

LEGAL DESCRIPTION :

A PORTION OF SPACE VILLAGE AVE. BEING THE NORTH 50.00 FEET OF SECTION 17 AND THE SOUTH 50 FEET OF SECTION 8 AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE SECTION LINE ALL IN SECTION 8 and 17, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH P.M., IN EL PASO COUNTY, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT** AS RECORDED RECEPTION NUMBER 222715049 AND A POINT ON THE NORTH LINE OF **AIRPORT ANNEXATION FILING 1 ANNEXATION PLAT** AS RECORDED AT RECEPTION NO.217713899 ALL OF THE RECORDS OF EL PASO COUNTY, COLORADO;
THENCE S89°40'46" W AND COINCIDENT WITH THE NORTHERLY LINE OF SAID **AIRPORT ANNEXATION FILING 1** AND 50.00 FEET SOUTHERLY AND PARALLEL TO THE SECTION LINE BETWEEN SAID SECTION 8 AND 17 A DISTANCE OF 490.01 FEET TO THE NORTHWEST CORNER OF SAID **AIRPORT ANNEXATION FILING 1** ;
THENCE S89°40'46" W AND COINCIDENT WITH THE NORTH LINE OF TWO TRACTS OF LAND AS RECORDED AT **BOOK 3529 PAGE 939** OF THE RECORDS OF EL PASO COUNTY, COLORADO A DISTANCE OF 86.37 FEET TO A POINT 50.00 FEET SOUTH OF THE NORTH QUARTER CORNER OF SAID SECTION 17;
THENCE S89°43'08" W AND COINCIDENT WITH THE NORTH LINE OF SAID TRACT AS RECORDED AT **BOOK 3529 PAGE 939** OF THE RECORDS OF EL PASO COUNTY, COLORADO, A DISTANCE OF 1092.04 FEET MORE OR LESS TO A POINT;
THENCE N00°23'26" W A DISTANCE OF 50.00 FEET TO A POINT ON THE SAID SECTION LINE;
THENCE N89°43'08" E AND COINCIDENT WITH SAID SECTION LINE A DISTANCE OF 744.20 FEET;
THENCE N00°16'52" W A DISTANCE OF 50.00 FEET TO A POINT ON THE SOUTH LINE OF **HILLCREST ACRES** AT PLAT BOOK B-2 PAGE 64 OF THE RECORDS OF EL PASO COUNTY, COLORAD;
THENCE N89°43'08" E AND 50.00 FEET NORTH OF AND PARALLEL TO SAID SECTION LINE AND COINCIDENT WITH THE SOUTH LINE OF SAID **HILLCREST ACRES** A DISTANCE OF 347.94 FEET , MORE OR LESS TO A POINT 50.00 FEET NORTH OF SAID NORTH QUARTER CORNER OF SECTION 17 ;
THENCE N89°40'46" E AND 50.00 FEET NORTH OF AND PARALLEL TO SAID SECTION LINE AND COINCIDENT WITH THE SOUTH LINE OF SAID **HILLCREST ACRES** AND A TRACT AS RECORDED AT **RECEPTION NUMBER 097052464** OF THE RECORDS OF EL PASO COUNTY, COLORADO, A DISTANCE OF 576.30 FEET MORE OR LESS TO THE NORTH WEST CORNER OF SAID **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT**;
THENCE S00°19'41" E AND COINCIDENT WITH THE WEST BOUNDARY OF SAID **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT** A DISTANCE OF 100.00 FEET TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINS 129,635 SQUARE FEET, (2.976 ACRES), MORE OR LESS.

THE LINEAR UNIT OF MEASURE USED FOR THIS SURVEY IS THE U.S. Survey foot.



ANNEXATION
SPACE VILLAGE Addition No.2
Description

Drawn By: R. Kotwica Date: 06/26/2023

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