

1202 NORTH ACADEMY ZONE CHANGE  
EXHIBIT A

THE SOUTH 125 FEET OF LOT 6 AND THE SOUTHERLY 125 FEET OF THE EASTERLY 15 FEET OF LOT 5, BLOCK C, SUNNYSIDE, IN THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO AS SHOWN ON THE SUBDIVISION PLAT THEREOF RECORDED IN PLAT BOOK U AT PAGE 26 OF THE EL PASO COUNTY RECORDS.

ALSO BEING DESCRIBED AS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 6, BLOCK C, SUNNYSIDE, IN THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO, AS SHOWN ON THE SUBDIVISION PLAT THEREOF RECORDED IN PLAT BOOK U AT PAGE 26 OF THE EL PASO COUNTY RECORDS;

THENCE S89°23'21"W ON THE SOUTH LINE OF SAID LOT 6 AND ON THE SOUTH LINE OF LOT 5 OF SAID BLOCK C, A DISTANCE OF 121.25 FEET;

THENCE N00°17'31"W ON A LINE 15.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID LOT 5, A DISTANCE OF 125.00 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH 125 FEET OF LOT 5;

THENCE N89°23'21"E ON THE NORTH LINE OF THE SOUTH 125 FEET OF SAID LOT 5, AND THE NORTH LINE OF THE SOUTH 125 FEET OF THE AFORESAID LOT 6, A DISTANCE OF 121.21 FEET TO A POINT ON THE EAST LINE OF SAID LOT 6;

THENCE S00°18'43"E ON SAID EAST LINE A DISTANCE OF 125.00 FEET TO THE POINT OF BEGINNING.

THE DESCRIBED TRACT CONTAINS 15,153 SQUARE FEET, MORE OR LESS.

THE BASIS OF BEARINGS FOR THIS DESCRIPTION SURVEY IS THE EAST LINE OF BLOCK C, S00°18'43"E -435.60 FEET. THE DIRECTION IS BASED ON THE LAND SURVEY PLAT BY BERGE-BREWER, DEPOSIT NUMBER 99900327 AND THE LINE IS MONUMENTED BY A PK NAIL AND WASHER "LWA PLS 28658" ON THE NORTH AND SOUTH.

