

April 18, 2023

DBC Project: 21576-00

## ZONE CHANGE LEGAL DESCRIPTION – EXHIBIT A

STOCKPILE INVESTMENTS, LLC PARCEL TO BE REZONED

A PARCEL OF LAND LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, T14S, R66W OF THE 6TH P.M., CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID NE 1/4 OF THE SW 1/4 OF SAID SECTION 13 AND CONSIDERING THE NORTH LINE OF THE SW 1/4 OF SECTION 13 TO BEAR N 86°48'55" W, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO, SAID LINE MONUMENTED AT THE WESTERLY TERMINUS BY A #6 REBAR WITH A 3.25" ALUMINUM CAP STAMPED "H.V.E. T14S R66W S14 S16 1985 PLS 17665" AND AT THE EASTERLY TERMINUS BY A #6 REBAR WITH A 3.25" ALUMINUM CAP STAMPED " T14S R66W C 1/4 S13 2003 RMLS NO 19625", THENCE ALONG THE EAST LINE OF NE 1/4 OF THE SW 1/4, S 00°29'08" E, 462.67 FEET;

THENCE N 86°47'03" W, 646.23 FEET;

THENCE N 53°23'50" W, 64.64 FEET;

THENCE N 86°47'03" W, 171.67 FEET TO THE EASTERLY LINE OF THAT TRACT OF LAND AS DESCRIBED AT RECEPTION NUMBER 220109339 OF THE RECORDS OF EL PASO COUNTY, COLORADO;

THENCE ALONG SAID EASTERLY LINE OF SAID TRACT THE FOLLOWING TWO (2) COURSES:

1. N 36°06'11" E, 221.23 FEET;

2. N 01°20'58" E, 240.09 FEET TO THE NORTH LINE OF THE NE 1/4 OF THE SW 1/4;

THENCE ALONG SAID NORTH LINE, S 86°48'55" E, 729.71 FEET TO THE POINT OF BEGINNING.

THE ABOVE-DESCRIBED PARCEL CONTAINS 8.020 ACRES OR 349,354 SQUARE FEET, MORE OR LESS.

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JOHN C. DAY PLS 29413  
FOR AND ON BEHALF OF  
DREXEL, BARRELL & CO.  
3 SOUTH 7<sup>TH</sup> STREET  
COLORADO SPRINGS, COLORADO 80905

