

Being that parcel of land conveyed by Special Warranty Deed to the City and County of Denver, recorded on the 23rd day of October 2018, at Reception No. 2018136926 in the City and County of Denver Clerk and Recorder's Office, State of Colorado, being more particularly described as follows:

A 3.00 FOOT STRIP OF LAND BEING A PORTION OF THE SOUTH HALF OF LOT 7, LOT 8, LOT 9 AND LOT 10, BLOCK 20 OF BLOCK 3 SLOANS LAKE ECCLES RE-SUB, LYING WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 31, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE WEST LINE OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 3 SOUTH, RANGE 68 WEST, OF THE 6TH P.M., BEING MONUMENTED AT THE SOUTHWEST CORNER OF SAID SECTION 31, BY A FOUND 3.25" ALUMINUM CAP (PLS 13485) AND AT THE SOUTH SIXTEENTH CORNER BY A FOUND #5 REBAR, BEARS NORTH 00°05'00" WEST A DISTANCE OF 1,319.47 FEET, WITH ALL BEARINGS HEREON BEING RELATIVE THERETO.

COMMENCING AT SAID 3.25" ALUMINUM CAP AT SAID SOUTHWEST CORNER OF SAID SECTION 31;

THENCE, NORTH 66°58'24" EAST, A DISTANCE OF 2,624.49 FEET TO THE SOUTHEAST CORNER OF LOT 10, BLOCK 20 OF SLOANS LAKE ECCLES RE-SUB AND ALSO THE POINT OF BEGINNING;

THENCE, NORTH 89°55'09" WEST, CONTINUING ALONG THE SOUTH LINE OF SAID LOT 10, A DISTANCE OF 3.00 FEET;

THENCE, NORTH 00°15'49" EAST, 3.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTH HALF OF LOT 7, LOT 8, LOT 9 AND LOT 10, A DISTANCE OF 87.51 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTH HALF OF LOT 7;

THENCE, SOUTH 89°44'11" EAST, CONTINUING ALONG SAID NORTH LINE OF THE SOUTH HALF OF LOT 7, A DISTANCE OF 3.00 TO THE NORTHEAST CORNER OF SAID SOUTH HALF LOT 7;

THENCE, SOUTH 00°15'49" EAST, ALONG THE EAST LINE OF SAID SOUTH HALF OF LOT 7, LOT 8, LOT 9 AND LOT 10, A DISTANCE OF 87.50 FEET TO THE SOUTHEAST CORNER OF SAID LOT 10 AND ALSO THE POINT OF BEGINNING;

CONTAINS +/-263 SQ. FT. OR +/-0.006 ACRES.