

A PARCEL OF LAND BEING A PORTION OF LOT 1, BLOCK 1, DENARGO MARKET SUBDIVISION FILING NO. 2, RECORDED AT RECEPTION NUMBER 2012049308 OF THE RECORDS OF THE DENVER COUNTY, COLORADO CLERK AND RECORDER'S OFFICE, LOCATED WITHIN THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE COUNTY OF DENVER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, BLOCK 1, WHENCE THE NORTH BOUNDARY OF SAID LOT 1 BEARS SOUTH 89°58'19" WEST, ALL BEARINGS HEREON ARE REFERENCED TO THIS LINE;

THENCE ALONG THE EASTERLY BOUNDARY OF SAID LOT 1, THE FOLLOWING TWO (2) COURSES:

- 1) SOUTH 00°01'41" EAST, A DISTANCE OF 138.63 FEET;
- 2) SOUTH 00°01'24" EAST, A DISTANCE OF 54.90 FEET;

THENCE DEPARTING SAID EASTERLY BOUNDARY, SOUTH 89°58'19" WEST, A DISTANCE OF 30.00 FEET;

THENCE NORTH 00°01'41" WEST, A DISTANCE OF 193.53 FEET TO THE NORTHERLY BOUNDARY OF SAID LOT 1;

THENCE ALONG SAID NORTHERLY BOUNDARY, NORTH 89°58'19" EAST, A DISTANCE OF 30.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 0.133 ACRES, (5,806 SQUARE FEET), MORE OR LESS.