

A PARCEL OF LAND SITUATED IN THE NORTHWEST 1/4, SECTION 28, TOWNSHIP 3 SOUTH, RANGE 68 WEST, OF THE 6TH PRINCIPAL MERIDIAN, BEING A PORTION OF THAT 20' ALLEY IN BLOCK 7, WILSON'S RE-SUBDIVISION OF PART OF H. WITTERS NORTH DENVER ADDITION, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE SOUTHEAST CORNER OF LOT 37, SAID BLOCK 7, MONUMENTED BY A #4 REBAR AND YELLOW CAP STAMPED 34183, AND A 1-1/2" IRON PIPE, FROM WHICH THE SOUTHWEST CORNER OF LOT 38, SAID BLOCK 7, BEARS S89°15'49"W, WITH ALL BEARINGS HEREIN RELATIVE THERETO;

THENCE N00°50'10"W, A DISTANCE OF 41.88 FEET, ON THE EAST LINE OF SAID LOT 37, TO THE NORTHEAST CORNER OF SAID LOT 37;
THENCE N89°10'31"E, A DISTANCE OF 20.00 FEET, ON THE SOUTH LINE OF LOT 4, SAID BLOCK 7;
THENCE S00°50'10"E, A DISTANCE OF 41.91 FEET, ON THE WEST LINE OF LOTS 6, 7, AND 8, SAID BLOCK 7;
THENCE S89°15'49"W, A DISTANCE OF 20.00 FEET, ON THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 37, TO THE POINT OF BEGINNING.

CONTAINING 838± SQUARE FEET (0.019± ACRES)