

**PARCEL DESCRIPTION ROW NO. 2021-DEDICATION-0000006-001:**

LAND DESCRIPTION – ALLEY PARCEL:

A PARCEL OF LAND CONVEYED BY SPECIAL WARRANTY DEED TO THE CITY AND COUNTY OF DENVER, RECORDED ON THE 22ND DAY OF FEBRUARY, 2021, AT RECEPTION NUMBER 2021031771 IN THE CITY AND COUNTY OF DENVER CLERK AND RECORDER'S OFFICE, STATE OF COLORADO, THEREIN AS:

A PORTION OF LOTS 5-11, BLOCK 1, MCCLINTOK SUBDIVISION AS PLATTED IN THE RECORDS OF THE CITY AND COUNTY OF DENVER CLERK AND RECORDER, BEING LOCATED IN THE NE ¼, SECTION 20, TOWNSHIP 4 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, LOCATED IN THE CITY AND COUNTY OF DENVER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NE CORNER OF SAID LOT 5;  
THENCE S0°06'27"E ALONG THE EAST LINE OF SAID LOTS 5-11, A DISTANCE OF 174.92 FEET TO THE SE CORNER OF SAID LOT 11;  
THENCE S89°43'07"W ALONG THE SOUTH LINE OF SAID LOT 11, A DISTANCE OF 2.00 FEET;  
THENCE N0°06'27"W, 174.92 FEET TO THE NORTH LINE OF SAID LOT 5;  
THENCE N89°43'07"E ALONG THE NORTH LINE OF SAID LOT 5, A DISTANCE OF 2.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL, AS DESCRIBED, CONTAINS 350 SQUARE FEET OR 0.008 ACRES, MORE OR LESS.

**BASIS OF BEARINGS**

THE EAST LINE, NE ¼, SECTION 20 BEARS N0°32'13"E PER THE NAD STATE PLANE COORDINATE SYSTEM. IT IS MONUMENTED AT THE NE CORNER BY A 3-1/4" ALLOY CAP, PLS 14592 IN RANGE BOX AND AT THE EAST ¼ CORNER BY AN AXLE IN RANGE BOX.