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Colorado Springs, Colorado 80903 (719) 785-0799 (Fax)

JOB NO. 2550.03-14R
OCTOBER 18, 2021
REV. MARCH 4, 2022
PAGE 1 OF 7

LEGAL DESCRIPTION: AMARA ZONE CHANGE LEGAL DESCRIPTION- EXHIBIT A

TWO (2) PARCELS OF LAND BEING A PORTION OF SECTIONS 7, 19 AND 30, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN AND A PORTION OF SECTION 25, 26, 27, 33, 34 AND 35 TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS:

THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SECTION 26, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO BEING MONUMENTED AT BOTH ENDS BY A 2-1/2" ALUMINUM SURVEYORS CAP STAMPED "PLS 23044" FLUSH WITH GROUND IS ASSUMED TO BEAR N89°26'56"E, A DISTANCE OF 5294.72 FEET.

PARCEL 1

COMMENCING AT THE SOUTH 1/16 CORNER OF SECTION 25, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY;

THENCE N19°35'52"E, A DISTANCE OF 15499.45 FEET TO THE SOUTHWEST CORNER OF SECTION 7, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SAID POINT BEING ALSO THE SOUTHWESTERLY CORNER OF GOVERNMENT LOT 4 OF SAID SECTION 7, SAID POINT BEING THE POINT OF BEGINNING;

THENCE N00°18'31"W, ON THE WEST LINE OF GOVERNMENT LOTS 3 AND 4 OF SAID SECTION 7, A DISTANCE OF 2635.66 FEET TO THE WEST QUARTER CORNER OF SAID SECTION 7 SAID POINT BEING ALSO THE SOUTHWESTERLY CORNER OF GOVERNMENT LOT 2 OF SAID SECTION 7;

THENCE N00°17'10"W, ON THE WEST LINE OF GOVERNMENT LOTS 1 AND 2 OF SAID SECTION 7, A DISTANCE OF 2455.08 FEET TO THE SOUTHWESTERLY CORNER OF A PARCEL OF LAND DESCRIBED AS PARCEL 2A RECORDED UNDER RECEPTION NO. 204127323 SAID POINT BEING ALSO THE SOUTHEASTERLY CORNER OF BRADLEY ROAD BEING PARCEL 2 AS DESCRIBED IN A DOCUMENT RECORDED UNDER RECEPTION NO. 098124132;

THENCE N89°50'57"E, ON THE SOUTHERLY BOUNDARY OF SAID PARCEL 2A, A DISTANCE OF 2792.06 FEET TO A POINT ON THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7;

THENCE S00°42'25"E, ON THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 7, A DISTANCE OF 2456.51 FEET TO THE CENTER QUARTER CORNER OF SAID SECTION 7;

THENCE S00°41'50"E, ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 7, A DISTANCE OF 2637.13 TO THE SOUTH QUARTER CORNER OF SAID SECTION 7;

THENCE S89°54'13"W, ON THE SOUTH LINE OF THE WEST HALF OF SAID SECTION 7, A DISTANCE OF 2827.99 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 328.526 ACRES.

PARCEL 2

COMMENCING AT THE SOUTH 1/16 CORNER OF SECTION 25, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, SAID POINT BEING THE POINT OF BEGINNING;

THENCE N00°21'18"W, ON THE WEST LINE OF THE NORTH HALF OF THE SOUTH HALF OF SECTION 25, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, A DISTANCE OF 1322.78 FEET TO THE WEST QUARTER CORNER OF SAID SECTION 25;

THENCE N00°21'27"W, ON THE WEST LINE OF THE SOUTH HALF OF THE NORTH HALF OF SAID SECTION 25, A DISTANCE OF 1322.77 FEET TO THE NORTH 1/16TH CORNER OF SAID SECTION 25;

THENCE N89°29'25"E, ON THE NORTH LINE OF THE SOUTH HALF OF THE NORTH HALF OF SAID SECTION 25, A DISTANCE OF 5275.75 FEET TO THE NORTH 1/16 CORNER OF SECTION 30, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN;

THENCE N00°14'24"W, ON THE WEST LINE OF GOVERNMENT LOT 1 OF SECTION 30, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN, A DISTANCE OF 1318.70 FEET TO

THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN;
THENCE N00°14'18"W, ON THE WEST LINE OF GOVERNMENT LOTS 3 AND 4 OF SAID SECTION 19, A DISTANCE OF 2637.25 FEET TO THE WEST QUARTER CORNER OF SAID SECTION 19;
THENCE N00°17'20"W, ON THE WEST LINE OF GOVERNMENT LOTS 1 AND 2 OF SAID SECTION 19, A DISTANCE OF 2649.35 FEET TO THE NORTHWEST CORNER OF SAID SECTION 19;
THENCE N89°53'18"E, ON THE NORTH LINE OF THE WEST HALF OF SAID SECTION 19, A DISTANCE OF 2866.16 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 19;
THENCE S00°40'19"E, ON THE EAST LINE OF THE WEST HALF OF SAID SECTION 19, A DISTANCE OF 5276.47 FEET TO THE SOUTH QUARTER CORNER OF SAID SECTION 19;
THENCE S00°52'43"E, ON THE EAST LINE OF THE WEST HALF OF SAID SECTION 30, A DISTANCE OF 5279.15 FEET TO THE SOUTH QUARTER CORNER OF SAID SECTION 30;
THENCE S89°33'11"W, ON THE SOUTH LINE OF THE WEST HALF OF SAID SECTION 30, DISTANCE OF 2943.36 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 30;
THENCE S89°28'33"W, ON THE SOUTH LINE OF SAID SECTION 25, A DISTANCE OF 5286.92 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 25;
THENCE S00°49'21"E, ON THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN A DISTANCE OF 2645.52 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 35;
THENCE S00°49'26"E, ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 35, A DISTANCE OF 2615.60 FEET TO A POINT ON A LINE 30.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 35;
THENCE S89°26'46"W, ON A LINE 30.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 35, A DISTANCE OF 2645.96 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID 35, SAID POINT BEING ON A LINE 30.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35;
SECTION 35;
THENCE S89°25'34"W, ON SAID LINE 30.00 FEET NORTH OF AND PARALLEL TO THE SOUTHWEST QUARTER OF SAID SECTION 35, A DISTANCE OF 2640.54 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35;
THENCE S89°28'18"W, ON SAID LINE 30.00 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, A DISTANCE OF 2632.36 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 34;
THENCE N00°53'08"W, ON THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 34, A DISTANCE OF 1292.77 FEET TO THE NORTHEAST CORNER OF FOUNTAIN VALLEY LAND & IRRIGATION CO. SUBDIVISION NO. 1 RECORDED IN PLAT BOOK L AT PAGE 42, SAID POINT BEING THE CENTER-SOUTH 1/16 CORNER OF SAID SECTION 34;
THENCE S89°27'03"W, ON THE NORTHERLY BOUNDARY OF SAID FOUNTAIN VALLEY LAND & IRRIGATION CO. SUBDIVISION NO. 1 BEING ALSO ON THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 34, A DISTANCE OF 2646.84 FEET TO THE SOUTH 1/16 CORNER OF SAID SECTION 34;
THENCE S89°22'33"W, ON THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 33, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN AND THE NORTHERLY BOUNDARY OF SAID FOUNTAIN VALLEY LAND & IRRIGATION CO.'S SUBDIVISION NO. 1 A DISTANCE OF 2001.34 FEET TO THE NORTHWESTERLY CORNER OF THE EASTERLY 20.00 ACRES OF TRACT 26 AS PLATTED IN SAID FOUNTAIN VALLEY LAND & IRRIGATION CO.'S SUBDIVISION NO. 1;
THENCE S00°21'47"E, ON THE WESTERLY LINE OF SAID EASTERLY 20.00 ACRES, A DISTANCE OF 248.98 FEET TO THE NORTHEASTERLY CORNER OF A PARCEL OF LAND DESCRIBED IN A DOCUMENT RECORDED IN BOOK 2419 AT PAGE 800;

THENCE ON THE NORTHERLY BOUNDARY OF SAID PARCEL OF LAND DESCRIBED IN DOCUMENT RECORDED IN BOOK 2419 AT PAGE 800, THE FOLLOWING (3) THREE COURSES:

1. S89°24'22"W, A DISTANCE OF 413.19 FEET;
2. S00°42'35"E, A DISTANCE OF 116.00 FEET;
3. S89°24'22"W, A DISTANCE OF 200.01 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF LINK ROAD SAID POINT BEING ON A LINE 30.00 FEET EAST OF AND PARALLEL TO THE NORTH-SOUTH CENTERLINE OF SAID SECTION 33;

THENCE N00°42'35"W, ON SAID EASTERLY RIGHT OF WAY LINE OF LINK ROAD AND ON SAID LINE 30.00 EAST OF AND PARALLEL TO SAID NORTH-SOUTH CENTERLINE OF SAID SECTION 33, A DISTANCE OF 3002.03 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 33;

THENCE ON THE SOUTH AND EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33 THE FOLLOWING TWO (2) COURSES:

1. N89°15'11"E, A DISTANCE OF 1292.26 FEET;
2. N00°43'50"W, A DISTANCE OF 1290.05 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF MARKSHEFFEL ROAD SAID POINT BEING A POINT ON THE SOUTHERLY BOUNDARY OF FOUNTAIN ELECTRIC SUBSTATION ADDITION ANNEXATION PLAT RECORDED UNDER RECEPTION NO. 220714648;

THENCE ON THE SOUTHERLY RIGHT OF WAY LINE OF SAID MARKSHEFFEL ROAD AND THE SOUTHERLY BOUNDARY OF SAID FOUNTAIN ELECTRIC SUBSTATION ADDITION ANNEXATION PLAT THE FOLLOWING TWO (2) COURSES

1. N89°11'35"E, A DISTANCE OF 194.69 FEET
2. N42°40'21"E, A DISTANCE OF 12.78 FEET TO A POINT ON THE WESTERLY BOUNDARY OF FOOTHILLS SUBDIVISION RECORDED IN PLAT BOOK S-2 AT PAGE 33;

THENCE ON THE SOUTHWESTERLY AND SOUTHEASTERLY BOUNDARY OF SAID FOOTHILLS SUBDIVISION THE FOLLOWING NINE (9) COURSES:

1. S47°20'44"E, A DISTANCE OF 960.00 FEET;
2. N42°39'40"E, A DISTANCE OF 1454.70 FEET;
3. S82°32'26"E, A DISTANCE OF 397.85 FEET;
4. S67°09'06"E, A DISTANCE OF 760.76 FEET;
5. N65°50'47"E, A DISTANCE OF 163.60 FEET;
6. N10°36'26"E, A DISTANCE OF 385.00 FEET;
7. N26°36'26"E, A DISTANCE OF 200.00 FEET;
8. N42°36'26"E, A DISTANCE OF 300.00 FEET;
9. N47°23'31"W, A DISTANCE OF 676.09 FEET TO A POINT ON THE SOUTHERLY BOUNDARY OF ALMAGRE SUBDIVISION PHASE 1 - FILING 1 RECORDED UNDER RECEPTION NO. 208712906 SAID POINT BEING ALSO ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SECTION 27, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN;

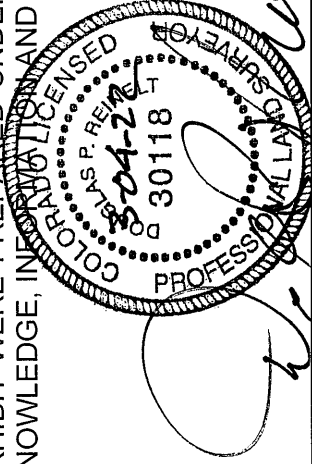
THENCE N89°22'35"E, ON THE SOUTHERLY BOUNDARY OF SAID ALMAGRE SUBDIVISION PHASE 1 - FILING 1 AND THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 27, A DISTANCE OF 1574.31 FEET;
THENCE CONTINUING N89°22'35"E, ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 27, A DISTANCE OF 1999.83 TO THE SOUTH 1/16 CORNER OF SAID SECTION 26, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN;
THENCE N89°26'56"E, ON THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 26, A DISTANCE OF 5294.72 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 2844.270 ACRES.

CONTAINING A TOTAL CALCULATED AREA OF 3172.796 ACRES.

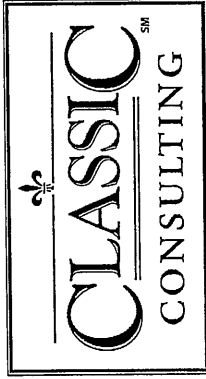
LEGAL DESCRIPTION STATEMENT:

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



DOUGLAS P. REINELT, PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 30118
FOR AND ON BEHALF OF CLASSIC CONSULTING
ENGINEERS AND SURVEYORS, LLC

MARCH 04, 2022
DATE



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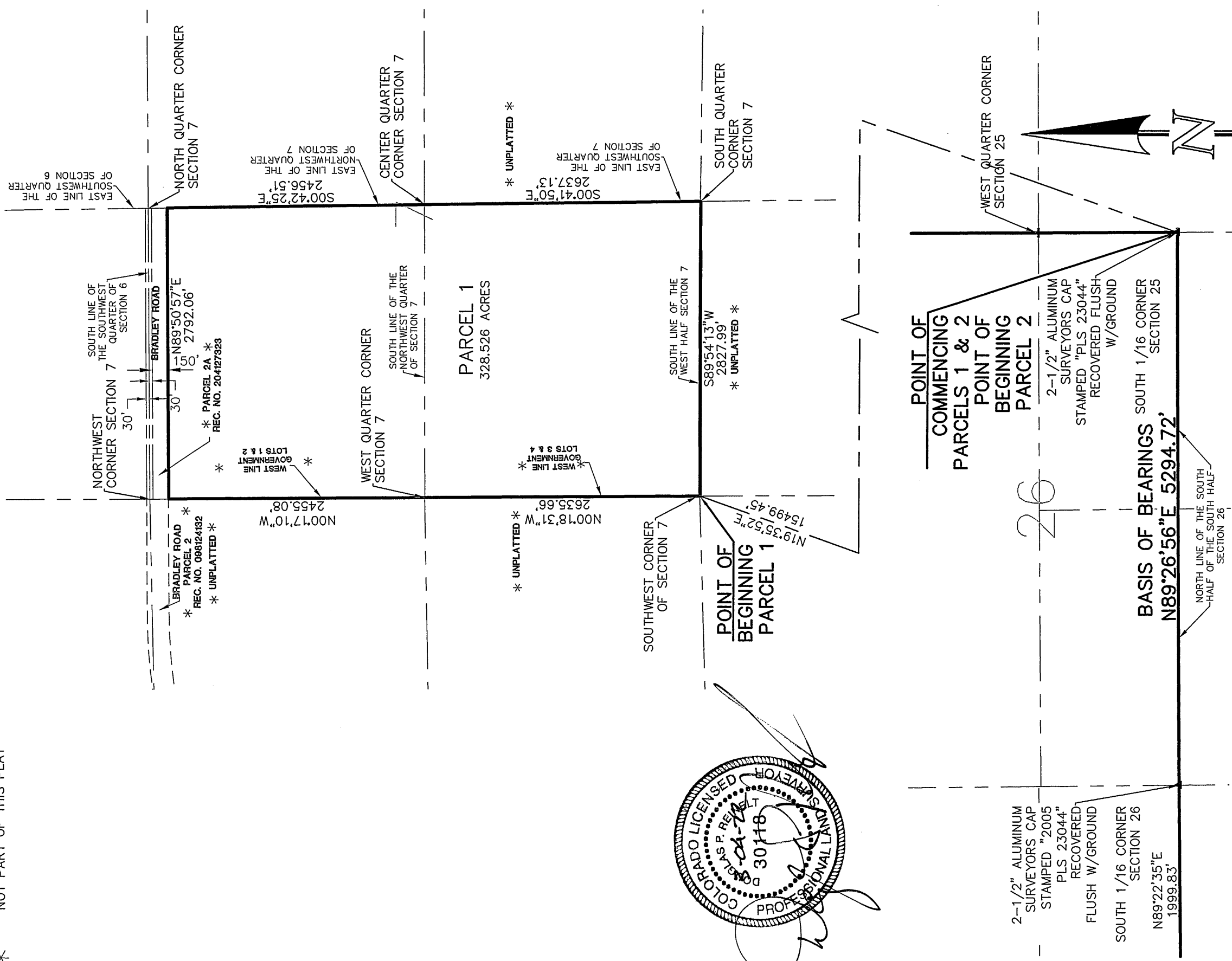
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AMARA ZONE CHANGE
LEGAL DESCRIPTION
EXHIBIT B
JOB NO. 2550.03-14R
OCTOBER 18, 2021
REV. MARCH 4, 2022
SHEET 4 OF 7

LEGEND

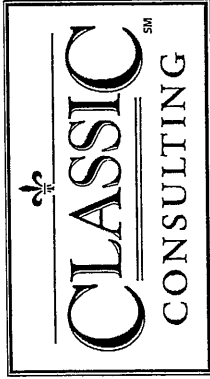
(R) RADIAL BEARING

* NOT PART OF THIS PLAT



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SCALE: 1" = 1000'
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CPC ZC 21-00209



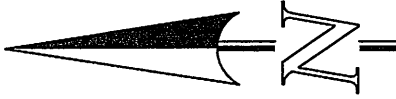
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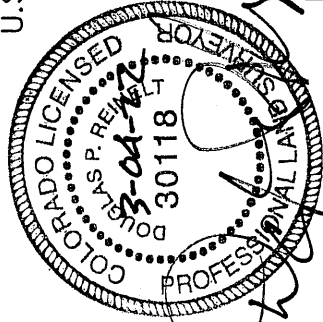
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SHEET 5 OF 7

LEGEND

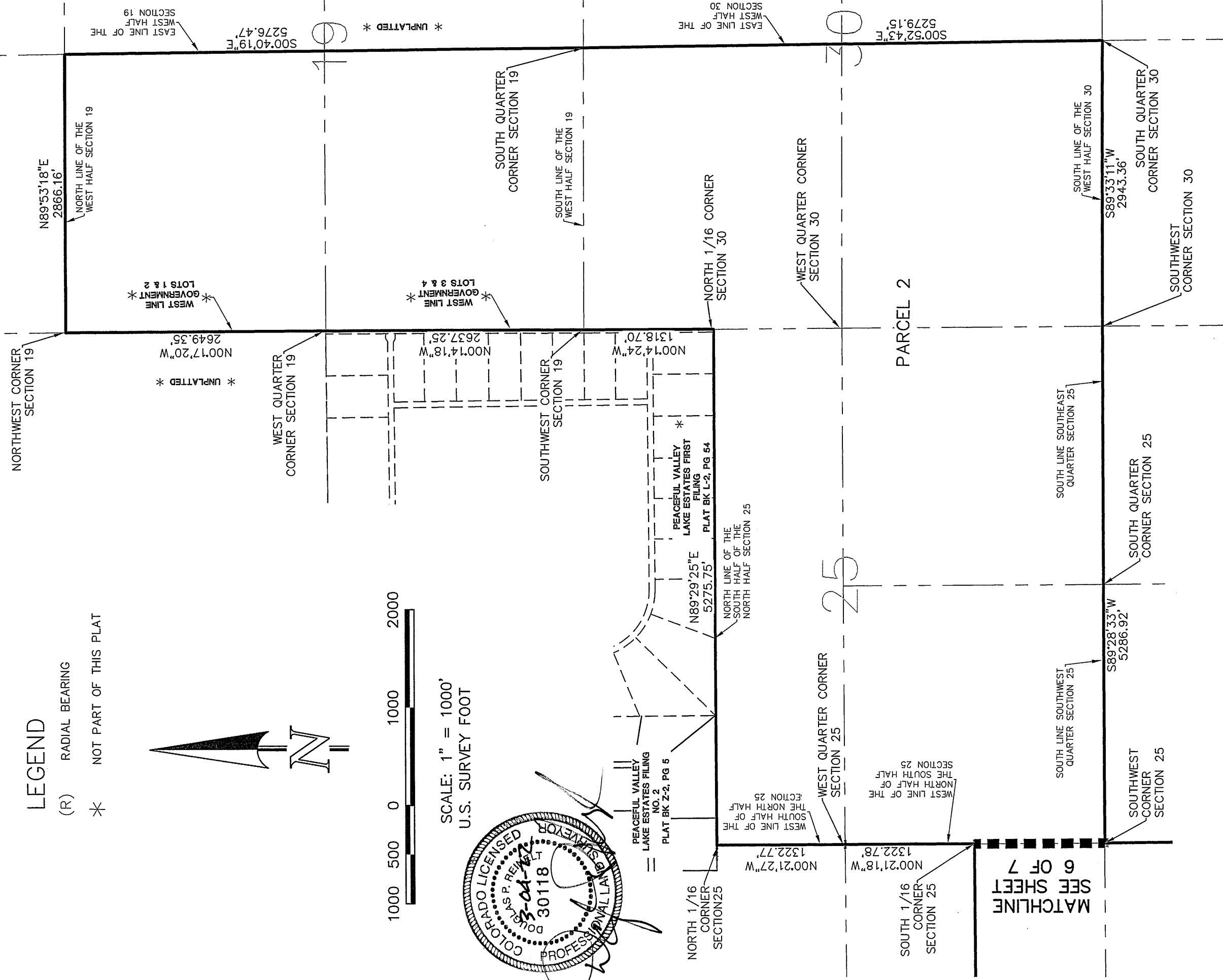
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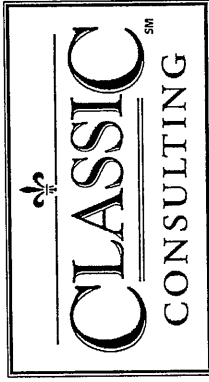


PEACEFUL VALLEY
LAKE ESTATES FILING
NO. 2
PLAT BK Z-2, PG 5



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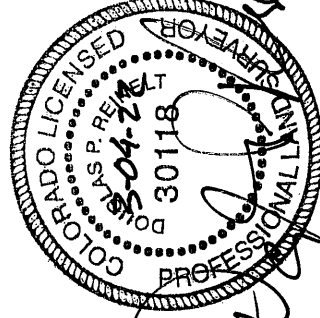
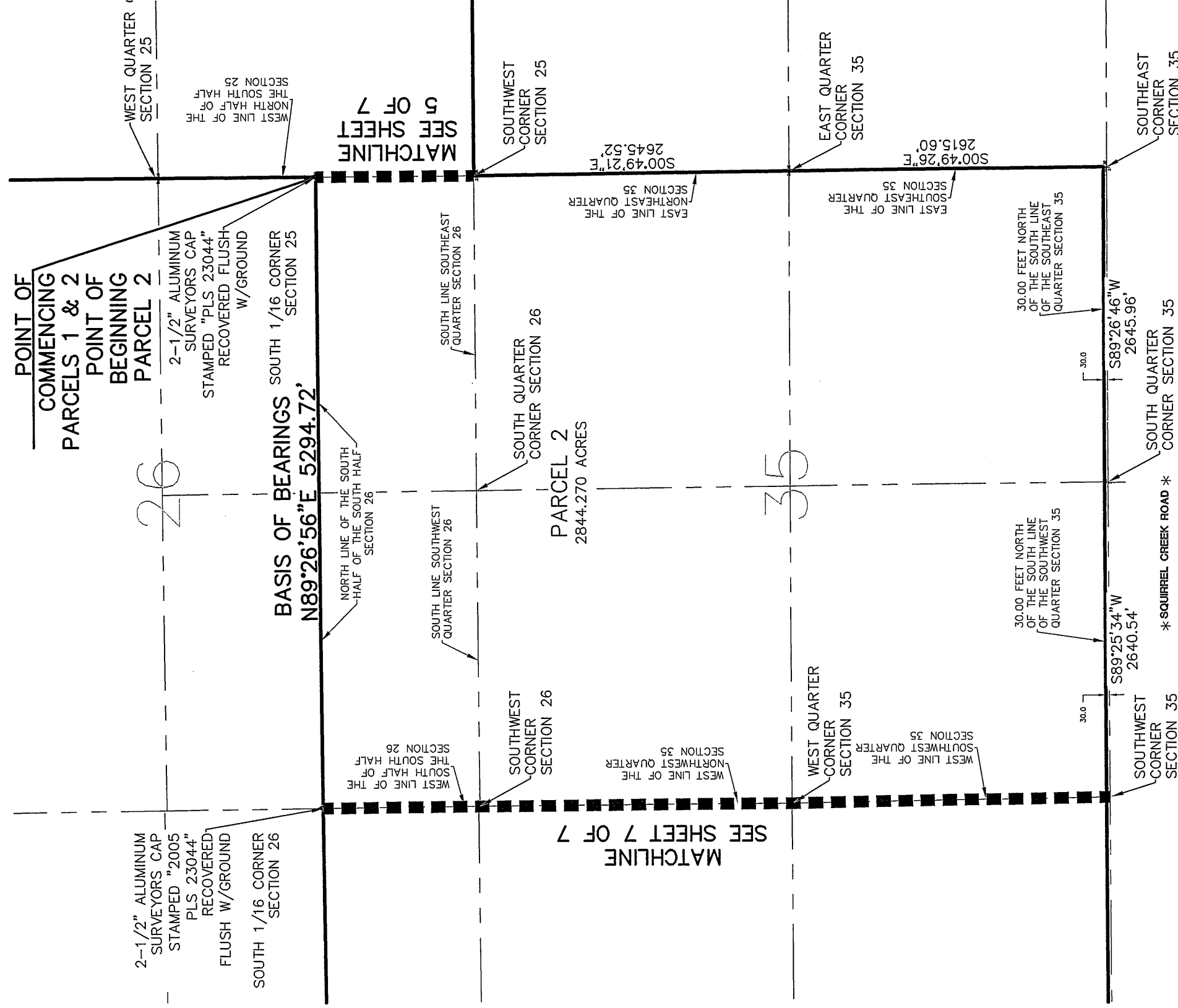
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LEGEND

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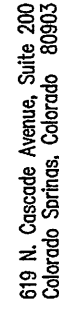


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SCALE: 1" = 1000'
U.S. SURVEY FOOT

CPC ZC 21-00209



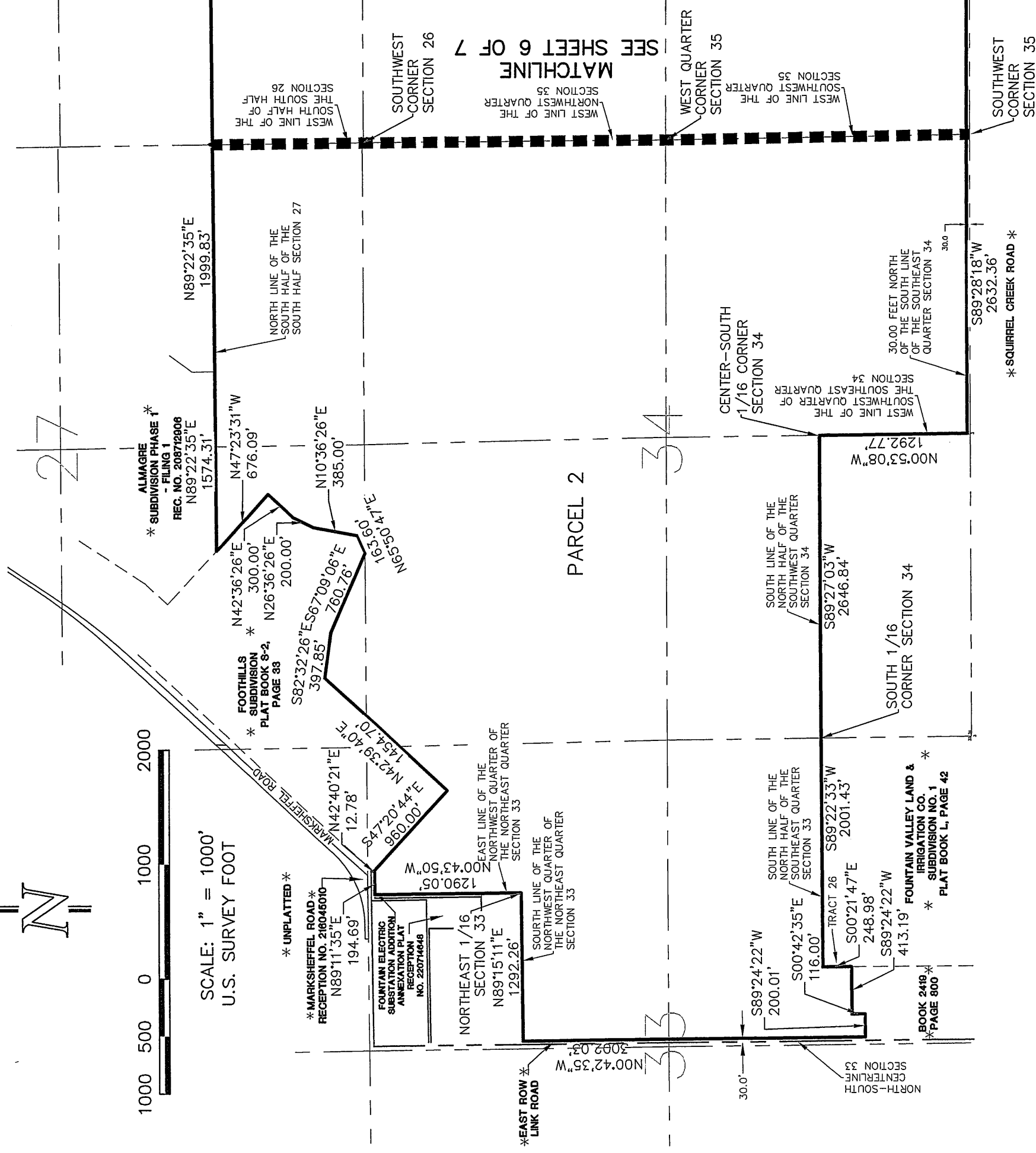
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