

A PARCEL OF LAND LOCATED IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE 6TH P.M., CITY AND COUNTY OF DENVER, STATE OF COLORADO.

BASIS OF BEARINGS: ASSUMING THE SOUTH LINE OF THE SOUTHWEST $\frac{1}{4}$ SECTION 9, TOWNSHIP 3 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, AS MONUMENTED BY A 3 $\frac{1}{4}$ " ALUMINUM CAP MARKED "LS 7104" AT THE SOUTHWEST CORNER OF SECTION 9 AND A 3 $\frac{1}{4}$ " ALUMINUM CAP MARKED "LS 27278" AT THE SOUTH $\frac{1}{4}$ CORNER OF SECTION 9 BEARING N 89° 53' 00" W, 2627.94 FEET WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

A PARCEL OF LAND LOCATED IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 9, PARTICULARLY DESCRIBED AS FOLLOWS:

EXISTING SHARP LANE RIGHT OF WAY PER EASTWOOD PLAZA SUBDIVISION, BOOK 13, PAGE 175, RECEPTION NO. 993066, ADAMS COUNTY RECORDS.

COMMENCING AT THE SOUTHWEST $\frac{1}{4}$ CORNER OF SECTION 9,

THENCE NORTH 00°12'45" EAST, 30.00 FEET, TO THE POINT OF BEGINNING;

THENCE NORTH 89° 53' 00" WEST, 50.00 FEET;

THENCE NORTH 0° 12' 45" EAST, 552.29 FEET;

THENCE SOUTH 53° 19' 37" EAST, 62.17 FEET;

THENCE SOUTH 0° 12' 45" WEST, 515.26 FEET, TO THE POINT OF BEGINNING

CONTAINING 26,689 SQUARE FEET OR 0.61 ACRES MORE OR LESS.