

**Legal Description of Subject Property**  
**Rezoning Application for 8101 & 8351 E. Belleview Ave.**

**Parcel 1:**

A tract of land in the Southeast  $\frac{1}{4}$  of Section 9, Township 5 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 Southwest corner of said Southeast  $\frac{1}{4}$ ;

Thence East along the South line of said Southeast  $\frac{1}{4}$ , 664.91 feet;

Thence on an angle to the left of  $89^{\circ}33'46''$  and parallel with the West line of said Southeast  $\frac{1}{4}$ , 70.00 feet to the True Point of Beginning;

Thence continuing along the same course an additional distance of 726.00 feet;

Thence on an angle to the left of  $90^{\circ}26'14''$  and parallel with said South line of the Southeast  $\frac{1}{4}$ , 584.91 feet;

Thence on an angle to the left of  $89^{\circ}33'46''$  and parallel with said West line of the Southeast  $\frac{1}{4}$ , 65.00 feet;

Thence on an angle to the right of  $89^{\circ}33'46''$  and parallel with said South line of the Southeast  $\frac{1}{4}$ , 20.00 feet;

Thence on an angle to the left of  $89^{\circ}33'46''$  and parallel with said West line of the Southeast  $\frac{1}{4}$ , 558.72 feet to a point of curvature;

Thence along a curve to the left having a radius of 101.50 feet and a central angle of  $90^{\circ}26'14''$ , an arc distance of 160.21 feet to a point of tangency;

Thence along the tangent to the aforesaid curve, parallel with and 70.00 feet North of said South line of the Southeast  $\frac{1}{4}$  of Section 9, 502.63 feet to the True Point of Beginning.

**Parcel 2:**

A parcel of land located in the Southeast  $\frac{1}{4}$  of Section 9, Township 5 South, Range 67 West of the 6th Principal Meridian, Denver Technological Center-Superblock "F", City and County of Denver, State of Colorado, more particularly described as follows:

Commencing at the Southwest corner of said Southeast  $\frac{1}{4}$ ;

Thence Easterly along the South line of said Southeast  $\frac{1}{4}$ , a distance of 664.91 feet;

Thence on an angle right of  $90^{\circ}24'29''$  and parallel with the West line of said Southeast  $\frac{1}{4}$ , a distance of 60.00 feet to the True Point of Beginning;

Thence continuing on the previously described course, a distance of 10.00 feet to the Southeast corner of a parcel of land as described in Book 3140 at Page 647, recorded on July 5, 1994 in the records of the Clerk and Recorder of the City and County of Denver, Colorado;

Thence continuing on the previously described course and along the Easterly line of said parcel, a distance of 726.00 feet to a point on the Southerly line of a parcel of land as described at Reception No.

92-0140336, recorded on November 25, 1992 in the records of the Clerk and Recorder of the City and County of Denver;

Thence on an angle left of  $89^{\circ}59'59''$  and along the Southerly line of said parcel, a distance of 15.00 feet to a point on the Southwesterly line of a parcel of land as described in Reception No. 95-00132628, recorded on November 19, 1992 in the records of the Clerk and Recorder of the City and County of Denver;

Thence on an angle left of  $141^{\circ}02'03''$  and along said Southwesterly line, a distance of 130.65 feet;

Thence on an angle right of  $118^{\circ}52'09''$ , a distance of 20.00 feet;

Thence on an angle left of  $90^{\circ}00'00''$ , a distance of 260.00 feet to a point on the Northerly line of a parcel of land described in Book 2818 at Page 14, recorded May 23, 1983 in the records of the Clerk and Recorder of the City and County of Denver;

Thence continuing along the Northerly and Southwesterly lines of said parcel the following two (2) courses:

1) Thence on an angle left of  $90^{\circ}00'00''$ , a distance of 20.00 feet;

2) Thence on an angle right of  $90^{\circ}00'00''$ , a distance of 37.88 feet;

Thence continuing on the previously described course, a distance of 147.15 feet to a point of curvature;

Thence along the arc of a tangent curve to the right having a radius of 322.86 feet, a central angle of  $21^{\circ}43'40''$ , and an arc length of 122.44 feet;

Thence along the tangent of said curve, a distance of 120.00 feet to a point on the Northerly right of way line of East Belleview Avenue, said point also being 60.00 feet North of the South line of the Southeast  $\frac{1}{4}$  of said Section 9;

Thence on an angle left of  $90^{\circ}00'00''$ , 60.00 feet North and parallel with said South line, a distance of 309.25 feet to the True Point of Beginning; City and County of Denver, State of Colorado.