

EXHIBIT A

Easement Property

EXHIBIT

SITUATED IN THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 2 SOUTH,
RANGE 67 WEST OF THE 6TH P.M., COUNTY OF ADAMS, STATE OF COLORADO

A PARCEL OF LAND BEING A PORTION OF THE 150-FOOT WIDE PARCEL AS DESCRIBED AS "EXHIBIT B" IN THE WARRANTY DEED RECORDED AT RECEPTION No. 2012000040433 OF THE RECORDS OF THE ADAMS COUNTY CLERK AND RECORDER, SITUATED IN THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 67 WEST OF THE 6th PRINCIPAL MERIDIAN, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID PARCEL, THENCE SOUTH 89°51'57" WEST ALONG THE NORTH LINE OF SAID PARCEL, A DISTANCE OF 311.33 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 00°00'00" EAST, A DISTANCE OF 49.71 FEET;
THENCE NORTH 90°00'00" WEST, A DISTANCE OF 38.00 FEET;
THENCE NORTH 00°00'00" WEST, A DISTANCE OF 49.63 FEET TO A POINT ON SAID NORTH LINE;
THENCE NORTH 89°51'57" EAST ALONG SAID NORTH LINE, A DISTANCE OF 38.00 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 1,887 SQUARE FEET (0.04 ACRES), MORE OR LESS.

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, ASSUMED TO BEAR NORTH 89°40'18" EAST.

PREPARED BY:

AARON MURPHY, PLS NO. 38162
FOR AND ON BEHALF OF
HARRIS KOCHER SMITH
1120 LINCOLN STREET, SUITE 1000
DENVER, CO 80203



PREPARED BY: P:\160612\SURVEY\DRANAGE EASEMENT - MIDDLE.DWG LAYOUT: DESCRIPTION
2 SHEET: 1 OF 2
PLOTTED: WED 11/23/16 8:56:04A BY: AARON MURPHY

NO CHANGES ARE TO BE MADE TO THIS DRAWING WITHOUT WRITTEN PERMISSION OF HARRIS KOCHER SMITH.

DATE	REVISION COMMENTS

DIVERSIFIED
TRANSFER & STORAGE

DESCRIPTION

HKS HARRIS
KOCHER
SMITH
1120 Lincoln Street, Suite 1000
Denver, Colorado 80203
P: 303.623.6300 F: 303.623.6311
HarrisKocherSmith.com

CHK'D BY: AWM
DRAWN BY: RJE
JOB NUM: 160612
SHEET NO.
1
1 OF 2

EXHIBIT

SITUATED IN THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 2 SOUTH,
RANGE 67 WEST OF THE 6TH P.M., COUNTY OF ADAMS, STATE OF COLORADO



NE CORNER
SEC. 15, T2S, R67W

HAVANA STREET

N00°11'39"W

POINT OF COMMENCEMENT
NE CORNER OF
150' PARCEL "EXHIBIT B"
(REC. No. 2012000040433)
S89°51'57"W
311.33'

POINT OF
BEGINNING

N89°51'57"E

38.00'

49.63'

38.00'

N90°00'00"W

49.71'

S00°00'00"E

AREA
1887 sq.ft.±
0.04 ac.±

UNPLATTED
(150' PARCEL "EXHIBIT B"
REC. NO. 2012000040433)

CENTER 1/4 CORNER
SEC. 15, T2S, R67W

EAST 1/4 CORNER
SEC. 15, T2S, R67W

BASIS OF BEARINGS
N89°40'18"E



SCALE: 1" = 50'

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

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FILEPATH: P:\160612\SURVEY\DRAINAGE EASEMENT- MEDDLEING LAYOUT: EXHIBIT
2 REF: 0-1000, 0-2000
PLOTED: WED 11/23/16 10:56:06A BY: ANTON MURPHY

ISSUE DATE: 11-21-16 PROJECT #: 160612

DATE REVISION COMMENTS

DIVERSIFIED
TRANSFER & STORAGE

EXHIBIT

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2

2 OF 2

EXHIBIT B

Description of Facilities

Facilities to be constructed, used, and maintained in the Easement Property include:

- 1) Riprap embankment protection and filter fabric