

EXHIBIT A
Land Description

A PARCEL OF LAND BEING A PORTION OF QUIVAS STREET, VACATED BY ORDINANCE 98, SERIES OF 1948, RECORDED AT RECEPTION NO. 2004117961. LYING SOUTH OF THE EXISTING REGIONAL TRANSPORTATION DISTRICT PROPERTY AS DESCRIBED AT RECEPTION NUMBER 2011021623, AND LYING NORTH OF THAT STRIP OF LAND, ABUTTING THE NORTH RIGHT-OF-WAY OF WEST 13TH AVENUE, SAID STRIP BEING 3 FEET IN WIDTH PER RECEPTION NUMBER 2017135867 ALL LOCATED IN THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH P.M., CITY AND COUNTY OF DENVER, STATE OF COLORADO.

SAID PARCEL CONTAINS 15,372 SQUARE FEET, OR 0.3528 ACRES.

BASIS OF BEARINGS: BEARINGS CONTAINED HEREIN ARE BASED ON THE 20 FOOT RANGE LINE IN W. 13TH AVENUE, BETWEEN SHOSHONE STREET AND QUIVAS STREET. SAID LINE IS ASSUMED TO BEAR N 89°59'40" E, AND IS MONUMENTED ON THE WEST BY A 2" ALUMINUM CAP, L.S.#14108, AND ON THE EAST BY A #6 REBAR WITH A 2.5" ALUMINUM CAP IN RANGE BOX LS#38320.

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