

RESIDENCIAL LEGAL DESCRIPTION:

A parcel of land being a portion of Sections 21 and 28, T.13S., R.65W., of the 6th P.M., City of Colorado Springs, County of El Paso, State of Colorado and more particularly described as follows:

Basis of Bearing:

The South line of the Southwest Quarter of Section 21, T.13S., R.65W., of the 6th P.M., Being monument a on the west by a 2.5" aluminum cap "Stamped PLS 22095" and on the east by a 2.5" aluminum cap "Stamped PLS 22095" and considered to bear N89°48'29"E.

Commencing at the Southwest Quarter corner of said section 21;

Thence S00°14'48"E along the west line of the Northwest Quarter of said section 28, a distance of 104.20 feet and S89°18'49"E, a distance of 747.19 feet to a point on the east line of a 50.00 foot Colorado Interstate Gas right of way easement as recorded at the El Paso County Clerk and Records Office in Book 1981 at Page 9 and Amended in Book 2115 at Pages 142 and 144, being the **Point of Beginning**:

Thence S89°18'49"E, a distance of 602.43 feet;

Thence N00°02'33"W, a distance of 1320.13 feet to a point on the south line of an ingress and egress easement as recorded at the El Paso County Clerk and Records Office in Book 5563 at Page 571;

Thence along said south line the following three (3) courses;

1. Thence along said south line S89°18'51"E, a distance of 152.88 feet to a point of curvature;
2. Thence along said curve to the right, having a radius of 2970.00 feet, a central angle of 24°43'46", a distance of 1281.88 feet, a chord bearing of S76°56'58"E and a chord distance of 1271.95 feet;
3. Thence S64°35'05"E, a distance of 1060.08 feet to a point on the west line of a 75.00 foot easement as recorded at the El Paso County Clerk and Records Office at Receptions Number 206178643;

Thence along said west line the following three (3) courses;

1. Thence S04°47'26"W, a distance of 290.13 feet;
2. Thence S07°52'47"W, a distance of 1361.20 feet;
3. Thence S01°11'12"E, a distance of 131.04 feet to a point on the south line of the north half of the northeast quarter of said section 28;

Thence S89°48'20"W along said south line, a distance of 879.06 feet to the southwest corner of the north half of the northeast quarter of said section 28;

Thence S89°48'15"W along the south line of the north half of the northwest quarter of said section 28, a distance of 1912.73 feet to a point on the east line of said Colorado Interstate Gas right of way easement;

Thence N00° 01'38"E along said Colorado Interstate Gas right of way easement, a distance of 1209.10 feet to the **Point of Beginning**.

Parcel Contains 5,908,141.13 Square Feet or 135.633 Acres more or less.

Prepared for and on behalf of Galloway & Company

By Lyle G. Bissegger, PLS# 38038