

PARCEL DESIGNATION:	4500000087	DATE:	July 19, 2015
OWNER:	JENNIFER M. ENRIQUES (Owner current as of the date of certification hereon)		

EXHIBIT A
LEGAL DESCRIPTION

The Southwest Quarter of the Southwest Quarter of Section 5, Township 15 South, Range 64 West of the Sixth Principal Meridian, County of El Paso, State of Colorado, except the south 30.00 feet thereof conveyed to the County of El Paso by Right of Way deed recorded January 10, 1923 in Book 602 at Page 322.

Said parcel contains 1,702,638 square feet or 39.087 acres, more or less.

EXHIBIT B SKETCH is attached hereto and is only intended to depict Exhibit A – Legal Description. In the event that Exhibit A contains an ambiguity, Exhibit B may be used to solve said ambiguity.



Prepared for and on behalf of Colorado Springs Utilities by: Basil Micah Hanson, PLS 38020, for and on behalf of CRITIGEN LLC, 2 North Cascade Avenue, Suite 460, Colorado Springs, CO 80903

DATE: 29-JUNE-2015

DRAWN BY: B HANSON

CHECKED BY: L OSWALD

APPROVED BY: B HANSON

DRAWING: 4500000087_EXB

EXHIBIT B SKETCH

PARCEL #4500000087
SECTION 5
T 15 S, R 64 W, 6TH P.M.
EL PASO COUNTY, COLORADO

CITY OF COLORADO SPRINGS

N89° 56' 56"E
1324.62'

20' MOUNTAIN VIEW
ELECTRIC EASEMENT
BOOK 2421, PAGE 860
20' EL PASO COUNTY MUTUAL
TELEPHONE COMPANY EASEMENT
BOOK 2404, PAGE 578

SOUTHWEST SIXTEENTH CORNER
SEC. 5, T15S, R64W
FOUND 2" ALUM. CAP
PLS 25955

4500000087
ENRIQUES, JENNIFER M.

SW 1/4 OF SW 1/4 SECTION 5
EXCEPT THE SOUTH 30'

BLANKET MOUNTAIN VIEW
ELECTRIC EASEMENT
S1/2 OF S1/2 SEC. 5
BOOK 3673, PAGE 871

N01° 30' 51"W
1288.15'

30' PUBLIC ROAD USE
BOOK A, PAGE 78

1285.99'
S01° 23' 41"E

FOUND NO. 5 REBAR WITH
YELLOW PLASTIC CAP, PLS 25955

N01° 30' 51"W
30.00'

20' MOUNTAIN VIEW
ELECTRIC EASEMENT
BOOK 2421, PAGE 860
20' EL PASO COUNTY MUTUAL
TELEPHONE COMPANY EASEMENT
BOOK 2404, PAGE 578

SOUTHWEST CORNER
SEC. 5, T15S, R64W
FOUND 3 1/4" ALUM.
CAP PLS 17496

1321.89'

BRADLEY ROAD 60' R.O.W. S89° 51' 29"W

EXCEPT S 30'
BOOK 602, PAGE 322

NOTES:

1. This sketch does not constitute a land survey plat by CRITIGEN, LLC., and is only intended to depict Exhibit A - Legal Description. In the event that Exhibit A contains an ambiguity, Exhibit B may be used to solve said ambiguity.

2. Bearings are based on a line from NGS Station "Corral Bluffs" (PID JK1153), monumented by a 3" brass disk set in concrete to NGS Station "Clevenger" (PID JK1353), monumented by a stainless steel rod set in concrete, said line was assumed to bear South 03°57'12" West according to a survey control diagram prepared by Kirkham Michael Consulting Engineers deposited with the El Paso County Surveyor on August 10, 2004 at Survey Deposit Number 204900110.



SCALE: 1" = 200' SHEET 1 OF 1