VACATION PLAT

RIGHT-OF-WAY VACATION PLAT OF THAT REMAINING PORTION OF PUBLIC ALLEY ADJACENT TO LOTS 1 THROUGH 3, PORTION OF LOT 4 AND LOTS 6 THROUGH 8, 'L.K. ADAMS ADDITION NO. 1'

LEGAL DESCRIPTION: That portion of the East Half of the Northeast Quarter of Section 11, Township 14 South, Range 67 West of the 6th P.M., being that remaining portion of public Alley adjacent to Lots 1 through 3, portion of Lot 4 and Lots 6 through 8 platted within L.K. ADAMS ADDITION NO. 1 (Plat Book V, Page 3, El Paso County, Colorado records), in the City of Colorado Springs, El Paso County, Colorado, described as follows:

Beginning at the most Westerly Northwesterly corner of said Alley (all bearings in this description are relative to that 9.25 foot leg of Lot 1, LAUNCHPAD 864 NORTH 19TH STREET (Reception No. 223715182, said El Paso County records) being an aluminum cap marked "PLS 38742" flush with the ground at each end, and a line between them assumed to bear S00°E, said distance of 9.25 feet) (the following three (3) courses are along the lines of said Alley right-of-way); 1) N90°E, 92.80 feet; 2) on a curve to the left, said curve having a central angle of 90°, a radius of 15 feet, an arc length of 23.56 feet (the chord to said curve bears N45°E, a distance of 21.21 feet); 3) N00°W, 41.75 feet to the Northeast corner of Lot 6, said L.K. ADAMS ADDITION NO. 1; thence N90°E along the Easterly extension of the Northerly line of said Lot 6, 16 feet to a point on said Alley right-of-way (the following seven (7) courses are along the lines of said Alley right-of-way); 1) S00°E, 69.25 feet; 2) S03°26'E, 50 feet; 3) S90°W, 17 feet; 4) N04°25'W, 32.5 feet; 5) on a curve to the left, said curve having a central angle of 85°35'00", a radius of 15 feet, an arc length of 22.41 feet (the chord to said curve bears N47°12'30"W, a distance of 20.38 feet); 6) S90°W, 92.80 feet to a point on the Westerly line of said ADDITION; 7) N00°W along said ADDITION's Westerly line, said line also being coincident with the Easterly right-of-way line of Columbine Avenue (40' public r.o.w.), 16 feet to the Point of Beginning and the terminus point of this description;

Containing 0.087 acres (3,772 square feet), more or less.