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### Bradley Ranch

M&S Job No. 43-093  
December 11, 2016

A TRACT OF LAND BEING ALL OF BRADLEY ADDITION NO. 1 ANNEXATION PLAT, AS RECORDED IN PLAT BOOK X-3 AT PAGE 90, RECORDS OF EL PASO COUNTY CLERK AND RECORDER AND BEING ALL OF THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER (N1/2 NW1/4) AND THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER (NW1/4 NE1/4) OF SECTION 25, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF THE NORTHWEST ONE-QUARTER (NW1/4) OF SECTION 25, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO BEING ASSUMED TO BEAR N89°19'06"E, A DISTANCE OF 2639.54 FEET (N89°56'35"E, A DISTANCE OF 2639.53 FEET OF RECORD);

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 25, SAID POINT BEING A POINT ON THE NORTHERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, SAID POINT BEING THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED;

THENCE N89°26'47"E (S89°53'30"E OF RECORD) ALONG THE NORTH LINE OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST QUARTER (NW1/4 NE1/4) SAID LINE ALSO BEING THE NORTHERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 1320.51 FEET (1320.23 FEET OF RECORD) TO THE NORTHEAST CORNER OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER (NW1/4 NE1/4); THENCE S00°28'45"E (S00°09'56"W OF RECORD) ALONG THE EAST LINE OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST QUARTER (NW1/4 NE1/4) SAID LINE ALSO BEING THE EASTERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 1322.37 FEET (1322.02 FEET OF RECORD) TO THE SOUTHEAST CORNER OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER (NW1/4 NE1/4); THENCE S89°24'46"W (N89°53'13"W OF RECORD) ALONG THE SOUTH LINE OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST QUARTER (NW1/4 NE1/4) SAID LINE ALSO BEING THE SOUTHERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 1320.67 FEET (1319.80 FEET OF RECORD) TO THE SOUTHWEST CORNER OF SAID NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER (NW1/4 NE1/4); THENCE S89°22'44"W (S89°59'21"W OF RECORD) ALONG THE SOUTH LINE OF SAID NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER (N1/2 NW1/4) SAID LINE ALSO BEING THE SOUTHERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 2639.57 FEET (2638.91 FEET OF RECORD) TO THE SOUTHWEST CORNER OF SAID NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER (N1/2 NW1/4);

THENCE N00°28'14"W (N00°07'15"E OF RECORD) ALONG THE WEST LINE OF SAID NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER (N1/2 NW1/4) SAID LINE ALSO BEING THE WESTERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 1320.35 FEET (1319.78 FEET OF RECORD) TO THE NORTHWEST CORNER OF SAID NORTHWEST ONE-QUARTER (NW1/4); THENCE N89°19'06"E (N89°56'35"E OF RECORD) ALONG THE NORTH LINE OF SAID NORTHWEST ONE-QUARTER (NW1/4) SAID LINE ALSO BEING THE NORTHERLY BOUNDARY LINE OF SAID BRADLEY ADDITION NO. 1 ANNEXATION PLAT, A DISTANCE OF 2639.54 FEET (2639.53 FEET OF RECORD) TO THE POINT OF BEGINNING;

SAID PARCEL OF LAND CONTAINS A CALCULATED AREA OF 120.193 ACRES OF LAND, MORE OR LESS.

PREPARED BY:

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**EXHIBIT A**