



DESCRIPTION

Larimer County Road 3E Right of Way

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF LARIMER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE EAST LINE OF SAID SOUTHWEST QUARTER, WHICH IS ASSUMED TO BEAR S 01°09'29" W.

BEGINNING AT THE CENTER OF SAID SECTION 26;

THENCE S 01°09'29" W, ON THE EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1,323.11 FEET, TO THE SOUTH LINE OF THAT PARCEL OF LAND AS DESCRIBED AT RECEPTION NUMBER 20210086498 OF THE LARIMER COUNTY CLERK AND RECORDER'S OFFICE;

THENCE N 88°47'23" W, ON SAID SOUTH LINE, A DISTANCE OF 55.00 FEET, TO A POINT ON A LINE 55.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST QUARTER;

THENCE N 01°09'29" E, ON SAID PARALLEL LINE, A DISTANCE OF 1,323.00 FEET, TO THE NORTH LINE OF THAT PARCEL OF LAND AS DESCRIBED IN RECEPTION NUMBER 20210086503;

THENCE S 88°53'53" E, ON SAID NORTH LINE, A DISTANCE OF 55.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 72,768 SQUARE FEET OR 1.6705 ACRES.

I, CHAD R. WASHBURN, A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE PROPERTY DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED UNDER MY RESPONSIBLE CHARGE, AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF, ARE CORRECT.

CHAD R. WASHBURN, PROFESSIONAL LAND SURVEYOR

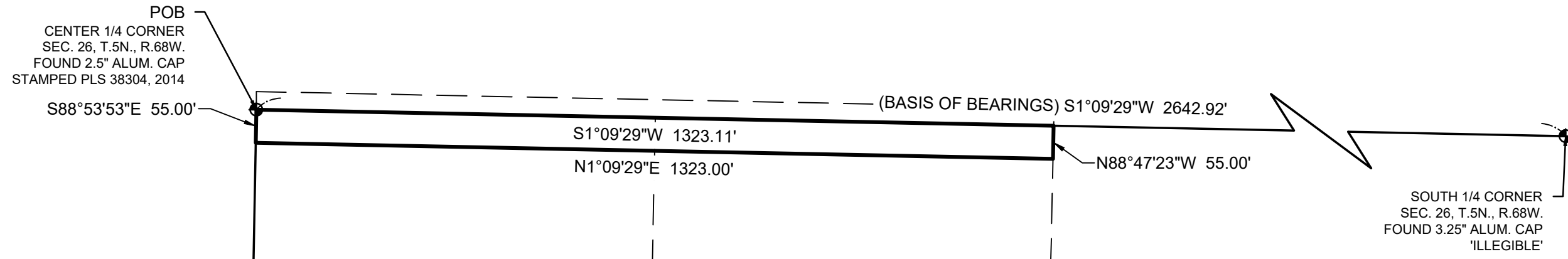
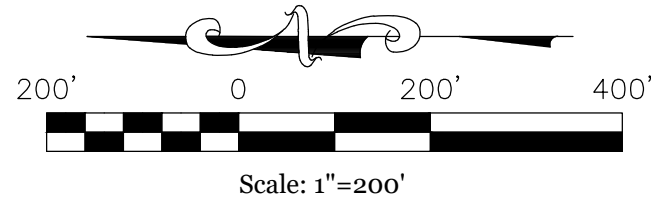
COLORADO NO. 37963

FOR AND ON BEHALF OF WASHBURN LAND SURVEYING, LLC



LARIMER COUNTY ROAD 3E RIGHT OF WAY

LOCATED IN THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 NORTH,
RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF LARIMER, STATE OF COLORADO



LEGEND

⊕ FOUND MONUMENT AS NOTED

LINE-TYPES AND HATCHING

- EASEMENT
- RIGHT-OF-WAY
- RIGHT-OF-WAY CENTERLINE
- LOT LINE
- PARCEL LINE



CHAD R. WASHBURN
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR 37963
FOR AND ON BEHALF OF WASHBURN LAND SURVEYING, LLC.
970.232.9645



www.WashburnSurveying.com
4025 Automation Way, Suite C4
Fort Collins, CO 80525
970-232-9645