

KNOW ALL MEN BY THESE PRESENTS:

THAT [REDACTED] BEING THE PETITIONER FOR THE ANNEXATION OF THE HEREINAFTER DESCRIBED REAL PROPERTY:

A PORTION OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 86 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF EL PASO, STATE OF COLORADO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF LOT 1, BLOCK 1, INTERNATIONAL BIBLE SOCIETY FILING NO. 1 AS PLATTED IN THE EL PASO COUNTY RECORDS IN PLAT BOOK D-4 AT PAGE 86 BEING MONUMENTED AT THE NORTH END AND THE SOUTH END BY A SURVEY CAP STAMPED "PLS 20681" ASSUMED TO BEAR S00°01'38"E A DISTANCE OF 700.00 FEET.

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1, BLOCK 1, INTERNATIONAL BIBLE SOCIETY FILING NO. 1, SAID POINT BEING THE POINT OF BEGINNING; THENCE N00°01'38"W AND ON THE EAST LINE OF SAID LOT 1 A DISTANCE OF 700.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE EASTERLY AND SOUTHERLY AND ON THE BOUNDARY OF FLYING HORSE RANCH ADDITION AS RECORDED IN THE EL PASO COUNTY RECORDS UNDER RECEPTION NUMBER 204011499 THE FOLLOWING TWO (2) COURSES:

1. N89°04'45"E A DISTANCE OF 622.45 FEET;
2. S00°05'27"W A DISTANCE OF 701.12 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF NEW LIFE DRIVE;

THENCE S89°10'49"W ON THE NORTH RIGHT-OF-WAY OF NEW LIFE DRIVE A DISTANCE OF 620.99 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 435,498 SQ. FEET, OR 9.998 ACRES.

TOGETHER WITH THAT PORTION OF NEW LIFE DRIVE DESCRIBED AS FOLLOWS:

COMMENCING AT SAID SOUTHEAST CORNER OF SAID LOT 1, BLOCK 1, INTERNATIONAL BIBLE SOCIETY FILING NO.1, SAID POINT BEING ON THE NORTH RIGHT-OF-WAY LINE OF SAID NEW LIFE DRIVE AND THE POINT OF BEGINNING; THENCE ON SAID NORTHERLY RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES:

1. N89°10'49"E, ON SAID NORTH RIGHT-OF-WAY LINE, 620.99 FEET TO A POINT ON THE BOUNDARY LINE OF SAID FLYING HORSE RANCH ADDITION;
2. THENCE CONTINUING N89°10'49"E ON THE NORTH RIGHT-OF-WAY OF NEW LIFE DRIVE A DISTANCE OF 782.58 TO A POINT ON CURVE, THENCE ON THE ARC OF A CURVE TO THE LEFT HAVING A DELTA OF 9°43'06", A RADIUS OF 1,372.48 FEET AN ARC DISTANCE OF 232.80 FEET, HAVING A CHORD BEARING OF N74°59'05"E AND A CHORD DISTANCE OF 232.52 FEET TO A POINT ON CURVE;
3. THENCE S10°30'50"E A DISTANCE OF 36.48 FEET TO A POINT ON CURVE;

THENCE ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 24°15'22", A RADIUS OF 441.27 FEET AN ARC DISTANCE OF 186.81 FEET, HAVING A CHORD BEARING OF S88°23'10"E AND A CHORD DISTANCE OF 185.42 FEET TO A POINT ON CURVE; S76°15'28"E A DISTANCE OF 10.42 FEET; THENCE S76°15'28"E A DISTANCE OF 44.18 FEET; THENCE S00°15'49"W A DISTANCE OF 82.27 FEET; THENCE S00°15'49"W A DISTANCE OF 49.13 FEET; THENCE S89°03'26"W A DISTANCE OF 135.67 FEET; THENCE S50°57'29"W A DISTANCE OF 44.93 FEET; THENCE S89°10'49"W A DISTANCE OF 1701.97 FEET; THENCE N00°01'28"W A DISTANCE OF 160.02 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 308,005 SQ. FEET OR 7.025 ACRES.

CONTAINING A COMBINED AREA OF 741,503 SQ. FEET OR 17.023 ACRES.