

LEGAL DESCRIPTION

LOT 1,

BLOCK 10,

DOUGLAS 234 FILING NO. 1,

COUNTY OF DOUGLAS,

STATE OF COLORADO

ALSO DESCRIBED AS FOLLOWS:

A PART OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 29, WHENCE THE SOUTHEAST CORNER OF SAID SECTION 29 BEARS NORTH 89°15'13" EAST A DISTANCE OF 2638.35 FEET, SAID LINE FORMING THE BASIS OF BEARINGS FOR THIS DESCRIPTION; THENCE NORTH 89°15'13" EAST ALONG THE SOUTHERLY LINE OF SOUTHEAST QUARTER OF SECTION 29, A DISTANCE OF 523.31 FEET; THENCE NORTH 00°44'47" WEST A DISTANCE OF 62.64 FEET TO THE NORTHERLY LINE OF HESS ROAD AND THE POINT OF BEGINNING.

THENCE NORTH 53°05'57" WEST A DISTANCE OF 77.99 FEET;

THENCE NORTH 10°51'05" WEST ALONG A LINE TANGENT WITH THE FOLLOWING DESCRIBED CURVE A DISTANCE OF 170.63 FEET;

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT A DISTANCE OF 563.43 FEET THROUGH A CENTRAL ANGLE OF 10°27'51" HAVING A RADIUS OF 3085.00 FEET AND A CHORD BEARING NORTH 16°05'00" WEST AND A DISTANCE OF 562.65 FEET;

THENCE NORTH 21°50'47" EAST ALONG A LINE NON-TANGENT WITH THE PREVIOUSLY DESCRIBED CURVE A DISTANCE OF 15.32 FEET;

THENCE NORTH 67°44'14" EAST ALONG A LINE NON-TANGENT WITH THE FOLLOWING DESCRIBED CURVE A DISTANCE OF 288.93 FEET;

THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT A DISTANCE OF 17.48 FEET THROUGH A CENTRAL ANGLE OF 21°32'17" HAVING A RADIUS OF 46.50 FEET AND A CHORD BEARING SOUTH 77°57'51" EAST AND A DISTANCE OF 17.38 FEET TO A POINT OF REVERSE CURVE;

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT A DISTANCE OF 136.49 FEET THROUGH A CENTRAL ANGLE OF $110^{\circ}55'25''$ HAVING A RADIUS OF 70.50 FEET AND A CHORD BEARING NORTH $57^{\circ}20'35''$ EAST AND A DISTANCE OF 116.15 FEET TO A POINT ON A CURVE;

THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT A DISTANCE OF 9.00 FEET THROUGH A CENTRAL ANGLE OF $17^{\circ}11'35''$ HAVING A RADIUS OF 30.00 FEET AND A CHORD BEARING NORTH $60^{\circ}09'45''$ EAST AND A DISTANCE OF 8.97 FEET TO A POINT OF COMPOUND CURVE;

THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT A DISTANCE OF 200.37 FEET THROUGH A CENTRAL ANGLE OF $11^{\circ}48'18''$ HAVING A RADIUS OF 972.50 FEET AND A CHORD BEARING NORTH $74^{\circ}39'41''$ EAST AND A DISTANCE OF 200.02 FEET;

THENCE SOUTH $08^{\circ}15'28''$ EAST ALONG A LINE NON-TANGENT WITH THE PREVIOUSLY DESCRIBED CURVE A DISTANCE OF 107.11 FEET;

THENCE SOUTH $66^{\circ}27'14''$ EAST A DISTANCE OF 195.03 FEET;

THENCE SOUTH $01^{\circ}02'54''$ EAST A DISTANCE OF 790.17 FEET;

THENCE SOUTH $87^{\circ}46'51''$ WEST A DISTANCE OF 547.23 FEET TO THE POINT OF BEGINNING.