

*LAND DESCRIPTION*

*PART OF BLOCK 15, CHELTENHAM HEIGHTS THOMAS RESUBDIVISION, CITY AND COUNTY OF DENVER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:*

*BEGINNING AT THE NORTHWEST CORNER OF LOT 16 OF SAID BLOCK 15 AND CONSIDERING THE NORTH LINE OF SAID LOT 16 TO BEAR NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO;*

*THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE NORTH LINE OF LOTS 16 AND 15, OF SAID BLOCK 15, A DISTANCE OF 50.02 FEET TO THE NORTHEAST CORNER OF SAID LOT 15, THENCE NORTH 00 DEGREES 05 MINUTES 27 SECONDS WEST, A DISTANCE OF 22.50 FEET TO A POINT ON THE EAST LINE OF LOT 33, OF SAID BLOCK 15, THENCE SOUTH 44 DEGREES 53 MINUTES 53 SECONDS WEST, A DISTANCE OF 14.12 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 33; THENCE ALONG THE SOUTH LINE OF SAID LOT 33, SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 30.02 FEET; THENCE NORTH 45 DEGREES 05 MINUTES 46 SECONDS WEST, A DISTANCE OF 14.17 FEET TO A POINT ON THE WEST LINE OF SAID LOT 33; THENCE SOUTH 00 DEGREES 05 MINUTES 07 SECONDS EAST, A DISTANCE OF 22.50 FEET TO THE POINT OF BEGINNING.*

*CONTAINS 725 SQUARE FEET, MORE OR LESS)*