

LEGAL DESCRIPTION

EXHIBIT "A"

ZONE LOT 2

A PARCEL OF LAND BEING PORTIONS OF LOT 1, BLOCK 1, DENARGO MARKET SUBDIVISION FILING NO. 2, AS PLATTED UNDER RECEPTION NUMBER 2012049308, AND THAT PARCEL OF LAND DESCRIBED IN THE DOCUMENT RECORDED UNDER RECEPTION NUMBER 2016046234, BOTH IN THE RECORDS OF THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE; SITUATED IN THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE 6<sup>th</sup> PRINCIPAL MERIDIAN; CITY AND COUNTY OF DENVER, STATE OF COLORADO; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 27, MONUMENTED AS SHOWN HEREON AND HAVING A BEARING OF SOUTH 89°59'53" WEST.

BEGINNING AT THE NORTHEAST CORNER OF SAID PARCEL OF LAND DESCRIBED IN THE DOCUMENT RECORDED UNDER RECEPTION NUMBER 2016046234;

THENCE, ALONG THE EASTERLY AND SOUTHERLY BOUNDARY OF SAID PARCEL, THE FOLLOWING TWO (2) COURSES;

1. SOUTH 00°01'41" EAST, A DISTANCE OF 195.46 FEET;
2. SOUTH 48°04'18" WEST, A DISTANCE OF 10.49 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 564.03 FEET;

THENCE SOUTHWESTERLY ALONG SAID SOUTHERLY BOUNDARY AND THE SOUTHERLY BOUNDARY OF SAID LOT 1, BLOCK 1, DENARGO MARKET SUBDIVISION FILING NO. 2, AND SAID CURVE THROUGH A CENTRAL ANGLE OF 26°40'39", AN ARC LENGTH OF 262.62 FEET;

THENCE NORTH 00°01'41" WEST, A DISTANCE OF 314.01 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF SAID PARCEL OF LAND DESCRIBED IN THE DOCUMENT RECORDED UNDER RECEPTION NUMBER 2016046234;

THENCE, ALONG SAID NORTHERLY BOUNDARY, THE FOLLOWING TWO (2) COURSES;

1. NORTH 89°58'19" EAST, A DISTANCE OF 166.70 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 195.00 FEET;
2. EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 20°56'19", AN ARC LENGTH OF 71.26 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1.422 ACRES, (61952 SQUARE FEET), MORE OR LESS.