

EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-02**  
**PROJECT CODE: 23630**  
**DATE: MARCH 31, 2023**

TEMPORARY EASEMENT NO. TE-02 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 8,977 SQ. FT. (0.206 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED RECORDED NOVEMBER 23, 2021 AT RECEPTION NO. 20210106983 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 2); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N67°35'24"W, A DISTANCE OF 663.46 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 2 (ALSO BEING A POINT ON THE WESTERLY BOUNDARY OF THE LEEPER SUBDIVISION), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 2, S00°23'47"W, A DISTANCE OF 214.84 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 2;
2. THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF LAPORTE AVENUE, N89°14'43"W, A DISTANCE OF 173.24 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 2;
3. THENCE ALONG THE WESTERLY BOUNDARY OF SAID PARCEL 2 (ALSO BEING THE EASTERLY BOUNDARY OF THE STODGY BREWING SUBDIVISION), N23°23'17"W, A DISTANCE OF 13.15 FEET;
4. THENCE S89°14'43"E, A DISTANCE OF 70.36 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 8.50 FEET;
6. THENCE S89°14'43"E, A DISTANCE OF 70.81 FEET;
7. THENCE N00°45'17"E, A DISTANCE OF 212.17 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF SAID PARCEL 2;
8. THENCE ALONG SAID NORTHERLY BOUNDARY, S87°54'19"E, A DISTANCE OF 36.12 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 8,897 SQUARE FEET (0.206 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR

EXHIBIT A

ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-03**

**PROJECT CODE: 23630**

**DATE: MARCH 31, 2023**

TEMPORARY EASEMENT NO. TE-03 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 5,376 SQ. FT. (0.123 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN LOT 1 OF THE LEEPER SUBDIVISION RECORDED SEPTEMBER 5, 1969 IN BOOK 1417, PAGE 222 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N67°35'24"W, A DISTANCE OF 663.46 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID LOT 1 (ALSO BEING THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED RECORDED NOVEMBER 23, 2021 AT RECEPTION NO. 20210106983), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE S87°54'19"E, A DISTANCE OF 13.89 FEET;
2. THENCE S00°45'17"W, A DISTANCE OF 183.51 FEET;
3. THENCE S89°14'43"E, A DISTANCE OF 272.18 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID LOT 1 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20150003372);
4. THENCE ALONG SAID EASTERLY BOUNDARY, S00°23'53"W, A DISTANCE OF 10.28 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1;
5. THENCE ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF LAPORTE AVENUE AS SHOWN ON SAID LEEPER SUBDIVISION, N89°14'43"W, A DISTANCE OF 284.92 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1;
6. THENCE ALONG THE WESTERLY BOUNDARY OF SAID LOT 1, N00°23'47"E, A DISTANCE OF 194.12 FEET TO THE POINT OF BEGINNING.

CONTAINING 5,376 SQUARE FEET (0.123 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE

EXHIBIT A

6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522





EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-04**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-04 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 1,452 SQ. FT. (0.033 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED JANUARY 20, 2015 AT RECEPTION NO. 20150003372 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 4); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N81°34'34"W, A DISTANCE OF 333.44 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 4 (ALSO BEING THE EASTERLY BOUNDARY OF THE LEEPER SUBDIVISION), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE S89°14'43"E, A DISTANCE OF 100.00 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID PARCEL 4 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20120024747);
2. THENCE ALONG SAID EASTERLY BOUNDARY, S00°23'53"W, A DISTANCE OF 14.52 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 4;
3. THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, N89°14'43"W, A DISTANCE OF 100.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 4;
4. THENCE N00°23'53"E, A DISTANCE OF 14.52 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 1,452 SQUARE FEET (0.033 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-05**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-05 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 1,574 SQ. FT. (0.036 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED APRIL 13, 2012 AT RECEPTION NO. 201224747 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 5); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N70°41'12"W, A DISTANCE OF 186.94 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID PARCEL 5 (ALSO BEING THE WESTERLY BOUNDARY OF THE TRACT DESCRIBED AT REC. NO. 20120049971), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE S00°23'36"W, A DISTANCE OF 29.52 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 5;
2. THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, N89°14'43"W, A DISTANCE OF 53.33 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 5;
3. THENCE ALONG THE WESTERLY BOUNDARY OF SAID PARCEL 5 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT DESCRIBED AT RECEPTION NO. 20150003372), N00°23'53"E, A DISTANCE OF 29.52 FEET;
4. THENCE S89°14'43"E, A DISTANCE OF 53.33 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 1,574 SQUARE FEET (0.036 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

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JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-06**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-06 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 1,574 SQ. FT. (0.036 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED JULY 26, 2012 AT RECEPTION NO. 20120049971 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 6); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N70°41'12"W, A DISTANCE OF 186.94 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 6 (ALSO BEING THE EASTERLY BOUNDARY OF THE TRACT OF LAND DESCRIBED AT RECEPTION NO. 20120024747), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE S89°14'43"E, A DISTANCE OF 53.33 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID PARCEL 6 (ALSO BEING THE WESTERLY BOUNDARY OF THE TRACT OF LAND DESCRIBED AT RECEPTION NO. 20210085370);
2. THENCE S00°23'36"W, A DISTANCE OF 29.52 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 6;
3. THENCE ALONG THE NORTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, N89°14'43"W, A DISTANCE OF 53.33 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 6;
4. THENCE N00°23'36"E, A DISTANCE OF 29.52 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 1,574 SQUARE FEET (0.036 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

EXHIBIT A

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-07**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-07 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 774 SQ. FT. (0.018 ACRES); LOCATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED SEPTEMBER 13, 2021 AT RECEPTION NO. 20210085370 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 7); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE N69°28'26"W, A DISTANCE OF 131.55 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 7 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20120049971), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE S89°14'43"E, A DISTANCE OF 53.33 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF FISHBACK AVENUE;
2. THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, S00°23'36"W, A DISTANCE OF 14.52 FEET TO ITS POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE;
3. THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, N89°14'43"W, A DISTANCE OF 53.33 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 7;
4. THENCE N00°23'36"E, A DISTANCE OF 14.52 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 774 SQUARE FEET (0.018 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522

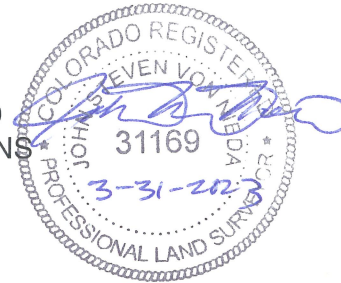


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-10**  
**PROJECT CODE: 23630**  
**DATE: MARCH 31, 2023**

TEMPORARY EASEMENT NO. TE-10 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 1,882 SQ. FT. (0.043 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED DECEMBER 12, 2019 AT RECEPTION NO. 20190079014 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 10); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S64°43'34"W, A DISTANCE OF 121.92 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 10 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20150006199), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 23.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 10;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 100.00 FEET TO ITS INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF FISHBACK AVENUE;
3. THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, S00°45'17"W, A DISTANCE OF 15.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 57.75 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 8.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 42.25 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 1,882 SQUARE FEET (0.043 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END

EXHIBIT A

BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS  
OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM,  
WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR  
UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO  
THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-11**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-11 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 494 SQ. FT. (0.011 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED RECORDED FEBRUARY 3, 2015 AT RECEPTION NO. 20150006199 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 11) ; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S75°30'15"W, A DISTANCE OF 165.38 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 11 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 90042923), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 13.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 11;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 11;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 11 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20190079014), S00°45'17"W, A DISTANCE OF 5.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 15.66 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 8.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 10.50 FEET;
7. THENCE N00°45'17"E, A DISTANCE OF 8.00 FEET;
8. THENCE N89°14'43"W, A DISTANCE OF 6.57 FEET;
9. THENCE S00°45'17"W, A DISTANCE OF 8.00 FEET;
10. THENCE N89°14'43"W, A DISTANCE OF 17.27 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 494 SQUARE FEET (0.011 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

EXHIBIT A

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-12**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-12 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 480 SQ. FT. (0.011 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED SEPTEMBER 17, 1990 AT RECEPTION NO. 90042923 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 12); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S79°01'39"W, A DISTANCE OF 214.02 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 12 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20030015809), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 13.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 12;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 12;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 12 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20150006199), S00°45'17"W, A DISTANCE OF 5.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 16.51 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 8.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 10.50 FEET;
7. THENCE N00°45'17"E, A DISTANCE OF 8.00 FEET;
8. THENCE N89°14'43"W, A DISTANCE OF 7.46 FEET;
9. THENCE S00°45'17"W, A DISTANCE OF 8.00 FEET;
10. THENCE N89°14'43"W, A DISTANCE OF 15.53 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 480 SQUARE FEET (0.011 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

EXHIBIT A

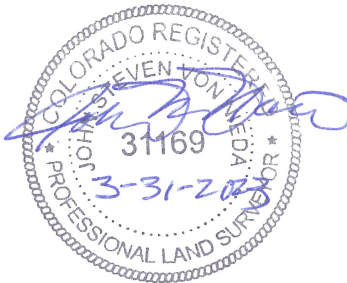
THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522





**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-13**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-13 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 458 SQ. FT. (0.011 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED FEBRUARY 7, 2003 AT RECEPTION NO. 20030015809 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 13); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S81°14'26"W, A DISTANCE OF 263.17 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 13 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20180024989), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 13.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 13;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 13;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 13 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 90042923), S00°45'17"W, A DISTANCE OF 4.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 15.82 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 9.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 11.00 FEET;
7. THENCE N00°45'17"E, A DISTANCE OF 9.00 FEET;
8. THENCE N89°14'43"W, A DISTANCE OF 7.94 FEET;
9. THENCE S00°45'17"W, A DISTANCE OF 9.00 FEET;
10. THENCE N89°14'43"W, A DISTANCE OF 15.24 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 458 SQUARE FEET (0.011 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

EXHIBIT A

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

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FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-14**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-14 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 434 SQ. FT. (0.010 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED APRIL 30, 2018 AT RECEPTION NO. 20180024989 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 14); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S82°45'20"W, A DISTANCE OF 312.59 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 14 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20090028005), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 13.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 14;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 14;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 14 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20030015809) S00°45'17"W, A DISTANCE OF 4.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 26.48 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 9.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 23.52 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 434 SQUARE FEET (0.010 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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EXHIBIT A

I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
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P.O. BOX 580, FORT COLLINS, CO 80522

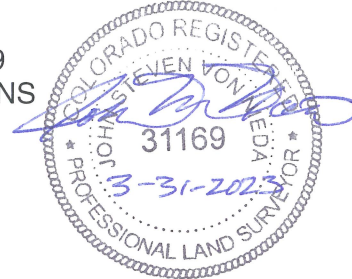


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-15**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-15 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 606 SQ. FT. (0.014 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED MAY 4, 2009 AT RECEPTION NO. 20090028005 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 15); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S84°23'43"W, A DISTANCE OF 311.47 FEET TO A POINT ON THE EASTERLY BOUNDARY OF SAID PARCEL 15 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20180024989), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N89°14'43"W, A DISTANCE OF 33.26 FEET;
2. THENCE S00°45'17"W, A DISTANCE OF 9.00 FEET;
3. THENCE N89°14'43"W, A DISTANCE OF 18.00 FEET;
4. THENCE N00°45'17"E, A DISTANCE OF 9.00 FEET;
5. THENCE N89°14'43"W, A DISTANCE OF 48.74 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF BRYAN AVENUE;
6. THENCE ALONG SAID EAST RIGHT-OF-WAY LINE, N00°45'17"E, A DISTANCE OF 4.44 FEET TO ITS INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE;
7. THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE, S89°14'43"E, A DISTANCE OF 100.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 15;
8. THENCE S00°45'17"W, A DISTANCE OF 4.44 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 606 SQUARE FEET (0.014 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

EXHIBIT A

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522



EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-16**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-16 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 953 SQ. FT. (0.022 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED SEPTEMBER 25, 2018 AT RECEPTION NO. 20180058908 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 16); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S86°05'14"W, A DISTANCE OF 571.45 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 16 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20030150557), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 16.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 16;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 100.00 FEET TO ITS INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF BRYAN AVENUE;
3. THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, S00°45'17"W, A DISTANCE OF 5.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 62.81 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 11.00 FEET;
6. THENCE N89°17'59"W, A DISTANCE OF 37.26 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 953 SQUARE FEET (0.022 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END



EXHIBIT A

BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS  
OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM,  
WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR  
UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO  
THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
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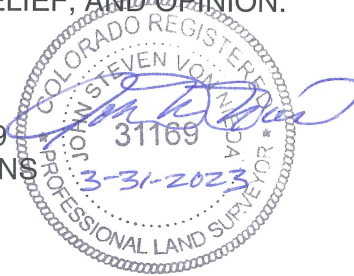


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-17**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-17 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 901 SQ. FT. (0.021 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE WARRANTY DEED RECORDED DECEMBER 2, 2003 AT RECEPTION NO. 20030150557 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 17); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S84°43'29"W, A DISTANCE OF 633.05 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 17 (ALSO BEING THE EASTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20170059155), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°45'17"E, A DISTANCE OF 36.44 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 17;
2. THENCE ALONG THE SOUTH RIGHT-OF WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 60.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 17;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 17 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20180058908), S00°45'17"W, A DISTANCE OF 2.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 37.77 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 34.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 22.23 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 901 SQUARE FEET (0.021 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST

EXHIBIT A

END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

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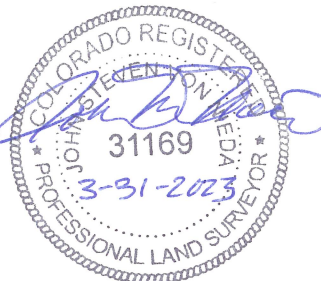


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-18**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-18 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 1,241 SQ. FT. (0.028 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE SPECIAL WARRANTY DEED RECORDED SEPTEMBER 1, 2017 AT RECEPTION NO. 20170059155 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 18); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S87°27'36"W, A DISTANCE OF 756.91 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 18 (ALSO BEING THE EASTERLY BOUNDARY OF TRACT A OF THE CITY PARK NORTH SUBDIVISION RECORDED AT RECEPTION NO. 20110014248), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N29°25'53"W, A DISTANCE OF 15.55 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 18;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 133.92 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 18;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 18 (ALSO BEING THE WESTERLY BOUNDARY OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 20030150557), S00°45'17"W, A DISTANCE OF 3.44 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 36.08 FEET;
5. THENCE S00°45'17"W, A DISTANCE OF 10.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 26.00 FEET;
7. THENCE N00°45'17"E, A DISTANCE OF 10.00 FEET;
8. THENCE N89°14'43"W, A DISTANCE OF 14.61 FEET;
9. THENCE S00°45'17"W, A DISTANCE OF 10.00 FEET;
10. THENCE N89°14'43"W, A DISTANCE OF 49.41 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 1,241 SQUARE FEET (0.028 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

EXHIBIT A

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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I HEREBY STATE THAT THE ABOVE DESCRIPTION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, BELIEF, AND OPINION.

JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522

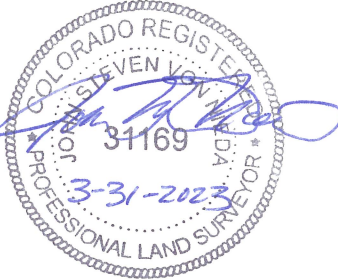


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**

**PARCEL NUMBER: TE-20**

**PROJECT CODE: 23630**

**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-20 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 475 SQ. FT. (0.011 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN THAT TRACT OF LAND DESCRIBED IN THE QUIT CLAIM DEED RECORDED JUNE 13, 1990 AT RECEPTION NO. 90025433 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER (HEREINAFTER KNOWN AS PARCEL 20); BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10; THENCE S88°31'48"W, A DISTANCE OF 1,017.59 FEET TO A POINT ON THE WESTERLY BOUNDARY OF SAID PARCEL 20 (ALSO BEING THE EASTERLY BOUNDARY OF LOT 17, BLOCK 1 OF THE FREY SUBDIVISION RECORDED IN BOOK 4, PAGE 73 IN THE LARIMER COUNTY CLERK AND RECORDER'S OFFICE), SAID POINT BEING THE **POINT OF BEGINNING**;

1. THENCE N00°34'34"E, A DISTANCE OF 9.50 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 20;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE, S89°14'43"E, A DISTANCE OF 50.00 FEET TO ITS INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF FREY AVENUE;
3. THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, S00°34'34"W, A DISTANCE OF 9.50 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 50.00 FEET TO THE **POINT OF BEGINNING**.

CONTAINING 475 SQUARE FEET (0.011 ACRES), MORE OR LESS, AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE 6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A 2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO

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EXHIBIT A

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JOHN STEVEN VON NIEDA, COLORADO P.L.S. 31169  
FOR AND ON BEHALF OF THE CITY OF FORT COLLINS  
P.O. BOX 580, FORT COLLINS, CO 80522





EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-21**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-21 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 587 SQ. FT. (0.013 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN LOT 17, BLOCK 1 OF THE FREY SUBDIVISION RECORDED JULY 9, 1924 IN BOOK 4, PAGE 73 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10;  
THENCE S88°31'48"W, A DISTANCE OF 1,017.59 FEET TO A POINT ON THE  
EASTERLY BOUNDARY OF SAID LOT 17, SAID POINT BEING THE **POINT OF  
BEGINNING**;

1. THENCE N89°14'43"W, A DISTANCE OF 33.92 FEET;
2. THENCE S00°34'34"W, A DISTANCE OF 7.00 FEET;
3. THENCE N89°14'43"W, A DISTANCE OF 16.08 FEET TO A POINT ON THE  
WESTERLY BOUNDARY OF SAID LOT 17;
4. THENCE N00°34'34"E, A DISTANCE OF 16.50 FEET TO THE NORTHWEST  
CORNER OF SAID LOT 17;
5. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE,  
S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF  
SAID LOT 17;
6. THENCE S00°34'34"W, A DISTANCE OF 9.50 FEET TO THE **POINT OF  
BEGINNING**.

CONTAINING 587 SQUARE FEET (0.013 ACRES), MORE OR LESS, AND BEING  
SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW  
EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR  
ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST  
QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE  
6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST  
END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A  
2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS  
AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS  
CONTAINED HEREIN RELATIVE THERETO

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P.O. BOX 580, FORT COLLINS, CO 80522

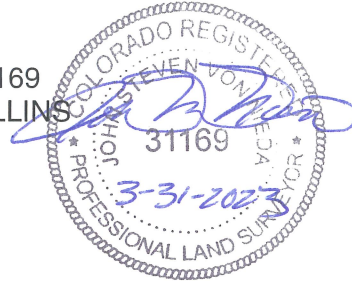


EXHIBIT A

**PROJECT NUMBER: TAP M455-133**  
**PARCEL NUMBER: TE-22**  
**PROJECT CODE: 23630**  
**DATE: MARCH 10, 2023**

TEMPORARY EASEMENT NO. TE-22 OF THE CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO, PROJECT NO. TAP M455-133 CONTAINING 594 SQ. FT. (0.014 ACRES); LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 7 NORTH, RANGE 69 WEST OF THE SIXTH P.M.; CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO; SAID EASEMENT BEING LOCATED WITHIN LOT 16, BLOCK 1 OF THE FREY SUBDIVISION RECORDED JULY 9, 1924 IN BOOK 4, PAGE 73 IN THE OFFICE OF THE LARIMER COUNTY CLERK AND RECORDER; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 10;  
THENCE S88°43'45"W, A DISTANCE OF 1,117.53 FEET TO A POINT ON THE  
WESTERLY BOUNDARY OF SAID LOT 16, SAID POINT BEING THE **POINT OF  
BEGINNING**;

1. THENCE N00°34'34"E, A DISTANCE OF 9.50 FEET TO THE NORTHWEST  
CORNER OF SAID LOT 16;
2. THENCE ALONG THE SOUTH RIGHT-OF-WAY LINE OF LAPORTE AVENUE,  
S89°14'43"E, A DISTANCE OF 50.00 FEET TO THE NORTHEAST CORNER OF  
SAID LOT 16;
3. THENCE ALONG THE EASTERLY BOUNDARY OF SAID LOT 16, S00°34'34"W,  
A DISTANCE OF 16.50 FEET;
4. THENCE N89°14'43"W, A DISTANCE OF 16.92 FEET;
5. THENCE N00°34'34"E, A DISTANCE OF 7.00 FEET;
6. THENCE N89°14'43"W, A DISTANCE OF 33.08 FEET TO THE **POINT OF  
BEGINNING**.

CONTAINING 594 SQUARE FEET (0.014 ACRES), MORE OR LESS, AND BEING  
SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD OR THAT NOW  
EXIST ON THE GROUND.

THE PURPOSE OF THE ABOVE-DESCRIBED TEMPORARY EASEMENT IS FOR  
ACTIVITIES ASSOCIATED WITH SIDEWALK AND ROADWAY CONSTRUCTION.

BASIS OF BEARINGS: CONSIDERING THE NORTH LINE OF THE NORTHEAST  
QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, T7N, R69W OF THE  
6TH P.M. TO BEAR N89°14'43"W, SAID LINE BEING MONUMENTED ON ITS EAST  
END BY A 3-1/4" ALUMINUM CAP STAMPED LS 17497, AND ON ITS WEST END BY A  
2-1/2" ALUMINUM CAP STAMPED LS 14823, BASED UPON GPS OBSERVATIONS  
AND THE CITY OF FORT COLLINS COORDINATE SYSTEM, WITH ALL BEARINGS  
CONTAINED HEREIN RELATIVE THERETO

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