00 feet to a point of tangency;
- 5) 51.88 feet along the arc of a curve to the right, having a radius of 3367.50 feet, through a central angle of 0°52'58", to a point of non-tangency;
- 6) South 89°41'57" West a distance of 2.15 feet;
- 7) North 05°32'41" West a distance of 8.11 feet;
- 8) North 45°18'03" West a distance of 33.72 feet;
- 9) South 89°41'57" West a distance of 72.30 feet;
- 10) North 00°18'03" West a distance of 90.00 feet;
- 11) North 89°41'57" East a distance of 64.85 feet;
- 12) North 44°41'57" East a distance of 33.99 feet to a point of non-tangency;
- 13) 57.13 feet along the arc of a curve to the right, having a radius of 3367.50 feet, through a central angle of 0°58'20", whence the initial radial bears North 86°49'22" East, to a point of tangency;
- 14) North 02°12'19" West a distance of 112.07 feet;
- 15) North 89°53'44" East a distance of 39.77 feet to said westerly right-of-way line also being the east line of said parcel of land described as "PARCEL 2A", also being parallel with and 50.00 feet west of said east line of the Southwest Quarter of Section 15;

Thence South 00°44'35" East along said westerly right-of-way line a distance of 808.41 feet to the **Point of Beginning**;

Parcel 3 (PE-121A)

A permanent easement No. PE-121A of the City and County of Denver, State of Colorado, Project Number CE-93007, containing 2,366 square feet or 0.054 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place recorded in Engineering Book 19 at Page 37, records of the City and County of Denver, State

of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the South Quarter Corner of said Section 15;

Thence North 00°44'35" West along said east line of the Southwest Quarter of Section 15 a distance of 949.13 feet;

Thence departing said east line of the Southwest Quarter of Section 15 South 89°15'25" West a distance of 50.00 feet to the east line of said parcel of land described as "PARCEL 2A", also being the westerly right-of-way line of South Broadway (width varies), also being the **Point of Beginning**;

Thence the following three (3) courses:

- 1) South 89°53'44" West a distance of 39.77 feet;
- 2) North 02°12'19" West a distance of 58.61 feet;
- 3) South 89°39'57" East a distance of 41.27 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line;

Thence South 00°44'35" East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 58.26 feet to the **Point of Beginning**;

Parcel 4 (PE-121)

A Permanent Easement No. RW-121 of the City and County of Denver, State of Colorado, Project Number CE-93007, containing 4,341 square feet or 0.100 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place, recorded in Engineering Book 19 at Page 37, record of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the South Quarter Corner of said Section 15;

Thence North 00°44'35" West along said east line of the Southwest Quarter of Section 15 a distance of 1007.39 feet;

Thence departing said east line of the Southwest Quarter of Section 15 South 89°15'25" West a distance of 50.00 feet to the east line of said parcel of land described as "PARCEL 2A", also

being the westerly right-of-way line of South Broadway (width varies), also being the **Point of Beginning**;

Thence the following three (3) courses:

- 1) North 89°39'57" West a distance of 41.27 feet;
- 2) North 02°12'19" West a distance of 101.96 feet;
- 3) South 89°59'56" East a distance of 43.86 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line;

Thence South 00°44'35" East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 102.13 feet to the **Point of Beginning**;

Parcel 5 (PE-121E)

A permanent easement No. PE-121E of the City and County of Denver, State of Colorado, Project Number CE-93007, containing a total of 4,561 square feet or 0.105 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place and First Addition to Edgerton Place, both in Engineering Book 19 at Page 37, records of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the South Quarter Corner of said Section 15;

Thence North 00°44'35" West along said east line of the Southwest Quarter of Section 15 a distance of 1109.52 feet;

Thence departing said east line of the Southwest Quarter of Section 15 South 89°15'25" West a distance of 50.00 feet to the east line of said parcel of land described as "PARCEL 2A", also being the westerly right-of-way line of South Broadway (width varies), also being the **Point of Beginning**;

Thence the following four (4) courses:

- 1) North 89°59'56" West a distance of 43.86 feet;
- 2) North 02°12'19" West a distance of 44.70 feet;
- 3) North 00°44'35" West a distance of 30.71 feet;
- 4) North 89°47'18" East a distance of 45.00 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, also being a point called "A";

Thence South 00°44'35" East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 75.55 feet to the **Point of Beginning**;

Parcel 6 (PE-121F)

A permanent easement No. PE-121F of the City and County of Denver, State of Colorado, Project Number CE-93007, containing 2,478 square feet or 0.057 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place recorded in Engineering Book 19 at Page 37, records of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the South Quarter Corner of said Section 15;

Thence North 00°44'35" West along said east line of the Southwest Quarter of Section 15 a distance of 1185.06 feet;

Thence departing said east line of the Southwest Quarter of Section 15 South 89°15'25" West a distance of 50.00 feet to the east line of said parcel of land described as "PARCEL 2A", also being the westerly right-of-way line of South Broadway (width varies), also being the **Point of Beginning**;

Thence the following three (3) courses:

- 1) South 89°47'18" West a distance of 45.00 feet;
- 2) North 00°44'35" West a distance of 55.18 feet;
- 3) South 89°56'07" East a distance of 45.00 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line;

Thence South 00°44'35" East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 54.96 feet to the **Point of Beginning**;

Parcel 7 (PE-121G)

A permanent easement No. PE-121G of the City and County of Denver, State of Colorado, Project Number CE-93007, containing 2,614 square feet or 0.060 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place and First Addition to Edgerton Place both recorded in Engineering Book 19 at Page 37, records of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North 00°44'35" West;

Commencing at the South Quarter Corner of said Section 15;

Thence North $00^{\circ}44'35''$ West along said east line of the Southwest Quarter of Section 15 a distance of 1240.03 feet;

Thence departing said east line of the Southwest Quarter of Section 15 South $89^{\circ}15'25''$ West a distance of 50.00 feet to the east line of said parcel of land described as "PARCEL 2A", also being the westerly right-of-way line of South Broadway (width varies), also being the **Point of Beginning**;

Thence the following three (3) courses:

- 1) North $89^{\circ}56'07''$ West a distance of 45.00 feet;
- 2) North $00^{\circ}44'35''$ West a distance of 58.09 feet;
- 3) South $89^{\circ}56'07''$ East a distance of 45.00 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line;

Thence South $00^{\circ}44'35''$ East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 58.09 feet to the **Point of Beginning**;

Parcel 8 (PE-121B)

A permanent easement No. PE-121B of the City and County of Denver, State of Colorado, Project Number CE-93007, containing a total of 4,561 square feet or 0.105 acre, more or less, within a parcel of land described as "PARCEL 2A" by Deed at Reception No. 2009115337, records of the City and County of Denver, State of Colorado, also being a part of Edgerton Place and First Addition to Edgerton Place, both in Engineering Book 19 at Page 37, records of the City and County of Denver, State of Colorado, in the Southwest Quarter of Section 15, Township 4 South, Range 68 West, of the Sixth Principal Meridian, City and County of Denver, Colorado, said parcel being more particularly described as follows:

Bearings are based upon the east line of said Southwest Quarter of Section 15, as monumented by a stone with a notch in a range box at the north end and monumented by a 3.25-inch brass cap stamped "Greiner Eng, 1/4, 15/22, LS 19611, 1986" at the south end, said east line is assumed to bear North $00^{\circ}44'35''$ West;

Commencing at the point described as "A" in the SOUTH PARCEL described above;

Thence North $00^{\circ}44'35''$ West along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 113.05 feet to the **Point of Beginning**;

Thence departing said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, North $89^{\circ}56'07''$ West a distance of 45.00 feet;

Thence North $00^{\circ}44'35''$ West a distance of 26.44 feet to the north line of said parcel of land described as "PARCEL 2A", also being the southerly right-of-way line for Kentucky Avenue (15.00 feet wide);

Thence South $89^{\circ}58'26''$ East along said north line, also being said southerly right-of-way line, a distance of 45.00 feet to said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line;

Thence South 00°44'35" East along said east line of a parcel of land described as "PARCEL 2A", also being said westerly right-of-way line, a distance of 26.47 feet to the **Point of Beginning**;