

LEGAL DESCRIPTION:

A TRACT OF LAND LOCATED IN A PORTION OF SECTION 8 AND SECTION 9, BOTH IN TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M., EL PASO COUNTY, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 9, POINT BEING ON THE WESTERLY LINE OF COLORADO CENTRE FOREIGN TRADE ZONE AND BUSINESS PARK FILING NO.1 SUBDIVISION RECORDED IN PLAT BOOK B-4, PAGE 47, ALSO POINT BEING THE SOUTHEAST CORNER OF LOT 7, COLORADO SPRINGS AIRPORT FILING NO.1D SUBDIVISION RECORDED AT RECEPTION NO. 219714312, POINT ALSO BEING ON THE WEST LINE OF ANNEXATION PLAT-COLORADO CENTRE NO.1, RECORDED IN PLAT BOOK D-4, PAGE 73, ALL OF THE RECORDS OF EL PASO COUNTY;

THENCE S00°19'32"E ON THE NORTH/SOUTH 1/4 LINE AND SAID WESTERLY LINE OF SAID COLORADO CENTRE FOREIGN TRADE ZONE AND BUSINESS PARK FILING NO.1, AND WEST LINE OF SAID ANNEXATION PLAT-COLORADO CENTRE NO.1, A DISTANCE OF 217.81 FEET;

THENCE S00°19'32"E CONTINUING ON THE NORTH/SOUTH 1/4 LINE AND SAID WESTERLY LINE OF SAID COLORADO CENTRE FOREIGN TRADE ZONE AND BUSINESS PARK FILING NO.1, A DISTANCE OF 1,186.40 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF BRADLEY ROAD AS RECORDED IN BOOK 5307 AT PAGE 1472 OF THE RECORDS OF SAID EL PASO COUNTY, POINT ALSO BEING ON THE WEST LINE OF SAID ANNEXATION PLAT-COLORADO CENTRE NO.1;

THENCE S00°19'32"E CONTINUING ON THE NORTH/SOUTH 1/4 LINE AND THE WEST LINE OF SAID ANNEXATION PLAT-COLORADO CENTRE NO.1 A DISTANCE OF 210.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF BRADLEY ROAD AS RECORDED IN BOOK 5307 AT PAGE 1472 OF THE RECORDS OF SAID EL PASO COUNTY;

THE FOLLOWING (6) SIX COURSES ARE ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF BRADLEY ROAD;

- 1) THENCE S89°30'27"W A DISTANCE OF 3.67 FEET TO A POINT OF CURVE TO THE LEFT;**
- 2) THENCE ON THE ARC OF SAID CURVE, HAVING A RADIUS OF 2,759.79 FEET, A DELTA ANGLE OF 15°09'41", AN ARC LENGTH OF 730.29 FEET, WHOSE LONG CHORD BEARS S81°55'37"W A DISTANCE OF 728.16 FEET;**
- 3) THENCE S74°20'46"W A DISTANCE OF 952.02 FEET TO A POINT OF CURVE TO THE RIGHT;**
- 4) THENCE ON THE ARC OF SAID CURVE, HAVING A RADIUS OF 2,969.79 FEET, A DELTA ANGLE OF 12°59'05", AN ARC LENGTH OF 673.03 FEET, WHOSE LONG CHORD BEARS S80°50'19"W A DISTANCE OF 671.59 FEET;**
- 5) THENCE S87°19'50"W A DISTANCE OF 53.06 FEET TO A POINT TO CURVE TO THE LEFT;**
- 6) THENCE ON THE ARC OF SAID CURVE, HAVING A RADIUS OF 150.00 FEET, A DELTA ANGLE OF 87°48'56", AN ARC LENGTH OF 229.90 FEET, WHOSE LONG CHORD BEARS S43°25'20"W A DISTANCE OF 208.05 FEET;**

THENCE S89°30'50"W A DISTANCE OF 210.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF POWERS BOULEVARD (SH 21) AS RECORDED IN BOOK 5307 AT PAGE 1472 OF THE RECORDS OF SAID EL PASO COUNTY;

THE FOLLOWING (2) TWO COURSES ARE ON SAID WESTERLY RIGHT-OF-WAY LINE OF POWERS BOULEVARD (SH21);

- 1) THENCE N00°29'10"W A DISTANCE OF 138.49 FEET TO A POINT OF CURVE TO THE LEFT;
- 2) THENCE ON THE ARC OF SAID CURVE, HAVING A RADIUS OF 1,895.00 FEET, A DELTA ANGLE OF 89°41'41", AN ARC LENGTH OF 2,966.56 FEET, WHOSE LONG CHORD BEARS N45°20'01"W A DISTANCE OF 2,672.79 FEET;

THENCE N00°10'51"W A DISTANCE OF 210.02 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST ¼ OF SAID SECTION 8, POINT ALSO BEING ON THE SOUTHERLY LINE OF SAID LOT 7, COLORADO SPRINGS AIRPORT FILING NO.1D, POINT ALSO BEING ON THE SOUTH LINE OF ANNEXATION PLAT-MUNICIPAL AIRPORT ADDITION NO. 7 RECORDED IN PLAT BOOK E-3, PAGE 21, OF THE RECORDS OF EL PASO COUNTY;

THE FOLLOWING (2) TWO COURSES ARE ON THE SOUTHERLY LINE OF SAID LOT 7, COLORADO SPRINGS AIRPORT FILING NO.1D;

- 1) THENCE N89°34'04"E ON SAID NORTH LINE OF THE NORTHEAST ¼ OF SAID SECTION 8, A DISTANCE OF 1,967.80 FEET TO THE NORTHWEST CORNER OF SAID SECTION 9 AND THE SOUTHEAST CORNER OF SAID ANNEXATION PLAT-MUNICIPAL AIRPORT ADDITION NO. 7, POINT BEING AT THE SOUTHWEST CORNER OF ANNEXATION PLAT-MUNICIPAL AIRPORT ADDITION NO. 9, RECORDED IN PLAT BOOK M-3, PAGE 27 OF THE RECORDS OF EL PASO COUNTY;
- 2) THENCE S89°51'23"E ON THE NORTH LINE OF THE NORTHWEST ¼ OF SAID SECTION 9 AND THE SOUTHERLY LINE OF SAID ANNEXATION PLAT-MUNICIPAL AIRPORT ADDITION NO. 9, A DISTANCE OF 2,636.19 FEET TO THE POINT OF BEGINNING.

THE ABOVE TRACT OF LAND CONTAINS 6,308,390 SQUARE FEET OR 144.821 ACRES, MORE OR LESS.

