

**PARCEL NO. RTD-CCD-22**

A part the land conveyed to the City and County of Denver by Quit Claim Deed recorded August 16, 2017 at Reception No. 2017107648, located in the Southwest Quarter of Section 19, Township 3 South, Range 67 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being all of Parcel No. RTD-CCD-22 described therein as follows:

That parcel of land conveyed to RTD by Quit Claim Deed recorded at Reception No. 2013029217 recorded March 4, 2013 in the City and County of Denver Clerk and Recorder's Office and described therein as follows:

Parcel No. EC-78A of the RTD East Corridor Commuter Rail Project, containing 19,161 square feet, (0.440 Acres), being a portion of a tract of land described at Reception No. 2000175271 recorded December 1, 2000, recorded in the City and County of Denver Clerk and Recorder's Office, located in the Northeast Quarter of the Southwest Quarter of Section 19, Township 3 South, Range 67 West of the Sixth Principal Meridian, City and County of Denver, State of Colorado, being more particularly described as follows:

**COMMENCING** at the Center 1/4 Corner of said Section 19;

THENCE S11°51'39"W a distance of 243.10 feet to the Southerly right-of-way line of Smith Road, being also the Northeast corner of said tract of land described at Reception No. 2000175271, and to the **POINT OF BEGINNING**;

THENCE S00°00'30"E coincident with the Westerly right-of-way line of Dahlia Street a distance of 84.23 feet;

THENCE N15°10'31"W a distance of 45.07 feet;

THENCE N47°21'12"W a distance of 22.71 feet;

THENCE S89°16'34"W a distance of 81.19 feet;

THENCE N67°42'06"W a distance of 49.23 feet;

THENCE N78°41'01"W a distance of 260.34 feet;

THENCE N81°57'35"W a distance of 369.97 feet;

THENCE N02°54'20"E non-tangent with the following described curve a distance of 3.26 feet;

THENCE the following two (2) courses coincident with the northerly line of said tract of land described at Reception No. 2000175271, being also the Southerly right-of-way line of Smith Road:

- 1) Along the arc of a curve to the right, having a central angle of 6°46'50", a radius of 5588.94 feet, a chord bearing of S83°18'36"E a distance of 661.03 feet, and an arc distance of 661.42 feet;
- 2) THENCE S79°54'23"E non-tangent with the last described curve a distance of 122.02 feet to the **POINT OF BEGINNING**.

**Basis of Bearings:** All bearings are based on the line connecting "D 394" to "DR B" being a grid bearing of N77°31'03"E as obtained from a Global Positioning System (GPS) survey based on National Geodetic Survey (NGS) data. Said grid bearing is NAD 83 (CONUS), UTM Zone 13 North. "D 394" (PID KK1292) is a NGS mark monumented with a 3.5 inch disk set flush in concrete bridge abutment, stamped in part "NGS D 394 1983". "DR B" (PID DH9129) is a NGS mark monumented with a flange encased stainless steel rod in 5 inch logo box and cap surrounded by concrete collar, flange stamped in part "DR B 807".