

Obering, Wurth & Associates
Consulting Civil Engineers
Professional Land Surveyors

1046 Elkton Drive · Colorado Springs, Colorado · 80907 · Phone 719-531-6200 · Fax 719-531-6266

LEGAL DESCRIPTION

EXHIBIT A
SHEET 1 OF 1

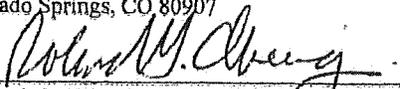
A TRACT OF LAND IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 14 SOUTH, RANGE 67 WEST OF THE 6TH P.M., IN THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO, SAID TRACT ALSO BEING A PORTION OF LOT 1, BLOCK 1, "HUMANE SOCIETY SUBDIVISION NO. 1" AS RECORDED APRIL 17, 1972, IN PLAT BOOK V-2 AT PAGE 24 OF THE EL PASO COUNTY RECORDS, AND SAID TRACT BEING ALSO A PORTION OF THAT PARCEL DESCRIBED IN BOOK 5741 AT PAGE 354 OF THE EL PASO COUNTY RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARING IS THE NORTH LINE OF LOT 1, BLOCK 1, "HUMANE SOCIETY SUBDIVISION NO. 1" AS RECORDED UNDER RECEPTION NUMBER 878590 OF THE RECORDS OF EL PASO COUNTY, COLORADO. SAID LINE BEARS N89°28'44"E ACCORDING TO THE RECORD PLAT THEREOF, AND IS MONUMENTED BY A 7/8" IRON PIPE ON THE EAST AND REBAR AND CAP #13226 ON THE WEST.

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1, BLOCK 1, "HUMANE SOCIETY SUBDIVISION NO. 1"; THENCE N89°28'44"E, ALONG THE NORTHERLY LINE OF SAID LOT 1, A DISTANCE OF 402.22 FEET, TO A POINT ON THE SOUTHWESTERLY RIGHT OF WAY LINE OF INTERSTATE HIGHWAY 25 AS DESCRIBED IN THE COLORADO DEPARTMENT OF TRANSPORTATION PARCEL NUMBER RW-4, REVISED, PROJECT NUMBER IM 0252-423M, PROJECT CODE 19039; THENCE S04°51'25"W, ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, 40.18 FEET, TO A POINT ON THE SOUTHERLY LINE OF THAT FORESAID PARCEL DESCRIBED IN BOOK 5714 AT PAGE 353 UNDER RECEPTION NUMBER 01930840; THENCE S89°28'44"W, ALONG SAID SOUTHERLY LINE, 398.77 FEET TO A POINT ON THE WESTERLY LINE OF AFORESAID LOT 1; THENCE N00°03'33"E ALONG SAID WESTERLY LOT LINE, 40.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 16,019 SQUARE FEET, 0.3677 ACRE, MORE OR LESS

PREPARED BY
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1046 Elkton Drive
Colorado Springs, CO 80907



Roland G. Obering, P.E. and P.L.S. Colorado #13226

Date 3/31/15

Project No. 13025
March 31, 2015



EXHIBIT B LEGAL DESCRIPTION SKETCH

NOTE: THIS LEGAL DESCRIPTION SKETCH IS A GRAPHIC DEPICTION OF THE ACCOMPANYING LEGAL DESCRIPTION AND DOES NOT REPRESENT A MONUMENTED LAND SURVEY PLAT OR IMPROVEMENT LOCATION SURVEY PLAT.

OBERING, WURTH & ASSOCIATES
1046 ELKTON DRIVE
COLORADO SPRINGS, CO 80907
719-531-6200

PROJ. 13025 MARCH 2015

NEW
INTERSTATE 25
RIGHT OF WAY

PARCEL RW-4 REV.
Proj. No. IM 0252-423
Proj. Code 19039
July 14, 2014

UNPLATTED
PARCELA
(PORTLAND MINING CO. BK 320 PG 14 AND BK 5557 PG 150)

P.O.B. (BASIS OF BEARING)
N89°28'44"E 402.22'

16,019 S.F. (0.3677 AC)

S89°28'44"W 398.77'

N00°03'33"E
40.00'

S04°51'25"W
40.18'

95.94'

PARCEL B BK 6120 PG 1444

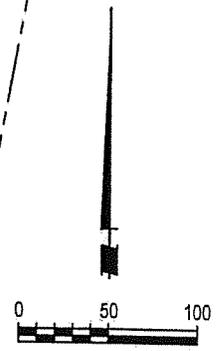
PARCEL A BK 5557 PG 150

LOT 1, BLK 1
HUMANE SOCIETY SUBDIVISION NO. 1
REC. 878590

NEW HIGHWAY ROW
ACCESS RESTRICTION LINE

FORMERLY
CITY OF COLORADO SPRINGS
BK 5741 PG 353 REC. 01930840

ABBOT LN. (60') (PUBLIC R.O.W.)



SCALE IN FEET
1" = 100'

SHEET 1 OF 1

D:\100-1\13025_HumaneSocEstm1\ExhB.dwg