

**PW Legal Description No. 2014-0051-26-001**

Two parcels of land conveyed being a portion of a Deed to the City & County of Denver, recorded on the 11th of October 1973, in Book 779, Page 302, in the City and County of Denver Clerk & Recorder's Office, State of Colorado, being more particularly described as follows:

**Parcel 1**

A part of the N1/2 of the NE1/4 of Section 1, Township 5 South, Range 69 West of the 6<sup>th</sup> Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:

Commencing at the Northeast corner of said Section 1; thence West along the North line of said Section 1 a distance of 2641.18 feet to the North quarter corner of said Section 1; thence on an angle to the left of 89°21'38" and along the West line of the N1/2 of the NE1/4 of said Section 1 a distance of 125.00 feet to a point on the South line of West Hampden Avenue said point being on the City and County of Denver's boundary line as established by Ordinance No. 526, Series of 1971 said point being the true point of beginning; thence on an angle to the left of 87°18'39" and along said ordinance boundary line a distance of 86.15 feet; thence on an angle to the right of 176°40'17" and parallel to the North line of the NE1/4 of said Section 1 a distance of 36.23; thence along a tangent curve to the left having a radius of 15.00 feet and a central angle of 89°21'38" an arc distance of 23.39 feet to a tangent point on a line which is 35.00 east of and parallel with the west line of said N1/2 of the NE1/4; thence northerly along said 35 foot parallel line a distance of 14.83 feet; thence on an angle to the left of 90°38'22" and parallel to the north line of the NE1/4 said Section 1 a distance of 35.00 feet to the West line of said N1/2 of the NE1/4; thence on an angle to the right 90°38'22" and along the said West line a distance of 5.00 feet to the true point of beginning, containing 263 square feet more or less.

**Parcel 2**

A part of the N1/2 of the NE1/4 of Section 1, Township 5 South, Range 69 West of the 6<sup>th</sup> Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:

Commencing at the Northeast corner of said Section 1; thence West along the North line of said Section 1 a distance of 2641.18 feet to the North quarter corner of said Section 1; thence on an angle to the left of 89°21'38" and along the West line of the N1/2 of the NE1/4 of said Section 1 a distance of 125.00 feet to a point on the South line of West Hampden Avenue said point being on the City and County of Denver's boundary line as established by Ordinance No. 526, Series of 1971; thence containing along the West line of the N1/2 of the NE1/4 of the NE1/4 of Section 1 a distance of 5.00 feet to the true point of beginning; thence continuing along said West line a distance of 504.30 feet; thence on an angle left of 90°38'22" and parallel with the North line of the NE1/4 of said Section 1 a distance of 35.00 feet; thence on an angle to the left of 89°21'38" and parallel with the West line of said N1/2 NE1/4 a distance of 504.30 feet; thence on an angle to the left 90°38'22" and parallel with the North line of said NE1/4 a distance of 35.00 feet to the true point of beginning, containing 0.4052 acres more or less.

**Parcel 3**

**A parcel of land conveyed by a Deed to the City & County of Denver, recorded on the 28th of November 1973, in Book 801, Page 501, in the City and County of Denver Clerk & Recorder's Office, State of Colorado, being more particularly described as follows:**

**A part of the North 1/2 of Section 1, Township 5 South, Range 69 West of the 6<sup>th</sup> Principal Meridian, City and County of Denver, State of Colorado, more particularly described as follows:**

**Commencing at the NE corner of the NW  $\frac{1}{4}$  of said Section 1; thence southerly along the East line of said Section 1 a distance of 664.59 feet; thence on an angle to the right of 89°21'38" a distance of 25.00 feet to the true point of beginning; thence continuing along said previous direction a distance of 10.00 feet; thence on an angle to the left of 89°21'38" a distance of 417.07 feet; thence on an angle to the left of 90°37'37" a distance of 10.00 feet; thence on an angle to the left of 89°22'23" a distance of 417.07 feet to the true point of beginning containing 0.096 acres more or less.**