

AS NORTH XAVIER STREET

A PARCEL OF LAND LOCATED IN THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY AND COUNTY OF DENVER, COLORADO, ACQUIRED AS PARCEL NO. 3 IN A QUIT CLAIM DEED RECORDED APRIL 23, 1941 AT BOOK 5481, PAGE 535 IN THE CLERK AND RECORDER'S OFFICE OF SAID CITY AND COUNTY OF DENVER, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH HALF (S ½) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION 6, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6<sup>TH</sup> PRINCIPAL MERIDIAN AND THE EXTENDED WEST LINE OF XAVIER STREET PRODUCED SOUTH;  
THENCE SOUTH ON SAID EXTENDED WEST LINE OF XAVIER STREET 49.87 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE CONTINUING SOUTH ON SAID EXTENDED WEST LINE OF SAID XAVIER STREET PRODUCED SOUTH APPROXIMATELY 535 FEET, TO THE NORTHERLY LINE OF THE RIGHT OF WAY OF THE DENVER AND INTERMOUNTAIN RAILROAD COMPANY;  
THENCE EASTERLY ON SAID RIGHT OF WAY LINE TO A POINT 52.54 FEET EAST AT RIGHT ANGLES FROM AFORESAID PRODUCED WEST LINE OF XAVIER STREET, SAID POINT BEING THE POINT OF INTERSECTION OF SAID RIGHT OF WAY LINE AND THE EXTENDED EAST LINE OF SAID XAVIER STREET PRODUCED SOUTH;  
THENCE NORTH ON THE PRODUCED EAST LINE OF SAID XAVIER STREET, EXTENDED FROM THE NORTH TO A POINT 49.35 FEET SOUTH OF THE NORTH LINE OF AFORESAID SOUTH HALF (S ½) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION 6;  
THENCE WEST 52.54 FEET, MORE OR LESS TO THE TRUE POINT OF BEGINNING.

EXCEPT

A PARCEL OF LAND CALLED PARCEL V-22 IN ORDINANCE 681 OF 2009, RECORDED NOVEMBER 30, 2009 AT RECEPTION NUMBER 2009154954 IN THE CLERK AND RECORDER'S OFFICE OF THE CITY AND COUNTY OF DENVER, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 6, WHENCE THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 6 BEARS S89°38'18"E, A DISTANCE OF 1279.22 FEET;  
THENCE S63°32'22"E, A DISTANCE OF 1041.05 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF XAVIER STREET EXTENDED SOUTHERLY, BEING THE POINT OF BEGINNING;  
THENCE S89°38'18"E, A DISTANCE OF 52.54 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SAID XAVIER STREET EXTENDED SOUTHERLY;  
THENCE S00°13'26"E ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 129.23 FEET TO A POINT ON THE NORTH LINE OF A 50 FOOT RAILROAD RIGHT-OF-WAY;  
THENCE N87°23'00"W, ALONG SAID NORTH LINE, A DISTANCE OF 52.60 FEET TO THE WEST RIGHT-OF-WAY LINE OF SAID XAVIER STREET EXTENDED SOUTHERLY;  
THENCE N00°13'26"W, ALONG SAID WEST RIGHT-OF-WAY LINE EXTENDED SOUTHERLY, A DISTANCE OF 127.16 FEET TO THE POINT OF BEGINNING.