

EXHIBIT A



ACCESS EASEMENT 04-1

PROPERTY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 2 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE SOUTH LINE OF SECTION 5, TOWNSHIP 2 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP IN A RANGE BOX STAMPED "LS 30822" AT THE SOUTHEAST CORNER AND A 3-1/4" ALUMINUM CAP IN A RANGE BOX STAMPED "LS 16837" AT THE SOUTHWEST CORNER, SAID LINE BEARING N89°13'51"E AS REFERENCED TO THE CITY OF COMMERCE CITY CONTROL NETWORK OF 1999.

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 5, TOWNSHIP 2 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN;

THENCE N86°59'41"E A DISTANCE OF 1,428.03 FEET, TO THE POINT OF BEGINNING;

THENCE THE FOLLOWING FOUR (4) COURSES:

1. N44°07'12"E A DISTANCE OF 126.15 FEET;
2. N90°00'00"E A DISTANCE OF 164.49 FEET;
3. S45°52'48"E A DISTANCE OF 128.77 FEET;
4. S89°50'54"W A DISTANCE OF 344.75 FEET, TO THE POINT OF BEGINNING;

CONTAINING A CALCULATED AREA OF 22,943 SQUARE FEET OR 0.5267 ACRES.

PROPERTY DESCRIPTION STATEMENT

I, JARROD ADAMS, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE PROPERTY DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED UNDER MY RESPONSIBLE CHARGE, AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF, ARE CORRECT.

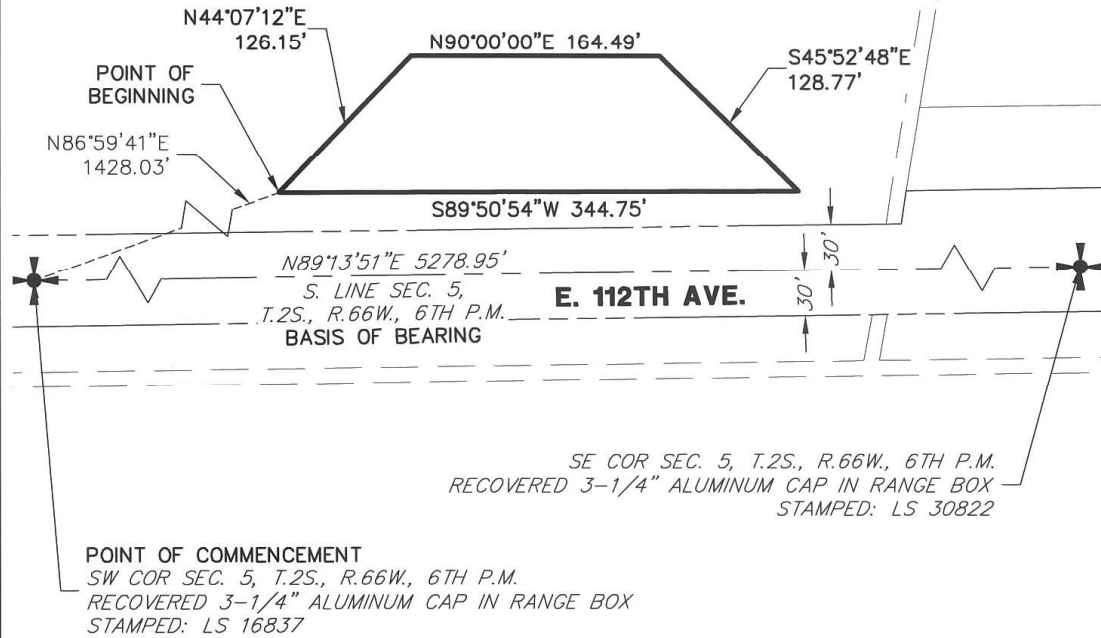
JARROD ADAMS, PROFESSIONAL LAND SURVEYOR
COLORADO NO. 38252
FOR AND ON BEHALF OF JR ENGINEERING, LLC



EXHIBIT A

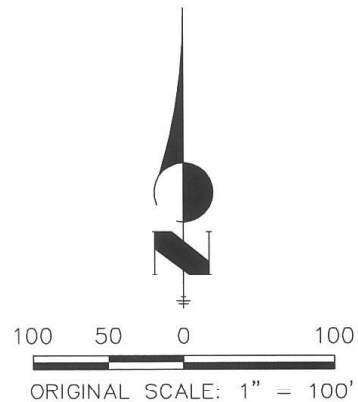
SW 1/4 SEC. 5, T.2S,
R.66W., 6TH P.M.

CITY OF COMMERCE CITY
UNPLATTED



NW 1/4 SEC. 8, T.2S,
R.66W., 6TH P.M.

OWNER:
CITY OF COMMERCE CITY



NOTE: THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED SURVEY. IT IS INTENDED ONLY TO DEPICT THE ATTACHED PROPERTY DESCRIPTION.

ACCESS EASEMENT 04-1
112TH AVENUE
PROJECT NO.: 14421.50
DATE: 11/11/2019

SHEET: 2 OF 2

J-R ENGINEERING
A Westrian Company

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