

EXHIBIT A

A parcel of land located in northwest one-quarter of SECTION 18, TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE SIXTH P.M., El Paso County, Colorado, a portion of a Tract as recorded at Book 2207 Page 258 in the records of El Paso County, Colorado. More particularly described as follows;

Beginning at the south east corner of said tract;
thence S89°50'25"W and coincident with the south line of said tract and the north right of way of Planters Place a distance of 14.00 feet;
thence N00°08'53"W a distance of 10.00 feet;
thence N89°50'25"E a distance of 4.00 feet;
thence N00°08'53"W a distance of 105.00 feet;
thence S89°50'27"W a distance of 3.00 feet;
thence N00°08'53"W a distance of 10.00 feet to a point on the north line of said tract;
thence N89°50'27"E and coincident with the north line of said tract and the south line of Block 359, Addition number 29 to the City of Colorado Springs as recorded at Book C-5 Page 59 in the records of El Paso County, Colorado a distance of 13.00 feet to the northeast corner of said tract;
thence S00°08'53"E and coincident with the east line of said tract and the west line of Riptide Subdivision as recorded at Book 5507 Page 7055 in the records of El Paso County, Colorado a distance of 125.00 feet to the point of beginning.

All bearings in this legal description are relative to the south line of said tract which is assumed to bear S89°50'25"W, and monumented on both ends with a nail and washer marked PLS 5245. Said portion containing a protracted area of 1,320 Square feet.

This legal description was prepared for and on behalf of The Company by
P. L. Surveyor, Colorado P.L.S. 01234
xxxx S. Address Ave.,
Colorado Springs, CO.
719-111-2345



This map does not represent a monumented survey and is only intended to illustrate the attached parcel description.

THIS DOCUMENT IS INCOMPLETE WITHOUT PAGE 2

SAMPLE

Parcel
Northwest 1/4 of Section 18,
Township 14 South, Range 66
West of the 6th P.M.

Drawn By: C. Chaplin Date: 04/15/2024

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EXHIBIT B

Red Pepper Rd.

BLOCK 359
ADDITION NO. 29 TO THE
CITY OF COLORADO SPRINGS
BOOK C-5 PAGE 59

$N89^{\circ} 50' 27''E$
13.00'

$N0^{\circ} 08' 53''W$
10.00'

$S89^{\circ} 50' 27''W$
3.00'

TRACT Book 2207 Page 258
109 PLANTERS PLACE
SCHEDULE NO.6428219004

$N0^{\circ} 08' 53''W$, 105.00'

$S0^{\circ} 08' 53''E$, 125.00'

RIPTIDE SUBDIVISION
Book 5507 Page 7055

$N89^{\circ} 50' 25''E$
4.00'

$N0^{\circ} 08' 53''W$
10.00'

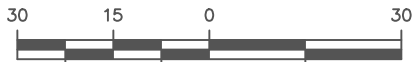
$S89^{\circ} 50' 25''W$
BASIS OF BEARING

P.O.B.
FOUND
NAIL/WASHER PLS 5245

$S89^{\circ} 50' 25''W$
14.00'

FOUND
NAIL/WASHER PLS 5245

Planters Place



SCALE 1" = 30'

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SAMPLE
1320 Square feet

Parcel
Northwest 1/4 of Section 18,
Township 14 South, Range 66
West of the 6th P.M.

Drawn By: C. Chaplin Date: 04/15/2024

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