



JOB NO. 2550.03-23
JULY 18, 2023
PAGE 1 OF 1

619 N. Cascade Avenue, Suite 200 (719) 785-0790
Colorado Springs, Colorado 80903

AMARA ADDITION NO. 2 ANNEXATION LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF SECTION 11, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE WEST LINE OF GOVERNMENT LOTS 1 AND 2, IN SECTION 7, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BEING MONUMENTED AT THE NORTHERLY END BY A 3-1/4" ALUMINUM SURVEYORS CAP IN RANGE BOX STAMPED "EL PASO COUNTY DOT 2000 LS 17496: FLUSH WITH GROUND AND AT THE SOUTHERLY END BY A 3-1/4" ALUMINUM SURVEYORS CAP STAMPED "PS INC 1994 PLS 12103" FLUSH WITH GROUND IS ASSUMED TO BEARS $N00^{\circ}17'10"W$, A DISTANCE OF 2635.08 FEET.

COMMENCING AT THE NORTHWEST CORNER OF SECTION 7, TOWNSHIP 15 SOUTH, RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO;

THENCE $S77^{\circ}47'57"W$, A DISTANCE OF 8142.82 FEET TO THE SOUTHWESTERLY CORNER OF BRADLEY ROAD, PARCEL 2 AS DESCRIBED IN A DOCUMENT RECORDED UNDER RECEPTION NO. 098124132 SAID POINT BEING THE **POINT OF BEGINNING**;

THENCE $N42^{\circ}44'44"E$, A DISTANCE OF 381.07 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF SAID BRADLEY ROAD, PARCEL 2;
THENCE $N76^{\circ}11'13"E$, ON THE NORTHERLY RIGHT OF WAY LINE OF SAID BRADLEY ROAD, PARCEL 2, A DISTANCE OF 397.00 FEET;
THENCE $S59^{\circ}49'07"W$, A DISTANCE OF 745.19 FEET TO THE **POINT OF BEGINNING**.

CONTAINING A CALCULATED AREA OF 0.957 ACRES (41,685 SF).

ROBERT L. MEADOWS, JR., P.L.S. NO. 34977
FOR AND ON BEHALF OF CLASSIC CONSULTING ENGINEERS AND SURVEYORS

N:\255003\LEGALS\22-44 AMARA ADD 1-23\23-AMARA ADDITION NO. 2 23 0718.docx