

EXHIBIT A

JULY 10, 2020

DBC Project: 21369-00

COTTAGES AT WOODMEN HEIGHTS

LEGAL DESCRIPTION: ZONING PUD/AO/SS-PARCEL A

A PARCEL OF LAND BEING LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T13S, R65W OF THE 6TH P.M., CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NE 1/4 OF SAID SECTION 8 AND CONSIDERING THE EAST LINE OF THE NE 1/4 OF SECTION 8 IS ASSUMED TO BEAR S00°17'38"E, SAID LINE IS MONUMENTED AT THE NORTH END BY A NUMBER 6 STEEL REBAR WITH A 3.25" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS INC T13S R65W S5 S4 S8 S9 2015 PLS 38256" AND MONUMENTED AT THE SOUTH END BY A NUMBER 6 STEEL REBAR WITH A 3.25" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS INC T13S R65W 1/4 S8 S9 2015 PLS 38256" WITH ALL BEARINGS CONTAINED HEREIN RELATIVE TO SAID LINE;

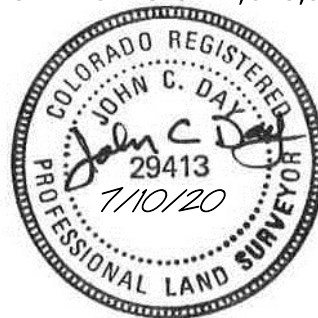
THENCE S00°17'38"E, 63.22 FEET ALONG THE EAST LINE OF THE NE 1/4 TO THE POINT OF BEGINNING, THENCE S00°17'38"E, 1264.16 FEET, CONTINUING ALONG THE EAST LINE OF THE NE 1/4 OF SECTION 8, TO THE SOUTHEAST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SECTION 8; THENCE S89°15'54"W, 1310.10 FEET ALONG THE SOUTH LINE OF SAID NE 1/4 OF THE NE 1/4 TO THE SOUTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4; THENCE N00°04'28"W, 1300.16 FEET ALONG THE WEST LINE OF THE NE 1/4 OF THE NE 1/4 TO THE SOUTHERLY RIGHT-OF-WAY LINE OF WOODMEN ROAD, SAID LINE BEING 30.00 SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE NE 1/4 OF THE NE 1/4 OF SECTION 8;

THENCE N89°23'05"E, 702.81 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE TO THE NORTHWEST CORNER OF THAT TRACT OF LAND DESCRIBED AS "PROJECT PARCEL 307" UNDER RECEPTION NO. 216023369 AND FURTHER DESCRIBED UNDER RECEPTION NO. 207123363, OF THE RECORDS OF EL PASO COUNTY, COLORADO; THENCE ALONG THE SOUTHERLY BOUNDARY LINE OF SAID TRACT THE FOLLOWING FOUR (4) COURSES:

- 1) S48°30'17"E, 119.30 FEET
- 2) N89°23'05"E, 78.59 FEET
- 3) N48°30'17"E, 122.23 FEET
- 4) S85°04'36"E, 344.20 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 38.544 ACRES OR 1,678,983 SQUARE FEET, MORE OR LESS.

JOHN C. DAY PLS 29413
FOR AND ON BEHALF OF
DREXEL, BARRELL & CO.
3 SOUTH 7TH STREET
COLORADO SPRINGS, COLORADO 80905



CPC PUZ 21-00175