

## EXHIBIT "A"

**DATE: January 31, 2024**

Beginning at the south right-of-way line of Platte Ave, as shown on page 9A of the Department of Transportation, State of Colorado Project No. "STA-STE-NH(CX) 024-3(41) Unit 2" plans, said line and parcel being more particularly described as follows:

All of Troy Hill Road Right-of-Way from a line described from point 7026 to 6162 as shown on page 9A of the Department of Transportation, State of Colorado Project No. "STA-STE-NH(CX) 024-3(41) Unit 2" plans, said line also being the northerly limit of Troy Hill Road and the southerly limit of Platte Ave, to a line from the "Point of Beginning" of parcel RW-22F, Southeasterly to the Southwest corner of Tract A as shown on Subdivision Plat: Westgate at Powers Filing NO. 2 recorded in El Paso County Records at Reception Number: 219714417

The following parcels from the Department of Transportation, State of Colorado Project No. "STA-STE-NH(CX) 024-3(41) Unit 2" are included in this transfer:

1. That portion of "Unit 2 Parcel 220" as described in the El Paso County records at Book 6434, Pages 1164 (described on page 1165) lying south of the above described northerly limit of Troy Hill Road;
2. That portion of "Unit 2 Parcel 217" beginning at "Also" as described in the El Paso County records at Reception Number 098021111 (Exhibit "A" on page 3) and all of "Unit 2 Parcel 217-A" as described in the El Paso County records at Reception Number 098021111 (Exhibit "D" on page 4);
3. All of "Unit 2 Parcel R217-A" as described in the El Paso County records at Book 6550, Pages 704 (705);
4. That portion of "Unit 2 Parcel 208" as described in the El Paso County records at Book 6699, Pages 1116 (1118) starting from the word "ALSO";
5. That portion of "Unit 2 Parcel 207" as described in the El Paso County records at Book 6503, Pages 862 (863) starting from the word "ALSO";
6. All of "Unit 2 Parcel 205" as described in the El Paso County records at Book 6263, Pages 47 (48);

Also included in this transfer is the following parcel from the Department of Transportation, State of Colorado Project No. "STA-STE-NH(CX) 024-3(41) Unit 1":

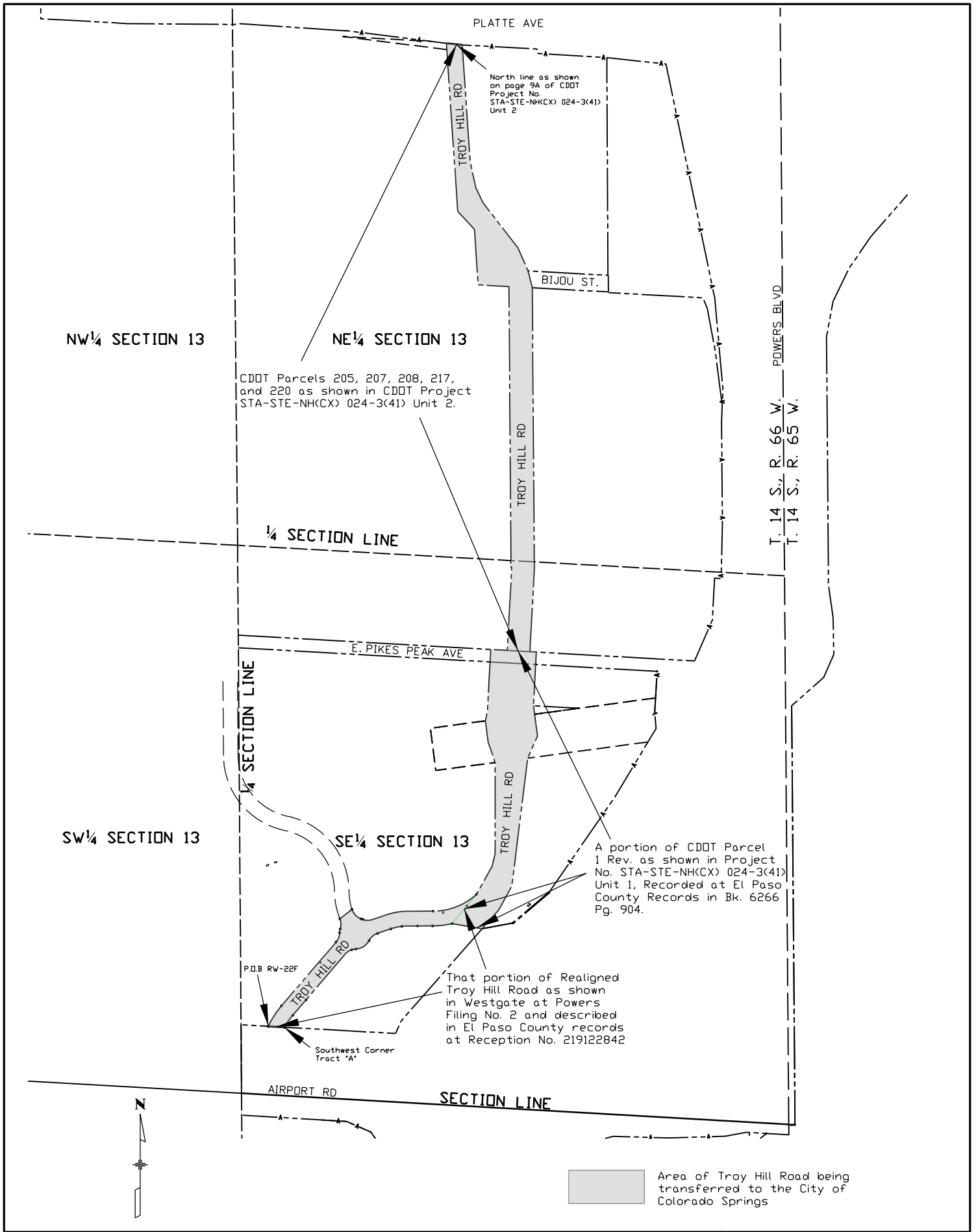
7. That portion of "Unit 1 Parcel 1 Rev." as described in the El Paso County records at Book 6902, Pages 1054 (1057 & 1058) ending at the word "Also",

EXCEPT parcel 22-EX1, a previously vacated portion of said "Parcel 1 Rev" recorded in El Paso County records at Reception Number 219122842.

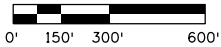
Also included in this transfer is parcel EA-22A from the Department of Transportation, State of Colorado Project No. "C R200-142", and Project No. STU 0212-005, parcels RW-22C, RW-22D, RW-22E, RW-22F described in El Paso County records at Reception Number 219122842.

EXCEPT parcels 22-EX2, 22-EX3, 22-EX4 and 22EX-5 from the Department of Transportation, State of Colorado Project No. STU 0212-005, a previously vacated portion of EA-22A described in El Paso County records at Reception Number 219122842.

THE TOTAL AREA OF THE ALL OF THE ABOVE-DESCRIBED PARCELS IS 645,282 SQ FT, (14.814 ACRES), MORE OR LESS.



Date: 1/30/2024



# TROY HILL RD EXHIBIT "B"

