

A PARCEL OF LAND BEING A PORTION OF THE DRAINAGE AND SEWAGE EASEMENT DESCRIBED AT RECEPTION NO. 1999095675 OVER AND ACROSS LOTS 35 THROUGH 43, BLOCK 16, SOUTH CAPITOL HILL RECORDED IN BOOK A1, PAGE 16, SITUATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST SIXTEENTH CORNER OF SAID SECTION 18; THENCE NORTH $31^{\circ}19'28''$ EAST, A DISTANCE OF 349.73 FEET TO THE EAST LINE OF SAID EASEMENT AND THE **POINT OF BEGINNING**;

THENCE NORTH $89^{\circ}50'18''$ WEST, A DISTANCE OF 2.02 FEET;
THENCE NORTH $00^{\circ}09'42''$ EAST, A DISTANCE OF 187.10 FEET;
THENCE NORTH $33^{\circ}32'51''$ EAST, A DISTANCE OF 3.61 FEET TO THE EAST LINE OF SAID EASEMENT;
THENCE SOUTH $00^{\circ}09'08''$ WEST ALONG SAID EAST LINE, A DISTANCE OF 190.11 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 378 SQUARE FEET OR 0.01 ACRES, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, AS MONUMENTED AT THE NORTHEAST SIXTEENTH CORNER BY A 2.5" ALUMINUM CAP STAMPED PLS 36062 AND AT THE NORTH SIXTEENTH CORNER WITH 3.25" ALUMINUM CAP STAMPED PLS 33200, ASSUMED TO BEAR NORTH $90^{\circ}00'00''$ EAST.