

**PW Legal Description No. 2013-0520-05-01**

**A parcel of land located in the Southeast 1/4 of Section 25, Township 4 South, Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado.**

**A parcel of land conveyed by Warranty Deed to the City & County of Denver, recorded on the 19th September 1956 in Book 7937, Page 97, in the City and County of Denver Clerk & Recorder's Office being more particularly described as follows:**

**Beginning at the intersection of the 68.5 foot southwest line of Lot 2 in "A Resubdivision of a part-of Block 1, University Gardens", with the 30 foot radius curve forming the cul-de-sac at southerly end of South Garfield Street as shown on plat of said Resubdivision; thence on said 30 foot radius curve to intersection with the 108.61 foot northeast line of Lot 4 in said Resubdivision; thence northwesterly on said northeast line 1.48 feet, more or less, to intersection with circular arc having a radius of 31 feet and being concentric with said 30 foot radius curve; thence counter-clockwise on said concentric circular arc to intersection with said southwest line of said Lot 2; thence 1.48 feet, more or less, southeasterly on said southwest line to Point of Beginning,**