

PW Legal Description No. 2013-0136-09-001

LEGAL DESCRIPTION:

A STRIP OF LAND BEING 2.00 FEET IN WIDTH, LOCATED WITHIN THE RIGHT-OF-WAY OF 5TH STREET, SITUATED IN THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE SOUTHEASTERLY LINE OF VACATED LARIMER STREET (80 FEET IN WIDTH, VACATED PER ORD. NO. 43 SERIES OF 1914) AND THE NORTHEASTERLY RIGHT-OF-WAY LINE OF 5TH STREET (80 FEET IN WIDTH); THENCE N34°53'18"W, A DISTANCE OF 118.29 FEET TO THE POINT OF BEGINNING; THENCE N30°31'32"W, A DISTANCE OF 139.58 FEET TO THE POINT OF TERMINUS.

PARCEL CONTAINS 279 SQUARE FEET, 0.006 ACRE, MORE OR LESS.

BEARINGS ARE BASED ON THE SOUTHEASTERLY LINE OF VACATED LARIMER STREET. ASSUMED TO BEAR S59°35'12"W.

ALL LINEAL DISTANCES ARE REPRESENTED IN U.S. SURVEY FEET.