

**CENTERRA METROPOLITAN DISTRICTS NOS. 1-5**

[www.centerra-metro-district.com](http://www.centerra-metro-district.com)

**NOTICE OF SPECIAL MEETING AND AGENDA**

<b><u>Board of Directors</u></b>	<b><u>Office</u></b>	<b><u>Term Expiration</u></b>
Kim Perry	President	May 2025
David Spaeth	Vice President	May 2027
Josh Kane	Treasurer & Assistant Secretary	May 2025
VACANT	Director	May 2027
Tim DePeder	Assistant Secretary & Assistant Treasurer	May 2025

**DATE: May 16, 2023 (Tuesday)**

**TIME: 10:30 A.M.**

**PLACE: MS TEAMS**

[Click here to join the meeting](#) (Please press the control key and click to access hyperlink)

<https://tinyurl.com/mb4dx795> (This link can be copied into your web browser)

**+1 720-721-3140; Conference ID: 791 713 417#** (If joining the meeting by phone)

- I. ADMINISTRATIVE ITEMS**
  - A. Call to Order.
  - B. Declaration of Quorum/Director Qualifications/Disclosure of any potential Conflicts of Interest.
  - C. Approval of Agenda. **(Page 1)**
  - D. Public Comment. Comments are limited to Three (3) minutes per speaker.
  - E. Director Comments.
  
- II. LEGAL ITEMS**
  - A. Resolution Authorizing Consent to Second Amendment to Centerra PIF Covenant. **(Pages 2-78)**
  - B. Resolution Authorizing Approval of 8<sup>th</sup> Amendment to Centerra Master Financing and Intergovernmental Agreement. **(Pages 79-143)**
  
- III. OTHER MATTERS**
  
- IV. EXECUTIVE SESSION** – if necessary, pursuant to § 24-6-402(4)(b), C.R.S. for the purpose of receiving legal advice on specific legal questions.
  
- V. ADJOURNMENT**

**\*\*\*The next Regular Meeting is scheduled for May 18, 2023\*\*\***

**RESOLUTION OF THE BOARD OF DIRECTORS OF  
CENTERRA METROPOLITAN DISTRICT NO. 1**

A RESOLUTION AUTHORIZING CONSENT TO THE SECOND AMENDMENT TO THE  
DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING  
THE CENTERRA PUBLIC IMPROVEMENT FEE

**WHEREAS**, the City of Loveland (the “City”), the Loveland Urban Renewal Authority (the “LURA”), Centerra Properties West, LLC (the “Developer”), Centerra Metropolitan District No. 1 (the “District”), Centerra Public Improvement Collection Corporation (the “PIC”), and Centerra Public Improvement Development Corporation (the “PID”) entered into that certain Centerra Master Financing and Intergovernmental Agreement dated January 20, 2004, as amended (the “MFA”); and

**WHEREAS**, the City, LURA, the Developer, the District, the PIC and the PID are referred to collectively as the “Parties”; and

**WHEREAS**, pursuant to Section 7.1 of the MFA, the Developer recorded in the Larimer County Clerk and Recorder’s Office, on July 9, 2004, at Reception #2004-0067081, that certain Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, as amended and modified pursuant to the First Amendment to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, recorded in the Larimer County Clerk and Recorder’s Office on February 12 2009, at Reception Number 2009-000819, and the Minor Modification to First Amendment to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, recorded in the Larimer County Clerk and Recorder’s Office on February 12, 2009, at Reception Number 2009-0008201 (the “PIF Covenant”), against certain real property located within the Centerra development; and

**WHEREAS**, the PIF Covenant imposes a 1.25% public improvement fee on all PIF Sales occurring on the real property against which the PIF Covenant is recorded; and

**WHEREAS**, capitalized terms not otherwise defined herein shall have the meanings given them in the PIF Covenant or the MFA; and

**WHEREAS**, pursuant to Section 10 of the PIF Covenant, the PIF Covenant may be amended with the consent of the District, the PIC, the City, and the owners of greater than 75% of the Centerra PIF Property subject to the PIF Covenant; and

**WHEREAS**, on January 20, 2004, the City approved the US 34/Crossroads Corridor Renewal Plan; and

**WHEREAS**, a certain 139.381 acre parcel of real property as described in Exhibit A, attached hereto and incorporated herein by this reference (the “Property”), and located within the Modified URA Plan Area, is currently encumbered by the PIF Covenant; and

**WHEREAS**, the development of a new urban renewal area to be known as “Centerra South” requires the removal of the Property from the Modified URA Plan Area, the MFA, and the PIF Covenant so it may be included into Centerra South; and

**WHEREAS**, the Parties have negotiated that certain “Eighth Amendment to the Centerra Master Financing and Intergovernmental Agreement” (the “Eighth Amendment”), to remove the Property from the Modified URA Plan Area and from the terms of the MFA to allow the development of Centerra South pursuant to other terms and conditions as set forth in other agreements outside the MFA; and

**WHEREAS**, the Board of Directors of the District desires to evidence in writing the District’s consent to the Second Amendment to the PIF Covenant for purposes of removing the Property from the PIF Covenant.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF CENTERRA METROPOLITAN DISTRICT NO. 1:

- 1. That the Board of Directors of the District does hereby authorize consent to the “Second Amendment to the PIF Covenant” in substantially the form attached hereto as Exhibit B.
- 2. That this Resolution shall take effect on the date and at the time of its adoption.

(Remainder of Page Intentionally Left Blank.)

ADOPTED AND APPROVED THIS \_\_\_\_\_ DAY OF MAY, 2023.

**CENTERRA METROPOLITAN DISTRICT NO.  
1**

\_\_\_\_\_  
By: Kim L. Perry, President

ATTEST:

\_\_\_\_\_  
By: Tim DePeder, Assistant Secretary

## EXHIBIT A

### THE PROPERTY

The Northeast Quarter of Section 16, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado.

#### EXCEPT:

A strip of land 60-feet wide as described in Deed recorded in Book 168 at Page 311 and in Book 146 at Page 257, both in the Larimer County Clerk and Recorder's Office;

#### ALSO EXCEPT:

A portion conveyed to the Department of Highways, State of Colorado in Deed recorded March 29, 1965 in Book 1285 at Page 249, in the Larimer County Clerk and Recorder's Office;

#### ALSO EXCEPT:

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North 00°18'43" East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North 00°18'43" East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South 89°55'06" West a distance of 10.24 feet;

THENCE South 89°48'54" West a distance of 645.84 feet;

THENCE South 89°39'49" West a distance of 9.80 feet;

THENCE North 00°18'43" East a distance of 872.88 feet;

THENCE North 89°49'03" East a distance of 665.88 feet to a point on the East line of the NE1/4

of said Section 16;

THENCE South  $00^{\circ}18'43''$  West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

Containing 6,071,420 Square Feet (139.381 Acres), more or less.

**EXHIBIT B**

**SECOND AMENDMENT TO THE PIF COVENANT**

When Recorded Return To:  
Brownstein Hyatt Farber Schreck, LLP  
410 Seventeenth Street, 22<sup>nd</sup> Floor  
Denver, Colorado 80202  
Attn:Carolynne C. White

**Second Amendment to Declaration of Covenants Imposing and Implementing  
the Centerra Public Improvement Fee**

This Second Amendment to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (this “**Second Amendment**”) is made of this \_\_\_ day of \_\_\_\_\_, 20\_\_.

**RECITALS**

A. CENTERRA PROPERTIES WEST, LLC, a Colorado limited liability company (“**CPW**”); CENTERRA OFFICE PARTNERS, LLC, a Colorado limited liability company; POUUDRE VALLEY HEALTH CARE, INC., a Colorado non-profit corporation, d/b/a POUUDRE VALLEY HEALTH SYSTEM (“**Poudre Valley Health**”); MCWHINNEY HOLDING COMPANY, LLLP, a Colorado limited liability limited partnership, as successor by conversion to McWhinney Holding Company, L.L.C., a Colorado limited liability company; ROCKY MOUNTAIN VILLAGE II, LLLP, a Colorado limited liability limited partnership (“**Rocky Mountain**”); CENTERRA MARKETPLACE PROPERTIES II, LLC, a Colorado limited liability company; McWHINNEY CENTERRA LIFESTYLE CENTER, LLC, a Colorado limited liability company; MEDICAL CENTER OF THE ROCKIES, a Colorado nonprofit corporation; CHAD C. McWHINNEY, individually; TROY C. McWHINNEY, individually; TRENT C. McWHINNEY, individually; and SEAN C. McWHINNEY, individually (collectively, the “**2004 Declarants**”) recorded that certain Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated July 6, 2004, recorded on July 9, 2004, in the Official Records of Larimer County, State of Colorado (the “**County Records**”), at Reception No. 2004-0067081, against the Centerra PIF Property (the “**2004 PIF Covenant**”).

B. The 2004 Declarants recorded that certain Assignment of PIF Revenues by Declarants dated August 3, 2004, recorded on October 19, 2004, in the County Records, at Reception No. 2004-0101587, pursuant to which the 2004 Declarants assigned their rights under the PIF Covenant to THE CENTERRA PUBLIC IMPROVEMENT COLLECTION CORPORATION, a Colorado nonprofit corporation (the “**PIC**”) (the “**2004 Assignment**”).

C. Gerald Gilliland recorded that certain Affidavit Regarding the PIF Covenant Recorded at Reception No. 2004-0067081 on July 9, 2004 dated March 14, 2006, recorded on May 16, 2006, in the County Records, at Reception No. 2006-0036647, pursuant to which Gerald Gilliland certified that the legal description in the 2004 PIF Covenant relied upon the

annexation map and legal description of the Millennium Addition recorded in the County Records on October 12, 2000, at Reception No. 2000070611, which contained discrepancies that were the result of having mistaken the southern boundary of the right-of-way US 34 and unintentionally including as part of such right-of-way, a 40-foot wide strip of private property adjacent to the southern boundary of US 34 (the “**2006 Affidavit**”).

D. CPW, VDW PROPERTIES, LLC, a Colorado limited liability company (“**VDW**”), McWHINNEY REAL ESTATE SERVICES, INC., a Colorado corporation (“**MRES**”), CENTERRA METROPOLITAN DISTRICT NO. 1, a quasi-municipal corporation and political subdivision of the State of Colorado (“**District No. 1**”), and Poudre Valley Health (collectively, the “**2011 Declarants**”) recorded that certain Supplement to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated September 15, 2008, recorded on September 23, 2008, in the County Records, at Reception No. 20080060629 (the “**1st Supplement**”), pursuant to which the 2011 Declarants subjected the Flex URA Modification Area to the 2004 PIF Covenant.

E. Icenogle Norton Smith Gilida & Pogue, P.C. (“**Icenogle Pogue**”) recorded that certain Memorandum Concerning the Supplement to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated February 11, 2009, recorded on February 12, 2009 in the County Records, at Reception No. 20090008198, pursuant to which the 1<sup>st</sup> Supplement was re-recorded with Exhibit B (Resolutions of City and the PIC Approving the Recording of this Supplement) attached (the “**2009 Memorandum**”).

F. CENTERRA 502 SOUTH, LLC, a Colorado limited liability company; CENTERRA GROUND LEASES, LLC, a Colorado limited liability company; CENTERRA OFFICE TECH I, LLC, a Colorado limited liability company; CENTERRA RETAIL SHOPS, LLC, a Colorado limited liability company; FDC OFFICE IV, LLC, a Colorado limited liability company; SMP5 INVESTMENTS, LLC, a Colorado limited liability company; SMP4 INVESTMENTS, INC., a Colorado corporation; NMP3 INVESTMENTS, LLC, a Colorado limited liability company; CENTERRA FLEX TWO, LLC, a Colorado limited liability company; CENTERRA FLEX ONE, LLC, a Colorado limited liability company; CIP 401 INVESTMENTS, LLC, a Colorado limited liability company; CPW; Rocky Mountain; and District No. 1 recorded that certain First Amendment to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated September 18, 2008, recorded on February 12, 2009, in the County Records, at Reception No. 20090008199, against the Flex URA Modification Area (the “**1st Amendment**”).

G. Poudre Valley Health recorded that certain Supplement to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated January 30, 2009, recorded on February 12, 2009, in the County Records, at Reception No. 20090008200 (the “**2nd Supplement**”) pursuant to which Poudre Valley Health subjected approximately 1.628 acres of real property to the 2004 PIF Covenant.

H. The PIC, the City, and District No. 1 recorded the Minor Modification to the First Amendment to Declaration of Covenants Implementing the Centerra Public Improvement Fee, dated January 15, 2009, recorded on February 12, 2009, in the County Records, at Reception No.



20090008201 (the “**Minor Modification**”), to attach the description of approximately 1.628 acres of real property as part of Exhibit A of the 2004 PIF Covenant.

I. Icnogle Pogue recorded that certain Memorandum Concerning Consent to Supplement to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated June 2, 2011, recorded on June 2, 2011, in the County Records, at Reception No. 20110032448, to attach consent by a holder of a deed of trust for property owned by CPW (the “**First 2011 Memorandum**”).

J. The 2011 Declarants recorded that certain Assignment of PIF Revenues by Declarants dated June 2, 2011, recorded on June 2, 2011, in the County Records, at Reception No. 20110032449 pursuant to which the 2011 Declarants assigned their rights under the PIF Covenant to the PIC (the “**2011 Assignment**”).

K. Icnogle Pogue recorded that certain Memorandum Concerning Consent to Supplement to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated June 7, 2011, recorded on June 8, 2011, in the County Records, at Reception No. 20110033350, to attach consent by a holder of a deed of trust for property owned by CPW (the “**Second 2011 Memorandum**”).

L. Icnogle Pogue recorded that certain Memorandum Concerning Consent to Supplement to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee dated June 7, 2011, recorded on June 8, 2011, in the County Records, at Reception No. 20110033351, to attach consent by a holder of a deed of trust for property owned by CPW (the “**Third 2011 Memorandum**”).

M. Together, the 2004 PIF Covenant, 2006 Affidavit, the 1<sup>st</sup> Supplement, 2009 Memorandum, the 1<sup>st</sup> Amendment, the 2<sup>nd</sup> Supplement, the Minor Modification, the First 2011 Memorandum, the Second 2011 Memorandum, and the Third 2011 Memorandum are referred to herein as (the “**PIF Covenant**”). Capitalized terms used herein that are not defined shall have the same meaning as set forth in the PIF Covenant.

N. Pursuant to Section 10 of the PIF Covenant, the PIF Covenant may be amended with the Consent of the PIC, District No. 1, the City, and the owners of more than 75% of the real property subject to the PIF Covenant.

O. The PIC, District No. 1, the City, and the owners of more than 75% of the real property subject to the PIF Covenant desire to amend the PIF Covenant to remove the real property described in Exhibit A attached hereto (the “**Property**”) from the PIF Covenant.

## **DECLARATION**

NOW, THEREFORE, in consideration of the facts set forth in the Recitals, incorporated herein and made a part of this Second Amendment by this reference, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the PIC, the City, District No.1, and the owners of more than 75% of the real property subject to the PIF Covenant, the PIC, the City, District No. 1, and the owners of more than 75% of the real property subject to the PIF Covenant hereby agree and declare that this Second Amendment shall run with the land and be binding upon, and effective against all successors in interest, assigns, and transferees of any portion of the Property as follows:

1. **Legal Description.** Exhibit A of the PIF Covenant is hereby amended to remove the real property described in Exhibit A attached hereto.

2. **Approval.** By their signatures below, the PIC, the City, and District No. 1 evidence their consent and approval of this Second Amendment, as required by Section 10 of the PIF Covenant. By their signatures below, the owners of more than 75% of the real property subject to the PIF Covenant evidence their consent and approval of this Second Amendment, as required by Section 10 of the PIF Covenant.

3. **Affirmation of PIF Covenant.** Except as set forth herein, the PIF Covenant and all rights, obligations, duties, and burdens thereunder remain in full force and effect and are hereby ratified and affirmed by the PIC, the City, District No. 1, and the owners of more than 75% of the real property subject to the PIF Covenant. For avoidance of doubt, the PIC, the City, District No. 1, and the owners of more than 75% of the real property subject to the PIF Covenant hereby ratify and reaffirm that the real property that is subject to the PIF Covenant is described in Exhibit B.

4. **Governing Law.** This Second Amendment is governed by and must be interpreted under Colorado law without regard to its choice-of-law provisions.

5. **Counterparts; Signatures.** This Second Amendment may be executed in one or more counterparts, all of which shall be deemed to be one and the same document. This Second Amendment may be executed by facsimile or other form of electronic signature and such signature shall constitute an original signature for all purposes.

6. **Interpretation.** Except as expressly provided in this Second Amendment, all other terms and conditions of the PIF Covenant shall remain unchanged and in full force and effect.

**[Signature Page Follows]**

IN WITNESS WHEREOF, the PIC has executed this Amendment as of the date first set forth above.

**The Centerra Public Improvement Collection Corporation,**  
a Colorado nonprofit corporation

\_\_\_\_\_  
By:  
Its:

ATTEST:

\_\_\_\_\_  
Secretary



**City of Loveland, Colorado,**  
a Colorado municipal corporation

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By:

Its:

ATTEST:

---

City Clerk

APPROVED AS TO FORM:

---

City Attorney

**Centerra Metropolitan District No. 1,**  
a quasi-municipal corporation and political  
subdivision of the State of Colorado

---

By:  
Its:

ATTEST:

---

By:  
Its:

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

The undersigned, being one of the Owners of real property, which real property collectively represents greater than 75% of the Centerra PIF Property subject to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, hereby executes this page as part of the Second Amendment to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (“Second Amendment to PIF Covenant”) and expressly ratifies, approves, confirms and agrees to the Second Amendment to PIF Covenant.

CITY OF LOVELAND, COLORADO, a Colorado municipal corporation

By: \_\_\_\_\_  
Its: \_\_\_\_\_

ATTEST:

By: \_\_\_\_\_  
City Clerk

APPROVED AS TO LEGAL FORM:

By: \_\_\_\_\_  
City Attorney

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**Centerra Metropolitan District No. 1,**  
a quasi-municipal corporation and political  
subdivision of the State of Colorado

\_\_\_\_\_  
By:  
Its:

ATTEST:

\_\_\_\_\_  
By:  
Its:



SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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**Kinston Metropolitan District No. 1,**  
a quasi-municipal corporation and political  
subdivision of the State of Colorado

\_\_\_\_\_  
By:  
Its:

ATTEST:

\_\_\_\_\_  
By:  
Its:

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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POUDRE VALLEY HEALTH CARE, INC., a Colorado non-profit corporation d/b/a POUDRE VALLEY HEALTH SYSTEM

By: \_\_\_\_\_  
Its: \_\_\_\_\_

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by \_\_\_\_\_ as \_\_\_\_\_ of Poudre Valley Health Care, Inc., a Colorado non-profit corporation d/b/a Poudre Valley Health System.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA 502 SOUTH, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
                                  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra 502 South, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA GROUND LEASES, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Ground Leases, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA OFFICE TECH I, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Office Tech I, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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CENTERRA RETAIL SHOPS, LLC, a  
Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Retail Shops, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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FDC OFFICE IV, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of FDC Office IV, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

The undersigned, being one of the Owners of real property, which real property collectively represents greater than 75% of the Centerra PIF Property subject to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, hereby executes this page as part of the Second Amendment to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (“Second Amendment to PIF Covenant”) and expressly ratifies, approves, confirms and agrees to the Second Amendment to PIF Covenant.

SMP5 INVESTMENTS, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of SMP5 Investments, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_



SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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SMP4 INVESTMENTS, INC.,  
a Colorado corporation

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of SMP4 Investments, Inc., a Colorado corporation.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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NMP3 INVESTMENTS, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of NMP3 Investments, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA FLEX TWO, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Flex Two, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA FLEX ONE, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Flex One, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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CIP 401 INVESTMENTS, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIP 401 Investments, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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CENTERRA PROPERTIES WEST, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Properties West, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA OFFICE PARTNERS, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.

COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Office Partners, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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MCWHINNEY HOLDING COMPANY, LLLP,  
a Colorado limited liability limited partnership

By: MHC GP, LLC, a Colorado limited liability company, General Partner

By: McWhinney Real Estate Services, Inc. a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of MHC GP, LLC, a Colorado limited liability company, as General Partner of McWhinney Holding Company, LLLP, a Colorado limited liability limited partnership.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_



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ROCKY MOUNTAIN VILLAGE II, LLLP,  
a Colorado limited liability limited partnership

By: McWhinney Property Group, LLC, a  
Colorado limited liability company, General  
Partner

By: \_\_\_\_\_  
Troy C. McWhinney  
Manager

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Troy C. McWhinney as Manager of McWhinney Property Group, LLC, a Colorado limited liability company, as General Partner of Rocky Mountain Village II, LLLP, a Colorado limited liability limited partnership.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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CENTERRA EAST DEVELOPMENT, INC.,  
a Delaware corporation

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of Centerra East Development, Inc., a Delaware corporation.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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PINDUSTRIAL, LLC,  
a Delaware limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of PIndustrial, LLC, a Delaware limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA COMMERCIAL, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Commercial, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CINDUSTRIAL ONE, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIndustrial One, LLC, a Colorado limited liability company .

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CINDUSTRIAL TWO, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIndustrial Two, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CINDUSTRIAL SEVEN, LLC,  
a Delaware limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIndustrial Seven, LLC, a Delaware limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CINDUSTRIAL SIX, LLC,  
a Delaware limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIndustrial Six, LLC, a Delaware limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_



SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CINDUSTRIAL FIVE, LLC,  
a Delaware limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CIndustrial Five, LLC, a Delaware limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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RVAA, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF \_\_\_\_\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of RVAA, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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RVABTS, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of RVABTS, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CP 206, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CP 206, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA MARKETPLACE PROPERTIES, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Marketplace Properties, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

The undersigned, being one of the Owners of real property, which real property collectively represents greater than 75% of the Centerra PIF Property subject to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, hereby executes this page as part of the Second Amendment to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (“Second Amendment to PIF Covenant”) and expressly ratifies, approves, confirms and agrees to the Second Amendment to PIF Covenant.

THE CHAD C. MCWHINNEY TRUST

By: \_\_\_\_\_  
Chad C. McWhinney, Trustee

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Chad C. McWhinney as Trustee of The Chad C. McWhinney Trust.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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\_\_\_\_\_  
Troy C. McWhinney, Individually

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Troy C. McWhinney, Individually.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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SKY POND BUSINESS PARK, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Sky Pond Business Park, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_



SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CENTERRA OFFICE TECH II, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF )

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of Centerra Office Tech II, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE PAGE TO BE ATTACHED TO AND MADE A PART OF THE SECOND AMENDMENT TO THE DECLARATION OF COVENANTS IMPOSING AND IMPLEMENTING THE CENTERRA PUBLIC IMPROVEMENT FEE

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CBP 505, LLC, a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of CBP 505, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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KINSTON HUB, LLC,  
a Colorado limited liability company

By: Centerra East Development, Inc., a  
Delaware corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO )  
 ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of Centerra East Development, Inc., a Delaware corporation, as Manager of Kinston HUB, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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MMF RAILWAY, LLC,  
a Delaware limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of MMF Railway, LLC, a Delaware limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

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collectively represents greater than 75% of the Centerra PIF Property subject to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee, hereby executes this page as part of the Second Amendment to the Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (“Second Amendment to PIF Covenant”) and expressly ratifies, approves, confirms and agrees to the Second Amendment to PIF Covenant.

VDW PROPERTIES, LLC,  
a Colorado limited liability company

By: McWhinney Real Estate Services, Inc., a  
Colorado corporation, Manager

By: \_\_\_\_\_  
Bethany Johnson  
EVP, General Counsel

STATE OF COLORADO    )  
  ) ss.  
COUNTY OF\_)

The foregoing was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2023, by Bethany Johnson as EVP, General Counsel of McWhinney Real Estate Services, Inc., a Colorado corporation, as Manager of VDW Properties, LLC, a Colorado limited liability company.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

## CONSENT AND SUBORDINATION OF LENDER

The undersigned, **WELLS FARGO BANK, NATIONAL ASSOCIATION**, in its capacity as Administrative Agent for the benefit of certain lenders (the “**Administrative Agent**”), is the beneficiary under that certain Deed of Trust with Absolute Assignment of Leases and Rents, Security Agreement and Fixture Filing dated September 10, 2013 and recorded September 10, 2013, as Instrument No. 20130069695, in the Official Records of the County of Larimer, Colorado (the “**Records**”), as modified by that certain First Modification of Deed of Trust dated March 19, 2015, and recorded March 20, 2015, as Instrument No. 20150015959 in the Records, as modified by that certain Second Modification of Deed of Trust dated April 22, 2016, and recorded April 22, 2016, as Instrument No. 20160024857 in the Records, as modified by that certain Third Modification of Deed of Trust dated March 8, 2017, and recorded March 8, 2017, as Instrument No. 20170015497 in the Records, as modified by that certain Fourth Modification of Deed of Trust dated November 12, 2019, and recorded November 13, 2019, as Instrument No. 20190071037 in the Records, and as further modified by that certain Fifth Modification of Deed of Trust dated December 14, 2022, and recorded December 14, 2022, as Instrument No. 20220072404 (collectively, as the same may be further amended, modified, supplemented or replaced from time to time, “**Deed of Trust**”), as a lien on the property described therein.

For and on behalf of itself and its successors and assigns and the lenders described in the Deed of Trust, Administrative Agent hereby consents to the foregoing Second Amendment to Declaration of Covenants Imposing and Implementing the Centerra Public Improvement Fee (the “**Covenant**”), and agrees that the lien of the Deed of Trust is subject and subordinate to such Covenant.

Dated as of \_\_\_\_\_, 2023.

**ADMINISTRATIVE AGENT:**  
WELLS FARGO BANK, NATIONAL  
ASSOCIATION

By: \_\_\_\_\_  
Mark F. Hausman, Director

STATE OF COLORADO )  
 )ss.  
CITY AND COUNTY OF DENVER )

This instrument was acknowledged before me on \_\_\_\_\_, 2023, by Mark F. Hausman, as Director of Wells Fargo Bank, National Association.

Witness my hand and official seal.

My commission expires \_\_\_\_\_

\_\_\_\_\_  
Notary Public

[SEAL]

**Exhibit A**  
**Legal Description**

The Northeast Quarter of Section 16, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado.

**EXCEPT:**

A strip of land 60-feet wide as described in Deed recorded in Book 168 at Page 311 and in Book 146 at Page 257, both in the Larimer County Clerk and Recorder's Office;

**ALSO EXCEPT:**

A portion conveyed to the Department of Highways, State of Colorado in Deed recorded March 29, 1965 in Book 1285 at Page 249, in the Larimer County Clerk and Recorder's Office;

**ALSO EXCEPT:**

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North 00°18'43" East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North 00°18'43" East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South 89°55'06" West a distance of 10.24 feet;

THENCE South 89°48'54" West a distance of 645.84 feet;

THENCE South 89°39'49" West a distance of 9.80 feet;

THENCE North 00°18'43" East a distance of 872.88 feet;

THENCE North 89°49'03" East a distance of 665.88 feet to a point on the East line of the NE1/4 of said Section 16;

THENCE South 00°18'43" West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

Containing 6,071,420 Square Feet (139.381 Acres), more or less.



**Exhibit B**  
**Modified Legal Description**

A tract of land located in Sections 33 and 34, Township 6 North, Range 68 West, Sections 2, 3, 4, 5, 8, 9, 10, 11, 12, 13 and 14 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southeast Quarter of Section 10 as bearing South 89°27'38" West and with all bearings contained herein relative thereto:

**BEGINNING** at the Southeast Corner of said Section 10; thence along the East line of said Southeast Quarter, North 00°20'47" East, 130.26 feet to a point on the North right-of-way line of US Highway 34 and the South line of McWhinney Addition; thence along said South line, South 89°12'04" West, 1,552.14 feet; thence along the Westerly line of said McWhinney Addition the following 8 courses and distances, North 47°25'44" West, 198.03 feet; thence, South 89°09'42" West, 100.40 feet; thence, North 79°01'48" West, 292.40 feet; thence, North 48°50'18" West, 351.88 feet; thence along a curve concave to the northeast, having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears North 23°28'47" West, 502.50 feet; thence, North 00°10'40" East, 471.50 feet; thence, North 00°33'26" East, 451.62 feet; thence, North 00°35' 0" East, 230.11 feet; thence, North 00°36'53" East, 71.81 feet; thence, North 89°23'05" West, 277.45 feet to a point on the West right-of-way line of Interstate Highway 25 and the Northeast corner of Tract E, McWhinney Eleventh Subdivision; thence along the Northerly line of said Tract E the following 10 courses and distances, North 89°24'42" West, 383.80 feet; thence along a non tangent curve concave to the north, having a central angle of 20°18'59" with a radius of 300.00 feet, an arc length of 106.38 feet and the chord of which bears South 80°34'48" West, 105.82 feet ; thence, North 89°15'42" West, 217.79 feet; thence along a curve concave to the south, having a central angle of 02°48'47" with a radius of 2,000.00 feet, an arc length of 98.19 feet and the chord of which bears North 87°51'19" West, 98.18 feet; thence, North 86°26'55" West, 57.50 feet; thence along a curve concave to the south, having a central angle of 12°13'03" with a radius of 1,000.00 feet, an arc length of 213.23 feet and the chord of which bears South 87°26'33" West, 212.83 feet; thence, South 81°20'02" West, 314.57 feet; thence along a curve concave to the north, having a central angle of 04°02'25" with a radius of 500.00 feet, an arc length of 35.26 feet and the chord of which bears South 83°07'29' West, 35.25 feet; thence, south 84°54'57" West, 238.86 feet; thence along a curve concave to the north, having a central angle of 12°18'46" with a radius of 800.00 feet, an arc length of 171.92 feet and the chord of which bears North 89°18'25" West, 171.59 feet ; thence, South 14°07'20" West, 184.24 feet; thence along a curve concave to the southwest, having a central angle of 01°46'17" with a radius of 830.00 feet, an arc length of 25.66 feet and the chord of which bears South 58°30'38" East, 25.66 feet ; thence, South 57°37'29" East, 117.65 feet; thence along a curve concave to the southwest, having a central angle of 53°46'48" with a radius of 530.00 feet, an arc length of 497.48 feet and the chord of which bears South 30°44'05" East, 479.42 feet; thence, South 03°50'41" East, 102.53 feet; thence along a curve concave to the northeast, having a central angle of 90°00'00" with a radius of 20.00 feet, an arc length of 31.42 feet and the chord of which bears South 48°50'41" East,

28.28 feet; thence, South  $24^{\circ}02'26''$  East, 96.23 feet to a point on the North line of Lot 6, Block 1, McWhinney Second Subdivision; thence along the Westerly line of said Lot 6 the following 4 courses and distances beginning with a non tangent curve concave to the southeast, having a central angle of  $90^{\circ}00'03''$  with a radius of 45.00 feet, an arc length of 70.69 feet and the chord of which bears South  $41^{\circ}09'22''$  West, 63.64 feet; thence, South  $03^{\circ}50'38''$  East, 55.24 feet; thence, South  $00^{\circ}45'38''$  West, 151.71 feet; thence, South  $03^{\circ}50'38''$  East, 117.92 feet; thence continuing along said Westerly line and the Westerly line of Lot 3 and 2, Block 1, McWhinney Fifth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central angle of  $45^{\circ}11'17''$  with a radius of 250.00 feet, an arc length of 197.17 feet and the chord of which bears South  $18^{\circ}45'03''$  West, 192.10 feet; thence along a curve concave to the east, having a central angle of  $75^{\circ}15'59''$  with a radius of 45.00 feet, an arc length of 59.11 feet and the chord of which bears South  $02^{\circ}41'29''$  West, 54.95 feet; thence, South  $33^{\circ}14'00''$  East, 69.59 feet; thence along a curve concave to the west, having a central angle of  $35^{\circ}54'50''$  with a radius of 221.00 feet, an arc length of 138.53 feet and the chord of which bears South  $15^{\circ}55'13''$  East, 136.27 feet to the Northwest corner of Lot 1, Block 1, McWhinney Seventh Subdivision; thence along the North line of said Lot 1 the following 3 courses and distances, North  $89^{\circ}45'11''$  East, 164.61 feet; thence, South  $00^{\circ}14'49''$  East, 55.64 feet; thence, North  $84^{\circ}10'48''$  East, 220.28 feet; thence along the Easterly and Southerly lines of said Lot 1 the following 4 courses and distances, South  $00^{\circ}14'49''$  East, 19.52 feet; thence along a non tangent curve concave to the southeast, having a central angle of  $50^{\circ}37'14''$  with a radius of 240.00 feet, an arc length of 212.04 feet and the chord of which bears South  $53^{\circ}05'27''$  West, 205.21 feet; thence, South  $89^{\circ}14'13''$  West, 278.08 feet; thence, North  $41^{\circ}03'20''$  West, 26.86 feet; thence, North  $41^{\circ}03'28''$  West, 60.01 feet to a point on the Southeasterly line of Lot 1, Block 2, McWhinney Second Subdivision; thence along said Southeasterly line and the East and North lines of said Lot 1 the following 4 courses and distances beginning with a non tangent curve concave to the west, having a central angle of  $82^{\circ}49'03''$  with a radius of 161.00 feet, an arc length of 232.72 feet and the chord of which bears North  $07^{\circ}32'01''$  East, 212.98 feet; thence, North  $33^{\circ}52'40''$  West, 70.09 feet; thence along a curve concave to the south, having a central angle of  $75^{\circ}19'09''$  with a radius of 45.00 feet, an arc length of 59.16 feet and the chord of which bears North  $71^{\circ}32'15''$  West, 54.99 feet; thence along a reverse curve concave to the north having a central angle of  $38^{\circ}29'57''$  and a radius of 250.00 feet an arc length of 167.98 feet and the chord of which bears North  $89^{\circ}56'51''$  West, 164.84 feet; thence, North  $68^{\circ}00'31''$  West, 147.91 feet to a point on the North line of Lot 2, McWhinney Third Subdivision; thence along said North line the following 3 courses and distances beginning with a non tangent curve concave to the south, having a central angle of  $05^{\circ}54'54''$  with a radius of 45.00 feet, an arc length of 4.65 feet and the chord of which bears North  $70^{\circ}58'10''$  West, 4.64 feet ; thence along a curve concave to the south, having a central angle of  $17^{\circ}00'53''$  with a radius of 625.00 feet, an arc length of 185.60 feet and the chord of which bears North  $82^{\circ}26'07''$  West, 184.92 feet; thence, South  $89^{\circ}03'27''$  West, 40.80 feet to the Northeast corner of Lot 1, Block 1 McWhinney Fourteenth Subdivision; thence along the North line of said Lot 1 the following 4 courses and distances, South  $89^{\circ}03'27''$  West, 113.81 feet; thence along a curve concave to the south, having a central angle of  $24^{\circ}37'05''$  with a radius of 234.00 feet, an arc length of 100.54 feet and the chord of which bears South  $76^{\circ}48'41''$  West, 99.77 feet ; thence along a curve concave to the southeast, having a central angle of  $33^{\circ}52'16''$  with a radius of 54.00 feet, an arc length of 31.92 feet and the chord of which bears South  $47^{\circ}32'57''$  West, 31.46 feet; thence along a curve

concave to the southeast, having a central angle of  $12^{\circ}21'59''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears South  $24^{\circ}25'48''$  West, 31.02 feet; thence, North  $86^{\circ}57'32''$  West, 100.23 feet to a point on the Northerly line of Lot 2, Block 1, McWhinney Tenth Subdivision; thence along said Northerly line the following 3 courses and distances beginning with a non tangent curve concave to the southwest, having a central angle of  $18^{\circ}47'18''$  with a radius of 97.38 feet, an arc length of 31.93 feet and the chord of which bears North  $33^{\circ}43'11''$  West, 31.79 feet ; thence along a curve concave to the southwest, having a central angle of  $48^{\circ}32'44''$  with a radius of 74.00 feet, an arc length of 62.70 feet and the chord of which bears North  $67^{\circ}23'08''$  West, 60.84 feet; thence, South  $88^{\circ}20'32''$  West, 76.57 feet; thence, North  $01^{\circ}39'28''$  West, 62.00 feet to a point on the South line of Lot 1, Block 1, McWhinney Tenth Subdivision; thence along said South line and the East line of said Lot 1 the following 5 courses and distances, North  $88^{\circ}20'32''$  East, 17.42 feet; thence along a curve concave to the north, having a central angle of  $24^{\circ}26'24''$  with a radius of 234.00 feet, an arc length of 99.82 feet and the chord of which bears North  $76^{\circ}07'21''$  East, 99.06 feet; thence along a curve concave to the northwest, having a central angle of  $33^{\circ}17'02''$  with a radius of 54.00 feet, an arc length of 31.37 feet and the chord of which bears North  $47^{\circ}15'30''$  East, 30.93 feet ; thence along a curve concave to the northwest, having a central angle of  $12^{\circ}21'57''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears North  $24^{\circ}25'54''$  East, 31.02 feet; thence, North  $00^{\circ}56'33''$  West, 227.55 feet to the Southeast corner of Outlot C, McWhinney Tenth Subdivision; thence along the East and North line of said Outlot C the following 3 courses and distances, North  $00^{\circ}56'30''$  West, 46.75 feet; thence along a curve concave to the west, having a central angle of  $11^{\circ}00'31''$  with a radius of 288.00 feet, an arc length of 55.34 feet and the chord of which bears North  $13^{\circ}11'58''$  West, 55.25 feet; thence along a curve concave to the west, having a central angle of  $04^{\circ}20'02''$  with a radius of 48.00 feet, an arc length of 3.63 feet and the chord of which bears North  $20^{\circ}51'27''$  West, 3.63 feet; thence, North  $02^{\circ}03'36''$  West, 140.07 feet to the Southeast corner of Lot 1, Block 1 McWhinney Twelfth Subdivision; thence along the East line of Lots 1 and 2, Block 1, McWhinney Twelfth Subdivision beginning with a non tangent curve concave to the northwest, having a central angle of  $17^{\circ}18'51''$  with a radius of 48.00 feet, an arc length of 14.51 feet and the chord of which bears North  $37^{\circ}51'04''$  East, 14.45 feet ; thence along a non tangent curve concave to the northwest, having a central angle of  $06^{\circ}03'52''$  with a radius of 138.00 feet, an arc length of 14.61 feet and the chord of which bears North  $26^{\circ}09'36''$  East, 14.60 feet; thence, North  $00^{\circ}56'30''$  West, 446.36 feet to the Southeast corner of Lot 1, Block 1, McWhinney Ninth Subdivision; thence along the East, North and West lines of said Lot 1 the following 7 courses and distances, North  $00^{\circ}56'30''$  West, 221.79 feet; thence along a curve concave to the southwest, having a central angle of  $89^{\circ}58'58''$  with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North  $45^{\circ}36'30''$  West, 21.21 feet ; thence, South  $89^{\circ}03'30''$  West, 140.75 feet; thence along a curve concave to the south, having a central angle of  $15^{\circ}00'00''$  with a radius of 570.00 feet, an arc length of 149.23 feet and the chord of which bears South  $81^{\circ}33'30''$  West, 148.80 feet; thence, South  $74^{\circ}03'30''$  West, 189.76 feet; thence along a curve concave to the north, having a central angle of  $05^{\circ}30'12''$  with a radius of 630.00 feet, an arc length of 60.51 feet and the chord of which bears South  $76^{\circ}48'36''$  West, 60.49 feet; thence, South  $00^{\circ}13'35''$  East, 183.02 feet to the Northwest corner of Lot 2 Block 1, McWhinney Twelfth Subdivision; thence along the Westerly lines of said Lot 2 and Lot 1, Block 1, McWhinney Twelfth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central

angle of  $21^{\circ}57'36''$  with a radius of 300.00 feet, an arc length of 114.98 feet and the chord of which bears South  $10^{\circ}45'15''$  West, 114.28 feet; thence, South  $21^{\circ}44'04''$  West, 300.28 feet; thence along a curve concave to the east, having a central angle of  $25^{\circ}36'08''$  with a radius of 150.00 feet, an arc length of 67.03 feet and the chord of which bears South  $08^{\circ}55'57''$  West, 66.47 feet; thence, South  $03^{\circ}25'00''$  West, 22.89 feet; thence, South  $03^{\circ}11'15''$  East, 140.11 feet to the Northeast corner of Lot 2, Rocky Mountain Village Eighth Subdivision; thence along the Easterly and Southerly lines of said Lot 2 the following 8 courses and distances, South  $00^{\circ}56'29''$  East, 64.18 feet; thence, North  $89^{\circ}03'32''$  East, 72.38 feet; thence, South  $00^{\circ}56'28''$  East, 79.84 feet; thence, North  $89^{\circ}03'32''$  East, 9.92 feet; thence, South  $00^{\circ}56'28''$  East, 208.83 feet; thence, South  $89^{\circ}03'32''$  West, 155.20 feet; thence, South  $00^{\circ}56'30''$  East, 432.07 feet; thence, South  $89^{\circ}03'30''$  West, 136.32 feet to the Southeast corner of Lot 1, Rocky Mountain Village Eighth Subdivision; thence along the Easterly, Northerly and Westerly lines of said Lot 1 the following 29 courses and distances, North  $01^{\circ}10'14''$  West, 439.38 feet; thence, North  $88^{\circ}49'46''$  East, 27.49 feet; thence, North  $01^{\circ}10'16''$  West, 9.21 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 125.83 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 62.33 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 144.29 feet; thence along a non tangent curve concave to the North having a central angle of  $04^{\circ}47'15''$  with a radius of 1125.00 feet, an arc length of 94.00 feet and the chord of which bears North  $89^{\circ}41'40''$  West, 93.97 feet; thence, North  $87^{\circ}18'03''$  West, 115.37 feet; thence, South  $01^{\circ}10'16''$  East, 85.33 feet; thence, North  $88^{\circ}49'44''$  East, 31.55 feet; thence, South  $01^{\circ}10'16''$  East, 22.00 feet; thence, North  $88^{\circ}49'44''$  East, 8.67 feet; thence, South  $01^{\circ}10'16''$  East, 229.00 feet; thence, South  $88^{\circ}49'47''$  West, 5.00 feet; thence, South  $01^{\circ}10'16''$  East, 35.82 feet; thence, South  $21^{\circ}59'13''$  West, 31.06 feet; thence, South  $88^{\circ}45'39''$  West, 67.67 feet; thence, South  $01^{\circ}06'42''$  East, 145.94 feet; thence, North  $88^{\circ}49'58''$  East, 20.15 feet; thence, South  $01^{\circ}10'15''$  East, 258.69 feet to the North line of Lot 8, Block 1, McWhinney Tenth Subdivision; thence along the North line of said Lot 8, North  $89^{\circ}03'30''$  East, 179.25 feet; thence, South  $00^{\circ}56'32''$  East, 265.16 feet along the East line of said Lot 8 and the extension of that line to the South line of Outlot A, McWhinney Tenth Subdivision; thence along said South line, North  $89^{\circ}21'35''$  West, 400.12 feet to the East line of Fall River Drive; thence along said East line, South  $00^{\circ}57'28''$  East, 9.19 feet to the North line of Eisenhower Boulevard; thence along said North line, North  $89^{\circ}21'35''$  West, 100.04 feet; thence along the Southerly and West lines of Outlot A, Rocky Mountain Village Eighth Subdivision the following 3 courses and distances, North  $89^{\circ}21'11''$  West, 910.55 feet; thence, South  $88^{\circ}10'48''$  West, 236.55 feet; thence, North  $00^{\circ}18'46''$  East, 1,008.06 feet to the Southeast corner of Outlot F, Rocky Mountain Village First Subdivision; thence along the South line of said Outlot F, South  $85^{\circ}33'10''$  West, 641.99 feet; thence, North  $00^{\circ}17'18''$  East, 3.51 feet to the Northeast corner of Rocky Mountain Village Seventh Subdivision; thence along the Westerly line of said Seventh Subdivision the following 4 courses and distances; thence, South  $85^{\circ}33'10''$  West, 105.37 feet; thence along a curve concave to the southeast, having a central angle of  $85^{\circ}11'52''$  with a radius of 650.00 feet, an arc length of 966.54 feet and the chord of which bears South  $42^{\circ}57'14''$  West, 879.92 feet; thence, South  $00^{\circ}21'19''$  West, 210.95 feet; thence along a curve concave to the northeast, having a central angle of  $89^{\circ}44'04''$  with a radius of 75.00 feet, an arc length of 117.46 feet and the chord of

which bears South  $44^{\circ}30'52''$  East, 105.82 feet; thence, North  $89^{\circ}23'02''$  West, 250.00 feet to a point on the South line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence along the South, West and North lines of said Outlot A the following 8 courses and distances, North  $89^{\circ}23'02''$  West, 987.57 feet; thence along a curve concave to the northeast, having a central angle of  $89^{\circ}27'55''$  with a radius of 75.00 feet, an arc length of 117.11 feet and the chord of which bears North  $44^{\circ}29'30''$  West, 105.57 feet; thence, North  $00^{\circ}24'02''$  East, 752.47 feet; thence, North  $89^{\circ}29'51''$  East, 136.34 feet; thence along a curve concave to the north, having a central angle of  $23^{\circ}19'41''$  with a radius of 1,050.00 feet, an arc length of 427.51 feet and the chord of which bears North  $77^{\circ}50'01''$  East, 424.56 feet; thence, North  $66^{\circ}10'10''$  East, 171.41 feet; thence, South  $04^{\circ}25'50''$  East, 136.30 feet; thence, North  $85^{\circ}33'10''$  East, 377.81 feet; thence, North  $61^{\circ}13'17''$  East, 64.00 feet to a point on the West line of Outlot H, Rocky Mountain Village First Subdivision; thence along the West and Southerly lines of said Outlot H the following 4 courses and distances beginning with a non tangent curve concave to the northeast, having a central angle of  $22^{\circ}33'55''$  with a radius of 168.00 feet, an arc length of 66.17 feet and the chord of which bears South  $40^{\circ}03'41''$  East, 65.74 feet; thence, South  $51^{\circ}21'40''$  East, 117.64 feet; thence along a curve concave to the north, having a central angle of  $84^{\circ}26'36''$  with a radius of 45.00 feet, an arc length of 66.32 feet and the chord of which bears North  $86^{\circ}26'05''$  East, 60.48 feet; thence along said Southerly line and the Southerly and Northerly lines of Outlot B, Rocky Mountain Village First Subdivision the following 13 courses and distances beginning with a curve concave to the southeast, having a central angle of  $41^{\circ}20'19''$  with a radius of 750.00 feet, an arc length of 541.12 feet and the chord of which bears North  $64^{\circ}53'00''$  East, 529.46 feet ; thence, North  $85^{\circ}33'10''$  East, 304.42 feet; thence along a curve concave to the north, having a central angle of  $11^{\circ}04'33''$  with a radius of 625.00 feet, an arc length of 120.82 feet and the chord of which bears North  $80^{\circ}00'53''$  East, 120.63 feet; thence, North  $74^{\circ}28'36''$  East, 255.89 feet; thence along a non tangent curve concave to the northwest, having a central angle of  $24^{\circ}01'16''$  with a radius of 87.87 feet, an arc length of 36.84 feet and the chord of which bears North  $34^{\circ}54'59''$  East, 36.57 feet ; thence along a curve concave to the west, having a central angle of  $49^{\circ}48'31''$  with a radius of 68.00 feet, an arc length of 59.11 feet and the chord of which bears North  $01^{\circ}59'53''$  West, 57.27 feet; thence, North  $26^{\circ}54'06''$  West, 61.78 feet; thence, North  $53^{\circ}32'24''$  East, 41.37 feet; thence, South  $42^{\circ}30'28''$  East, 29.75 feet; thence along a curve concave to the north, having a central angle of  $50^{\circ}04'19''$  with a radius of 119.77 feet, an arc length of 104.67 feet and the chord of which bears South  $67^{\circ}32'33''$  East, 101.37 feet; thence along a curve concave to the northwest, having a central angle of  $73^{\circ}41'10''$  with a radius of 80.00 feet, an arc length of 102.89 feet and the chord of which bears North  $50^{\circ}34'48''$  East, 95.94 feet; thence, North  $13^{\circ}44'16''$  East, 258.30 feet; thence continuing along said Southerly line and along the South line of Outlot C, Rocky Mountain Village First Subdivision the following 4 courses and distance beginning with a curve concave to the southeast, having a central angle of  $76^{\circ}01'53''$  with a radius of 530.00 feet, an arc length of 703.31 feet and the chord of which bears North  $51^{\circ}45'12''$  East, 652.83 feet; thence, North  $89^{\circ}45'09''$  East, 689.87 feet; thence along a curve concave to the south, having a central angle of  $14^{\circ}17'21''$  with a radius of 630.00 feet, an arc length of 157.12 feet and the chord of which bears South  $83^{\circ}05'10''$  East, 156.71 feet; thence, South  $75^{\circ}56'29''$  East, 40.57 feet to the Southwest corner Tract A, McWhinney Eleventh Subdivision; thence along the Southerly and Easterly lines of said Tract A the following 8 courses and distances, South  $75^{\circ}57'02''$  East, 158.82 feet; thence along a curve concave to the north, having a central angle of  $29^{\circ}59'59''$  with a radius of 570.00

feet, an arc length of 298.45 feet and the chord of which bears North 89°02'58" East, 295.05 feet; thence, North 74°02'58" East, 189.76 feet; thence along a curve concave to the south, having a central angle of 14°59'59" with a radius of 630.00 feet, an arc length of 164.93 feet and the chord of which bears North 81°32'58" East, 164.46 feet; thence, North 89°02'58" East, 140.75 feet; thence along a curve concave to the northwest, having a central angle of 89°58'58" with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North 44°02'58" East, 21.21 feet; thence, North 00°57'02" West, 5.99 feet; thence along a curve concave to the east, having a central angle of 16°44'04" with a radius of 1,150.00 feet, an arc length of 335.88 feet and the chord of which bears North 07°25'01" East, 334.69 feet; thence continuing along said Easterly line of said Tract A and the Easterly and Northerly line of Outlot B, McWhinney Eleventh Subdivision the following 2 courses and distances, North 15°47'03" East, 144.15 feet; thence, South 89°07'17" West, 10.10 feet to the Southeast corner of Outlot A, Range View First Subdivision, thence along the East, North and West lines of said Outlot A the following 3 courses and distances, North 15°47'07" East, 90.29 feet; thence, North 52°33'15" West, 64.52 feet; thence, South 01°22'40" West, 124.94 feet to the Southeast corner of Outlot G, Millennium Northwest Second Subdivision; thence along the South, West, North and East lines of said Outlot G the following 40 courses and distances, North 89°19'43" West, 2,570.80 feet; thence, North 89°16'54" West, 308.67 feet; thence, North 23°26'38" East, 216.89 feet; thence, South 89°17'39" East, 274.60 feet; thence, North 14°58'46" East, 44.69 feet; thence, North 61°23'00" West, 68.82 feet; thence, North 34°03'04" East, 101.20 feet; thence, North 18°23'12" East, 107.86 feet; thence, North 04°52'44" East, 299.89 feet; thence, North 01°18'27" East, 116.23 feet; thence, North 00°49'47" West, 81.52 feet; thence, North 20°30'13" East, 100.90 feet; thence, North 08°36'29" East, 100.21 feet; thence, North 19°27'32" East, 211.51 feet; thence, North 23°26'49" East, 136.63 feet; thence, North 33°36'04" East, 130.14 feet; thence, North 20°13'14" East, 137.06 feet; thence, North 02°26'46" West, 118.69 feet; thence, North 18°58'06" East, 103.43 feet; thence, North 40°44'18" East, 136.95 feet; thence, North 20°13'14" East, 60.81 feet; thence, North 05°55'18" East, 62.93 feet; thence, North 20°13'18" West, 78.33 feet; thence, North 29°37'37" West, 119.77 feet; thence, North 63°55'34" East, 648.23 feet; thence, South 37°46'09" East, 228.65 feet; thence, North 87°02'25" East, 479.87 feet; thence, South 69°28'29" East, 222.57 feet; thence, South 51°10'19" East, 320.28 feet; thence, South 04°34'40" West, 163.88 feet; thence, South 33°01'12" East, 249.35 feet; thence, South 71°49'34" East, 228.13 feet; thence, South 73°54'16" East, 118.52 feet; thence, South 29°36'42" East, 47.96 feet; thence, South 01°22'40" West, 261.49 feet; thence, North 79°08'46" West, 345.12 feet; thence along a non tangent curve concave to the northwest, having a central angle of 47°29'21" with a radius of 1,100.00 feet, an arc length of 911.72 feet and the chord of which bears South 33°00'56" West, 885.85 feet; thence, South 27°56'08" East, 58.41 feet; thence, South 50°08'56" East, 463.52 feet; thence, South 89°20'31" East, 351.75 feet to the Southeast corner of Outlot C, Range View First Subdivision; thence along the Easterly line of said Outlot C the following 12 courses and distances, North 49°08'25" West, 174.33 feet; thence, North 60°22'23" West, 253.66 feet; thence, South 49°01'12" West, 95.34 feet; thence, North 48°21'01" West, 254.85 feet; thence along a non tangent curve concave to the northwest, having a central angle of 31°44'22" with a radius of 1,175.00 feet, an arc length of 650.90 feet and the chord of which bears North 36°09'15" East, 642.61 feet; thence, North 81°24'02" East, 10.95 feet; thence along a non tangent curve concave to the north, having a central angle of 74°17'14" with a radius of 190.00 feet, an arc length of 246.35 feet and the chord of which bears South

76°14'53" East, 229.45 feet ; thence, North 66°36'31" East, 112.48 feet; thence along a curve concave to the northwest, having a central angle of 29°57'38" with a radius of 400.00 feet, an arc length of 209.16 feet and the chord of which bears North 51°37'41" East, 206.79 feet; thence along a curve concave to the northwest, having a central angle of 02°03'20" with a radius of 400.00 feet, an arc length of 14.35 feet and the chord of which bears North 35°37'10" East, 14.35 feet; thence along a compound curve to the west, having a central angle of 49°28'42" with a radius of 215.00 feet, an arc length of 185.67 feet and the chord of which bears North 09°51'09" East, 179.95 feet; thence along a curve concave to the west, having a central angle of 19°01'08" with a radius of 855.00 feet, an arc length of 283.81 feet and the chord of which bears North 24°23'44" West, 282.51 feet to the South corner of Lot 1, Block 1, Range View Second Subdivision; thence along the Southerly, Easterly and Northerly lines of said Lot 1 the following 10 courses and distances, North 55°44'28" East, 190.73 feet; thence, North 34°15'32" West, 87.30 feet; thence, North 55°44'28" East, 137.50 feet; thence, South 34°15'32" East, 20.67 feet; thence, North 59°37'42" East, 78.44 feet; thence along a non tangent curve concave to the southwest, having a central angle of 08°20'33" with a radius of 1,015.00 feet, an arc length of 147.79 feet and the chord of which bears North 30°05'13" West, 147.66 feet; thence, North 34°15'30" West, 94.52 feet; thence, North 79°15'04" West, 105.81 feet; thence, North 33°46'56" West, 25.00 feet; thence, South 55°44'28" West, 163.76 feet; thence continuing along the same line and along the South line of Outlot E, Millennium Northwest Second Subdivision, South 55°44'28" West, 127.18 feet to the South corner of said Outlot E; thence along the Westerly lines of said Outlot E the following 22 courses and distances, North 34°15'32" West, 185.09 feet; thence, North 20°30'25" West, 194.87 feet; thence, North 23°07'02" West, 249.25 feet; thence, North 58°34'48" West, 194.22 feet; thence, North 89°30'38" West, 180.15 feet; thence, North 84°24'16" West, 279.35 feet; thence, West, 211.58 feet; thence, North 35°52'32" West, 172.93 feet; thence, North 14°14'26" East, 241.65 feet; thence, North 11°45'07" East, 354.02 feet; thence, North 09°19'38" East, 95.95 feet; thence, North 12°21'01" East, 461.63 feet; thence, North 34°25'07" West, 259.50 feet; thence, North 70°18'09" West, 131.94 feet; thence, North 88°43'44" West, 309.92 feet; thence, North 63°53'48" West, 439.80 feet; thence, North 75°46'11" West, 384.42 feet; thence, North 37°29'32" West, 192.86 feet; thence, North 01°09'07" East, 44.89 feet; thence, South 88°50'53" West, 35.00 feet; thence, North 01°09'07" East, 371.65 feet; thence, North 89°18'02" West, 0.23 feet; thence, North 00°42'03" East, 60.00 feet to the North line of East 37<sup>th</sup> Street; thence along said North line, south 89°17'52" East, 2,441.80 feet to the West line of Rocky Mountain Avenue; thence along said West line and along a non tangent curve concave to the east, having a central angle of 37°55'36" with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears North 06°19'55" East, 143.63 feet; thence, North 25°21'33" East, 15.16 feet to a point on the South line of Union Pacific Railroad; thence along said South line, South 49°21'22" East, 3,400.07 feet to a point on the West line of Interstate 25; thence along said West line, North 00°33'08" East, 196.07 feet to the North line of Union Pacific Railroad; thence along said North line, North 49°21'22" West, 3,247.59 feet to a point on the West line of County Road 7; thence along said West line, North 01°20'25" East, 2,419.05 feet to the North line of County Road 26; thence along said North line and the North line of Myers Group Partnership #949 Addition the following 5 courses and distances, South 89°57'51" East, 1,164.07 feet; thence, South 00°02'09" West, 60.00 feet; thence, South 65°44'21" East, 109.70 feet; thence, South 89°57'51" East, 900.00 feet; thence, South 51°28'52" East, 108.50 feet; thence along the North and East lines of McWhinney

Addition the following 6 courses and distances, North  $72^{\circ}23'17''$  East, 469.03 feet; thence, South  $76^{\circ}43'27''$  East, 326.96 feet; thence, South  $36^{\circ}39'41''$  West, 92.42 feet; thence, South  $10^{\circ}39'53''$  West, 914.29 feet; thence, South  $08^{\circ}51'19''$  West, 504.72 feet; thence, South  $00^{\circ}32'14''$  West, 1,092.85 feet; thence along the North line of the Millennium Addition the following 2 courses and distances, North  $89^{\circ}19'03''$  East, 2,566.66 feet; thence, North  $89^{\circ}03'30''$  East, 693.31 feet to the Northeast corner of District No. 3 North; thence along the East line of said District No. 3 North the following 6 courses and distances, South  $01^{\circ}13'28''$  West, 2,255.04 feet; thence along a curve concave to the northwest, having a central angle of  $57^{\circ}01'17''$  with a radius of 200.00 feet, an arc length of 199.04 feet and the chord of which bears South  $29^{\circ}44'06''$  West, 190.93 feet; thence, South  $58^{\circ}14'45''$  West, 709.22 feet; thence, South  $00^{\circ}20'51''$  West, 736.77 feet; thence along a curve concave to the west, having a central angle of  $40^{\circ}14'18''$  with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears South  $20^{\circ}28'00''$  West, 739.54 feet; thence, South  $40^{\circ}35'09''$  West, 185.80 feet to a point on the North line of the Union Pacific Railroad; thence along said North line the following 4 courses and distances, North  $39^{\circ}24'51''$  West, 1,291.33 feet; thence along a curve concave to the southwest, having a central angle of  $09^{\circ}40'12''$  with a radius of 5,829.58 feet, an arc length of 983.88 feet and the chord of which bears North  $44^{\circ}14'57''$  West, 982.72 feet; thence, South  $89^{\circ}05'00''$  West, 37.59 feet; thence, North  $49^{\circ}21'51''$  West, 801.23 feet to the East line of Interstate 25; thence along said East line, South  $00^{\circ}35'04''$  West, 531.64 feet to the Southwest corner of Union Pacific Railroad property; thence along the South line of said property, North  $89^{\circ}05'00''$  East, 349.69 feet to a point on the South line of Union Pacific Railroad; thence along said South line the following 4 courses and distances, South  $49^{\circ}21'51''$  East, 197.08 feet; thence along a curve concave to the southwest, having a central angle of  $09^{\circ}57'00''$  with a radius of 5,629.58 feet, an arc length of 977.63 feet and the chord of which bears South  $44^{\circ}23'21''$  East, 976.41 feet; thence, South  $39^{\circ}24'51''$  East, 2,997.60 feet; thence along a curve concave to the northeast, having a central angle of  $19^{\circ}59'08''$  with a radius of 3,919.83 feet, an arc length of 1,367.29 feet and the chord of which bears South  $49^{\circ}24'25''$  East, 1,360.37 feet to a point on the East line of Parcel B-2, Millennium Addition; thence along said East and North lines of said Parcel B-2 the following 3 courses and distances, South  $00^{\circ}20'17''$  West, 938.15 feet; thence, South  $88^{\circ}14'17''$  East, 528.37 feet; thence, South  $00^{\circ}50'26''$  East, 76.28 feet to a point on the North line of Parcel B-3, Millennium Addition; thence along the North line and East line of said Parcel B-3, South  $89^{\circ}03'44''$  East, 23.48 feet; thence, South  $00^{\circ}34'53''$  West, 22.84 feet to a point on the North line of the Airport Substation Addition; thence along said North line the following 4 courses and distances, North  $89^{\circ}09'25''$  East, 484.18 feet; thence along a curve concave to the north, having a central angle of  $01^{\circ}22'28''$  with a radius of 28,567.89 feet, an arc length of 685.34 feet and the chord of which bears North  $88^{\circ}28'10''$  East, 685.32 feet; thence, North  $87^{\circ}46'55''$  East, 1,874.24 feet; thence, North  $44^{\circ}16'20''$  East, 72.09 feet; thence, North  $80^{\circ}52'55''$  East, 60.85 feet to the East line of said Airport Substation Addition; thence along the East and South line of said Addition the following 3 courses and distances, South  $44^{\circ}46'50''$  East, 71.00 feet; thence, South  $12^{\circ}02'52''$  West, 250.91 feet; thence, South  $89^{\circ}11'16''$  West, 2,666.28 feet; thence, along the South right-of-way line of U.S. Highway No. 34 (E. Eisenhower Boulevard), South  $89^{\circ}11'17''$  West, 2640.17 feet; thence, North  $00^{\circ}00'00''$  East, 50.00 feet to the POINT OF BEGINNING.

**EXCEPT** that tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, Larimer County, Colorado being more particularly



described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North 89°02'24" East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North 89°02'24" East, 1073.90 feet; thence, South 01°00'33" East, 73.03 feet to the POINT OF BEGINNING; thence, North 88°53'15" East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of 50°43'17" with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South 65°45'06" East, 42.83 feet; thence, South 00°01'55" West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North 89°22'05" West, 1305.48 feet; thence along the East line of said Parcel 2, North 01°00'33" West, 1303.96 feet to the Point of Beginning.

(Contains 60,518,513 square feet or 1389.314 acres)

**ALSO:**

A tract of land located in the Southwest Quarter of Section 9, the Northwest Quarter of Section 16, the Northeast Quarter of Section 17 and the Southeast Quarter of Section 8, all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Southwest Quarter of said Section 9 as bearing North 00°24'02" East and with all bearings contained herein relative thereto:

Commencing at the Southwest corner of said Section 9; thence, North 15°11'23" East, 196.03 feet to the POINT OF BEGINNING, said point being on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, South 00°23'38" West, 239.73 feet to a point on the South right-of-way line of East Eisenhower Boulevard and the East right-of-way line of North Boyd Lake Avenue; thence, along said East line, South 00°19'27" West, 659.76 feet; thence, departing said East line and along the easterly projection of the South right-of-way line of Mountain Lion Drive, Thompson First Subdivision and the South right-of-way line of said Mountain Lion Drive, North 89°41'22" West, 184.14 feet; thence, continuing along said South right-of-way line and along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 430.00 feet, an arc length of 337.72 feet and the chord of which bears North 67°11'22" West, 329.11 feet to a point on the East line of Lot 4, Block 1 of said Thompson First Subdivision; thence, along said East line and the South, West and North lines of said Lot 4 by the following four (4) courses and distances, South 00°18'38" West, 745.39 feet; thence, South 89°43'50" West, 2,192.78 feet; thence, North 00°30'53" East, 790.19 feet; thence, North 89°26'53" East, 214.96 feet to a point on the West line of said Thompson First Subdivision; thence, along said West line, North 00°15'21" West, 196.46 feet to a point on the North right-of-way line of Mountain Lion Drive of said Thompson First Subdivision; thence, along said North line by the following five (5) courses and distances, North 89°27'07" East, 1,630.57 feet; thence, along a curve concave to the south, having a central angle of 45°51'30" with a radius of 430.00

feet, an arc length of 344.16 feet and the chord of which bears South 67°37'08" East, 335.05 feet; thence, South 44°41'22" East, 110.87 feet; thence, along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 370.00 feet, an arc length of 290.60 feet and the chord of which bears South 67°11'22" East, 283.19 feet; thence, South 89°41'34" East, 84.54 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line, North 00°18'38" East, 323.67 feet to a point on the North line of said Thompson First Subdivision; thence, along said North line, North 89°27'07" East, 20.00 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line of North Boyd Lake Avenue, North 00°18'32" East, 275.65 feet; thence, departing said West line, North 06°41'47" West, 164.28 feet to a point on the West line of North Boyd Lake Avenue and the East line of Waterfall Subdivision; thence, along said East line, North 00°24'01" East, 829.44 feet; thence, departing said line, South 89°35'58" East, 100.04 feet to a point on the East right-of-way line of North Boyd Lake Avenue and on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, along said line, South 00°24'02" West, 752.47 feet to the POINT OF BEGINNING.

(Contains 2,296,969 square feet or 52.731 acres)

**ALSO:**

Tract 2, Millennium SW Third Subdivision, City of Loveland, County of Larimer, State of Colorado.

(Contains 1,270,561 square feet or 29.17 acres)

**ALSO:**

A tract of land being a portion of Interstate Highway No. 25 and US Highway 34 located in Sections 10 and 15, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian as bearing North 89°11'17" East, and with all bearings contained herein relative thereto;

**BEGINNING** at the Southeast corner of said Section 10; thence, South 00°00'00" East, 50.00 feet to a point on the South right-of-way line of US Highway No. 34; thence, along said South right-of-way line by the following three (3) courses and distances, South 89°13'09" West, 1,218.92 feet; thence, North 00°07'09" East, 10.00 feet; thence, South 89°13'09" West, 328.92 feet to a point on the Easterly right-of-way line of Interstate Highway No. 25; thence, along said Easterly right-of-way line by the following seven (7) courses and distances, South 00°44'53" East, 10.03 feet; thence, South 41°49'25" West, 214.21 feet; thence, South 89°13'09" West, 140.00 feet; thence, South 75°02'39" West, 313.30 feet; thence, South 43°56'09" West, 436.70 feet; thence along a non tangent curve concave to the east having a central angle of 43°49'00" with a radius of 586.70 feet, an arc length of 448.68 feet and the chord of which bears South

22°00'43" West, 437.82 feet; thence, South 00°07'09" West, 1645.00 feet to a point on the South line of the Northeast Quarter of said Section 15; thence, along said South line, South 89°26'25" West, 50.22 feet to a point on the South line of the Northwest Quarter of said Section 15; thence, along said South line, South 89°22'50" West, 290.56 feet to a point on the Westerly right-of-way line of Interstate Highway No. 25; thence along said Westerly right-of-way line by the following ten (10) courses and distances, beginning along a non tangent curve concave to the east having a central angle of 02°06'50" with a radius of 23,055.00 feet, an arc length of 850.58 feet and the chord of which bears North 00°09'38" East, 850.53 feet; thence, North 20°01'09" East, 106.92 feet; thence, North 01°56'09" East, 645.10 feet; thence, North 02°42'18" West, 291.09 feet; thence along a non tangent curve concave to the southwest having a central angle of 23°36'00" with a radius of 601.70 feet, an arc length of 247.84 feet and the chord of which bears North 23°19'32" West, 246.09 feet; thence, North 44°13'51" West, 291.00 feet; thence, North 48°39'51" West, 116.00 feet; thence, North 52°35'21" West, 192.30 feet; thence along a non tangent curve concave to the south having a central angle of 18°00'00" with a radius of 442.46 feet, an arc length of 139.00 feet and the chord of which bears North 69°39'51" West, 138.43 feet; thence, North 83°46'25" West, 193.10 feet to a point on the South right-of-way line of US Highway 34; thence, along said South right-of-way line, South 89°05'05" West, 1,517.41 feet; thence, North 00°35'00" East, 50.00 feet; thence, North 01°53'21" West, 113.19 feet; thence, North 05°36'06" East, 18.19 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line by the following three (3) courses and distances, North 89°12'49" East, 149.66 feet; thence, North 89°15'11" East, 919.97 feet; thence, South 87°17'25" East, 87.69 feet to a point on the Northerly right-of-way line of Interstate Highway No. 25; thence, along said Northerly right-of-way line and along the Westerly right-of-way of said Interstate Highway No. 25 by the following nine (9) courses and distances beginning along a non tangent curve concave to the northwest having a central angle of 70°00'20" with a radius of 112.20 feet, an arc length of 137.09 feet and the chord of which bears North 35°10'11" East, 128.72 feet; thence along a non tangent curve concave to the southeast having a central angle of 85°00'20" with a radius of 204.30 feet, an arc length of 303.11 feet and the chord of which bears North 41°18'59" East, 276.06 feet; thence, North 84°11'34" East, 474.48 feet; thence along a non tangent curve concave to the northwest having a central angle of 82°23'57" with a radius of 586.70 feet, an arc length of 843.75 feet and the chord of which bears North 43°08'51" East, 772.90 feet; thence, North 01°56'53" East, 210.54 feet; thence, North 15°55'18" West, 64.40 feet; thence, North 17°50'18" East, 74.82 feet; thence, North 01°55'19" East, 880.80 feet; thence, North 03°58'57" West, 1.00 feet to a point on the existing Urban Renewal Area boundary line; thence, along said boundary line by the following thirteen (13) courses and distances, South 89°24'42" East, 3.95 feet; thence, South 89°23'05" East, 277.41 feet; thence, South 00°36'53" West, 71.81 feet; thence, South 00°35'10" West, 230.11 feet, thence, South 00°33'26" West, 451.62 feet; thence, South 00°10'40" West, 471.50 feet; thence along a non tangent curve concave to the northeast having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears South 23°28'47" East, 502.50 feet; thence, South 48°50'18" East, 351.88 feet; thence, South 79°01'48" East, 292.40 feet; thence, North 89°09'42" East, 100.40 feet; thence, South 47°25'44" East, 198.03 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line, North 89°12'04" East, 1,552.14 feet; thence, South 00°20'47" West, 130.26 feet to the Point of Beginning.

(Contains 3,620,321 square feet or 83.111 acres)

**ALSO:**

A tract of land located in the Northwest Quarter of Section 2 and the Northeast Quarter of Section 3 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Northwest Quarter of said Section 2 as bearing North  $01^{\circ}07'37''$  East and with all bearings contained herein relative thereto:

**BEGINNING** at the West Quarter corner of said Section 2; thence, South  $89^{\circ}19'03''$  West, 35.57 feet; thence, North  $01^{\circ}07'37''$  East, 557.18 feet; thence, along a tangent curve concave to the Southwest having a central angle of  $57^{\circ}21'48''$ , a radius of 28.50 feet, an arc length of 28.53 feet and the chord of which bears North  $27^{\circ}33'17''$  West, 27.36 feet; thence along a non-tangent line, North  $01^{\circ}07'37''$  East, 60.09 feet; thence, North  $88^{\circ}52'23''$  West, 21.32 feet; thence, North  $01^{\circ}07'37''$  East, 437.00 feet; thence, South  $88^{\circ}52'23''$  East, 26.10 feet; thence, North  $04^{\circ}33'38''$  East, 136.34 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears North  $02^{\circ}50'37''$  East, 5.90 feet; thence, North  $01^{\circ}07'37''$  East, 126.00 feet; thence, along a tangent curve concave to the Southwest having a central angle of  $90^{\circ}00'00''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears North  $43^{\circ}52'23''$  West, 26.16 feet; thence, North  $88^{\circ}52'23''$  West, 12.00 feet; thence, North  $01^{\circ}07'35''$  East, 13.50 feet; thence, North  $01^{\circ}07'36''$  East, 13.50 feet; thence, along a curve concave to the Northwest having a central angle of  $90^{\circ}00'07''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears North  $46^{\circ}07'37''$  East, 26.16 feet; thence, North  $01^{\circ}07'37''$  East, 231.60 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}49'11''$ , a radius of 101.50 feet, an arc length of 6.77 feet and the chord of which bears North  $03^{\circ}02'12''$  East, 6.77 feet; thence, North  $04^{\circ}56'48''$  East, 173.46 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}49'11''$ , a radius of 98.50 feet, an arc length of 6.57 feet and the chord of which bears North  $03^{\circ}02'12''$  East, 6.57 feet; thence, North  $01^{\circ}07'37''$  East, 450.00 feet; thence, continuing along line, North  $01^{\circ}07'37''$  East, 36.65 feet; thence, along a tangent curve concave to the West having a central angle of  $05^{\circ}29'10''$ , a radius of 96.50 feet, an arc length of 9.24 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.24 feet; thence, North  $04^{\circ}21'33''$  West, 115.93 feet; thence, along a tangent curve concave to the East having a central angle of  $05^{\circ}29'10''$ , a radius of 103.50 feet, an arc length of 9.91 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.91 feet; thence, along a curve concave to the West having a central angle of  $19^{\circ}38'39''$ , a radius of 173.50 feet, an arc length of 59.49 feet and the chord of which bears North  $08^{\circ}41'38''$  West, 59.19 feet; thence, along a compound curve concave to the Southwest having a central angle of  $51^{\circ}47'59''$ , a radius of 63.50 feet, an arc length of 57.41 feet and the chord of which bears North  $44^{\circ}24'57''$  West, 55.47 feet; thence, along a compound curve concave to the South having a central angle of  $16^{\circ}38'23''$ , a radius of 173.50 feet, an arc length of 50.39 feet and the chord of which bears North  $78^{\circ}38'08''$  West, 50.21 feet; thence along a non-tangent line, South  $89^{\circ}57'24''$  East, 146.69 feet; thence, South  $01^{\circ}07'37''$  West, 0.03 feet;

thence, North  $89^{\circ}10'57''$  East, 148.12 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $11^{\circ}29'44''$ , a radius of 173.50 feet, an arc length of 34.81 feet and the chord of which bears South  $64^{\circ}41'04''$  West, 34.75 feet; thence, along a compound curve concave to the Southeast having a central angle of  $26^{\circ}42'17''$ , a radius of 63.50 feet, an arc length of 29.60 feet and the chord of which bears South  $45^{\circ}35'03''$  West, 29.33 feet; thence, along a compound curve concave to the East having a central angle of  $30^{\circ}23'12''$ , a radius of 173.50 feet, an arc length of 92.02 feet and the chord of which bears South  $17^{\circ}02'19''$  West, 90.94 feet; thence, South  $01^{\circ}07'37''$  West, 160.18 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.37 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 152.03 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $90^{\circ}00'04''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $43^{\circ}52'25''$  East, 26.16 feet; thence, South  $88^{\circ}52'27''$  East, 12.00 feet; thence, South  $01^{\circ}07'33''$  West, 27.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $89^{\circ}59'56''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $46^{\circ}07'35''$  West, 26.16 feet; thence, South  $01^{\circ}07'37''$  West, 231.16 feet; thence, along a tangent curve concave to the west having a central angle of  $04^{\circ}23'54''$ , a radius of 101.50 feet, an arc length of 7.79 feet and the chord of which bears South  $03^{\circ}19'34''$  West, 7.79 feet; thence, South  $05^{\circ}31'31''$  West, 193.91 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}15'09''$ , a radius of 98.50 feet, an arc length of 5.59 feet and the chord of which bears South  $03^{\circ}53'56''$  West, 5.59 feet; thence, South  $02^{\circ}16'22''$  West, 427.08 feet; thence, along a tangent curve concave to the east having a central angle of  $01^{\circ}08'45''$ , a radius of 98.50 feet, an arc length of 1.97 feet and the chord of which bears South  $01^{\circ}41'59''$  West, 1.97 feet; thence, South  $01^{\circ}07'37''$  West, 331.23 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $89^{\circ}59'59''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $43^{\circ}52'23''$  East, 40.31 feet; thence, South  $88^{\circ}52'23''$  East, 12.00 feet; thence, South  $01^{\circ}07'37''$  West, 39.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $90^{\circ}00'01''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $46^{\circ}07'37''$  West, 40.31 feet; thence, South  $01^{\circ}07'37''$  West, 284.16 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.36 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 70.19 feet; thence, South  $89^{\circ}03'30''$  West, 47.48 feet to the Point of Beginning.

(Contains 271,937 square feet or 6.243 acres)

**ALSO:**

A tract of land located in Section 4 and Section 5, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as

follows:

Considering the South line of the Northwest Quarter of said Section 4 as bearing North 89°18'02" West and with all bearings contained herein relative thereto:

Commencing at the West Quarter corner of said Section 4; thence, South 59°49'55" West, 58.47 feet to the **POINT OF BEGINNING**; thence, along the West right-of-way line of Boyd Lake Avenue, North 01°03'43" East, 30.32 feet; thence, continuing along said West right-of-way line, North 01°03'56" East, 1320.70 feet; thence, South 89°18'01" East, 2,677.22 feet; thence, South 89°17'53" East, 1096.70 feet to a point on the Northeasterly line of that tract of land described at Reception No. 20040014309 and the Southwesterly line of the Union Pacific Railroad; thence, along said line, South 49°21'40" East, 1766.92 feet; thence, South 25°21'00" West, 15.16 feet; thence, along a curve concave to the east having a central angle of 37°55'36" with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears South 06°19'55" West, 143.63 feet; thence, North 89°17'52" West, 2,441.80 feet; thence, South 00°42'03" West, 60.00 feet to a point being on the South right-of-way line of East 37<sup>th</sup> Street; thence, along said South right-of-way line, North 89°18'02" West, 2675.04 feet to the Point of Beginning.

(Contains 6,015,356 square feet or 138.094 acres)

**EXCEPT** a parcel of land in the Northwest One-Quarter of Section 4, Township 5 North, Range 68 West, of the Sixth Principal Meridian, in the City of Loveland, County of Larimer, State of Colorado, said parcel being more particularly described as follows:

Basis of Bearings: Bearings are based upon the North Line of the South One-Half of Section 4 from the West One-Quarter Corner of said Section 4 as monumented by a 2.5" aluminum cap, on #6 rebar, 0.2' below asphalt roadway, stamped "T5N R69W, 1/4, |, \*, |, 2012, LS 32829" to the East One-Quarter Corner of said Section 4 as monument by a 2.5" aluminum cap, 0.8' below ground surface, stamped "T5N R68W, 1/4, |, 4 \* 3, |, 1998, SBG LS 14823", said to bear South 89°17'57" East a distance of 5250.62 Feet;

COMMENCING (P.O.C.) at said West One-Quarter Corner of Section 4; Thence South 89°18'02" East along the North Line of the Northwest One-Quarter of the Southwest One-Quarter of said Section 4, a distance of 60.07 Feet to the POINT OF BEGINNING (P.O.B.);

Thence North 00°03'10" East, a distance of 15.70 Feet to a point of tangent curve and the Southerly extension of the Easterly Right-of-Way Line of North Boyd Lake Avenue as shown on the Plat of said Savanna Fourth Subdivision (Reception No. 20190004198);

Thence along said Easterly Right-of-Way Line of North Boyd Lake Avenue, Northerly 99.93 Feet along the arc of a curve to the right, having a radius of 1400.00 Feet and a central angle of 4°05'22", subtended by a chord which bears North 03°05'52" East, a distance of 99.90 Feet;

Thence continuing along said Easterly Right-of-Way Line of North Boyd Lake Avenue and the Southerly Right-of-Way Line of Kendall Parkway as shown on the Plat of said Savanna Fourth Subdivision, the following seventeen (17) courses:

- 1) North 05°08'33" East, a distance of 228.51 Feet to a point of tangent curve;
- 2) Northerly 24.44 Feet along the arc of a curve to the left, having a radius of 1451.00 Feet and a central angle of 0°57'54", subtended by a chord which bears North 04°39'36" East, a distance of 24.44 Feet;
- 3) North 04°10'39" East, a distance of 112.66 Feet;
- 4) North 05°51'04" East, a distance of 25.60 Feet to a point of tangent curve;
- 5) Northeasterly 97.15 Feet along the arc of a curve to the right, having a radius of 96.00 Feet and a central angle of 57°58'45", subtended by a chord which bears North 34°50'27" East, a distance of 93.05 Feet;
- 6) North 63°49'50" East, a distance of 0.39 Feet to a point of tangent curve;
- 7) Northeasterly 70.68 Feet along the arc of a curve to the right, having a radius of 276.00 Feet and a central angle of 14°40'24", subtended by a chord which bears North 71°10'02" East, a distance of 70.49 Feet, to a point of tangent compound curve;
- 8) Easterly 8.52 Feet along the arc of a curve to the right, having a radius of 86.00 Feet and a central angle of 5°40'42", subtended by a chord which bears North 81°20'35" East, a distance of 8.52 Feet;
- 9) North 84°10'56" East, a distance of 71.57 Feet;
- 10) North 90°00'00" East, a distance of 38.41 Feet to a point of tangent curve;
- 11) Southeasterly 461.70 Feet along the arc of a curve to the right, having a radius of 556.00 Feet and a central angle of 47°34'42", subtended by a chord which bears South 66°12'39" East, a distance of 448.55 Feet;
- 12) South 42°25'18" East, a distance of 274.96 Feet to a point of tangent curve;
- 13) Southeasterly 162.50 Feet along the arc of a curve to the left, having a radius of 644.00 Feet and a central angle of 14°27'27", subtended by a chord which bears South 49°39'01" East, a distance of 162.07 Feet to a point of tangent reverse curve;
- 14) Southeasterly 20.48 Feet along the arc of a curve to the right, having a radius of 50.00 Feet and a central angle of 23°28'17", subtended by a chord which bears South 45°08'37" East, a distance of 20.34 Feet;
- 15) South 33°24'29" East, a distance of 11.82 Feet to a point of tangent curve;
- 16) Southerly 11.45 Feet along the arc of a curve to the right, having a radius of 29.00 Feet and a central angle of 22°37'16", subtended by a chord which bears South 22°05'50" East, a distance of 11.38 Feet, to a point of tangent reverse curve;
- 17) Southeasterly 53.15 Feet along the arc of a curve to the left, having a radius of 101.00 Feet and a central angle of 30°09'06", subtended by a chord which bears South 25°51'45" East, a distance of 52.54 Feet, to a point of tangent reverse curve;

Thence continuing along said Southerly Right-of-Way Line of Kendall Parkway and its Southerly extension, Southeasterly 35.52 Feet along the arc of a curve to the right, having a radius of 177.00 Feet and a central angle of 11°29'54", subtended by a chord which bears South 35°11'21" East, a distance of 35.46 Feet, to a point of tangent compound curve;

Thence Southeasterly 29.79 Feet along the arc of a curve to the right, having a radius of 477.00 Feet and a central angle of 3°34'43", subtended by a chord which bears South 27°39'03" East, a distance of 29.79 Feet to said North Line of the Northwest One-Quarter of the Southwest

One-Quarter of Section 4;

Thence North  $89^{\circ}18'02''$  West along said North Line of the Northwest One-Quarter of the Southwest One-Quarter of Section 4, a distance of 1079.14 Feet to the POINT OF BEGINNING(P.O.B.).

The above described parcel description contains 475,371 Square Feet (10.913 Acres) more or less.

**ALSO:**

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, Larimer County, Colorado being more particularly described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North  $89^{\circ}02'24''$  East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North  $89^{\circ}02'24''$  East, 1073.90 feet; thence, South  $01^{\circ}00'33''$  East, 73.03 feet to the **POINT OF BEGINNING**; thence, North  $88^{\circ}53'15''$  East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of  $50^{\circ}43'17''$  with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South  $65^{\circ}45'06''$  East, 42.83 feet; thence, South  $00^{\circ}01'55''$  West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North  $89^{\circ}22'05''$  West, 1305.48 feet; thence along the East line of said Parcel 2, North  $01^{\circ}00'33''$  West, 1303.96 feet to the Point of Beginning.

(Contains 1,743,714 square feet or 40.030 acres)

**ALSO:**

A tract of land located in the Northeast Quarter of Section 10 and in the West Half of Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing South  $89^{\circ}11'17''$  West and with all bearings contained herein relative thereto;

Commencing at the South Quarter corner of said Section 11; thence, along the East line of the Southwest Quarter of said Section 11, North  $00^{\circ}20'46''$  East, 875.72 feet to the **POINT OF BEGINNING**, said point also being a point on the Southwest line of the tract of land described at Reception No. 2004-0096015 on file at the Office of the Clerk and Recorder of said Larimer County; thence, along said Southwest line by the following five (5) courses and distance, North  $68^{\circ}06'08''$  West, 477.61 feet; thence along a non tangent curve concave to the northeast having a central angle of  $28^{\circ}44'01''$  with a radius of 3,769.83 feet, an arc length of 1,890.56 feet and the



chord of which bears North  $53^{\circ}46'19''$  West, 1,870.81 feet; thence, North  $39^{\circ}25'53''$  West, 614.93 feet; thence, North  $39^{\circ}23'07''$  West, 385.34 feet; thence, North  $39^{\circ}24'51''$  West, 696.74 feet; thence, North  $40^{\circ}35'09''$  East, 235.77 feet; thence, along a curve concave to the west having a central angle of  $40^{\circ}14'17''$  with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears North  $20^{\circ}28'00''$  East, 739.54 feet to a point on the West line of the Northwest Quarter of said Section 11; thence, along said West line, North  $00^{\circ}20'51''$  East, 555.72 feet; thence, North  $72^{\circ}19'56''$  East, 299.20 feet; thence along a non tangent curve concave to the southwest having a central angle of  $85^{\circ}10'47''$  with a radius of 859.61 feet, an arc length of 1,277.95 feet and the chord of which bears South  $65^{\circ}01'12''$  East, 1,163.47 feet; thence, South  $22^{\circ}34'33''$  East, 1,118.45 feet; thence along a non tangent curve concave to the northeast having a central angle of  $49^{\circ}39'49''$  with a radius of 1,384.76 feet, an arc length of 1,200.30 feet and the chord of which bears South  $47^{\circ}24'11''$  East, 1,163.07 feet to a point on the East line of the Northwest Quarter of said Section 11; thence, along said East line and the East line of the Southwest Quarter of said Section 11, South  $00^{\circ}20'47''$  West, 1802.01 feet to the Point of Beginning.

(Contains 6,637,192 square feet or 152.369 acres)

**ALSO:**

A tract of land located in the Southwest Quarter of Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing North  $89^{\circ}11'17''$  East and with all bearings contained herein relative thereto:

Commencing at the South Quarter corner of said Section 11; thence along the East line of said Southwest Quarter, North  $00^{\circ}20'30''$  East, 131.31 feet to a point on the North right-of-way line of East Eisenhower Blvd. (U.S. Highway No. 34), said point being the **POINT OF BEGINNING**; thence, along said North line, and along a curve concave to the north having a central angle of  $00^{\circ}11'45''$ , a radius of 28,557.90 feet, an arc length of 97.61 feet and the chord of which bears South  $89^{\circ}03'54''$  West, 97.61 feet; thence, continuing along said North line, South  $89^{\circ}09'47''$  West, 386.50 feet to a point on the Northerly line of Millennium East First Subdivision; thence, along said North line by the following five courses and distances, North  $00^{\circ}20'28''$  East, 23.11 feet; thence, North  $89^{\circ}03'44''$  West, 23.49 feet; thence, North  $00^{\circ}50'13''$  West, 76.16 feet; thence, North  $88^{\circ}14'04''$  West, 528.37 feet; thence, North  $00^{\circ}20'30''$  East, 938.15 feet to a point on the Southerly right-of-way line of the Union Pacific Railroad; thence, along said Southerly line along a non-tangent curve concave to the northeast having a central angle of  $08^{\circ}44'52''$ , a radius of 3,919.83 feet, an arc length of 598.47 feet and the chord of which bears South  $63^{\circ}46'12''$  East, 597.89 feet; thence, continuing along said Southerly line, South  $68^{\circ}08'38''$  East, 536.80 feet to a point on the East line of said Southwest Quarter; thence, along said East line, South  $00^{\circ}20'30''$  West, 582.75 feet to the Point of Beginning.

(Contains 776,597 square feet or 17.828 acres)

**ALSO:**

Tract A of the Millennium Northwest Fourth Subdivision recorded January 15, 2014 at Reception No. 20140002625 of the Records of Larimer County situated in the Southwest Quarter of Section 4 and in the North Half of Section 9, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, City of Loveland, County of Larimer, State of Colorado.

(Contains 584,224 square feet or 13.412 acres)

**ALSO:**

A tract of land located in Section 34, Township 6 North, Range 68 West of the 6th Principal Meridian and in Section 3, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the Center Section line of Section 34 as bearing North 00°00'26" East and with all bearings contained herein relative thereto:

**BEGINNING** at the South Quarter corner of said Section 34; thence, South 72°23'38" West, 469.20 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line, North 51°26'18" West, 108.50 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'18" West, 900.00 feet; thence, North 65°41'48" West, 109.70 feet; thence, North 00°04'42" East, 60.00 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line the following 4 courses and distances: North 65°51'12" East, 109.70 feet; thence, South 89°55'18" East, 326.73 feet; thence, South 89°54'40" East, 40.00 feet; thence, South 89°55'19" East, 533.35 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line the following 3 courses and distances: thence, North 46°51'41" East, 120.35 feet; thence, North 10°04'11" East, 608.30 feet; thence, North 06°53'11" East, 704.20 feet; thence North 72°09'04" East, 315.81 feet to the East right-of-way line of Interstate 25; thence along said East right-of-way line the following 3 courses and distances: South 08°09'08" East, 809.43 feet; thence, South 09°46'48" East, 610.00 feet; thence, South 34°30'18" East, 92.13 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line, South 89°55'18" East, 150.00 feet; thence, South 65°41'31" East, 109.73 feet; thence, South 00°04'41" West, 60.02 feet; thence, South 65°51'11" West, 109.67 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'19" West, 150.00 feet; thence, North 76°38'29" West, 326.73 feet to the Point of Beginning.

(Contains 1,020,926 square feet or 23.437 acres)

**ALSO:**

Boyd Lake Avenue Right of Way, located in the West Half of Section 4, East Half of Section 5, East Half of Section 8 and the West Half of Section 9, all in Township 5 North, Range 68 West

of the 6th P.M., Larimer County, Colorado, described as follows:

Commencing at the northwest corner of the Southwest Quarter of said Section 4, monumented with a 2 ½” Aluminum cap on a ¾” rebar stamped LS 32829, 2012;

Thence North 01°08’42” East for 40.00 feet on the west line of the Northwest Quarter of said Section 4 to the True Point of Beginning;

Thence South 89°18’02” East for 50.00 feet;

Thence South 01°08’42” West for 40.00 feet parallel with and 50.00 feet east of the west line of the Northwest Quarter of said Section 4 to the north line of the Southwest Quarter of said Section 4;

Thence South 01°03’12” West for 266.96 feet parallel with and 50.00 feet east of the west line of said Southwest Quarter of Section 4;

Thence South 06°00’20” West for 231.68 feet;

Thence South 01°03’12” West for 2144.42 feet parallel with and 30.00 feet east of the west line of said Southwest Quarter of Section 4 to the south line thereof;

Thence South 00°24’07” West for 723.87 feet parallel with and 30.00 feet east of the west line of the Northwest Quarter of said Section 9 to the north right of way line of Long Pine Lake Drive;

Thence South 89°35’57” East for 30.00 feet on said north right of way line;

Thence South 00°24’07” West for 218.26 feet to the south right of way line of Long Pine Lake Drive;

Thence along a curve to the left (having a radius of 48.00 feet and a long chord bearing South 23°24’55” West for 44.34 feet) for an arc length of 46.09 feet on said south right of way line;

Thence South 04°05’26” East for 160.40 feet;

Thence along a curve to the right (having a radius of 1552.50 feet and a long chord bearing South 01°50’40” East for 121.70 feet) for an arc length of 121.72 feet;

Thence South 00°24’07” West for 989.74 feet parallel with and 60.00 feet east of the west line of said Northwest Quarter of Section 9;

Thence South 04°26’33” East for 184.67 feet;

Thence along a curve to the left (having a radius of 500.00 feet and a long chord bearing South 13°29’58” East for 115.38 feet) for an arc length of 115.64 feet;

Thence South 57°50’52” East for 106.76 feet to the north right of way line of Lost Creek Drive;

Thence South 89°16’50” East for 0.83 feet on said north right of way line;

Thence South 00°43’14” West for 64.01 feet to the south right of way line of Lost Creek Drive;

Thence South 48°26’23” West for 14.03 feet;

Thence along a curve to the left (having a radius of 95.00 feet and a long chord bearing South 48°26’23” West for 127.04 feet) for an arc length of 139.15 feet;

Thence South 06°28’38” West for 327.73 feet;

Thence South 00°24’07” West for 506.74 feet parallel with and 30.00 feet east of the west line of the Southwest Quarter of said Section 9;

Thence South 89°36’48” East for 15.00 feet;

Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South 44°35’51” East for 21.21 feet) for an arc length of 23.56 feet;

Thence South 00°24’12” West for 32.00 feet;

Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South 45°24’10” West for 21.21 feet) for an arc length of 23.56 feet;

Thence North  $89^{\circ}35'48''$  West for 15.00 feet;  
 Thence South  $00^{\circ}24'07''$  West for 589.18 feet parallel with and 55.00 feet east of the west line of said Southwest Quarter of Section 9 to the north line of the Greeley-Loveland Irrigation Canal;  
 Thence South  $87^{\circ}40'38''$  West for 25.03 feet on said north line;  
 Thence South  $00^{\circ}24'07''$  West for 52.47 feet to the south line of the Greeley-Loveland Irrigation Canal;  
 Thence South  $89^{\circ}29'56''$  West for 29.99 feet to the west line of said Northwest Quarter of Section 9;  
 Thence North  $89^{\circ}35'53''$  West for 50.00 feet;  
 Thence North  $00^{\circ}24'07''$  East for 38.05 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of Section 8;  
 Thence South  $86^{\circ}36'15''$  East for 20.03 feet;  
 Thence North  $00^{\circ}24'07''$  East for 1628.35 feet parallel with and 30.00 feet west of the east line of said Southeast Quarter of Section 8 to the north line thereof;  
 Thence North  $00^{\circ}24'07''$  East for 1888.85 feet parallel with and 30.00 feet west of the east line of the Northeast Quarter of said Section 8 to the north right of way line of Frank Road;  
 Thence North  $88^{\circ}04'40''$  West for 20.01 feet on said north right of way line;  
 Thence North  $00^{\circ}24'07''$  East for 748.44 feet parallel with and 50.00 feet west of the east line of said Northeast Quarter of Section 8 to the north line thereof;  
 Thence North  $01^{\circ}03'12''$  East 2641.97 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of said Section 5 to the north line thereof;  
 Thence North  $01^{\circ}08'42''$  East for 40.00 feet parallel with and 50.00 feet west of the east line of Northeast Quarter of said Section 5;  
 Thence South  $89^{\circ}18'02''$  East for 50.00 feet to the Point of Beginning;  
 Thence South  $89^{\circ}18'02''$  East for 50.00 feet on the north line of said Southeast Quarter of Section 5 to the Point of Beginning.

(Contains 623,611 Square feet or 14.316 acres.)

**ALSO:**

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the East line of the Northwest Quarter of said Section 10 as bearing North  $00^{\circ}21'14''$  East and with all bearings contained herein relative thereto:

Commencing at the North Quarter corner of said Section 10; thence, South  $81^{\circ}10'16''$  West 225.65 feet to the **POINT OF BEGINNING**, said point being a point on the West right-of-way line of Interstate Highway No. 25; thence, along said West right-of-way line South  $00^{\circ}04'38''$  East, 1383.69 feet to a point on the North line of Lot 1, Block 1, Twin Peaks First Subdivision; thence, along said North line, South  $89^{\circ}48'11''$  West, 10.00 feet; thence, continuing along said North line, North  $89^{\circ}35'49''$  West, 2.83 feet; thence, North  $00^{\circ}04'38''$  West, 1325.54 feet; thence along a curve concave to the Southwest having a central angle of  $50^{\circ}43'17''$ , a radius of 50.00

feet, an arc length of 44.26 feet and the chord of which bears North 65°51'39" West 42.83 feet; thence, South 88°46'42" West 1290.29 feet to a point on the East line of Outlot B, Twin Peaks First Subdivision; thence along said East line, North 01°14'19" West 40.30 feet to a point on the South right-of-way line of East 29th Street; thence along said South line, North 88°48'40" East 1342.99 feet to the Point of Beginning.

(Contains 70,916 Square feet or 1.628 acres more or less)

**ALSO:**

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North 00°18'43" East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North 00°18'43" East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South 89°55'06" West a distance of 10.24 feet;  
 THENCE South 89°48'54" West a distance of 645.84 feet;  
 THENCE South 89°39'49" West a distance of 9.80 feet;  
 THENCE North 00°18'43" East a distance of 872.88 feet;  
 THENCE North 89°49'03" East a distance of 665.88 feet to a point on the East line of the NE1/4 of said Section 16;  
 THENCE South 00°18'43" West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

(Contains 581,185 square feet or 13.34 acres more or less)

**ALSO:**

A tract of land located in the Northeast Quarter of Section 16 and the Southeast Quarter of Section 9, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer,

State of Colorado being more particularly described as follows:

Considering the North line of the Northeast Quarter of said Section 16 as bearing South  $89^{\circ}24'51''$  East and with all bearings contained herein relative thereto:

**BEGINNING** at the Northeast Corner of said Section 16; thence along the East line of the Northeast Quarter of said Section 16, South  $00^{\circ}18'41''$  West, 50.00 feet to the South right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said South right-of-way line, North  $89^{\circ}24'51''$  West, 2628.49 feet to the West line of said Northeast Quarter; thence along said West line North  $00^{\circ}27'25''$  East, 50.00 feet to a point being the North Quarter corner of said Section 16; thence, North  $00^{\circ}19'12''$  East, 105.23 feet to a point on the North right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said North right-of-way line by the following six (6) courses and distances, North  $88^{\circ}10'48''$  East, 236.55 feet; thence, South  $89^{\circ}21'11''$  East, 910.55 feet; thence, South  $89^{\circ}21'35''$  East, 100.04 feet; thence, North  $00^{\circ}57'28''$  West, 9.19 feet; thence, South  $89^{\circ}21'55''$  East, 1219.64 feet; thence, North  $87^{\circ}22'04''$  East, 159.57 feet; thence, South  $05^{\circ}36'06''$  West, 18.19 feet; thence, South  $01^{\circ}53'21''$  East, 113.19 feet to the Point of Beginning.

(Contains 443,117 square feet or 10.173 acres)

The above described tracts of land contain 85,999,768 feet or 1,974.283 acres more or less and are subject to all easements and rights-of-way now on recorded or existing.

**RESOLUTION OF THE BOARD OF DIRECTORS OF  
CENTERRA METROPOLITAN DISTRICT NO. 1**

**A RESOLUTION APPROVING THE EIGHTH AMENDMENT TO THE CENTERRA  
MASTER FINANCING AND INTERGOVERNMENTAL AGREEMENT**

**WHEREAS**, the City of Loveland (the “City”) and the Loveland Urban Renewal Authority (“LURA”), Centerra Properties West, LLC (“CPW”), Centerra Metropolitan District No. 1 (the “Service District”), Centerra Public Improvement Collection Corporation (the “PIC”), and Centerra Public Improvement Development Corporation (the “PID”) entered into that certain Centerra Master Financing and Intergovernmental Agreement dated January 20, 2004 (as amended as described below, the “MFA”) to provide, among other things, for the financing of public infrastructure related to the development of Centerra; and

**WHEREAS**, the City, LURA, CPW, the Service District, the PIC and the PID are hereafter referred to collectively as the “Parties”; and

**WHEREAS**, the Parties entered into that certain First Amendment to the Centerra Master Financing and Intergovernmental Agreement dated December 5, 2006; and

**WHEREAS**, the Parties entered into that certain Second Amendment to the Centerra Master Financing and Intergovernmental Agreement dated November 20, 2007; and

**WHEREAS**, the Parties entered into that certain Third Amendment to the Centerra Master Financing and Intergovernmental Agreement dated October 28, 2008, as modified by that certain Minor Modification to Third Amendment to the Centerra Master Financing and Intergovernmental Agreement dated January 15, 2009; and

**WHEREAS**, the Parties entered into that certain Fourth Amendment to the Centerra Master Financing and Intergovernmental Agreement dated April 7, 2009; and

**WHEREAS**, the Parties entered into that certain Fifth Amendment to the Centerra Master Financing and Intergovernmental Agreement, dated November 5, 2013; and

**WHEREAS**, the Parties entered into that certain Sixth Amendment to the Centerra Master Financing and Intergovernmental Agreement, dated February 4, 2014; and

**WHEREAS**, the Parties entered into that certain Seventh Amendment to the Centerra Master Financing and Intergovernmental Agreement dated January 26, 2016, as modified by that certain Minor Modification to Seventh Amendment to the Centerra Master Financing and Intergovernmental Agreement dated May 23, 2016; and

**WHEREAS**, capitalized terms not otherwise defined herein shall have the meaning given them in the MFA; and

**WHEREAS**, MFA Section 17.1 provides that the Parties may amend the MFA by an instrument signed by all of the Parties; and

**WHEREAS**, the Parties have negotiated the “Eighth Amendment to the Centerra Master Financing and Intergovernmental Agreement” attached hereto as Exhibit B and incorporated herein by reference (the “Eighth Amendment”); and

**WHEREAS**, the purpose of the Eighth Amendment is to remove from the Modified URA Plan Area and from the terms of the MFA a certain 139.381 acre parcel of real property, as described in Exhibit A, attached hereto and incorporated herein by reference (“Centerra South”) to allow said property to be developed pursuant to other terms and conditions as set forth in other agreements outside of the MFA; and

**WHEREAS**, on \_\_\_\_\_ 2023, the Loveland City Council approved the Eighth Amendment via Resolution #R-\_\_-2023; and

**WHEREAS**, on \_\_\_\_\_ 2023, LURA approved the Eighth Amendment via Resolution #R-\_\_-2023; and

**WHEREAS**, the Board of Directors of the Service District now desires to approve the Eighth Amendment.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF CENTERRA METROPOLITAN DISTRICT NO. 1:

1. The Board of Directors of the Service District hereby approves the “Eighth Amendment to the Centerra Master Financing and Intergovernmental Agreement,” in substantially the form attached hereto as Exhibit B, and authorizes the President of the Board of Directors to execute the same.

2. This Resolution shall take effect on the date and at the time of its adoption.

(Signatures Begin on Next Page.)



ADOPTED AND APPROVED THIS \_ DAY OF MAY, 2023.

**CENTERRA METROPOLITAN  
DISTRICT NO. 1**

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Kim L. Perry, President

ATTEST:

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Tim DePeder, Assistant Secretary

**EXHIBIT "A"**

**LEGAL DESCRIPTION OF CENTERRA SOUTH**

The Northeast Quarter of Section 16, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado.

EXCEPT:

A strip of land 60-feet wide as described in Deed recorded in Book 168 at Page 311 and in Book 146 at Page 257, both in the Larimer County Clerk and Recorder's Office;

ALSO EXCEPT:

A portion conveyed to the Department of Highways, State of Colorado in Deed recorded March 29, 1965 in Book 1285 at Page 249, in the Larimer County Clerk and Recorder's Office;

ALSO EXCEPT:

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North 00°18'43" East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North 00°18'43" East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South 89°55'06" West a distance of 10.24 feet;

THENCE South 89°48'54" West a distance of 645.84 feet;

THENCE South 89°39'49" West a distance of 9.80 feet;

THENCE North 00°18'43" East a distance of 872.88 feet;

THENCE North 89°49'03" East a distance of 665.88 feet to a point on the East line of the NE1/4 of said Section 16;

THENCE South  $00^{\circ}18'43''$  West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

Containing 6,071,420 Square Feet (139.381 Acres), more or less.

**EXHIBIT "B"**

**EIGHTH AMENDMENT TO  
MASTER FINANCING AND INTERGOVERNMENTAL AGREEMENT**

**EIGHTH AMENDMENT TO THE CENTERRA MASTER FINANCING AND  
INTERGOVERNMENTAL AGREEMENT**

**THIS EIGHTH AMENDMENT TO THE CENTERRA MASTER FINANCING AND INTERGOVERNMENTAL AGREEMENT** (the “Eighth Amendment”) is entered into this \_\_\_\_ day of \_\_\_\_\_, 2023, by and among the **CITY OF LOVELAND, COLORADO**, a Colorado home rule municipality (the “City”); the **LOVELAND URBAN RENEWAL AUTHORITY**, a body corporate and politic (“LURA”); **CENTERRA PROPERTIES WEST, LLC**, a Colorado limited liability company (“CPW”); **CENTERRA METROPOLITAN DISTRICT NO. 1**, a quasi-municipal corporation and political subdivision of the State of Colorado (the “Service District”); **CENTERRA PUBLIC IMPROVEMENT COLLECTION CORPORATION**, a Colorado non-profit corporation (the “PIC”); and the **CENTERRA PUBLIC IMPROVEMENT DEVELOPMENT CORPORATION**, a Colorado non-profit corporation (the “PID”).

**WHEREAS**, the Parties have entered into that certain Centerra Master Financing and Intergovernmental Agreement dated January 20, 2004, (together with the First, Second, Third, Fourth, Fifth, Sixth, and Seventh Amendments described below, referred to herein collectively as the “MFA”) to provide, among other things, for the financing of public infrastructure related to the development of Centerra; and

**WHEREAS**, the Parties entered into that certain First Amendment to the Centerra Master Financing and Intergovernmental Agreement dated December 5, 2006 (“First Amendment”); and

**WHEREAS**, the Parties entered into that certain Second Amendment to the Centerra Master Financing and Intergovernmental Agreement dated November 20, 2007 (“Second Amendment”); and

**WHEREAS**, the Parties entered into that certain Third Amendment to the Centerra Master Financing and Intergovernmental Agreement dated October 28, 2008, as modified by that certain Minor Modification to Third Amendment to the Centerra Master Financing and Intergovernmental Agreement dated January 15, 2009 (collectively, “Third Amendment”); and

**WHEREAS**, the Parties entered into that certain Fourth Amendment to the Centerra Master Financing and Intergovernmental Agreement dated April 7, 2009 (“Fourth Amendment”); and

**WHEREAS**, the Parties entered into that certain Fifth Amendment to the Centerra Master Financing and Intergovernmental Agreement dated November 5, 2013 (“Fifth Amendment”); and

**WHEREAS**, the Parties entered into that certain Sixth Amendment to the Centerra Master Financing and Intergovernmental Agreement dated February 4, 2014 (“Sixth Amendment”); and

**WHEREAS**, the Parties entered into that certain Seventh Amendment to the Centerra Master Financing and Intergovernmental Agreement dated January 26, 2016, as modified by that

certain Minor Modification to Seventh Amendment to the Centerra Master Financing and Intergovernmental Agreement dated May 23, 2016 (collectively, “Seventh Amendment”); and

**WHEREAS**, the Parties wish to remove certain property, known as “Centerra South,” from the Modified URA Plan Area (as defined in the MFA) and from the terms of the MFA, to allow such property to be developed pursuant to other terms and conditions as set forth in other agreements outside of the MFA; and

**WHEREAS**, MFA Section 17.1 provides that the Parties may amend the MFA by an instrument signed by all of the Parties; and

**WHEREAS**, the Loveland City Council approved this Eighth Amendment on \_\_\_\_\_, 2023, in Resolution #R-\_\_\_\_\_ and LURA approved this Eighth Amendment on \_\_\_\_\_, 2023, in Resolution #R-\_\_\_\_\_.

**NOW, THEREFORE**, in consideration of the mutual promises and covenants contained herein and other good and valuable consideration, the receipt and adequacy of which the Parties acknowledge, the Parties agree as follows:

#### **DEFINITIONS**

1. That unless the context clearly indicates otherwise, all capitalized terms used in this Eighth Amendment shall have the meaning given them in the MFA.

#### **AMENDMENT TO MFA**

##### **MODIFIED URA PLAN AREA**

1. That to implement the removal of Centerra South from the Modified URA Plan Area and from the terms of the MFA, the Parties hereby agree to amend the MFA as follows:

2. That Centerra South is depicted on Exhibit A to this Eighth Amendment.

3. That MFA Exhibit A (Centerra Map), as defined in MFA Section 1.15 and as previously amended by the Third Amendment, is replaced in its entirety by Exhibit B to this Eighth Amendment.

4. That MFA Exhibit B (Commercial Area), as defined in MFA Section 1.21 and as previously amended by the Third Amendment, is replaced in its entirety by Exhibit C to this Eighth Amendment.

5. That MFA Exhibit G (Metro District Map), as defined in MFA Section 1.58, is replaced in its entirety by Exhibit D to this Eighth Amendment.

6. That MFA Exhibit J (URA Map), as defined in MFA Section 1.119 and as previously amended by the Third Amendment, is replaced in its entirety by Exhibit E to this Eighth Amendment.

7. That MFA Exhibit K (URA Project Area-Legal Description), as defined in MFA Section 1.121 and as previously amended by the Third Amendment, is replaced in its entirety by Exhibit F to this Eighth Amendment.

### MISCELLANEOUS

8. That MFA Section 17.5 is hereby stricken in its entirety and replaced with the following:

17.5 Any notice required or desired to be given by one or more of the Parties to any other Party or Parties shall be in writing and may be personally delivered; mailed, certified mail, return receipt requested; sent by electronic mail; or sent by a nationally recognized receipted overnight delivery service, including United States Postal Service, United Parcel Service, or Federal Express, for earliest delivery the next Day. Any such notice shall be deemed given when personally delivered; if mailed, three (3) delivery Days after deposit in the United States mail, postage prepaid; if sent by electronic mail, on the Day sent if sent on a Day during regular business hours (9 a.m. to 5 p.m.) of the recipient, otherwise on the next Day at 9 a.m.; or if sent by overnight delivery service, one (1) Day after deposit in the custody of the delivery service. The addresses and email addresses for the mailing, transmitting, or delivering of notices shall be as follows:

If to **City**:                      City of Loveland  
   ATTN: City Manager  
   500 East Third Street  
   Loveland, CO 80537  
   Email: Steve.Adams@cityofloveland.org

With a copy to:                    City of Loveland  
   ATTN: City Attorney  
   500 East Third Street  
   Loveland, CO 80537  
   Email: Moses.Garcia@cityofloveland.org

If to **LURA** :                      City of Loveland  
   ATTN: City Manager  
   500 East Third Street  
   Loveland, CO 80537  
   Email: Steve.Adams@cityofloveland.org

With a copy to :                    City of Loveland  
   ATTN: City Attorney

500 East Third Street  
 Loveland, CO 80537  
 Email: Moses.Garcia@cityofloveland.org

If to **CPW**: Centerra Properties West, LLC  
 ATTN:  
 2725 Rocky Mountain Avenue, Suite 200  
 Loveland CO, 80538  
 Email:

With a copy to : With a copy to:  
  
 McWhinney Real Estate Services, Inc.  
 ATTN: Legal Department  
 1800 Wazee Street, Suite 200  
 Denver, Colorado 80202  
 E-mail: LegalNotices@mcwhinney.com

And

(before June 1, 2023)  
 Brownstein Hyatt Farber Schreck, LLP  
 ATTN: Carolynne White  
 410 17<sup>th</sup> Street, Suite 2200  
 Denver, CO 80202  
 Email: cwhite@bhfs.com

(on or after June 1, 2023) to:

Brownstein Hyatt Farber Schreck, LLP  
 675 15th Street, Suite 2900  
 Denver, Colorado 80202  
 Attention: Carolynne White  
 Email: cwhite@bhfs.com

If to **Service District**: Centerra Metropolitan District No. 1  
 ATTN: District Manager  
 550 W. Eisenhower Blvd  
 Loveland CO, 80537  
 Email: CENMDadmin@pcgi.com

With a copy to: Icenogle Seaver Pogue, P.C.  
 ATTN: Alan D. Pogue  
 4725 S. Monaco Street, Suite 360  
 Denver, CO 80237  
 Email: APogue@ISP-Law.com



If to the **PIC**: Centerra Public Improvement Collection Corporation  
 ATTN: Susanne Durkin-Schindler  
 2725 Rocky Mountain Ave, Suite 200  
 Loveland, CO 80538  
 Email: sdinsight@comcast.net

With a copy to: Icenogle Seaver Pogue, P.C.  
 ATTN: Alan D. Pogue  
 4725 S. Monaco Street, Suite 360  
 Denver, CO 80237  
 Email: APogue@ISP-Law.com

If to the **PID**: Centerra Public Improvement Development Corporation  
 ATTN: Susanne Durkin-Schindler  
 2725 Rocky Mountain Ave, Suite 200  
 Loveland, CO 80538  
 Email: sdinsight@comcast.net

With a copy to: Icenogle Seaver Pogue, P.C.  
 ATTN: Alan D. Pogue  
 4725 S. Monaco Street, Suite 360  
 Denver, CO 80237  
 Email: APogue@ISP-Law.com

Notice of a change of address or email address of a Party shall be given in the same manner as all other notices as hereinabove provided.

9. That the City, LURA, and the Service District each finds and determines that the execution of this Eighth Amendment is in the best interest of the public health and general welfare of the City, LURA, and the Service District respectively, and that it will serve the public purposes of providing significant social and economic benefits to the City, LURA, and the Service District.

10. That except as expressly provided in this Eighth Amendment, all other terms and conditions of the MFA shall remain unchanged and in full force and effect.

*Signatures begin on next page*

**IN WITNESS WHEREOF**, the Parties have executed this Eighth Amendment or counterpart copies thereof as of the date first written above.

CITY OF LOVELAND, COLORADO, a Colorado  
municipal corporation

By: \_\_\_\_\_  
Stephen Adams, City Manager

ATTEST:

By: \_\_\_\_\_  
City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney

LOVELAND URBAN RENEWAL AUTHORITY,  
a Colorado body corporate and politic

By: \_\_\_\_\_  
Dana Foley, Chairman

ATTEST:

By: \_\_\_\_\_  
\_\_\_\_\_, Secretary

APPROVED AS TO FORM:

\_\_\_\_\_  
LURA Attorney

CENTERRA METROPOLITAN DISTRICT NO. 1,  
a quasi-municipal corporation and political  
subdivision of the State of Colorado

By: \_\_\_\_\_  
Kim L. Perry, President

CENTERRA PUBLIC IMPROVEMENT  
COLLECTION CORPORATION, a Colorado non-  
profit corporation

By: \_\_\_\_\_  
Joshua Kane, President

CENTERRA PUBLIC IMPROVEMENT  
DEVELOPMENT CORPORATION, a Colorado  
non-profit corporation

By: \_\_\_\_\_  
Joshua Kane, President

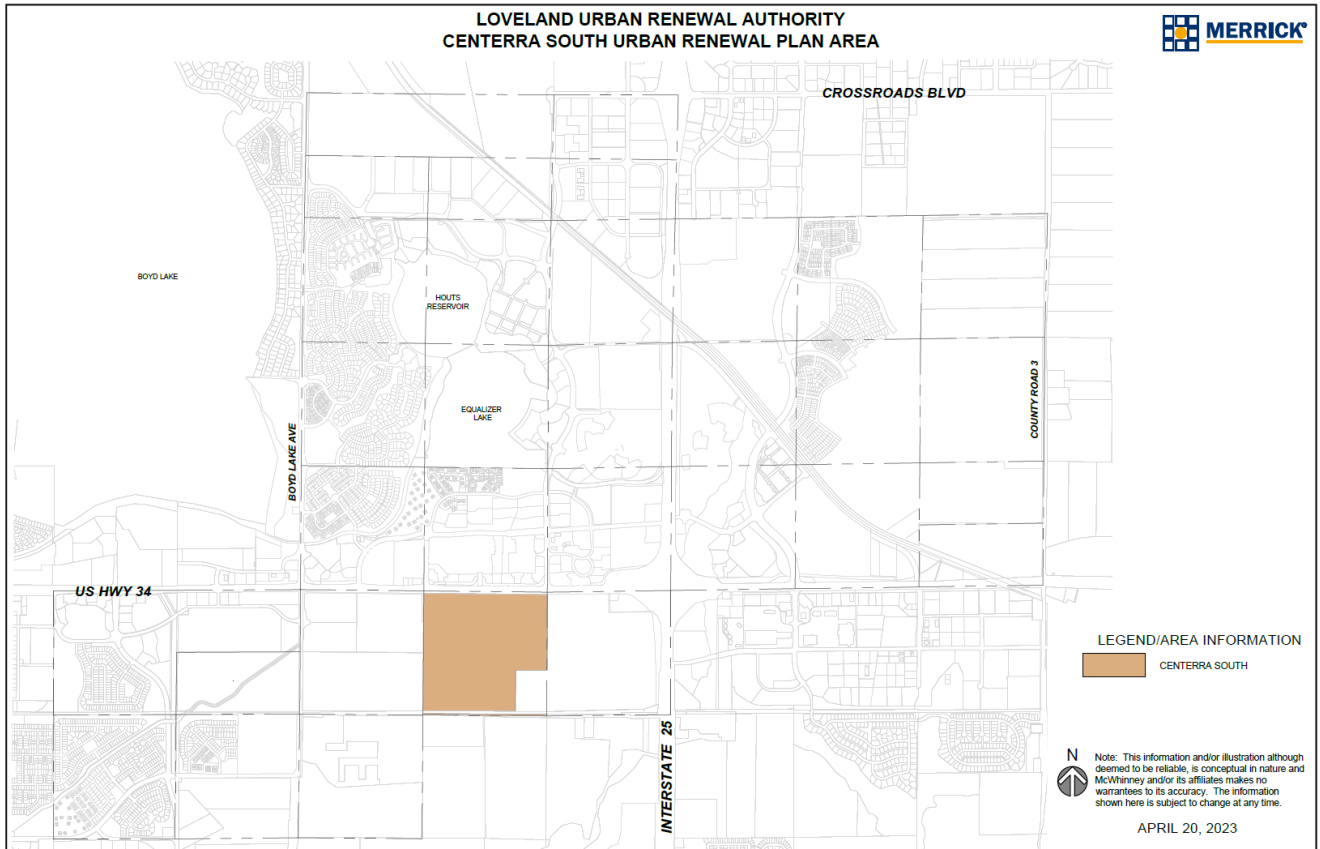
CENTERRA PROPERTIES WEST, LLC  
a Colorado Limited Liability Corporation

By: McWhinney Real Estate Services, Inc.,  
a Colorado Corporation, Manager

By: \_\_\_\_\_

# EXHIBIT A

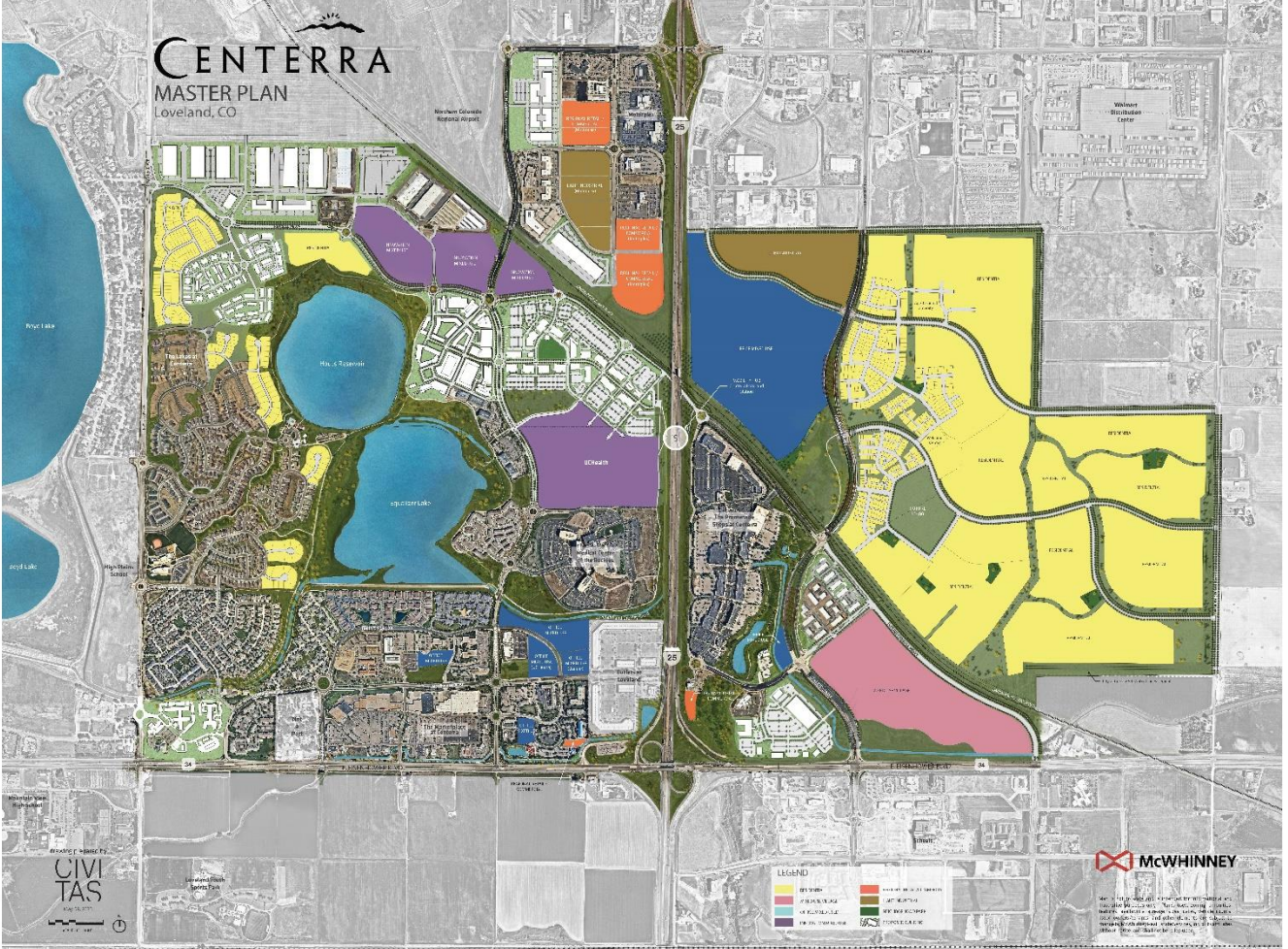
## Centerra South





# EXHIBIT B

## Centerra Map



## EXHIBIT C

### Commercial Area Legal Description

A tract of land located in Sections 33 and 34, Township 6 North, Range 68 West, Sections 2,3,4,5,8,9,10,11,12,13 and 14 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Latimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southeast Quarter of Section 10 as bearing South 89°27'38" West and with all bearings contained herein relative thereto:

BEGINNING at the Southeast Corner of said Section 10; thence along the East line of said Southeast Quarter, North 00°20'47" East, 130.26 feet to a point on the North right-of-way line of US Highway 34 and the South line of McWhinney Addition; thence along said South line, South 89°12'04" West, 1,552.14 feet; thence along the Westerly line of said McWhinney Addition the following 8 courses and distances, North 47°25'44" West, 198.03 feet; thence, South 89°09'42" West, 100.40 feet; thence, North 79°01'48" West, 292.40 feet; thence, North 48°50'18" West, 351.88 feet; thence along a curve concave to the northeast, having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears North 23°28'47" West, 502.50 feet; thence, North 00°10'40" East, 471.50 feet; thence, North 00°33'26" East, 451.62 feet; thence, North 00°35'10" East, 230.11 feet; thence, North 00°36'53" East, 71.81 feet; thence, North 89°23'05" West, 277.45 feet to a point on the West right-of-way line of Interstate Highway 25 and the Northeast corner of Tract E, McWhinney Eleventh Subdivision; thence along the Northerly line of said Tract E the following 10 courses and distances, North 89°24'42" West, 383.80 feet; thence along a non tangent curve concave to the north, having a central angle of 20°18'59" with a radius of 300.00 feet, an arc length of 106.38 feet and the chord of which bears South 80°34'48" West, 105.82 feet; thence, North 89°15'42" West, 217.79 feet; thence along a curve concave to the south, having a central angle of 02°48'47" with a radius of 2,000.00 feet, an arc length of 98.19 feet and the chord of which bears North 87°51'19" West, 98.18 feet; thence, North 86°26'55" West, 57.50 feet; thence along a curve concave to the south, having a central angle of 12°13'03" with a radius of 1,000.00 feet, an arc length of 213.23 feet and the chord of which bears South 87°26'33" West, 212.83 feet; thence, South 81°20'02" West, 314.57 feet; thence along a curve concave to the north, having a central angle of 04°02'25" with a radius of 500.00 feet, an arc length of 35.26 feet and the chord of which bears South 83°07'29" West, 35.25 feet; thence, south 84°54'57" West, 238.86 feet; thence along a curve concave to the north, having a central angle of 12°18'46" with a radius of 800.00 feet, an arc length of 171.92 feet and the chord of which bears North 89°18'25" West, 171.59 feet; thence, South 14°07'20" West, 184.24 feet; thence along a curve concave to the southwest, having a central angle of 01°46'17" with a radius of 830.00 feet, an arc length of 25.66 feet and the chord of which bears South 58°30'38" East, 25.66 feet; thence, South 57°37'29" East, 117.65 feet; thence along a curve concave to the southwest, having a central angle of 53°46'48" with a radius of 530.00 feet, an arc length of 497.48 feet and the chord of which bears South 30°44'05" East, 479.42 feet; thence, South 03°50'41" East, 102.53 feet; thence along a curve

concave to the northeast, having a central angle of  $90^{\circ}00'00''$  with a radius of 20.00 feet, an arc length of 31.42 feet and the chord of which bears South  $48^{\circ}50'41''$  East, 28.28 feet; thence, South  $24^{\circ}02'26''$  East, 96.23 feet to a point on the North line of Lot 6, Block 1, McWhinney Second Subdivision; thence along the Westerly line of said Lot 6 the following 4 courses and distances beginning with a non tangent curve concave to the southeast, having a central angle of  $90^{\circ}00'03''$  with a radius of 45.00 feet, an arc length of 70.69 feet and the chord of which bears South  $41^{\circ}09'22''$  West, 63.64 feet ; thence, South  $03^{\circ}50'38''$  East, 55.24 feet; thence, South  $00^{\circ}45'38''$  West, 151.71 feet; thence, South  $03^{\circ}50'38''$  East, 117.92 feet; thence continuing along said Westerly line and the Westerly line of Lot 3 and 2, Block 1, McWhinney Fifth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central angle of  $45^{\circ}11'17''$  with a radius of 250.00 feet, an arc length of 197.17 feet and the chord of which bears South  $180^{\circ}45'03''$  West,

192.10 feet ; thence along a curve concave to the east, having a central angle of  $75^{\circ}15'59''$  with a radius of 45.00 feet, an arc length of 59.11 feet and the chord of which bears South  $02^{\circ}41'29''$  West, 54.95 feet ; thence, South  $33^{\circ}14'00''$  East, 69.59 feet; thence along a curve concave to the west, having a central angle of  $35^{\circ}54'50''$  with a radius of 221.00 feet, an arc length of 138.53 feet and the chord of which bears South  $15^{\circ}55'13''$  East, 136.27 feet to the Northwest corner of Lot 1, Block 1, McWhinney Seventh Subdivision; thence along the North line of said Lot 1 the following 3 courses and distances, North  $89^{\circ}45'11''$  East, 164.61 feet; thence, South  $00^{\circ}14'49''$  East, 55.64 feet; thence, North  $84^{\circ}10'48''$  East, 220.28 feet; thence along the Easterly and Southerly lines of said Lot 1 the following 4 courses and distances, South  $00^{\circ}14'49''$  East, 19.52 feet; thence along a non tangent curve concave to the southeast, having a central angle of  $50^{\circ}37'14''$  with a radius of 240.00 feet, an arc length of 212.04 feet and the chord of which bears South  $53^{\circ}05'27''$  West, 205.21 feet ; thence, South  $89^{\circ}14'13''$  West, 278.08 feet; thence, North  $41^{\circ}03'20''$  West, 26.86 feet; thence, North  $41^{\circ}03'28''$  West, 60.01 feet to a point on the Southeasterly line of Lot 1, Block 2, McWhinney Second Subdivision; thence along said Southeasterly line and the East and North lines of said Lot 1 the following 4 courses and distances beginning with a non tangent curve concave to the west, having a central angle of  $82^{\circ}49'03''$  with a radius of 161.00 feet, an arc length of 232.72 feet and the chord of which bears North  $07^{\circ}32'01''$  East, 212.98 feet; thence, North  $33^{\circ}52'40''$  West, 70.09 feet; thence along a curve concave to the south, having a central angle of  $75^{\circ}19'09''$  with a radius of 45.00 feet, an arc length of 59.16 feet and the chord of which bears North  $71^{\circ}32'15''$  West, 54.99 feet; thence along a reverse curve concave to the north having a central angle of  $38^{\circ}29'57''$  and a radius of 250.00 feet an arc length of 167.98 feet and the chord of which bears North  $89^{\circ}56'51''$  West, 164.84 feet; thence, North  $68^{\circ}00'31''$  West, 147.91 feet to a point on the North line of Lot 2, McWhinney Third Subdivision; thence along said North line the following 3 courses and distances beginning with a non tangent curve concave to the south, having a central angle of  $050^{\circ}54'54''$  with a radius of 45.00 feet, an arc length of 4.65 feet and the chord of which bears North  $70^{\circ}58'10''$  West, 4.64 feet ; thence along a curve concave to the south, having a central angle of  $17^{\circ}00'53''$  with a radius of 625.00

feet, an arc length of 185.60 feet and the chord of which bears North  $82^{\circ}26'07''$  West, 184.92 feet ; thence, South  $89^{\circ}03'27''$  West, 40.80 feet to the Northeast corner of Lot 1, Block 1 McWhinney Fourteenth Subdivision; thence along the North line of said Lot 1 the following 4 courses and distances, South  $89^{\circ}03'27''$  West, 113.81 feet; thence along a curve concave to the south, having a central angle of  $24^{\circ}37'05''$  with a radius of

234.00 feet, an arc length of 100.54 feet and the chord of which bears South  $76^{\circ}48'41''$  West, 99.77 feet ; thence along a curve concave to the southeast, having a central angle of  $33^{\circ}52'16''$  with a radius of 54.00 feet, an arc length of 31.92 feet and the chord of which bears South  $47^{\circ}32'57''$  West, 31.46 feet ; thence along a curve concave to the southeast, having a central angle of  $12^{\circ}21'59''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears South  $24^{\circ}25'48''$  West, 31.02 feet ; thence, North  $86^{\circ}57'32''$  West, 100.23 feet to a point on the Northerly line of Lot 2, Block 1, McWhinney Tenth Subdivision; thence along said Northerly line the following 3 courses and distances beginning with a non tangent curve concave to the southwest, having a central angle of  $18^{\circ}47'18''$  with a radius of 97.38 feet, an arc length of 31.93 feet and the chord of which bears North  $33^{\circ}43'11''$  West, 31.79 feet ; thence along a curve concave to the southwest, having a central angle of  $48^{\circ}32'44''$  with a radius of 74.00 feet, an arc length of 62.70 feet and the chord of which bears North  $67^{\circ}23'08''$  West, 60.84 feet ; thence, South  $88^{\circ}20'32''$  West, 76.57 feet; thence, North  $01^{\circ}39'28''$  West, 62.00 feet to a point on the South line of Lot 1, Block 1, McWhinney Tenth Subdivision; thence along said South line and the East line of said Lot 1 the following 5 courses and distances, North  $88^{\circ}20'32''$  East, 17.42 feet; thence along a curve concave to the north, having a central angle of  $24^{\circ}26'24''$  with a radius of 234.00 feet, an arc length of 99.82 feet and the chord of which bears North  $76^{\circ}07'21''$  East, 99.06 feet ; thence along a curve concave to the northwest, having a central angle of  $33^{\circ}17'02''$  with a radius of 54.00 feet, an arc length of 31.37 feet and the chord of which bears North  $47^{\circ}15'30''$  East, 30.93 feet ; thence along a curve concave to the northwest, having a central angle of  $12^{\circ}21'57''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears North  $24^{\circ}25'54''$  East, 31.02 feet ; thence, North  $00^{\circ}56'33''$  West, 227.55 feet to the Southeast corner of Outlot C, McWhinney Tenth Subdivision; thence along the East and North line of said Outlot C the following 3 courses and distances, North  $00^{\circ}56'30''$  West, 46.75 feet; thence along a curve concave to the west, having a central angle of  $11^{\circ}00'31''$  with a radius of 288.00 feet, an arc length of 55.34 feet and the chord of which bears North  $13^{\circ}11'58''$  West, 55.25 feet ; thence along a curve concave to the west, having a central angle of  $04^{\circ}20'02''$  with a radius of 48.00 feet, an arc length of 3.63 feet and the chord of which bears North  $20^{\circ}51'27''$  West, 3.63 feet ; thence, North  $02^{\circ}03'36''$  West, 140.07 feet to the Southeast corner of Lot 1, Block 1 McWhinney Twelfth Subdivision; thence along the East line of Lots 1 and 2, Block 1, McWhinney Twelfth Subdivision beginning with a non tangent curve concave to the northwest, having a central angle of  $17^{\circ}18'51''$  with a radius of 48.00 feet, an arc length of 14.51 feet and the chord of which bears North  $37^{\circ}51'04''$  East, 14.45 feet ; thence along a non tangent curve concave to the northwest, having a central angle of  $06^{\circ}03'52''$  with a radius of 138.00 feet, an arc length of 14.61 feet and the chord of which bears North  $26^{\circ}09'36''$  East, 14.60 feet ; thence, North  $00^{\circ}56'30''$  West, 446.36 feet to the Southeast corner of Lot 1, Block 1, McWhinney Ninth Subdivision; thence along the East, North and West lines of said Lot 1 the following 7 courses and distances, North

$00^{\circ}56'30''$  West, 221.79 feet; thence along a curve concave to the southwest, having a central angle of  $89^{\circ}58'58''$  with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North  $45^{\circ}36'30''$  West, 21.21 feet ; thence, South  $89^{\circ}03'30''$  West, 140.75 feet; thence along a curve concave to the south, having a central angle of  $15^{\circ}00'00''$  with a radius of 570.00 feet, an arc length of 149.23 feet and the chord of which bears South  $81^{\circ}33'30''$  West, 148.80 feet; thence, South  $74^{\circ}03'30''$  West, 189.76 feet; thence along a curve concave to the north,

having a central angle of  $05^{\circ}30'12''$  with a radius of 630.00 feet, an arc length of 60.51 feet and the chord of which bears South  $76^{\circ}48'36''$  West, 60.49 feet; thence, South  $00^{\circ}13'35''$  East, 183.02 feet to the Northwest corner of Lot 2 Block 1, McWhinney Twelfth Subdivision; thence along the Westerly lines of said Lot 2 and Lot 1, Block 1, McWhinney Twelfth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central angle of  $21^{\circ}57'36''$  with a radius of 300.00 feet, an arc length of 114.98 feet and the chord of which bears South  $10^{\circ}45'15''$  West, 114.28 feet ; thence, South  $21^{\circ}44'04''$  West, 300.28 feet; thence along a curve concave to the east, having a central angle of  $25^{\circ}36'08''$  with a radius of 150.00 feet, an arc length of 67.03 feet and the chord of which bears South  $08^{\circ}55'57''$  West, 66.47 feet ; thence, South  $03^{\circ}25'00''$  West, 22.89 feet; thence, South  $03^{\circ}11'15''$  East, 140.11 feet to the Northeast corner of Lot 2, Rocky Mountain Village Eighth Subdivision; thence along the Easterly and Southerly lines of said Lot 2 the following 8 courses and distances, South  $00^{\circ}56'29''$  East, 64.18 feet; thence, North  $89^{\circ}03'32''$  East, 72.38 feet; thence, South  $00^{\circ}56'28''$  East, 79.84 feet;

thence, North  $89^{\circ}03'32''$  East, 9.92 feet; thence, South  $00^{\circ}56'28''$  East, 208.83 feet; thence, South  $89^{\circ}03'32''$  West, 155.20 feet; thence, South  $00^{\circ}56'30''$  East, 432.07 feet; thence, South  $89^{\circ}03'30''$  West, 136.32 feet to the Southeast corner of Lot 1, Rocky Mountain Village Eighth Subdivision; thence along the Easterly, Northerly and Westerly lines of said Lot 1 the following 29 courses and distances, North  $01^{\circ}10'14''$  West, 439.38 feet; thence, North  $88^{\circ}49'46''$  East, 27.49 feet; thence, North  $01^{\circ}10'16''$  West, 9.21 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 125.83 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 62.33 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 144.29 feet; thence along a non tangent curve concave to the North having a central angle of  $04^{\circ}47'15''$  with a radius of 1125.00 feet, an arc length of 94.00 feet and the chord of which bears North  $89^{\circ}41'40''$  West, 93.97 feet; thence, North  $87^{\circ}18'03''$  West, 115.37 feet; thence, South  $01^{\circ}10'16''$  East, 85.33 feet; thence, North  $88^{\circ}49'44''$  East, 31.55 feet; thence, South  $01^{\circ}10'16''$  East, 22.00 feet; thence, North  $88^{\circ}49'44''$  East, 8.67 feet; thence, South  $01^{\circ}10'16''$  East, 229.00 feet; thence, South  $88^{\circ}49'47''$  West, 5.00 feet; thence, South  $01^{\circ}10'16''$  East, 35.82 feet; thence, South  $21^{\circ}59'13''$  West, 31.06 feet; thence, South  $88^{\circ}45'39''$  West, 67.67 feet; thence, South  $01^{\circ}06'42''$  East, 145.94 feet; thence, North  $88^{\circ}49'58''$  East, 20.15 feet; thence, South  $01^{\circ}10'15''$  East, 258.69 feet to the North line of Lot 8, Block 1, McWhinney Tenth Subdivision; thence along the North line of said Lot 8, North  $89^{\circ}03'30''$  East, 179.25 feet; thence, South  $00^{\circ}56'32''$  East, 265.16 feet along the East line of said Lot 8 and the extension of that line to the South line of Outlot A, McWhinney Tenth Subdivision; thence along said South line,

North  $89^{\circ}21'35''$  West, 400.12 feet to the East line of Fall River Drive; thence along said East line, South  $00^{\circ}57'28''$  East, 9.19 feet to the North line of Eisenhower Boulevard; thence along said North line, North  $89^{\circ}21'35''$  West, 100.04 feet; thence along the Southerly and West lines of Outlot A, Rocky Mountain Village Eighth Subdivision the following 3 courses and distances, North  $89^{\circ}21'11''$  West, 910.55 feet; thence, South  $88^{\circ}10'48''$  West, 236.55 feet; thence, North

00°18'46" East, 1,008.06 feet to the Southeast corner of Outlot F, Rocky Mountain Village First Subdivision; thence along the South line of said Outlot F, South 85°33'10" West, 641.99 feet; thence, North 00°17'18" East, 3.51 feet to the Northeast corner of Rocky Mountain Village Seventh Subdivision; thence along the Westerly line of said Seventh Subdivision the following 4 courses and distances,; thence, South 85°33'10" West, 105.37 feet; thence along a curve concave to the southeast, having a central angle of 85°11'52" with a radius of 650.00 feet, an arc length of 966.54 feet and the chord of which bears South 42°57'14" West, 879.92 feet; thence, South 00°21'19" West, 210.95 feet; thence along a curve concave to the northeast, having a central angle of 89°44'04" with a radius of 75.00 feet, an arc length of 117.46 feet and the chord of which bears South 44°30'52" East, 105.82 feet; thence, North 89°23'02" West, 250.00 feet to a point on the South line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence along the South, West and North lines of said Outlot A the following 8 courses and distances, North 89°23'02" West, 987.57 feet; thence along a curve concave to the northeast, having a central angle of 89°27'55" with a radius of 75.00 feet, an arc length of 117.11 feet and the chord of which bears North 44°29'30" West, 105.57 feet ; thence, North 00°24'02" East, 752.47 feet; thence, North 89°29'51" East, 136.34 feet; thence along a curve concave to the north, having a central angle of 23°19'41" with a radius of 1,050.00 feet, an arc length of 427.51 feet and the chord of which bears North 77°50'01" East, 424.56 feet; thence, North 66°10'10" East, 171.41 feet; thence, South 04°25'50" East, 136.30 feet; thence, North 85°33'10" East, 377.81 feet; thence, North 61°13'17" East, 64.00 feet to a point on the West line of Outlot H, Rocky Mountain Village First Subdivision; thence along the West and Southerly lines of said Outlot H the following 4 courses and distances beginning with a non tangent curve concave to the northeast, having a central angle of 22°33'55" with a radius of 168.00 feet, an arc length of 66.17 feet and the chord of which bears South 40°03'41" East, 65.74 feet ; thence, South 51°21'40" East, 117.64 feet; thence along a curve concave to the north, having a central angle of 84°26'36" with a radius of 45.00 feet, an arc length of 66.32 feet and the chord of which bears North 86°26'05" East, 60.48 feet ; thence along said Southerly line and the Southerly and Northerly lines of Outlot B, Rocky Mountain Village First Subdivision the following 13 courses and distances beginning with a curve concave to the southeast, having a central angle of 41°20'19" with a radius of 750.00 feet, an arc length of 541.12 feet and the chord of which bears North 64°53'00" East, 529.46 feet ; thence, North 85°33'10" East, 304.42 feet; thence along a curve concave to the north, having a central angle of 11°04'33" with a radius of 625.00 feet, an arc length of 120.82 feet and the chord of which bears North 80°00'53" East, 120.63 feet ; thence, North 74°28'36" East, 255.89 feet; thence along a non tangent curve concave to the northwest, having a central angle of 24°01'16" with a radius of 87.87 feet, an arc length of 36.84 feet and the chord of which bears North 34°54'59" East, 36.57 feet ; thence along a curve concave to the west, having a central angle of 49°48'31" with a radius of 68.00 feet, an arc length of

59.11 feet and the chord of which bears North 01°59'53 " West, 57.27 feet ; thence, North 26°54'06" West, 61.78 feet; thence, North 53°32'24" East, 41.37 feet; thence, South 42°30'28" East, 29.75 feet; thence along a curve concave to the north, having a central angle of 50°04'19" with a radius of 119.77 feet, an arc length of 104.67 feet and the chord of which bears South 67°32'33" East, 101.37 feet ; thence along a curve concave to the northwest, having a central

angle of  $73^{\circ}41'10''$  with a radius of 80.00 feet, an arc length of 102.89 feet and the chord of which bears North  $50^{\circ}34'48''$  East, 95.94 feet ; thence, North  $13^{\circ}44'16''$  East, 258.30 feet; thence continuing along said Southerly line and along the South line of Outlot C, Rocky Mountain Village First Subdivision the following 4 courses and distance beginning with a curve concave to the southeast, having a central angle of  $76^{\circ}01'53''$  with a radius of 530.00 feet, an arc length of 703.31 feet and the chord of which bears North  $51^{\circ}45'12''$  East, 652.83 feet ; thence, North  $89^{\circ}45'09''$  East, 689.87 feet; thence along a curve concave to the south, having a central angle of  $14^{\circ}17'21''$  with a radius of 630.00 feet, an arc length of 157.12 feet and the chord of which bears South  $83^{\circ}05'10''$  East, 156.71 feet ; thence, South  $75^{\circ}56'29''$  East, 40.57 feet to the Southwest corner Tract A, McWhinney Eleventh Subdivision; thence along the Southerly and Easterly lines of said Tract A the following 8 courses and distances, South  $75^{\circ}57'02''$  East, 158.82 feet; thence along a curve concave to the north, having a central angle of  $29^{\circ}59'59''$  with a radius of 570.00 feet, an arc length of 298.45 feet and the chord of which bears North  $89^{\circ}02'58''$  East, 295.05 feet ; thence, North  $74^{\circ}02'58''$  East, 189.76 feet; thence along a curve concave to the south, having a central angle of  $14^{\circ}59'59''$  with a radius of 630.00 feet, an arc length of 164.93 feet and the chord of which bears North  $81^{\circ}32'58''$  East, 164.46 feet; thence, North  $89^{\circ}02'58''$  East, 140.75 feet; thence along a curve concave to the northwest, having a central angle of  $89^{\circ}58'58''$  with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North  $44^{\circ}02'58''$  East, 21.21 feet ; thence, North  $00^{\circ}57'02''$  West, 5.99 feet; thence along a curve concave to the east, having a central angle of  $16^{\circ}44'04''$  with a radius of 1,150.00 feet, an arc length of 335.88 feet and the chord of which bears North  $07^{\circ}25'01''$  East, 334.69 feet ; thence continuing along said Easterly line of said Tract A and the Easterly and Northerly line of Outlot B, McWhinney Eleventh Subdivision the following 2 courses and distances, North  $15^{\circ}47'03''$  East, 144.15 feet; thence, South  $89^{\circ}07'17''$  West, 10.10 feet to the Southeast corner of Outlot A, Range View First Subdivision, thence along the East, North and West lines of said Outlot A the following 3 courses and distances, North  $15^{\circ}47'07''$  East, 90.29 feet; thence, North  $52^{\circ}33'15''$  West, 64.52 feet; thence, South  $01^{\circ}22'40''$  West, 124.94 feet to the Southeast corner of Outlot G, Millennium Northwest Second Subdivision; thence along the South, West, North and East lines of said Outlot G the following 40 courses and distances, North  $89^{\circ}19'43''$  West, 2,570.80 feet; thence, North  $89^{\circ}16'54''$  West, 308.67 feet; thence, North  $23^{\circ}26'38''$  East, 216.89 feet; thence, South  $89^{\circ}17'39''$  East, 274.60 feet; thence, North  $14^{\circ}58'46''$  East, 44.69 feet; thence, North  $61^{\circ}23'00''$  West, 68.82 feet; thence, North  $34^{\circ}03'04''$  East, 101.20 feet; thence, North  $18^{\circ}23'12''$  East, 107.86 feet; thence, North  $04^{\circ}52'44''$  East, 299.89 feet; thence, North  $01^{\circ}18'27''$  East, 116.23 feet; thence, North  $00^{\circ}49'47''$  West, 81.52 feet; thence, North  $20^{\circ}30'13''$  East, 100.90 feet; thence, North  $08^{\circ}36'29''$  East, 100.21 feet; thence, North  $19^{\circ}27'32''$  East, 211.51 feet; thence, North  $23^{\circ}26'49''$  East, 136.63 feet; thence, North  $33^{\circ}36'04''$  East, 130.14 feet; thence, North  $20^{\circ}13'14''$  East, 137.06 feet; thence, North  $02^{\circ}26'46''$  West, 118.69 feet;

thence, North  $18^{\circ}58'06''$  East, 103.43 feet; thence, North  $40^{\circ}44'18''$  East, 136.95 feet; thence, North  $20^{\circ}13'14''$  East, 60.81 feet; thence, North  $05^{\circ}55'18''$  East, 62.93 feet; thence, North  $20^{\circ}13'18''$  West, 78.33 feet; thence, North  $29^{\circ}37'37''$  West, 119.77 feet; thence, North  $63^{\circ}55'34''$  East, 648.23 feet; thence, South  $37^{\circ}46'09''$  East, 228.65 feet; thence, North  $87^{\circ}02'25''$  East, 479.87 feet; thence, South  $69^{\circ}28'29''$  East, 222.57 feet; thence, South  $51^{\circ}10'19''$  East, 320.28 feet; thence, South  $04^{\circ}34'40''$  West, 163.88 feet;

thence, South 33°01'12" East, 249.35 feet; thence, South 71°49'34" East, 228.13 feet; thence, South 73°54'16" East, 118.52 feet; thence, South 29°36'42" East, 47.96 feet; thence, South 01°22'40" West, 261.49 feet; thence, North 79°08'46" West, 345.12 feet; thence along a non tangent curve concave to the northwest, having a central angle of 47°29'21" with a radius of 1,100.00 feet, an arc length of 911.72 feet and the chord of which bears South 33°00'56" West, 885.85 feet ; thence, South 27°05'08" East, 58.41 feet; thence, South 50°08'56" East, 463.52 feet; thence, South 89°20'31" East, 351.75 feet to the Southeast corner of Outlot C, Range View First Subdivision; thence along the Easterly line of said Outlot C the following 12 courses and distances, North 49°08'25" West, 174.33 feet; thence, North 60°22'23" West, 253.66 feet; thence, South 49°01'12" West, 95.34 feet; thence, North 48°21'01" West, 254.85 feet; thence along a non tangent curve concave to the northwest, having a central angle of 31°44'22" with a radius of 1,175.00 feet, an arc length of 650.90 feet and the chord of which bears North 36°09'15" East, 642.61 feet ; thence, North 81°24'02" East, 10.95 feet; thence along a non tangent curve concave to the north, having a central angle of 74°17'14" with a radius of 190.00 feet, an arc length of 246.35 feet and the chord of which bears South 76°14'53" East, 229.45 feet ; thence, North 66°36'31" East, 112.48 feet; thence along a curve concave to the northwest, having a central angle of 29°57'38" with a radius of 400.00 feet, an arc length of 209.16 feet and the chord of which bears North 51°37'41" East, 206.79 feet ; thence along a curve concave to the northwest, having a central angle of 02°03'20" with a radius of 400.00 feet, an arc length of 14.35 feet and the chord of which bears North 35°37'10" East, 14.35 feet; thence along a compound curve to the west, having a central angle of 49°28'42" with a radius of 215.00 feet, an arc length of 185.67 feet and the chord of which bears North 09°51'09" East, 179.95 feet; thence along a curve concave to the west, having a central angle of 19°01'08" with a radius of 855.00 feet, an arc length of 283.81 feet and the chord of which bears North 24°23'44" West, 282.51 feet to the South corner of Lot 1, Block 1, Range View Second Subdivision; thence along the Southerly, Easterly and Northerly lines of said Lot 1 the following 10 courses and distances, North 55°44'28" East, 190.73 feet; thence, North 34°15'32" West, 87.30 feet; thence, North 55°44'28" East, 137.50 feet; thence, South 34°15'32" East, 20.67 feet; thence, North 59°37'42" East, 78.44 feet; thence along a non tangent curve concave to the southwest, having a central angle of 08°20'33" with a radius of 1,015.00 feet, an arc length of 147.79 feet and the chord of which bears North 30°05'13" West, 147.66 feet ; thence, North 34°15'30" West, 94.52 feet; thence, North 79° 15'04" West, 105.81 feet; thence, North 33°46'56" West, 25.00 feet; thence, South 55°44'28" West, 163.76 feet; thence continuing along the same line and along the South line of Outlot E, Millennium Northwest Second Subdivision, South 55°44'28" West, 127.18 feet to the South corner of said Outlot E; thence along the Westerly lines of said Outlot E the following 22 courses and distances, North 34°15'32" West, 185.09 feet; thence, North 20°30'25" West, 194.87 feet; thence, North 23°07'02" West, 249.25 feet;

thence, North 58°34'48" West, 194.22 feet; thence, North 89°30'38" West, 180.15 feet; thence, North 84°24'16" West, 279.35 feet; thence, West, 211.58 feet; thence, North 35°52'32" West, 172.93 feet; thence, North 14°14'26" East, 241.65 feet; thence, North 11°45'07" East, 354.02 feet; thence, North 09°19'38" East, 95.95 feet; thence, North 12°21'01" East, 461.63 feet; thence, North 34°25'07" West, 259.50 feet; thence, North 70°18'09" West, 131.94 feet; thence, North 88°43'44" West, 309.92 feet; thence, North 63°53'48" West, 439.80 feet; thence, North



75°46'11" West, 384.42 feet; thence, North 37°29'32" West, 192.86 feet; thence, North 01°09'07" East, 44.89 feet; thence, South 88°50'53" West, 35.00 feet; thence, North 01°09'07" East, 371.65 feet; thence, North 89°18'02" West, 0.23 feet; thence, North 00°42'03 " East, 60.00 feet to the North line of East 37" street; thence along said North line, south 89°17'52" East, 2,441.80 feet to the West line of Rocky Mountain Avenue; thence along said West line and along a non tangent curve concave to the east, having a central angle of 37°55'36" with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears North 06°19'55" East, 143.63 feet ; thence, North 25°21'33" East, 15.16 feet to a point on the South line of Union Pacific Railroad; thence along said South line, South 49°21'22" East, 3,400.07 feet to a point on the West line of Interstate 25; thence along said West line, North 00°33'08" East, 196.07 feet to the North line of Union Pacific Railroad; thence along said North line, North 49°21'22" West, 3,247.59 feet to a point on the West line of County Road 7; thence along said West line, North 01°20'25" East, 2,419.05 feet to the North line of County Road 26; thence along said North line and the North line of Myers Group Partnership #949 Addition the following 5 courses and distances, South 89°57'51" East, 1,164.07 feet; thence, South 00°02'09" West, 60.00 feet; thence, South 65°44'21" East, 109.70 feet; thence, South 89°57'51" East, 900.00 feet; thence, South 51°28'52" East, 108.50 feet; thence along the North and East lines of McWhinney Addition the following 6 courses and distances, North 72°23'17" East, 469.03 feet; thence, South 76°43'27" East, 326.96 feet; thence, South 36°39'41" West, 92.42 feet; thence, South 10°39'53 " West, 914.29 feet; thence, South 08°51'19" West, 504.72 feet; thence, South 00°32'14" West, 1,092.85 feet; thence along the North line of the Millennium Addition the following 2 courses and distances, North 89°19'03" East, 2,566.66 feet; thence, North 89°03'30" East, 693.31 feet to the Northeast corner of District No. 3 North; thence along the East line of said District No. 3 North the following 6 courses and distances, South 01°13'28" West, 2,255.04 feet; thence along a curve concave to the northwest, having a central angle of 57°01'17" with a radius of 200.00 feet, an arc length of 199.04 feet and the chord of which bears South 29°44'06" West, 190.93 feet; thence, South 58°14'45" West, 709.22 feet; thence, South 00°20'51" West, 736.77 feet; thence along a curve concave to the west, having a central angle of 40° 14'18" with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears South 20°28'00" West, 739.54 feet; thence, South 40°35'09" West, 185.80 feet to a point on the North line of the Union Pacific Railroad; thence along said North line the following 4 courses and distances, North 39°24'51" West, 1,291.33 feet; thence along a curve concave to the southwest, having a central angle of 09°40'12" with a radius of 5,829.58 feet, an arc length of 983.88 feet and the chord of which bears North 44° 14'57" West, 982.72 feet; thence, South 89°05'00" West, 37.59 feet; thence, North 49°21'51" West, 801.23 feet to the East line of Interstate 25; thence along said East line, South 00°35'04" West, 531.64 feet to the Southwest corner of Union Pacific Railroad

property; thence along the South line of said property, North 89°05'00" East, 349.69 feet to a point on the South line of Union Pacific Railroad; thence along said South line the following 4 courses and distances, South 49°21'51" East, 197.08 feet; thence along a curve concave to the southwest, having a central angle of 09°57'00" with a radius of 5,629.58 feet, an arc length of 977.63 feet and the chord of which bears South 44°23'21" East, 976.41 feet; thence, South 39°24'51 " East, 2,997.60 feet; thence along a curve

concave to the northeast, having a central angle of  $19^{\circ}59'08''$  with a radius of 3,919.83 feet, an arc length of 1,367.29 feet and the chord of which bears South  $49^{\circ}24'25''$  East, 1,360.37 feet to a point on the East line of Parcel B-2, Millennium Addition; thence along said East and North lines of said Parcel B-2 the following 3 courses and distances, South  $00^{\circ}20'17''$  West, 938.15 feet; thence, South  $88^{\circ}14'17''$  East, 528.37 feet; thence, South  $00^{\circ}50'26''$  East, 76.28 feet to a point on the North line of Parcel B-3, Millennium Addition; thence along the North line and East line of said Parcel B-3, South  $89^{\circ}03'44''$  East, 23.48 feet; thence, South  $00^{\circ}34'53''$  West, 22.84 feet to a point on the North line of the Airport Substation Addition; thence along said North line the following 4 courses and distances, North  $89^{\circ}09'25''$  East, 484.18 feet; thence along a curve concave to the north, having a central angle of  $01^{\circ}22'28''$  with a radius of 28,567.89 feet, an arc length of 685.34 feet and the chord of which bears North  $88^{\circ}28'10''$  East, 685.32 feet ; thence, North  $87^{\circ}46'55''$  East, 1,874.24 feet; thence, North  $44^{\circ}16'20''$  East, 72.09 feet; thence, North  $80^{\circ}52'55''$  East, 60.85 feet to the East line of said Airport Substation Addition; thence along the East and South line of said Addition the following 3 courses and distances, South  $44^{\circ}46'50''$  East, 71.00 feet; thence, South  $12^{\circ}02'52''$  West, 250.91 feet; thence, South  $89^{\circ}11'16''$  West, 2,666.28 feet; thence, along the South right-of-way line of U.S. Highway No. 34 (E. Eisenhower Boulevard), South  $89^{\circ}11'17''$  West, 2640.17 feet; thence, North  $00^{\circ}00'00''$  East, 50.00 feet to the POINT OF BEGINNING.

EXCEPT that tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, Larimer County, Colorado being more particularly described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North  $89^{\circ}02'24''$  East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North  $89^{\circ}02'24''$  East, 1073.90 feet; thence, South  $01^{\circ}00'33''$  East, 73.03 feet to the POINT OF BEGINNING; thence, North  $88^{\circ}53'15''$  East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of  $50^{\circ}43'17''$  with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South  $65^{\circ}45'06''$  East, 42.83 feet; thence, South  $00^{\circ}01'55''$  West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North  $89^{\circ}22'05''$  West, 1305.48 feet; thence along the East line of said Parcel 2, North  $01^{\circ}00'33''$  West, 1303.96 feet to the Point of Beginning.

(Contains 60,518,513 square feet or 1389.314 acres)

ALSO:

A tract of land located in the Southwest Quarter of Section 9, the Northwest Quarter of Section 16, the Northeast Quarter of Section 17 and the Southeast Quarter of Section 8, all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Southwest Quarter of said Section 9 as bearing North 00°24'02" East and with all bearings contained herein relative thereto:

Commencing at the Southwest corner of said Section 9; thence, North 15011'23" East, 196.03 feet to the POINT OF BEGINNING, said point being on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, South 00°23'38" West, 239.73 feet to a point on the South right-of-way line of East Eisenhower Boulevard and the East right-of-way line of North Boyd Lake Avenue; thence, along said East line, South 00°19'27" West, 659.76 feet; thence, departing said East line and along the easterly projection of the South right-of-way line of Mountain Lion Drive, Thompson First Subdivision and the South right-of-way line of said Mountain Lion Drive, North 89°41'22" West, 184.14 feet; thence, continuing along said South right-of-way line and along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 430.00 feet, an arc length of 337.72 feet and the chord of which bears North 67°11'22" West, 329.11 feet to a point on the East line of Lot 4, Block 1 of said Thompson First Subdivision; thence, along said East line and the South, West and North lines of said Lot 4 by the following four (4) courses and distances, South 00°18'38" West, 745.39 feet; thence, South 89°43'50" West, 2,192.78 feet; thence, North 00°30'53" East, 790.19 feet; thence, North 89°26'53" East, 214.96 feet to a point on the West line of said Thompson First Subdivision; thence, along said West line, North 00°15'21" West, 196.46 feet to a point on the North right-of-way line of Mountain Lion Drive of said Thompson First Subdivision; thence, along said North line by the following five (5) courses and distances, North 89°27'07" East, 1,630.57 feet; thence, along a curve concave to the south, having a central angle of 45°51'30" with a radius of 430.00 feet, an arc length of 344.16 feet and the chord of which bears South 67°37'08" East, 335.05 feet; thence, South 44°41'22" East, 110.87 feet; thence, along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 370.00 feet, an arc length of 290.60 feet and the chord of which bears South 67°11'22" East, 283.19 feet; thence, South 89°41'34" East, 84.54 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line, North 00°18'38" East, 323.67 feet to a point on the North line of said Thompson First Subdivision; thence, along said North line, North 89°27'07" East, 20.00 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line of North Boyd Lake Avenue, North 00°18'32" East, 275.65 feet; thence, departing said West line, North 060 41'47" West, 164.28 feet to a point on the West line of North Boyd Lake Avenue and the East line of Waterfall Subdivision; thence, along said East line, North 00°24'01" East, 829.44 feet; thence, departing said line, South 89°35'58" East, 100.04 feet to a point on the East right-of-way line of North

Boyd Lake Avenue and on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, along said line, South 00°24'02" West, 752.47 feet to the POINT OF BEGINNING.

(Contains 2,296,969 square feet or 52.731 acres)

ALSO:

Tract 2, Millennium SW Third Subdivision, City of Loveland, County of Larimer, State of Colorado.

(Contains 1,270,561 square feet or 29.17 acres) ALSO:

A tract of land being a portion of Interstate Highway No. 25 and US Highway 34 located in Sections 10 and 15, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows: Considering the South line of the Southwest Quarter of said Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian as bearing North 89°11'17" East, and with all bearings contained herein relative thereto;

BEGINNING at the Southeast corner of said Section 10; thence, South 00°00'00" East, 50.00 feet to a point on the South right-of-way line of US Highway No. 34; thence, along said South right-of-way line by the following three (3) courses and distances, South 89°13'09" West, 1,218.92 feet; thence, North 00°07'09" East, 10.00 feet; thence, South 89°13'09" West, 328.92 feet to a point on the Easterly right-of-way line of Interstate Highway No. 25; thence, along said Easterly right-of-way line by the following seven (7) courses and distances, South 00°44'53" East, 10.03 feet; thence, South 41°49'25" West, 214.21 feet; thence, South 89°13'09" West, 140.00 feet; thence, South 75°02'39" West, 313.30 feet; thence, South 43°56'09" West, 436.70 feet; thence along a non tangent curve concave to the east having a central angle of 43°49'00" with a radius of 586.70 feet, an arc length of 448.68 feet and the chord of which bears South 22°00'43" West, 437.82 feet; thence, South 00°07'09" West, 1645.00 feet to a point on the South line of the Northeast Quarter of said Section 15; thence, along said South line, South 89°26'25" West, 50.22 feet to a point on the South line of the Northwest Quarter of said Section 15; thence, along said South line, South 89°22'50" West, 290.56 feet to a point on the Westerly right-of-way line of Interstate Highway No. 25; thence along said Westerly right-of-way line by the following ten (10) courses and distances, beginning along a non tangent curve concave to the east having a central angle of 02°06'50" with a radius of 23,055.00 feet, an arc length of 850.58 feet and the chord of which bears North 00°09'38" East, 850.53 feet; thence, North 20°01'09" East, 106.92 feet; thence, North 01°56'09" East, 645.10 feet; thence, North 02°42'18" West, 291.09 feet; thence along a non tangent curve concave to the southwest having a central angle of 23°36'00" with a radius of 601.70 feet, an arc length of 247.84 feet and the

chord of which bears North 23°19'32" West, 246.09 feet; thence, North 44°13'51" West, 291.00 feet; thence, North 48°39'51" West, 116.00 feet; thence, North 52°35'21" West, 192.30 feet; thence along a non tangent curve concave to the south having a central angle of 18°00'00" with a radius of 442.46 feet, an arc length of 139.00 feet and the chord of which bears North 69°39'51" West, 138.43 feet; thence, North 83°46'25" West, 193.10 feet to a point on the South right-of-way line of US Highway 34; thence, along said South right-of-way line, South 89°05'05" West, 1,517.41 feet; thence, North 00°35'00" East, 50.00 feet; thence, North 01°53'21" West, 113.19 feet; thence, North 05°36'06" East, 18.19 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line by the following three (3) courses and distances, North 89°12'49" East, 149.66 feet; thence, North 89°15'11" East, 919.97 feet; thence, South 87°17'25" East, 87.69 feet to a point on

the Northerly right-of-way line of Interstate Highway No. 25; thence, along said Northerly right-of-way line and along the Westerly right-of-way of said Interstate Highway No. 25 by the following nine (9) courses and distances beginning along a non tangent curve concave to the northwest having a central angle of 70°00'20" with a radius of 112.20 feet, an arc length of 137.09 feet and the chord of which bears North 35°10'11" East, 128.72 feet; thence along a non tangent curve concave to the southeast having a central angle of 85°00'20" with a radius of 204.30 feet, an arc length of 303.11 feet and the chord of which bears North 41°18'59" East, 276.06 feet; thence, North 84°11'34" East, 474.48 feet; thence along a non tangent curve concave to the northwest having a central angle of 82°23'57" with a radius of 586.70 feet, an arc length of 843.75 feet and the chord of which bears North 43°08'51" East, 772.90 feet; thence, North 01°56'53" East, 210.54 feet; thence, North 15°55'18" West, 64.40 feet; thence, North 17°50'18" East, 74.82 feet; thence, North 01°55'19" East, 880.80 feet; thence, North 03°58'57" West, 1.00 feet to a point on the existing Urban Renewal Area boundary line; thence, along said boundary line by the following thirteen (13) courses and distances, South 89°24'42" East, 3.95 feet; thence, South 89°23'05" East, 277.41 feet; thence, South 00°36'53" West, 71.81 feet; thence, South 00°35'10" West, 230.11 feet, thence, South 00°33'26" West, 451.62 feet; thence, South 00°10'40" West, 471.50 feet; thence along a non tangent curve concave to the northeast having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears South 23°28'47" East, 502.50 feet; thence, South 48°50'18" East, 351.88 feet; thence, South 79°01'48" East, 292.40 feet; thence, North 89°09'42" East, 100.40 feet; thence, South 47°25'44" East, 198.03 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line, North 89°12'04" East, 1,552.14 feet; thence, South 00°20'47" West, 130.26 feet to the Point of Beginning.

(Contains 3,620,321 square feet or 83.111 acres)

ALSO:

A tract of land located in the Northwest Quarter of Section 2 and the Northeast Quarter of Section 3 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Northwest Quarter of said Section 2 as bearing North 01°07'37" East and with all bearings contained herein relative thereto:

BEGINNING at the West Quarter comer of said Section 2; thence, South 89°19'03" West, 35.57 feet; thence, North 01°07'37" East, 557.18 feet; thence, along a tangent curve concave to the Southwest having a central angle of 57°21'48", a radius of 28.50 feet, an arc length of 28.53 feet and the chord of which bears North 27°03'17" West, 27.36 feet; thence along a non-tangent line, North 01°07'37" East, 60.09 feet; thence, North 88°52'23" West, 21.32 feet; thence, North 01°07'37" East, 437.00 feet; thence, South 88°52'23" East, 26.10 feet; thence, North 04°33'38" East, 136.34 feet; thence, along a tangent curve concave to the West having a central angle of 03°26'01", a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears North 02°50'37" East, 5.90 feet; thence, North 01°07'37" East, 126.00 feet; thence, along a tangent curve concave to the Southwest having a central angle of 90°00'00", a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears North 43°52'23" West, 26.16 feet; thence, North 88°52'23" West, 12.00 feet; thence, North 01°07'35" East, 13.50 feet; thence, North 01°07'36" East, 13.50 feet; thence, along a curve

concave to the Northwest having a central angle of  $90^{\circ}00'07''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears North  $46^{\circ}07'37''$  East, 26.16 feet; thence, North  $01^{\circ}07'37''$  East, 231.60 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}49'11''$ , a radius of 101.50 feet, an arc length of 6.77 feet and the chord of which bears North  $03^{\circ}02'12''$  East, 6.77 feet; thence, North  $04^{\circ}56'48''$  East, 173.46 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}49'11''$ , a radius of 98.50 feet, an arc length of 6.57 feet and the chord of which bears North  $03^{\circ}02'12''$  East, 6.57 feet; thence, North  $01^{\circ}07'37''$  East, 450.00 feet; thence, continuing along line, North  $01^{\circ}07'37''$  East, 36.65 feet; thence, along a tangent curve concave to the West having a central angle of  $05^{\circ}29'10''$ , a radius of 96.50 feet, an arc length of 9.24 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.24 feet; thence, North  $04^{\circ}21'33''$  West, 115.93 feet; thence, along a tangent curve concave to the East having a central angle of  $05^{\circ}29'10''$ , a radius of 103.50 feet, an arc length of 9.91 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.91 feet; thence, along a curve concave to the West having a central angle of  $19^{\circ}38'39''$ , a radius of 173.50 feet, an arc length of 59.49 feet and the chord of which bears North  $08^{\circ}41'38''$  West, 59.19 feet; thence, along a compound curve concave to the Southwest having a central angle of  $51^{\circ}47'59''$ , a radius of 63.50 feet, an arc length of 57.41 feet and the chord of which bears North  $44^{\circ}24'57''$  West, 55.47 feet; thence, along a compound curve concave to the South having a central angle of  $16^{\circ}38'23''$ , a radius of 173.50 feet, an arc length of 50.39 feet and the chord of which bears North  $78^{\circ}38'08''$  West, 50.21 feet; thence along a non-tangent line, South  $89^{\circ}57'24''$  East, 146.69 feet; thence, South  $01^{\circ}07'37''$  West, 0.03 feet; thence, North  $89^{\circ}10'57''$  East, 148.12 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $11^{\circ}29'44''$ , a radius of 173.50 feet, an arc length of 34.81 feet and the chord of which bears South  $64^{\circ}41'04''$  West, 34.75 feet; thence, along a compound curve concave to the Southeast having a central angle of  $26^{\circ}42'17''$ , a radius of 63.50 feet, an arc length of 29.60 feet and the chord of which bears South  $45^{\circ}35'03''$  West, 29.33 feet; thence, along a compound curve concave to the East having a central angle of  $30^{\circ}23'12''$ , a radius of 173.50 feet, an arc length of 92.02 feet and the chord of which bears South  $17^{\circ}02'19''$  West, 90.94 feet; thence, South  $01^{\circ}07'37''$  West, 160.18 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.37 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 152.03 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $90^{\circ}00'04''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $43^{\circ}52'25''$  East, 26.16 feet; thence, South  $88^{\circ}52'27''$  East, 12.00 feet; thence, South  $01^{\circ}07'33''$  West, 27.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $89^{\circ}59'56''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $46^{\circ}07'35''$  West, 26.16 feet; thence, South  $01^{\circ}07'37''$  West, 231.16 feet; thence, along a tangent curve concave to the west having a central angle of  $04^{\circ}23'54''$ , a radius of 101.50 feet, an arc length of 7.79 feet and the chord of which bears South  $03^{\circ}19'34''$  West, 7.79 feet; thence, South  $05^{\circ}31'31''$  West, 193.91 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}15'09''$ , a radius of 98.50 feet, an arc length of 5.59 feet and the chord of which bears South  $03^{\circ}53'56''$  West, 5.59 feet; thence, South  $02^{\circ}16'22''$  West, 427.08 feet; thence, along a tangent

curve concave to the east having a central angle of  $01^{\circ}08'45''$ , a radius of 98.50 feet, an arc length of 1.97 feet and the chord of which bears South  $01^{\circ}41'59''$  West, 1.97 feet; thence, South  $01^{\circ}07'37''$  West, 331.23 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $89^{\circ}59'59''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $43^{\circ}52'23''$  East, 40.31 feet; thence, South  $88^{\circ}52'23''$  East, 12.00 feet; thence, South  $01^{\circ}07'37''$  West, 39.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $90^{\circ}00'01''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $46^{\circ}07'37''$  West, 40.31 feet; thence, South  $01^{\circ}07'37''$  West, 284.16 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.36 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 70.19 feet; thence, South  $89^{\circ}03'30''$  West, 47.48 feet to the Point of Beginning.

(Contains 271,937 square feet or 6.243 acres)

ALSO:

A tract of land located in Section 4 and Section 5, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Northwest Quarter of said Section 4 as bearing North  $89^{\circ}18'02''$  West and with all bearings contained herein relative thereto:

Commencing at the West Quarter corner of said Section 4; thence, South  $59^{\circ}49'55''$  West, 58.47 feet to the POINT OF BEGINNING; thence, along the West right-of-way line of Boyd Lake Avenue, North  $01^{\circ}03'43''$  East, 30.32 feet; thence, continuing along said West right-of-way line, North  $01^{\circ}03'56''$  East, 1320.70 feet; thence, South  $89^{\circ}18'01''$  East, 2,677.22 feet; thence, South  $89^{\circ}17'53''$  East, 1096.70 feet to a point on the Northeasterly line of that tract of land described at Reception No. 20040014309 and the Southwesterly line of the Union Pacific Railroad; thence, along said line, South  $49^{\circ}21'40''$  East, 1766.92 feet; thence, South  $25^{\circ}21'00''$  West, 15.16 feet; thence, along a curve concave to the east having a central angle of  $37^{\circ}55'36''$  with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears South  $06^{\circ}19'55''$  West, 143.63 feet; thence, North  $89^{\circ}17'52''$  West, 2,441.80 feet; thence, South  $00^{\circ}42'03''$  West, 60.00 feet to a point being on the South right-of-way line of East 37th Street; thence, along said South right-of-way line, North  $89^{\circ}18'02''$  West, 2675.04 feet to the Point of Beginning.

(Contains 6,015,356 square feet or 138.094 acres)

EXCEPT a parcel of land in the Northwest One Quarter of Section 4, Township 5 North, Range 68 West, of the Sixth Principal Meridian, in the City of Loveland, County of Larimer, State of Colorado, said parcel being more particularly described as follows:

Basis of Bearings: Bearings are based upon the North Line of the South One Half of Section

4 from the West One Quarter Corner of said Section 4 as monumented by a 2.5" aluminum cap, on #6 rebar, 0.2' below asphalt roadway, stamped "T5N R69W, 1/4, |, \*, |, 2012, LS 32829" to the East One Quarter Corner of said Section 4 as monument by a 2.5" aluminum cap, 0.8' below ground surface, stamped "T5N R68W, 1/4, |, 4 \* 3, |, 1998, SBG LS 14823", said to bear South 89°17'57" East a distance of 5250.62 Feet;

COMMENCING (P.O.C.) at said West One Quarter Corner of Section 4; Thence South 89°18'02" East along the North Line of the Northwest One Quarter of the Southwest One Quarter of said Section 4, a distance of 60.07 Feet to the POINT OF BEGINNING (P.O.B.);

Thence North 00°03'10" East, a distance of 15.70 Feet to a point of tangent curve and the Southerly extension of the Easterly Right of Way Line of North Boyd Lake Avenue as shown on the Plat of said Savanna Fourth Subdivision (Reception No. 20190004198);

Thence along said Easterly Right of Way Line of North Boyd Lake Avenue, Northerly 99.93 Feet along the arc of a curve to the right, having a radius of 1400.00 Feet and a central angle of 4°05'22", subtended by a chord which bears North 03°05'52" East, a distance of 99.90 Feet;

Thence continuing along said Easterly Right of Way Line of North Boyd Lake Avenue and the Southerly Right of Way Line of Kendall Parkway as shown on the Plat of said Savanna Fourth Subdivision, the following seventeen (17) courses:

- 1) North 05°08'33" East, a distance of 228.51 Feet to a point of tangent curve;
- 2) Northerly 24.44 Feet along the arc of a curve to the left, having a radius of 1451.00 Feet and a central angle of 0°57'54", subtended by a chord which bears North 04°39'36" East, a distance of 24.44 Feet;
- 3) North 04°10'39" East, a distance of 112.66 Feet;
- 4) North 05°51'04" East, a distance of 25.60 Feet to a point of tangent curve;
- 5) Northeasterly 97.15 Feet along the arc of a curve to the right, having a radius of 96.00 Feet and a central angle of 57°58'45", subtended by a chord which bears North 34°50'27" East, a distance of 93.05 Feet;
- 6) North 63°49'50" East, a distance of 0.39 Feet to a point of tangent curve;
- 7) Northeasterly 70.68 Feet along the arc of a curve to the right, having a radius of 276.00 Feet and a central angle of 14°40'24", subtended by a chord which bears North 71°10'02" East, a distance of 70.49 Feet, to a point of tangent compound curve;
- 8) Easterly 8.52 Feet along the arc of a curve to the right, having a radius of 86.00 Feet and a central angle of 5°40'42", subtended by a chord which bears North 81°20'35" East, a distance of 8.52 Feet;
- 9) North 84°10'56" East, a distance of 71.57 Feet;
- 10) North 90°00'00" East, a distance of 38.41 Feet to a point of tangent curve;
- 11) Southeasterly 461.70 Feet along the arc of a curve to the right, having a radius of 556.00 Feet and a central angle of 47°34'42", subtended by a chord which bears South 66°12'39" East, a distance of 448.55 Feet;
- 12) South 42°25'18" East, a distance of 274.96 Feet to a point of tangent curve;
- 13) Southeasterly 162.50 Feet along the arc of a curve to the left, having a radius of 644.00 Feet and a central angle of 14°27'27", subtended by a chord which bears South 49°39'01" East, a distance of 162.07 Feet to a point of tangent reverse curve;



- 14) Southeasterly 20.48 Feet along the arc of a curve to the right, having a radius of 50.00 Feet and a central angle of  $23^{\circ}28'17''$ , subtended by a chord which bears South  $45^{\circ}08'37''$  East, a distance of 20.34 Feet;
- 15) South  $33^{\circ}24'29''$  East, a distance of 11.82 Feet to a point of tangent curve;
- 16) Southerly 11.45 Feet along the arc of a curve to the right, having a radius of 29.00 Feet and a central angle of  $22^{\circ}37'16''$ , subtended by a chord which bears South  $22^{\circ}05'50''$  East, a distance of 11.38 Feet, to a point of tangent reverse curve;
- 17) Southeasterly 53.15 Feet along the arc of a curve to the left, having a radius of 101.00 Feet and a central angle of  $30^{\circ}09'06''$ , subtended by a chord which bears South  $25^{\circ}51'45''$  East, a distance of 52.54 Feet, to a point of tangent reverse curve;

Thence continuing along said Southerly Right of Way Line of Kendall Parkway and its Southerly extension, Southeasterly 35.52 Feet along the arc of a curve to the right, having a radius of 177.00 Feet and a central angle of  $11^{\circ}29'54''$ , subtended by a chord which bears South  $35^{\circ}11'21''$  East, a distance of 35.46 Feet, to a point of tangent compound curve;

Thence Southeasterly 29.79 Feet along the arc of a curve to the right, having a radius of 477.00 Feet and a central angle of  $3^{\circ}34'43''$ , subtended by a chord which bears South  $27^{\circ}39'03''$  East, a distance of 29.79 Feet to said North Line of the Northwest One Quarter of the Southwest One Quarter of Section 4;

Thence North  $89^{\circ}18'02''$  West along said North Line of the Northwest One Quarter of the Southwest One Quarter of Section 4, a distance of 1079.14 Feet to the POINT OF BEGINNING (P.O.B.).

The above described parcel description contains 475,371 Square Feet (10.913 Acres) more or less.

ALSO:

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, Larimer County, Colorado being more particularly described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North  $89^{\circ}02'24''$  East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North  $89^{\circ}02'24''$  East, 1073.90 feet; thence, South  $01^{\circ}00'33''$  East, 73.03 feet to the POINT OF BEGINNING; thence, North  $88^{\circ}53'15''$  East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of  $50^{\circ}43'17''$  with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South  $65^{\circ}45'06''$  East, 42.83 feet; thence, South  $00^{\circ}01'55''$  West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North  $89^{\circ}22'05''$  West, 1305.48 feet; thence along the East line of said Parcel 2, North  $01^{\circ}00'33''$  West, 1303.96

feet to the Point of Beginning.

(Contains 1,743,714 square feet or 40.030 acres)

ALSO:

A tract of land located in the Northeast Quarter of Section 10 and in the West Half of Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing South  $89^{\circ}11'17''$  West and with all bearings contained herein relative thereto;

Commencing at the South Quarter corner of said Section 11; thence, along the East line of the Southwest Quarter of said Section 11, North  $00^{\circ}20'46''$  East, 875.72 feet to the POINT OF BEGINNING, said point also being a point on the Southwest line of the tract of land described at Reception No. 2004-0096015 on file at the Office of the Clerk and Recorder of said Larimer County; thence, along said Southwest line by the following five (5) courses and distance, North  $68^{\circ}06'08''$  West, 477.61 feet; thence along a non tangent curve concave to the northeast having a central angle of  $28^{\circ}44'01''$  with a radius of 3,769.83 feet, an arc length of 1,890.56 feet and the chord of which bears North  $53^{\circ}46'19''$  West, 1,870.81 feet; thence, North  $39^{\circ}25'53''$  West, 614.93 feet; thence, North  $39^{\circ}23'07''$  West, 385.34 feet; thence, North  $39^{\circ}24'51''$  West, 696.74 feet; thence, North  $40^{\circ}35'09''$  East, 235.77 feet; thence, along a curve concave to the west having a central angle of  $40^{\circ}14'17''$  with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears North  $20^{\circ}28'00''$  East, 739.54 feet to a point on the West line of the Northwest Quarter of said Section 11; thence, along said West line, North  $00^{\circ}20'51''$  East, 555.72 feet; thence, North  $72^{\circ}19'56''$  East, 299.20 feet; thence along a non tangent curve concave to the southwest having a central angle of  $85^{\circ}10'47''$  with a radius of 859.61 feet, an arc length of 1,277.95 feet and the chord of which bears South  $65^{\circ}01'12''$  East, 1,163.47 feet; thence, South  $22^{\circ}34'33''$  East, 1,118.45 feet; thence along a non tangent curve concave to the northeast having a central angle of  $49^{\circ}39'49''$  with a radius of 1,384.76 feet, an arc length of 1,200.30 feet and the chord of which bears South  $47^{\circ}24'11''$  East, 1,163.07 feet to a point on the East line of the Northwest Quarter of said Section 11; thence, along said East line and the East line of the Southwest Quarter of said Section 11, South  $00^{\circ}20'47''$  West, 1802.01 feet to the Point of Beginning.

(Contains 6,637,192 square feet or 152.369 acres)

ALSO:

A tract of land located in the Southwest Quarter of Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing North  $89^{\circ}11'17''$  East and with all bearings contained herein relative thereto:

Commencing at the South Quarter corner of said Section 11; thence along the East line of said

Southwest Quarter, North 00°20'30" East, 131.31 feet to a point on the North right-of-way line of East Eisenhower Blvd. (U.S. Highway No. 34), said point being the POINT OF BEGINNING; thence, along said North line, and along a curve concave to the north having a central angle of 00°11'45", a radius of 28,557.90 feet, an arc length of 97.61 feet and the chord of which bears South 89°03'54" West, 97.61 feet; thence, continuing along said North line, South 89°09'47" West, 386.50 feet to a point on the Northerly line of Millennium East First Subdivision; thence, along said North line by the following five courses and distances, North 00°20'28" East, 23.11 feet; thence, North 89°03'44" West, 23.49 feet; thence, North 00°50'13" West, 76.16 feet; thence, North 88°14'04" West, 528.37 feet; thence, North 00°20'30" East, 938.15 feet to a point on the Southerly right-of-way line of the Union Pacific Railroad; thence, along said Southerly line along a non-tangent curve concave to the northeast having a central angle of 08°44'52", a radius of 3,919.83 feet, an arc length of 598.47 feet and the chord of which bears South 63°46'12" East, 597.89 feet; thence, continuing along said Southerly line, South 68°08'38" East, 536.80 feet to a point on the East line of said Southwest Quarter; thence, along said East line, South 00°20'30" West, 582.75 feet to the Point of Beginning.

(Contains 776,597 square feet or 17.828 acres)

ALSO:

Tract A of the Millennium Northwest Fourth Subdivision recorded January 15, 2014 at Reception No. 20140002625 of the Records of Larimer County situated in the Southwest Quarter of Section 4 and in the North Half of Section 9, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado.

(Contains 584,224 square feet or 13.412 acres)

ALSO:

A tract of land located in Section 34, Township 6 North, Range 68 West of the 6th Principal Meridian and in Section 3, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the Center Section line of Section 34 as bearing North 00°00'26" East and with all bearings contained herein relative thereto:

BEGINNING at the South Quarter corner of said Section 34; thence, South 72°23'38" West, 469.20 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line, North 51°26'18" West, 108.50 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'18" West, 900.00 feet; thence, North 65°41'48" West, 109.70 feet; thence, North 00°04'42" East, 60.00 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line the following 4 courses and distances: North 65°51'12" East, 109.70 feet; thence, South 89°55'18" East, 326.73 feet; thence, South 89°54'40" East, 40.00 feet; thence, South 89°55'19" East, 533.35 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line the following 3 courses and distances: thence, North 46°51'41" East, 120.35 feet; thence, North 10°04'11" East,

608.30 feet; thence, North 06°53'11" East, 704.20 feet; thence North 72°09'04" East, 315.81 feet to the East right-of-way line of Interstate 25; thence along said East right-of-way line the following 3 courses and distances: South 08°09'08" East, 809.43 feet; thence, South 09°46'48" East, 610.00 feet; thence. South 34°30'18" East, 92.13 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line. South 89°55'18" East, 150.00 feet; thence. South 65°41'31" East, 109.73 feet; thence, South 00°04'41" West, 60.02 feet; thence, South 65°51'11" West, 109.67 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'19" West, 150.00 feet; thence. North 76°38'29" West, 326.73 feet to the Point of Beginning.

(Contains 1,020,926 square feet or 23.437 acres)

ALSO:

Boyd Lake Avenue Right of Way, located in the West Half of Section 4, East Half of Section 5, East Half of Section 8 and the West Half of Section 9, all in Township 5 North, Range 68 West of the 6th P.M., Larimer County, Colorado, described as follows:

Commencing at the northwest corner of the Southwest Quarter of said Section 4, monumented with a 2 ½" Aluminum cap on a ¾" rebar stamped LS 32829, 2012;  
 Thence North 01° 08' 42" East for 40.00 feet on the west line of the Northwest Quarter of said Section 4 to the True Point of Beginning;  
 Thence South 89° 18' 02" East for 50.00 feet;  
 Thence South 01° 08' 42" West for 40.00 feet parallel with and 50.00 feet east of the west line of the Northwest Quarter of said Section 4 to the north line of the Southwest Quarter of said Section 4;  
 Thence South 01° 03' 12" West for 266.96 feet parallel with and 50.00 feet east of the west line of said Southwest Quarter of Section 4;  
 Thence South 06° 00' 20" West for 231.68 feet;  
 Thence South 01° 03' 12" West for 2144.42 feet parallel with and 30.00 feet east of the west line of said Southwest Quarter of Section 4 to the south line thereof;  
 Thence South 00° 24' 07" West for 723.87 feet parallel with and 30.00 feet east of the west line of the Northwest Quarter of said Section 9 to the north right of way line of Long Pine Lake Drive;  
 Thence South 89° 35' 57" East for 30.00 feet on said north right of way line;  
 Thence South 00° 24' 07" West for 218.26 feet to the south right of way line of Long Pine Lake Drive;  
 Thence along a curve to the left (having a radius of 48.00 feet and a long chord bearing South 23°24'55" West for 44.34 feet) for an arc length of 46.09 feet on said south right of way line;  
 Thence South 04° 05' 26" East for 160.40 feet;  
 Thence along a curve to the right (having a radius of 1552.50 feet and a long chord bearing South 01°50'40" East for 121.70 feet) for an arc length of 121.72 feet;  
 Thence South 00° 24' 07" West for 989.74 feet parallel with and 60.00 feet east of the west line of said Northwest Quarter of Section 9;  
 Thence South 04° 26' 33" East for 184.67 feet;

Thence along a curve to the left (having a radius of 500.00 feet and a long chord bearing South 13°29'58" East for 115.38 feet) for an arc length of 115.64 feet;  
Thence South 57° 50' 52" East for 106.76 feet to the north right of way line of Lost Creek Drive;  
Thence South 89° 16' 50" East for 0.83 feet on said north right of way line;  
Thence South 00° 43' 14" West for 64.01 feet to the south right of way line of Lost Creek Drive;  
Thence South 48° 26' 23" West for 14.03 feet;  
Thence along a curve to the left (having a radius of 95.00 feet and a long chord bearing South 48° 26' 23" West for 127.04 feet) for an arc length of 139.15 feet;  
Thence South 06° 28' 38" West for 327.73 feet;  
Thence South 00° 24' 07" West for 506.74 feet parallel with and 30.00 feet east of the west line of the Southwest Quarter of said Section 9;  
Thence South 89° 36' 48" East for 15.00 feet;  
Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South 44° 35' 51" East for 21.21 feet) for an arc length of 23.56 feet;  
Thence South 00° 24' 12" West for 32.00 feet;  
Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South 45°24'10" West for 21.21 feet) for an arc length of 23.56 feet;  
Thence North 89° 35' 48" West for 15.00 feet;  
Thence South 00° 24' 07" West for 589.18 feet parallel with and 55.00 feet east of the west line of said Southwest Quarter of Section 9 to the north line of the Greeley-Loveland Irrigation Canal;  
Thence South 87° 40' 38" West for 25.03 feet on said north line;  
Thence South 00° 24' 07" West for 52.47 feet to the south line of the Greeley-Loveland Irrigation Canal;  
Thence South 89° 29' 56" West for 29.99 feet to the west line of said Northwest Quarter of Section 9;  
Thence North 89° 35' 53" West for 50.00 feet;  
Thence North 00° 24' 07" East for 38.05 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of Section 8;  
Thence South 86° 36' 15" East for 20.03 feet;  
Thence North 00° 24' 07" East for 1628.35 feet parallel with and 30.00 feet west of the east line of said Southeast Quarter of Section 8 to the north line thereof;  
Thence North 00° 24' 07" East for 1888.85 feet parallel with and 30.00 feet west of the east line of the Northeast Quarter of said Section 8 to the north right of way line of Frank Road;  
Thence North 88° 04' 40" West for 20.01 feet on said north right of way line;  
Thence North 00° 24' 07" East for 748.44 feet parallel with and 50.00 feet west of the east line of said Northeast Quarter of Section 8 to the north line thereof;  
Thence North 01° 03' 12" East 2641.97 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of said Section 5 to the north line thereof;  
Thence North 01° 08' 42" East for 40.00 feet parallel with and 50.00 feet west of the east line of Northeast Quarter of said Section 5;  
Thence South 89° 18' 02" East for 50.00 feet to the Point of Beginning;  
Thence South 89° 18' 02" East for 50.00 feet on the north line of said Southeast

Quarter of Section 5 to the Point of Beginning.

(Contains 623,611 Square feet or 14.316 acres.)

ALSO:

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the East line of the Northwest Quarter of said Section 10 as bearing North  $00^{\circ}21'14''$  East and with all bearings contained herein relative thereto:

Commencing at the North Quarter corner of said Section 10; thence, South  $81^{\circ}10'16''$  West 225.65 feet to the POINT OF BEGINNING, said point being a point on the West right-of-way line of Interstate Highway No. 25; thence, along said West right-of-way line. South  $00^{\circ}04'38''$  East, 1383.69 feet to a point on the North line of Lot 1, Block 1, Twin Peaks First Subdivision; thence, along said North line, South  $89^{\circ}48'11''$  West, 10.00 feet; thence, continuing along said North line, North  $89^{\circ}35'49''$  West, 2.83 feet; thence, North  $00^{\circ}04'38''$  West, 1325.54 feet; thence along a curve concave to the Southwest having a central angle of  $50^{\circ}43'17''$ , a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears North  $65^{\circ}51'39''$  West 42.83 feet; thence, South  $88^{\circ}46'42''$  West 1290.29 feet to a point on the East line of Outlot B, Twin Peaks First Subdivision; thence along said East line, North  $01^{\circ}14'19''$  West 40.30 feet to a point on the South right-of-way line of East 29th Street; thence along said South line, North  $88^{\circ}48'40''$  East 1342.99 feet to the Point of Beginning.

(Contains 70,916 Square feet or 1.628 acres more or less)

ALSO:

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North  $00^{\circ}18'43''$  East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North  $00^{\circ}18'43''$  East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South  $89^{\circ}55'06''$  West a distance of 10.24 feet;  
 THENCE South  $89^{\circ}48'54''$  West a distance of 645.84 feet;  
 THENCE South  $89^{\circ}39'49''$  West a distance of 9.80 feet;  
 THENCE North  $00^{\circ}18'43''$  East a distance of 872.88 feet;  
 THENCE North  $89^{\circ}49'03''$  East a distance of 665.88 feet to a point on the East line of the NE1/4 of said Section 16;  
 THENCE South  $00^{\circ}18'43''$  West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

(Contains 581,185 square feet or 13.34 acres more or less)

ALSO:

A tract of land located in the Northeast Quarter of Section 16 and the Southeast Quarter of Section 9, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the North line of the Northeast Quarter of said Section 16 as bearing South  $89^{\circ}24'51''$  East and with all bearings contained herein relative thereto:

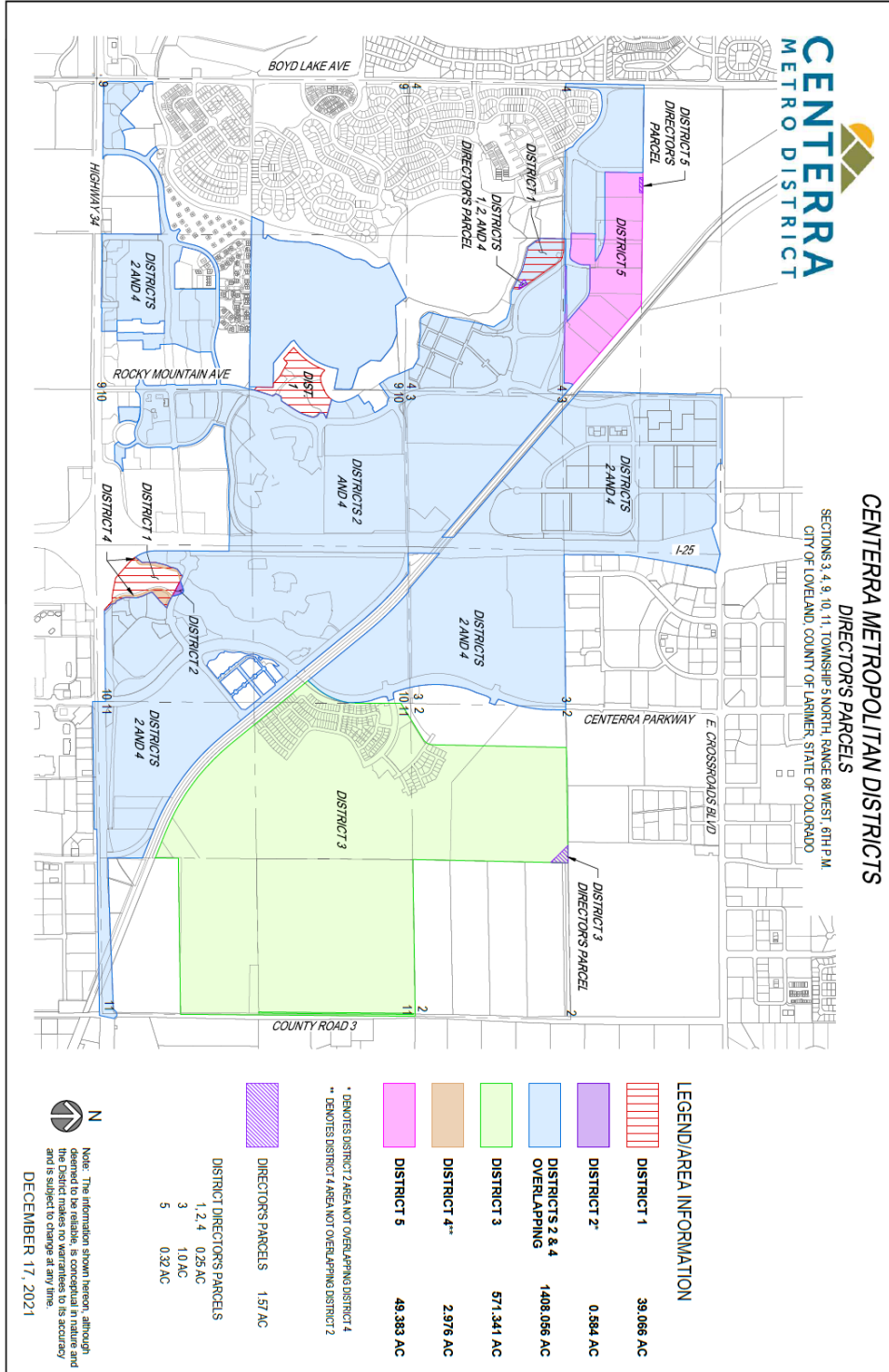
BEGINNING at the Northeast Corner of said Section 16; thence along the East line of the Northeast Quarter of said Section 16, South  $00^{\circ}18'41''$  West, 50.00 feet to the South right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said South right-of-way line, North  $89^{\circ}24'51''$  West, 2628.49 feet to the West line of said Northeast Quarter; thence along said West line North  $00^{\circ}27'25''$  East, 50.00 feet to a point being the North Quarter corner of said Section 16; thence, North  $00^{\circ}19'12''$  East, 105.23 feet to a point on the North right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said North right-of-way line by the following six (6) courses and distances, North  $88^{\circ}10'48''$  East, 236.55 feet; thence, South  $89^{\circ}21'11''$  East, 910.55 feet; thence, South  $89^{\circ}21'35''$  East, 100.04 feet; thence, North  $00^{\circ}57'28''$  West, 9.19 feet; thence, South  $89^{\circ}21'55''$  East, 1219.64 feet; thence, North  $87^{\circ}22'04''$  East, 159.57 feet; thence, South  $05^{\circ}36'06''$  West, 18.19 feet; thence, South  $01^{\circ}53'21''$  East, 113.19 feet to the Point of Beginning.

(Contains 443,117 square feet or 10.173 acres)

The above described tracts of land contain 85,999,768 feet or 1,974.283 acres more or less and are subject to all easements and rights-of-way now on recorded or existing.

# EXHIBIT D

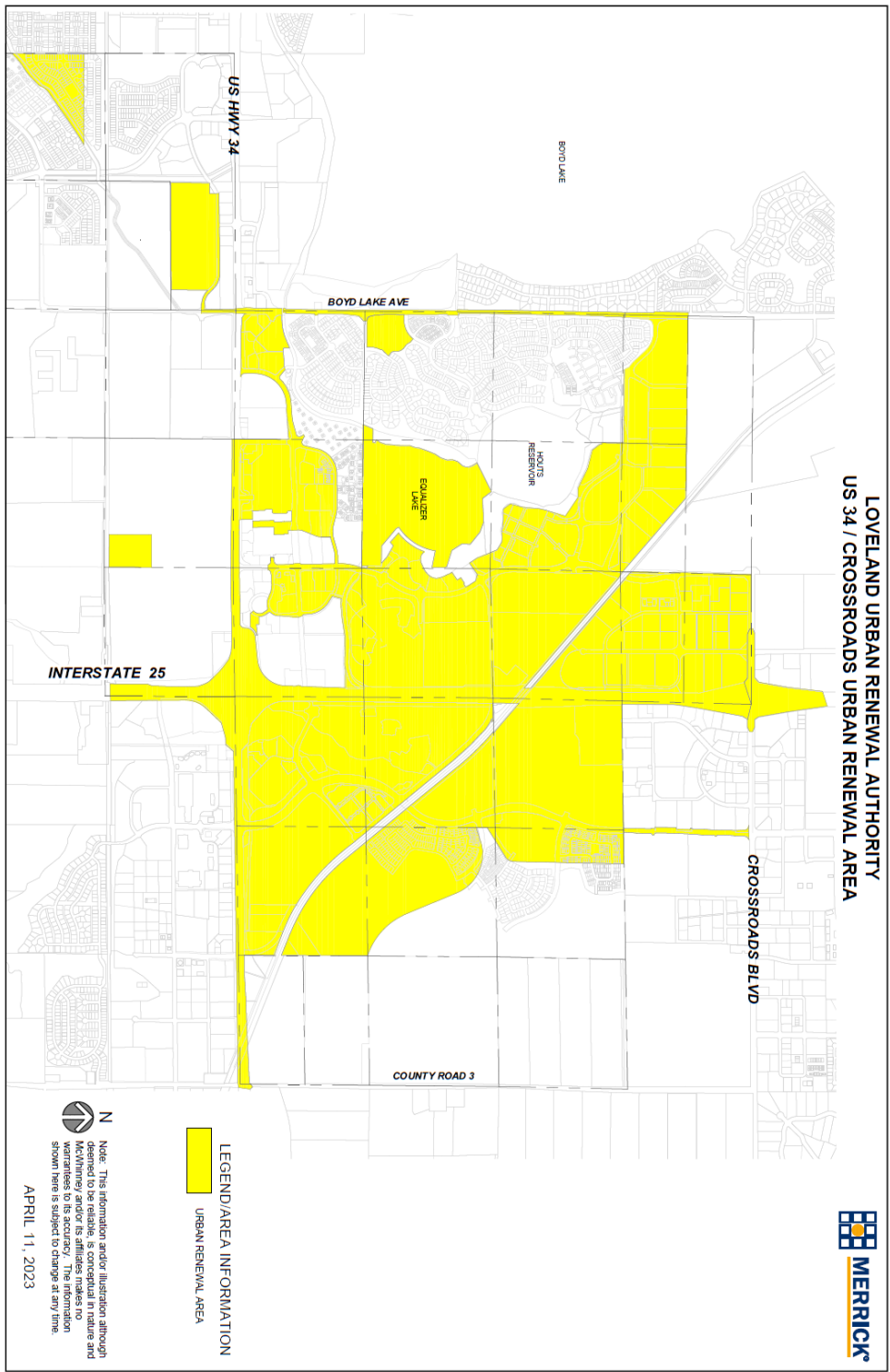
## Metro District Map





# EXHIBIT E

## URA Map



## EXHIBIT F

### URA Project Area Legal Description

A tract of land located in Sections 33 and 34, Township 6 North, Range 68 West, Sections 2,3,4,5,8,9,10,11,12,13 and 14 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Latimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southeast Quarter of Section 10 as bearing South 89°27'38" West and with all bearings contained herein relative thereto:

BEGINNING at the Southeast Corner of said Section 10; thence along the East line of said Southeast Quarter, North 00°20'47" East, 130.26 feet to a point on the North right- of-way line of US Highway 34 and the South line of McWhinney Addition; thence along said South line, South 89°12'04" West, 1,552.14 feet; thence along the Westerly line of said McWhinney Addition the following 8 courses and distances, North 47°25'44" West, 198.03 feet; thence, South 89°09'42" West, 100.40 feet; thence, North 79°01'48" West, 292.40 feet; thence, North 48°50'18" West, 351.88 feet; thence along a curve concave to the northeast, having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears North 23°28'47" West, 502.50 feet ; thence, North 00°10'40" East, 471.50 feet; thence, North 00°33'26" East, 451.62 feet; thence, North 00°35'10" East, 230.11 feet; thence, North 00°36'53" East, 71.81 feet; thence, North 89°23'05" West, 277.45 feet to a point on the West right-of-way line of Interstate Highway 25 and the Northeast corner of Tract E, McWhinney Eleventh Subdivision; thence along the Northerly line of said Tract E the following 10 courses and distances, North 89°24'42" West, 383.80 feet; thence along a non tangent curve concave to the north, having a central angle of 20°18'59" with a radius of 300.00 feet, an arc length of 106.38 feet and the chord of which bears South 80°34'48" West, 105.82 feet ; thence, North 89°15'42" West, 217.79 feet; thence along a curve concave to the south, having a central angle of 02°48'47" with a radius of 2,000.00 feet, an arc length of 98.19 feet and the chord of which bears North 87°51'19" West, 98.18 feet; thence, North 86°26'55" West, 57.50 feet; thence along a curve concave to the south, having a central angle of 12°13'03" with a radius of 1,000.00 feet, an arc length of 213.23 feet and the chord of which bears South 87°26'33" West, 212.83 feet; thence, South 81°20'02" West, 314.57 feet; thence along a curve concave to the north, having a central angle of 04°02'25" with a radius of 500.00 feet, an arc length of 35.26 feet and the chord of which bears South 83°07'29" West, 35.25 feet; thence, south 84°54'57" West, 238.86 feet; thence along a curve concave to the north, having a central angle of 12°18'46" with a radius of 800.00 feet, an arc length of 171.92 feet and the chord of which bears North 89°18'25" West, 171.59 feet ; thence, South 14°07'20" West, 184.24 feet; thence along a curve concave to the southwest, having a central angle of 01°46'17" with a radius of 830.00 feet, an arc length of 25.66 feet and the chord of which bears South 58°30'38" East, 25.66 feet ; thence, South 57°37'29" East, 117.65 feet; thence along a curve concave to the southwest, having a central angle of 53°46'48" with a radius of 530.00 feet, an arc length of 497.48 feet and the chord of which bears South 30°44'05" East, 479.42 feet; thence, South 03°50'41" East, 102.53 feet; thence along a curve

concave to the northeast, having a central angle of  $90^{\circ}00'00''$  with a radius of 20.00 feet, an arc length of 31.42 feet and the chord of which bears South  $48^{\circ}50'41''$  East, 28.28 feet; thence, South  $24^{\circ}02'26''$  East, 96.23 feet to a point on the North line of Lot 6, Block 1, McWhinney Second Subdivision; thence along the Westerly line of said Lot 6 the following 4 courses and distances beginning with a non tangent curve concave to the southeast, having a central angle of  $90^{\circ}00'03''$  with a radius of 45.00 feet, an arc length of 70.69 feet and the chord of which bears South  $41^{\circ}09'22''$  West, 63.64 feet ; thence, South  $03^{\circ}50'38''$  East, 55.24 feet; thence, South  $00^{\circ}45'38''$  West, 151.71 feet; thence, South  $03^{\circ}50'38''$  East, 117.92 feet; thence continuing along said Westerly line and the Westerly line of Lot 3 and 2, Block 1, McWhinney Fifth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central angle of  $45^{\circ}11'17''$  with a radius of 250.00 feet, an arc length of 197.17 feet and the chord of which bears South  $180^{\circ}45'03''$  West,

192.10 feet ; thence along a curve concave to the east, having a central angle of  $75^{\circ}15'59''$  with a radius of 45.00 feet, an arc length of 59.11 feet and the chord of which bears South  $02^{\circ}41'29''$  West, 54.95 feet ; thence, South  $33^{\circ}14'00''$  East, 69.59 feet; thence along a curve concave to the west, having a central angle of  $35^{\circ}54'50''$  with a radius of 221.00 feet, an arc length of 138.53 feet and the chord of which bears South  $15^{\circ}55'13''$  East, 136.27 feet to the Northwest corner of Lot 1, Block 1, McWhinney Seventh Subdivision; thence along the North line of said Lot 1 the following 3 courses and distances, North  $89^{\circ}45'11''$  East, 164.61 feet; thence, South  $00^{\circ}14'49''$  East, 55.64 feet; thence, North  $84^{\circ}10'48''$  East, 220.28 feet; thence along the Easterly and Southerly lines of said Lot 1 the following 4 courses and distances, South  $00^{\circ}14'49''$  East, 19.52 feet; thence along a non tangent curve concave to the southeast, having a central angle of  $50^{\circ}37'14''$  with a radius of 240.00 feet, an arc length of 212.04 feet and the chord of which bears South  $53^{\circ}05'27''$  West, 205.21 feet ; thence, South  $89^{\circ}14'13''$  West, 278.08 feet; thence, North  $41^{\circ}03'20''$  West, 26.86 feet; thence, North  $41^{\circ}03'28''$  West, 60.01 feet to a point on the Southeasterly line of Lot 1, Block 2, McWhinney Second Subdivision; thence along said Southeasterly line and the East and North lines of said Lot 1 the following 4 courses and distances beginning with a non tangent curve concave to the west, having a central angle of  $82^{\circ}49'03''$  with a radius of 161.00 feet, an arc length of 232.72 feet and the chord of which bears North  $07^{\circ}32'01''$  East, 212.98 feet; thence, North  $33^{\circ}52'40''$  West, 70.09 feet; thence along a curve concave to the south, having a central angle of  $75^{\circ}19'09''$  with a radius of 45.00 feet, an arc length of 59.16 feet and the chord of which bears North  $71^{\circ}32'15''$  West, 54.99 feet; thence along a reverse curve concave to the north having a central angle of  $38^{\circ}29'57''$  and a radius of 250.00 feet an arc length of 167.98 feet and the chord of which bears North  $89^{\circ}56'51''$  West, 164.84 feet; thence, North  $68^{\circ}00'31''$  West, 147.91 feet to a point on the North line of Lot 2, McWhinney Third Subdivision; thence along said North line the following 3 courses and distances beginning with a non tangent curve concave to the south, having a central angle of  $050^{\circ}54'54''$  with a radius of 45.00 feet, an arc length of 4.65 feet and the chord of which bears North  $70^{\circ}58'10''$  West, 4.64 feet ; thence along a curve concave to the south, having a central angle of  $17^{\circ}00'53''$  with a radius of 625.00

feet, an arc length of 185.60 feet and the chord of which bears North  $82^{\circ}26'07''$  West, 184.92 feet ; thence, South  $89^{\circ}03'27''$  West, 40.80 feet to the Northeast corner of Lot 1, Block 1 McWhinney Fourteenth Subdivision; thence along the North line of said Lot 1 the following 4 courses and distances, South  $89^{\circ}03'27''$  West, 113.81 feet; thence along a curve concave to the south, having a central angle of  $24^{\circ}37'05''$  with a radius of

234.00 feet, an arc length of 100.54 feet and the chord of which bears South  $76^{\circ}48'41''$  West, 99.77 feet ; thence along a curve concave to the southeast, having a central angle of  $33^{\circ}52'16''$  with a radius of 54.00 feet, an arc length of 31.92 feet and the chord of which bears South  $47^{\circ}32'57''$  West, 31.46 feet ; thence along a curve concave to the southeast, having a central angle of  $12^{\circ}21'59''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears South  $24^{\circ}25'48''$  West, 31.02 feet ; thence, North  $86^{\circ}57'32''$  West, 100.23 feet to a point on the Northerly line of Lot 2, Block 1, McWhinney Tenth Subdivision; thence along said Northerly line the following 3 courses and distances beginning with a non tangent curve concave to the southwest, having a central angle of  $18^{\circ}47'18''$  with a radius of 97.38 feet, an arc length of 31.93 feet and the chord of which bears North  $33^{\circ}43'11''$  West, 31.79 feet ; thence along a curve concave to the southwest, having a central angle of  $48^{\circ}32'44''$  with a radius of 74.00 feet, an arc length of 62.70 feet and the chord of which bears North  $67^{\circ}23'08''$  West, 60.84 feet ; thence, South  $88^{\circ}20'32''$  West, 76.57 feet; thence, North  $01^{\circ}39'28''$  West, 62.00 feet to a point on the South line of Lot 1, Block 1, McWhinney Tenth Subdivision; thence along said South line and the East line of said Lot 1 the following 5 courses and distances, North  $88^{\circ}20'32''$  East, 17.42 feet; thence along a curve concave to the north, having a central angle of  $24^{\circ}26'24''$  with a radius of 234.00 feet, an arc length of 99.82 feet and the chord of which bears North  $76^{\circ}07'21''$  East, 99.06 feet ; thence along a curve concave to the northwest, having a central angle of  $33^{\circ}17'02''$  with a radius of 54.00 feet, an arc length of 31.37 feet and the chord of which bears North  $47^{\circ}15'30''$  East, 30.93 feet ; thence along a curve concave to the northwest, having a central angle of  $12^{\circ}21'57''$  with a radius of 144.00 feet, an arc length of 31.08 feet and the chord of which bears North  $24^{\circ}25'54''$  East, 31.02 feet ; thence, North  $00^{\circ}56'33''$  West, 227.55 feet to the Southeast corner of Outlot C, McWhinney Tenth Subdivision; thence along the East and North line of said Outlot C the following 3 courses and distances, North  $00^{\circ}56'30''$  West, 46.75 feet; thence along a curve concave to the west, having a central angle of  $11^{\circ}00'31''$  with a radius of 288.00 feet, an arc length of 55.34 feet and the chord of which bears North  $13^{\circ}11'58''$  West, 55.25 feet ; thence along a curve concave to the west, having a central angle of  $04^{\circ}20'02''$  with a radius of 48.00 feet, an arc length of 3.63 feet and the chord of which bears North  $20^{\circ}51'27''$  West, 3.63 feet ; thence, North  $02^{\circ}03'36''$  West, 140.07 feet to the Southeast corner of Lot 1, Block 1 McWhinney Twelfth Subdivision; thence along the East line of Lots 1 and 2, Block 1, McWhinney Twelfth Subdivision beginning with a non tangent curve concave to the northwest, having a central angle of  $17^{\circ}18'51''$  with a radius of 48.00 feet, an arc length of 14.51 feet and the chord of which bears North  $37^{\circ}51'04''$  East, 14.45 feet ; thence along a non tangent curve concave to the northwest, having a central angle of  $06^{\circ}03'52''$  with a radius of 138.00 feet, an arc length of 14.61 feet and the chord of which bears North  $26^{\circ}09'36''$  East, 14.60 feet ; thence, North  $00^{\circ}56'30''$  West, 446.36 feet to the Southeast corner of Lot 1, Block 1, McWhinney Ninth Subdivision; thence along the East, North and West lines of said Lot 1 the following 7 courses and distances, North

$00^{\circ}56'30''$  West, 221.79 feet; thence along a curve concave to the southwest, having a central angle of  $89^{\circ}58'58''$  with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North  $45^{\circ}36'30''$  West, 21.21 feet ; thence, South  $89^{\circ}03'30''$  West, 140.75 feet; thence along a curve concave to the south, having a central angle of  $15^{\circ}00'00''$  with a radius of 570.00 feet, an arc length of 149.23 feet and the chord of which bears South  $81^{\circ}33'30''$  West, 148.80 feet; thence, South  $74^{\circ}03'30''$  West, 189.76 feet; thence along a curve concave to the north,

having a central angle of  $05^{\circ}30'12''$  with a radius of 630.00 feet, an arc length of 60.51 feet and the chord of which bears South  $76^{\circ}48'36''$  West, 60.49 feet; thence, South  $00^{\circ}13'35''$  East, 183.02 feet to the Northwest corner of Lot 2 Block 1, McWhinney Twelfth Subdivision; thence along the Westerly lines of said Lot 2 and Lot 1, Block 1, McWhinney Twelfth Subdivision the following 4 courses and distances beginning with a curve concave to the west, having a central angle of  $21^{\circ}57'36''$  with a radius of 300.00 feet, an arc length of 114.98 feet and the chord of which bears South  $10^{\circ}45'15''$  West, 114.28 feet ; thence, South  $21^{\circ}44'04''$  West, 300.28 feet; thence along a curve concave to the east, having a central angle of  $25^{\circ}36'08''$  with a radius of 150.00 feet, an arc length of 67.03 feet and the chord of which bears South  $08^{\circ}55'57''$  West, 66.47 feet ; thence, South  $03^{\circ}25'00''$  West, 22.89 feet; thence, South  $03^{\circ}11'15''$  East, 140.11 feet to the Northeast corner of Lot 2, Rocky Mountain Village Eighth Subdivision; thence along the Easterly and Southerly lines of said Lot 2 the following 8 courses and distances, South  $00^{\circ}56'29''$  East, 64.18 feet; thence, North  $89^{\circ}03'32''$  East, 72.38 feet; thence, South  $00^{\circ}56'28''$  East, 79.84 feet;

thence, North  $89^{\circ}03'32''$  East, 9.92 feet; thence, South  $00^{\circ}56'28''$  East, 208.83 feet; thence, South  $89^{\circ}03'32''$  West, 155.20 feet; thence, South  $00^{\circ}56'30''$  East, 432.07 feet; thence, South  $89^{\circ}03'30''$  West, 136.32 feet to the Southeast corner of Lot 1, Rocky Mountain Village Eighth Subdivision; thence along the Easterly, Northerly and Westerly lines of said Lot 1 the following 29 courses and distances, North  $01^{\circ}10'14''$  West, 439.38 feet; thence, North  $88^{\circ}49'46''$  East, 27.49 feet; thence, North  $01^{\circ}10'16''$  West, 9.21 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 125.83 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 62.33 feet; thence, North  $88^{\circ}49'44''$  East, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 5.00 feet; thence, South  $88^{\circ}49'44''$  West, 2.50 feet; thence, North  $01^{\circ}10'16''$  West, 144.29 feet; thence along a non tangent curve concave to the North having a central angle of  $04^{\circ}47'15''$  with a radius of 1125.00 feet, an arc length of 94.00 feet and the chord of which bears North  $89^{\circ}41'40''$  West, 93.97 feet; thence, North  $87^{\circ}18'03''$  West, 115.37 feet; thence, South  $01^{\circ}10'16''$  East, 85.33 feet; thence, North  $88^{\circ}49'44''$  East, 31.55 feet; thence, South  $01^{\circ}10'16''$  East, 22.00 feet; thence, North  $88^{\circ}49'44''$  East, 8.67 feet; thence, South  $01^{\circ}10'16''$  East, 229.00 feet; thence, South  $88^{\circ}49'47''$  West, 5.00 feet; thence, South  $01^{\circ}10'16''$  East, 35.82 feet; thence, South  $21^{\circ}59'13''$  West, 31.06 feet; thence, South  $88^{\circ}45'39''$  West, 67.67 feet; thence, South  $01^{\circ}06'42''$  East, 145.94 feet; thence, North  $88^{\circ}49'58''$  East, 20.15 feet; thence, South  $01^{\circ}10'15''$  East, 258.69 feet to the North line of Lot 8, Block 1, McWhinney Tenth Subdivision; thence along the North line of said Lot 8, North  $89^{\circ}03'30''$  East, 179.25 feet; thence, South  $00^{\circ}56'32''$  East, 265.16 feet along the East line of said Lot 8 and the extension of that line to the South line of Outlot A, McWhinney Tenth Subdivision; thence along said South line,

North  $89^{\circ}21'35''$  West, 400.12 feet to the East line of Fall River Drive; thence along said East line, South  $00^{\circ}57'28''$  East, 9.19 feet to the North line of Eisenhower Boulevard; thence along said North line, North  $89^{\circ}21'35''$  West, 100.04 feet; thence along the Southerly and West lines of Outlot A, Rocky Mountain Village Eighth Subdivision the following 3 courses and distances, North  $89^{\circ}21'11''$  West, 910.55 feet; thence, South  $88^{\circ}10'48''$  West, 236.55 feet; thence, North

00°18'46" East, 1,008.06 feet to the Southeast corner of Outlot F, Rocky Mountain Village First Subdivision; thence along the South line of said Outlot F, South 85°33'10" West, 641.99 feet; thence, North 00°17'18" East, 3.51 feet to the Northeast corner of Rocky Mountain Village Seventh Subdivision; thence along the Westerly line of said Seventh Subdivision the following 4 courses and distances,; thence, South 85°33'10" West, 105.37 feet; thence along a curve concave to the southeast, having a central angle of 85°11'52" with a radius of 650.00 feet, an arc length of 966.54 feet and the chord of which bears South 42°57'14" West, 879.92 feet; thence, South 00°21'19" West, 210.95 feet; thence along a curve concave to the northeast, having a central angle of 89°44'04" with a radius of 75.00 feet, an arc length of 117.46 feet and the chord of which bears South 44°30'52" East, 105.82 feet; thence, North 89°23'02" West, 250.00 feet to a point on the South line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence along the South, West and North lines of said Outlot A the following 8 courses and distances, North 89°23'02" West, 987.57 feet; thence along a curve concave to the northeast, having a central angle of 89°27'55" with a radius of 75.00 feet, an arc length of 117.11 feet and the chord of which bears North 44°29'30" West, 105.57 feet ; thence, North 00°24'02" East, 752.47 feet; thence, North 89°29'51" East, 136.34 feet; thence along a curve concave to the north, having a central angle of 23°19'41" with a radius of 1,050.00 feet, an arc length of 427.51 feet and the chord of which bears North 77°50'01" East, 424.56 feet; thence, North 66°10'10" East, 171.41 feet; thence, South 04°25'50" East, 136.30 feet; thence, North 85°33'10" East, 377.81 feet; thence, North 61°13'17" East, 64.00 feet to a point on the West line of Outlot H, Rocky Mountain Village First Subdivision; thence along the West and Southerly lines of said Outlot H the following 4 courses and distances beginning with a non tangent curve concave to the northeast, having a central angle of 22°33'55" with a radius of 168.00 feet, an arc length of 66.17 feet and the chord of which bears South 40°03'41" East, 65.74 feet ; thence, South 51°21'40" East, 117.64 feet; thence along a curve concave to the north, having a central angle of 84°26'36" with a radius of 45.00 feet, an arc length of 66.32 feet and the chord of which bears North 86°26'05" East, 60.48 feet ; thence along said Southerly line and the Southerly and Northerly lines of Outlot B, Rocky Mountain Village First Subdivision the following 13 courses and distances beginning with a curve concave to the southeast, having a central angle of 41°20'19" with a radius of 750.00 feet, an arc length of 541.12 feet and the chord of which bears North 64°53'00" East, 529.46 feet ; thence, North 85°33'10" East, 304.42 feet; thence along a curve concave to the north, having a central angle of 11°04'33" with a radius of 625.00 feet, an arc length of 120.82 feet and the chord of which bears North 80°00'53" East, 120.63 feet ; thence, North 74°28'36" East, 255.89 feet; thence along a non tangent curve concave to the northwest, having a central angle of 24°01'16" with a radius of 87.87 feet, an arc length of 36.84 feet and the chord of which bears North 34°54'59" East, 36.57 feet ; thence along a curve concave to the west, having a central angle of 49°48'31" with a radius of 68.00 feet, an arc length of 59.11 feet and the chord of which bears North 01°59'53 " West, 57.27 feet ; thence, North 26°54'06" West, 61.78 feet; thence, North 53°32'24" East, 41.37 feet; thence, South 42°30'28" East, 29.75 feet; thence along a curve concave to the north, having a central angle of 50°04'19" with a radius of 119.77 feet, an arc length of 104.67 feet and the chord of which bears South 67°32'33" East, 101.37 feet ; thence along a curve concave to the northwest, having a central angle of 73°41'10" with a radius of 80.00 feet, an arc length of 102.89 feet and the chord of which bears North 50°34'48" East,

95.94 feet ; thence, North 13°44'16" East, 258.30 feet; thence continuing along said Southerly line and along the South line of Outlot C, Rocky Mountain Village First Subdivision the following 4 courses and distance beginning with a curve concave to the southeast, having a central angle of 76°01'53" with a radius of 530.00 feet, an arc length of 703.31 feet and the chord of which bears North 51°45'12" East, 652.83 feet ; thence, North 89°45'09" East, 689.87 feet; thence along a curve concave to the south, having a central angle of 14°17'21" with a radius of 630.00 feet, an arc length of 157.12 feet and the chord of which bears South 83°05'10" East, 156.71 feet ; thence, South 75°56'29" East, 40.57 feet to the Southwest corner Tract A, McWhinney Eleventh Subdivision; thence along the Southerly and Easterly lines of said Tract A the following 8 courses and distances, South 75°57'02" East, 158.82 feet; thence along a curve concave to the north, having a central angle of 29°59'59" with a radius of 570.00 feet, an arc length of 298.45 feet and the chord of which bears North 89°02'58" East, 295.05 feet ; thence, North 74°02'58" East, 189.76 feet; thence along a curve concave to the south, having a central angle of 14°59'59" with a radius of 630.00 feet, an arc length of 164.93 feet and the chord of which bears North 81°32'58" East, 164.46 feet; thence, North 89°02'58" East, 140.75 feet; thence along a curve concave to the northwest, having a central angle of 89°58'58" with a radius of 15.00 feet, an arc length of 23.56 feet and the chord of which bears North 44°02'58" East, 21.21 feet ; thence, North 00°57'02" West, 5.99 feet; thence along a curve concave to the east, having a central angle of 16°44'04" with a radius of 1,150.00 feet, an arc length of 335.88 feet and the chord of which bears North 07°25'01" East, 334.69 feet ; thence continuing along said Easterly line of said Tract A and the Easterly and Northerly line of Outlot B, McWhinney Eleventh Subdivision the following 2 courses and distances, North 15°47'03" East, 144.15 feet; thence, South 89°07'17" West, 10.10 feet to the Southeast corner of Outlot A, Range View First Subdivision, thence along the East, North and West lines of said Outlot A the following 3 courses and distances, North 15°47'07" East, 90.29 feet; thence, North 52°33'15" West, 64.52 feet; thence, South 01°22'40" West, 124.94 feet to the Southeast corner of Outlot G, Millennium Northwest Second Subdivision; thence along the South, West, North and East lines of said Outlot G the following 40 courses and distances, North 89°19'43" West, 2,570.80 feet; thence, North 89°16'54" West, 308.67 feet; thence, North 23°26'38" East, 216.89 feet; thence, South 89°17'39" East, 274.60 feet; thence, North 14°58'46" East, 44.69 feet; thence, North 61°23'00" West, 68.82 feet; thence, North 34°03'04" East, 101.20 feet; thence, North 18°23'12" East, 107.86 feet; thence, North 04°52'44" East, 299.89 feet; thence, North 01°18'27" East, 116.23 feet; thence, North 00°49'47" West, 81.52 feet; thence, North 20°30'13 " East, 100.90 feet; thence, North 08°36'29" East, 100.21 feet; thence, North 19°27'32" East, 211.51 feet; thence, North 23°26'49" East, 136.63 feet; thence, North 33°36'04" East, 130.14 feet; thence, North 20° 13'14" East, 137.06 feet; thence, North 02°26'46" West, 118.69 feet;

thence, North 18°58'06" East, 103.43 feet; thence, North 40°44'18" East, 136.95 feet; thence, North 20°13'14" East, 60.81 feet; thence, North 05°55'18" East, 62.93 feet; thence, North 20°13'18" West, 78.33 feet; thence, North 29°37'37" West, 119.77 feet; thence, North 63°55'34" East, 648.23 feet; thence, South 37°46'09" East, 228.65 feet; thence, North 87°02'25" East, 479.87 feet; thence, South 69°28'29" East, 222.57 feet; thence, South 51° 10'19" East, 320.28 feet; thence, South 04°34'40" West, 163.88 feet; thence, South 33°01'12" East, 249.35 feet; thence, South 71°49'34" East, 228.13 feet;

thence, South 73°54'16" East, 118.52 feet; thence, South 29°36'42" East, 47.96 feet; thence, South 01°22'40" West, 261.49 feet; thence, North 79°08'46" West, 345.12 feet; thence along a non tangent curve concave to the northwest, having a central angle of 47°29'21" with a radius of 1,100.00 feet, an arc length of 911.72 feet and the chord of which bears South 33°00'56" West, 885.85 feet ; thence, South 27°05'08" East, 58.41 feet; thence, South 50°08'56" East, 463.52 feet; thence, South 89°20'31" East, 351.75 feet to the Southeast corner of Outlot C, Range View First Subdivision; thence along the Easterly line of said Outlot C the following 12 courses and distances, North 49°08'25" West, 174.33 feet; thence, North 60°22'23" West, 253.66 feet; thence, South 49°01'12" West, 95.34 feet; thence, North 48°21'01" West, 254.85 feet; thence along a non tangent curve concave to the northwest, having a central angle of 31°44'22" with a radius of 1,175.00 feet, an arc length of 650.90 feet and the chord of which bears North 36°09'15" East, 642.61 feet ; thence, North 81°24'02" East, 10.95 feet; thence along a non tangent curve concave to the north, having a central angle of 74°17'14" with a radius of 190.00 feet, an arc length of 246.35 feet and the chord of which bears South 76°14'53" East, 229.45 feet ; thence, North 66°36'31" East, 112.48 feet; thence along a curve concave to the northwest, having a central angle of 29°57'38" with a radius of 400.00 feet, an arc length of 209.16 feet and the chord of which bears North 51°37'41" East, 206.79 feet ; thence along a curve concave to the northwest, having a central angle of 02°03'20" with a radius of 400.00 feet, an arc length of 14.35 feet and the chord of which bears North 35°37'10" East, 14.35 feet; thence along a compound curve to the west, having a central angle of 49°28'42" with a radius of 215.00 feet, an arc length of 185.67 feet and the chord of which bears North 09°51'09" East, 179.95 feet; thence along a curve concave to the west, having a central angle of 19°01'08" with a radius of 855.00 feet, an arc length of 283.81 feet and the chord of which bears North 24°23'44" West, 282.51 feet to the South corner of Lot 1, Block 1, Range View Second Subdivision; thence along the Southerly, Easterly and Northerly lines of said Lot 1 the following 10 courses and distances, North 55°44'28" East, 190.73 feet; thence, North 34°15'32" West, 87.30 feet; thence, North 55°44'28" East, 137.50 feet; thence, South 34°15'32" East, 20.67 feet; thence, North 59°37'42" East, 78.44 feet; thence along a non tangent curve concave to the southwest, having a central angle of 08°20'33" with a radius of 1,015.00 feet, an arc length of 147.79 feet and the chord of which bears North 30°05'13" West, 147.66 feet ; thence, North 34°15'30" West, 94.52 feet; thence, North 79° 15'04" West, 105.81 feet; thence, North 33°46'56" West, 25.00 feet; thence, South 55°44'28" West, 163.76 feet; thence continuing along the same line and along the South line of Outlot E, Millennium Northwest Second Subdivision, South 55°44'28" West, 127.18 feet to the South corner of said Outlot E; thence along the Westerly lines of said Outlot E the following 22 courses and distances, North 34°15'32" West, 185.09 feet; thence, North 20°30'25" West, 194.87 feet; thence, North 23°07'02" West, 249.25 feet;

thence, North 58°34'48" West, 194.22 feet; thence, North 89°30'38" West, 180.15 feet; thence, North 84°24'16" West, 279.35 feet; thence, West, 211.58 feet; thence, North 35°52'32" West, 172.93 feet; thence, North 14°14'26" East, 241.65 feet; thence, North 11°45'07" East, 354.02 feet; thence, North 09°19'38" East, 95.95 feet; thence, North 12°21'01" East, 461.63 feet; thence, North 34°25'07" West, 259.50 feet; thence, North 70°18'09" West, 131.94 feet; thence, North 88°43'44" West, 309.92 feet; thence, North 63°53'48" West, 439.80 feet; thence, North 75°46'11" West, 384.42 feet; thence, North 37°29'32" West, 192.86 feet; thence, North



01°09'07" East, 44.89 feet; thence, South 88°50'53" West, 35.00 feet; thence, North 01°09'07" East, 371.65 feet; thence, North 89°18'02" West, 0.23 feet; thence, North 00°42'03" East, 60.00 feet to the North line of East 37" street; thence along said North line, south 89°17'52" East, 2,441.80 feet to the West line of Rocky Mountain Avenue; thence along said West line and along a non tangent curve concave to the east, having a central angle of 37°55'36" with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears North 06°19'55" East, 143.63 feet ; thence, North 25°21'33" East, 15.16 feet to a point on the South line of Union Pacific Railroad; thence along said South line, South 49°21'22" East, 3,400.07 feet to a point on the West line of Interstate 25; thence along said West line, North 00°33'08" East, 196.07 feet to the North line of Union Pacific Railroad; thence along said North line, North 49°21'22" West, 3,247.59 feet to a point on the West line of County Road 7; thence along said West line, North 01°20'25" East, 2,419.05 feet to the North line of County Road 26; thence along said North line and the North line of Myers Group Partnership #949 Addition the following 5 courses and distances, South 89°57'51" East, 1,164.07 feet; thence, South 00°02'09" West, 60.00 feet; thence, South 65°44'21" East, 109.70 feet; thence, South 89°57'51" East, 900.00 feet; thence, South 51°28'52" East, 108.50 feet; thence along the North and East lines of McWhinney Addition the following 6 courses and distances, North 72°23'17" East, 469.03 feet; thence, South 76°43'27" East, 326.96 feet; thence, South 36°39'41" West, 92.42 feet; thence, South 10°39'53" West, 914.29 feet; thence, South 08°51'19" West, 504.72 feet; thence, South 00°32'14" West, 1,092.85 feet; thence along the North line of the Millennium Addition the following 2 courses and distances, North 89°19'03" East, 2,566.66 feet; thence, North 89°03'30" East, 693.31 feet to the Northeast corner of District No. 3 North; thence along the East line of said District No. 3 North the following 6 courses and distances, South 01°13'28" West, 2,255.04 feet; thence along a curve concave to the northwest, having a central angle of 57°01'17" with a radius of 200.00 feet, an arc length of 199.04 feet and the chord of which bears South 29°44'06" West, 190.93 feet; thence, South 58°14'45" West, 709.22 feet; thence, South 00°20'51" West, 736.77 feet; thence along a curve concave to the west, having a central angle of 40° 14'18" with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears South 20°28'00" West, 739.54 feet; thence, South 40°35'09" West, 185.80 feet to a point on the North line of the Union Pacific Railroad; thence along said North line the following 4 courses and distances, North 39°24'51" West, 1,291.33 feet; thence along a curve concave to the southwest, having a central angle of 09°40'12" with a radius of 5,829.58 feet, an arc length of 983.88 feet and the chord of which bears North 44° 14'57" West, 982.72 feet; thence, South 89°05'00" West, 37.59 feet; thence, North 49°21'51" West, 801.23 feet to the East line of Interstate 25; thence along said East line, South 00°35'04" West, 531.64 feet to the Southwest corner of Union Pacific Railroad property; thence along the South line of said property, North 89°05'00" East, 349.69 feet to a point on the South line of Union Pacific Railroad; thence along said South line the following 4 courses and distances, South 49°21'51" East, 197.08 feet; thence along a curve concave to the southwest, having a central angle of 09°57'00" with a radius of 5,629.58 feet, an arc length of 977.63 feet and the chord of which bears South 44°23'21" East, 976.41 feet; thence, South 39°24'51" East, 2,997.60 feet; thence along a curve concave to the northeast, having a central angle of 19°59'08" with a radius of 3,919.83 feet, an arc length of 1,367.29 feet and the chord of which bears South 49°24'25" East, 1,360.37 feet to a point on the East line of Parcel B-2, Millennium Addition; thence along said East and North lines of said Parcel B-2 the following 3 courses and distances, South 00°20'17" West, 938.15 feet;

thence, South 88°14'17" East, 528.37 feet; thence, South 00°50'26" East, 76.28 feet to a point on the North line of Parcel B-3, Millennium Addition; thence along the North line and East line of said Parcel B-3, South 89°03'44" East, 23.48 feet; thence, South 00°34'53" West, 22.84 feet to a point on the North line of the Airport Substation Addition; thence along said North line the following 4 courses and distances, North 89°09'25" East, 484.18 feet; thence along a curve concave to the north, having a central angle of 01°22'28" with a radius of 28,567.89 feet, an arc length of 685.34 feet and the chord of which bears North 88°28'10" East, 685.32 feet ; thence, North 87°46'55" East, 1,874.24 feet; thence, North 44°16'20" East, 72.09 feet; thence, North 80°52'55" East, 60.85 feet to the East line of said Airport Substation Addition; thence along the East and South line of said Addition the following 3 courses and distances, South 44°46'50" East, 71.00 feet; thence, South 12°02'52" West, 250.91 feet; thence, South 89°11'16" West, 2,666.28 feet; thence, along the South right-of-way line of U.S. Highway No. 34 (E. Eisenhower Boulevard), South 89°11'17" West, 2640.17 feet; thence, North 00°00'00" East, 50.00 feet to the POINT OF BEGINNING.

EXCEPT that tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, Larimer County, Colorado being more particularly described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North 89°02'24" East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North 89°02'24" East, 1073.90 feet; thence, South 01°00'33" East, 73.03 feet to the POINT OF BEGINNING; thence, North 88°53'15" East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of 50°43'17" with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South 65°45'06" East, 42.83 feet; thence, South 00°01'55" West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North 89°22'05" West, 1305.48 feet; thence along the East line of said Parcel 2, North 01°00'33" West, 1303.96 feet to the Point of Beginning.

(Contains 60,518,513 square feet or 1389.314 acres)

ALSO:

A tract of land located in the Southwest Quarter of Section 9, the Northwest Quarter of Section 16, the Northeast Quarter of Section 17 and the Southeast Quarter of Section 8, all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Southwest Quarter of said Section 9 as bearing North 00°24'02" East and with all bearings contained herein relative thereto:

Commencing at the Southwest corner of said Section 9; thence, North 15011'23" East,

196.03 feet to the POINT OF BEGINNING, said point being on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, South 00°23'38" West, 239.73 feet to a point on the South right-of-way line of East Eisenhower Boulevard and the East right-of-way line of North Boyd Lake Avenue; thence, along said East line, South 00°19'27" West, 659.76 feet; thence, departing said East line and along the easterly projection of the South right-of-way line of Mountain Lion Drive, Thompson First Subdivision and the South right-of-way line of said Mountain Lion Drive, North 89°41'22" West, 184.14 feet; thence, continuing along said South right-of-way line and along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 430.00 feet, an arc length of 337.72 feet and the chord of which bears North 67°11'22" West, 329.11 feet to a point on the East line of Lot 4, Block 1 of said Thompson First Subdivision; thence, along said East line and the South, West and North lines of said Lot 4 by the following four (4) courses and distances, South 00°18'38" West, 745.39 feet; thence, South 89°43'50" West, 2,192.78 feet; thence, North 00°30'53" East, 790.19 feet; thence, North 89°26'53" East, 214.96 feet to a point on the West line of said Thompson First Subdivision; thence, along said West line, North 00°15'21" West, 196.46 feet to a point on the North right-of-way line of Mountain Lion Drive of said Thompson First Subdivision; thence, along said North line by the following five (5) courses and distances, North 89°27'07" East, 1,630.57 feet; thence, along a curve concave to the south, having a central angle of 45°51'30" with a radius of 430.00 feet, an arc length of 344.16 feet and the chord of which bears South 67°37'08" East, 335.05 feet; thence, South 44°41'22" East, 110.87 feet; thence, along a curve concave to the northeast, having a central angle of 45°00'01" with a radius of 370.00 feet, an arc length of 290.60 feet and the chord of which bears South 67°11'22" East, 283.19 feet; thence, South 89°41'34" East, 84.54 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line, North 00°18'38" East, 323.67 feet to a point on the North line of said Thompson First Subdivision; thence, along said North line, North 89°27'07" East, 20.00 feet to a point on the West right-of-way line of North Boyd Lake Avenue; thence, along said West right-of-way line of North Boyd Lake Avenue, North 00°18'32" East, 275.65 feet; thence, departing said West line, North 06°41'47" West, 164.28 feet to a point on the West line of North Boyd Lake Avenue and the East line of Waterfall Subdivision; thence, along said East line, North 00°24'01" East, 829.44 feet; thence, departing said line, South 89°35'58" East, 100.04 feet to a point on the East right-of-way line of North

Boyd Lake Avenue and on the West line of Outlot A, Rocky Mountain Village Ninth Subdivision; thence, along said line, South 00°24'02" West, 752.47 feet to the POINT OF BEGINNING.

(Contains 2,296,969 square feet or 52.731 acres)

ALSO:

Tract 2, Millennium SW Third Subdivision, City of Loveland, County of Larimer, State of Colorado.

(Contains 1,270,561 square feet or 29.17 acres) ALSO:

A tract of land being a portion of Interstate Highway No. 25 and US Highway 34 located in

Sections 10 and 15, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows: Considering the South line of the Southwest Quarter of said Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian as bearing North 89°11'17" East, and with all bearings contained herein relative thereto;

BEGINNING at the Southeast corner of said Section 10; thence, South 00°00'00" East, 50.00 feet to a point on the South right-of-way line of US Highway No. 34; thence, along said South right-of-way line by the following three (3) courses and distances, South 89°13'09" West, 1,218.92 feet; thence, North 00°07'09" East, 10.00 feet; thence, South 89°13'09" West, 328.92 feet to a point on the Easterly right-of-way line of Interstate Highway No. 25; thence, along said Easterly right-of-way line by the following seven (7) courses and distances, South 00°44'53" East, 10.03 feet; thence, South 41°49'25" West, 214.21 feet; thence, South 89°13'09" West, 140.00 feet; thence, South 75°02'39" West, 313.30 feet; thence, South 43°56'09" West, 436.70 feet; thence along a non tangent curve concave to the east having a central angle of 43°49'00" with a radius of 586.70 feet, an arc length of 448.68 feet and the chord of which bears South 22°00'43" West, 437.82 feet; thence, South 00°07'09" West, 1645.00 feet to a point on the South line of the Northeast Quarter of said Section 15; thence, along said South line, South 89°26'25" West, 50.22 feet to a point on the South line of the Northwest Quarter of said Section 15; thence, along said South line, South 89°22'50" West, 290.56 feet to a point on the Westerly right-of-way line of Interstate Highway No. 25; thence along said Westerly right-of-way line by the following ten (10) courses and distances, beginning along a non tangent curve concave to the east having a central angle of 02°06'50" with a radius of 23,055.00 feet, an arc length of 850.58 feet and the chord of which bears North 00°09'38" East, 850.53 feet; thence, North 20°01'09" East, 106.92 feet; thence, North 01°56'09" East, 645.10 feet; thence, North 02°42'18" West, 291.09 feet; thence along a non tangent curve concave to the southwest having a central angle of 23°36'00" with a radius of 601.70 feet, an arc length of 247.84 feet and the chord of which bears North 23°19'32" West, 246.09 feet; thence, North 44°13'51" West, 291.00 feet; thence, North 48°39'51" West, 116.00 feet; thence, North 52°35'21" West, 192.30 feet; thence along a non tangent curve concave to the south having a central angle of 18°00'00" with a radius of 442.46 feet, an arc length of 139.00 feet and the chord of which bears North 69°39'51" West, 138.43 feet; thence, North 83°46'25" West, 193.10 feet to a point on the South right-of-way line of US Highway 34; thence, along said South right-of-way line, South 89°05'05" West, 1,517.41 feet; thence, North 00°35'00" East, 50.00 feet; thence, North 01°53'21" West, 113.19 feet; thence, North 05°36'06" East, 18.19 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line by the following three (3) courses and distances, North 89°12'49" East, 149.66 feet; thence, North 89°15'11" East, 919.97 feet; thence, South 87°17'25" East, 87.69 feet to a point on the Northerly right-of-way line of Interstate Highway No. 25; thence, along said Northerly right-of-way line and along the Westerly right-of-way of said Interstate Highway No. 25 by the following nine (9) courses and distances beginning along a non tangent curve concave to the northwest having a central angle of 70°00'20" with a radius of 112.20 feet, an arc length of 137.09 feet and the chord of which bears North 35°10'11" East, 128.72 feet; thence along a non tangent curve concave to the southeast having a central angle of 85°00'20" with a radius of 204.30 feet, an arc length of 303.11 feet and the chord of which bears North 41°18'59" East,

276.06 feet; thence, North 84°11'34" East, 474.48 feet; thence along a non tangent curve concave to the northwest having a central angle of 82°23'57" with a radius of 586.70 feet, an arc length of 843.75 feet and the chord of which bears North 43°08'51" East, 772.90 feet; thence, North 01°56'53" East, 210.54 feet; thence, North 15°55'18" West, 64.40 feet; thence, North 17°50'18" East, 74.82 feet; thence, North 01°55'19" East, 880.80 feet; thence, North 03°58'57" West, 1.00 feet to a point on the existing Urban Renewal Area boundary line; thence, along said boundary line by the following thirteen (13) courses and distances, South 89°24'42" East, 3.95 feet; thence, South 89°23'05" East, 277.41 feet; thence, South 00°36'53" West, 71.81 feet; thence, South 00°35'10" West, 230.11 feet, thence, South 00°33'26" West, 451.62 feet; thence, South 00°10'40" West, 471.50 feet; thence along a non tangent curve concave to the northeast having a central angle of 50°42'44" with a radius of 586.70 feet, an arc length of 519.28 feet and the chord of which bears South 23°28'47" East, 502.50 feet; thence, South 48°50'18" East, 351.88 feet; thence, South 79°01'48" East, 292.40 feet; thence, North 89°09'42" East, 100.40 feet; thence, South 47°25'44" East, 198.03 feet to a point on the North right-of-way line of US Highway No. 34; thence, along said North right-of-way line, North 89°12'04" East, 1,552.14 feet; thence, South 00°20'47" West,

130.26 feet to the Point of Beginning.

(Contains 3,620,321 square feet or 83.111 acres)

ALSO:

A tract of land located in the Northwest Quarter of Section 2 and the Northeast Quarter of Section 3 all in Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the West line of the Northwest Quarter of said Section 2 as bearing North 01°07'37" East and with all bearings contained herein relative thereto:

BEGINNING at the West Quarter comer of said Section 2; thence, South 89°19'03" West, 35.57 feet; thence, North 01°07'37" East, 557.18 feet; thence, along a tangent curve concave to the Southwest having a central angle of 57°21'48", a radius of 28.50 feet, an arc length of 28.53 feet and the chord of which bears North 27°03'17" West,

27.36 feet; thence along a non-tangent line, North 01°07'37" East, 60.09 feet; thence, North 88°52'23" West, 21.32 feet; thence, North 01°07'37" East, 437.00 feet; thence, South 88°52'23" East, 26.10 feet; thence, North 04°33'38" East, 136.34 feet; thence, along a tangent curve concave to the West having a central angle of 03°26'01", a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears North 02°50'37" East, 5.90 feet; thence, North 01°07'37" East, 126.00 feet; thence, along a tangent curve concave to the Southwest having a central angle of 90°00'00", a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears North 43°52'23" West, 26.16 feet; thence, North 88°52'23" West, 12.00 feet; thence, North 01°07'35" East, 13.50 feet; thence, North 01°07'36" East, 13.50 feet; thence, along a curve concave to the Northwest having a central angle of 90°00'07", a radius of 18.50 feet, an arc length of

29.06 feet and the chord of which bears North 46°07'37" East, 26.16 feet; thence, North 01°07'37" East, 231.60 feet; thence, along a tangent curve concave to the East having a central angle of 03°49'11", a radius of 101.50 feet, an arc length of 6.77 feet and the chord of which bears North 03°02'12" East, 6.77 feet; thence, North 04°56'48" East,

173.46 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}49'11''$ , a radius of 98.50 feet, an arc length of 6.57 feet and the chord of which bears North  $03^{\circ}02'12''$  East, 6.57 feet; thence, North  $01^{\circ}07'37''$  East, 450.00 feet; thence, continuing along line, North  $01^{\circ}07'37''$  East, 36.65 feet; thence, along a tangent curve concave to the West having a central angle of  $05^{\circ}29'10''$ , a radius of 96.50 feet, an arc length of 9.24 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.24 feet; thence, North  $04^{\circ}21'33''$  West, 115.93 feet; thence, along a tangent curve concave to the East having a central angle of  $05^{\circ}29'10''$ , a radius of 103.50 feet, an arc length of 9.91 feet and the chord of which bears North  $01^{\circ}36'58''$  West, 9.91 feet; thence, along a curve concave to the West having a central angle of  $19^{\circ}38'39''$ , a radius of 173.50 feet, an arc length of 59.49 feet and the chord of which bears North  $08^{\circ}41'38''$  West, 59.19 feet; thence, along a compound curve concave to the Southwest having a central angle of  $51^{\circ}47'59''$ , a radius of 63.50 feet, an arc length of 57.41 feet and the chord of which bears North  $44^{\circ}24'57''$  West, 55.47 feet; thence, along a compound curve concave to the South having a central angle of  $16^{\circ}38'23''$ , a radius of 173.50 feet, an arc length of 50.39 feet and the chord of which bears North  $78^{\circ}38'08''$  West, 50.21 feet; thence along a non-tangent line, South  $89^{\circ}57'24''$  East, 146.69 feet; thence, South  $01^{\circ}07'37''$  West, 0.03 feet; thence, North  $89^{\circ}10'57''$  East, 148.12 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $11^{\circ}29'44''$ , a radius of 173.50 feet, an arc length of 34.81 feet and the chord of which bears South  $64^{\circ}41'04''$  West, 34.75 feet; thence, along a compound curve concave to the Southeast having a central angle of  $26^{\circ}42'17''$ , a radius of 63.50 feet, an arc length of 29.60 feet and the chord of which bears South  $45^{\circ}35'03''$  West, 29.33 feet; thence, along a compound curve concave to the East having a central angle of  $30^{\circ}23'12''$ , a radius of 173.50 feet, an arc length of 92.02 feet and the chord of which bears South  $17^{\circ}02'19''$  West, 90.94 feet; thence, South  $01^{\circ}07'37''$  West, 160.18 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.37 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 152.03 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $90^{\circ}00'04''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $43^{\circ}52'25''$  East, 26.16 feet; thence, South  $88^{\circ}52'27''$  East, 12.00 feet; thence, South  $01^{\circ}07'33''$  West, 27.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $89^{\circ}59'56''$ , a radius of 18.50 feet, an arc length of 29.06 feet and the chord of which bears South  $46^{\circ}07'35''$  West, 26.16 feet; thence, South  $01^{\circ}07'37''$  West, 231.16 feet; thence, along a tangent curve concave to the west having a central angle of  $04^{\circ}23'54''$ , a radius of 101.50 feet, an arc length of 7.79 feet and the chord of which bears South  $03^{\circ}19'34''$  West, 7.79 feet; thence, South  $05^{\circ}31'31''$  West, 193.91 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}15'09''$ , a radius of 98.50 feet, an arc length of 5.59 feet and the chord of which bears South  $03^{\circ}53'56''$  West, 5.59 feet; thence, South  $02^{\circ}16'22''$  West, 427.08 feet; thence, along a tangent curve concave to the east having a central angle of  $01^{\circ}08'45''$ , a radius of 98.50 feet, an arc length of 1.97 feet and the chord of which bears South  $01^{\circ}41'59''$  West, 1.97 feet; thence, South  $01^{\circ}07'37''$  West, 331.23 feet; thence, along a tangent curve concave to the Northeast having a central angle of  $89^{\circ}59'59''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $43^{\circ}52'23''$  East, 40.31 feet; thence, South  $88^{\circ}52'23''$  East, 12.00 feet; thence, South  $01^{\circ}07'37''$  West,

39.00 feet; thence, along a non-tangent curve concave to the Southeast having a central angle of  $90^{\circ}00'01''$ , a radius of 28.50 feet, an arc length of 44.77 feet and the chord of which bears South  $46^{\circ}07'37''$  West, 40.31 feet; thence, South  $01^{\circ}07'37''$  West, 284.16 feet; thence, along a tangent curve concave to the West having a central angle of  $03^{\circ}26'01''$ , a radius of 101.50 feet, an arc length of 6.08 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 6.08 feet; thence, South  $04^{\circ}33'38''$  West, 194.36 feet; thence, along a tangent curve concave to the East having a central angle of  $03^{\circ}26'01''$ , a radius of 98.50 feet, an arc length of 5.90 feet and the chord of which bears South  $02^{\circ}50'37''$  West, 5.90 feet; thence, South  $01^{\circ}07'37''$  West, 70.19 feet; thence, South  $89^{\circ}03'30''$  West, 47.48 feet to the Point of Beginning.

(Contains 271,937 square feet or 6.243 acres)

ALSO:

A tract of land located in Section 4 and Section 5, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Northwest Quarter of said Section 4 as bearing North  $89^{\circ}18'02''$  West and with all bearings contained herein relative thereto:

Commencing at the West Quarter corner of said Section 4; thence, South  $59^{\circ}49'55''$  West, 58.47 feet to the POINT OF BEGINNING; thence, along the West right-of-way line of Boyd Lake Avenue, North  $01^{\circ}03'43''$  East, 30.32 feet; thence, continuing along said West right-of-way line, North  $01^{\circ}03'56''$  East, 1320.70 feet; thence, South  $89^{\circ}18'01''$  East, 2,677.22 feet; thence, South  $89^{\circ}17'53''$  East, 1096.70 feet to a point on the Northeasterly line of that tract of land described at Reception No. 20040014309 and the Southwesterly line of the Union Pacific Railroad; thence, along said line, South  $49^{\circ}21'40''$  East, 1766.92 feet; thence, South  $25^{\circ}21'00''$  West, 15.16 feet; thence, along a curve concave to the east having a central angle of  $37^{\circ}55'36''$  with a radius of 221.00 feet, an arc length of 146.29 feet and the chord of which bears South  $06^{\circ}19'55''$  West, 143.63 feet; thence, North  $89^{\circ}17'52''$  West, 2,441.80 feet; thence, South  $00^{\circ}42'03''$  West, 60.00 feet to a point being on the South right-of-way line of East 37th Street; thence, along said South right-of-way line, North  $89^{\circ}18'02''$  West, 2675.04 feet to the Point of Beginning.

(Contains 6,015,356 square feet or 138.094 acres)

EXCEPT a parcel of land in the Northwest One Quarter of Section 4, Township 5 North, Range 68 West, of the Sixth Principal Meridian, in the City of Loveland, County of Larimer, State of Colorado, said parcel being more particularly described as follows:

Basis of Bearings: Bearings are based upon the North Line of the South One Half of Section 4 from the West One Quarter Corner of said Section 4 as monumented by a 2.5" aluminum cap, on #6 rebar, 0.2' below asphalt roadway, stamped "T5N R69W, 1/4, |, \*, |, 2012, LS 32829" to the East One Quarter Corner of said Section 4 as monumented by a 2.5" aluminum cap, 0.8' below ground surface, stamped "T5N R68W, 1/4, |, 4 \* 3, |, 1998, SBG LS 14823", said to bear South  $89^{\circ}17'57''$  East a distance of 5250.62 Feet;

COMMENCING (P.O.C.) at said West One Quarter Corner of Section 4; Thence South  $89^{\circ}18'02''$  East along the North Line of the Northwest One Quarter of the Southwest One Quarter of said Section 4, a distance of 60.07 Feet to the POINT OF BEGINNING (P.O.B.);

Thence North  $00^{\circ}03'10''$  East, a distance of 15.70 Feet to a point of tangent curve and the Southerly extension of the Easterly Right of Way Line of North Boyd Lake Avenue as shown on the Plat of said Savanna Fourth Subdivision (Reception No. 20190004198);

Thence along said Easterly Right of Way Line of North Boyd Lake Avenue, Northerly 99.93 Feet along the arc of a curve to the right, having a radius of 1400.00 Feet and a central angle of  $4^{\circ}05'22''$ , subtended by a chord which bears North  $03^{\circ}05'52''$  East, a distance of 99.90 Feet;

Thence continuing along said Easterly Right of Way Line of North Boyd Lake Avenue and the Southerly Right of Way Line of Kendall Parkway as shown on the Plat of said Savanna Fourth Subdivision, the following seventeen (17) courses:

- 1) North  $05^{\circ}08'33''$  East, a distance of 228.51 Feet to a point of tangent curve;
- 2) Northerly 24.44 Feet along the arc of a curve to the left, having a radius of 1451.00 Feet and a central angle of  $0^{\circ}57'54''$ , subtended by a chord which bears North  $04^{\circ}39'36''$  East, a distance of 24.44 Feet;
- 3) North  $04^{\circ}10'39''$  East, a distance of 112.66 Feet;
- 4) North  $05^{\circ}51'04''$  East, a distance of 25.60 Feet to a point of tangent curve;
- 5) Northeasterly 97.15 Feet along the arc of a curve to the right, having a radius of 96.00 Feet and a central angle of  $57^{\circ}58'45''$ , subtended by a chord which bears North  $34^{\circ}50'27''$  East, a distance of 93.05 Feet;
- 6) North  $63^{\circ}49'50''$  East, a distance of 0.39 Feet to a point of tangent curve;
- 7) Northeasterly 70.68 Feet along the arc of a curve to the right, having a radius of 276.00 Feet and a central angle of  $14^{\circ}40'24''$ , subtended by a chord which bears North  $71^{\circ}10'02''$  East, a distance of 70.49 Feet, to a point of tangent compound curve;
- 8) Easterly 8.52 Feet along the arc of a curve to the right, having a radius of 86.00 Feet and a central angle of  $5^{\circ}40'42''$ , subtended by a chord which bears North  $81^{\circ}20'35''$  East, a distance of 8.52 Feet;
- 9) North  $84^{\circ}10'56''$  East, a distance of 71.57 Feet;
- 10) North  $90^{\circ}00'00''$  East, a distance of 38.41 Feet to a point of tangent curve;
- 11) Southeasterly 461.70 Feet along the arc of a curve to the right, having a radius of 556.00 Feet and a central angle of  $47^{\circ}34'42''$ , subtended by a chord which bears South  $66^{\circ}12'39''$  East, a distance of 448.55 Feet;
- 12) South  $42^{\circ}25'18''$  East, a distance of 274.96 Feet to a point of tangent curve;
- 13) Southeasterly 162.50 Feet along the arc of a curve to the left, having a radius of 644.00 Feet and a central angle of  $14^{\circ}27'27''$ , subtended by a chord which bears South  $49^{\circ}39'01''$  East, a distance of 162.07 Feet to a point of tangent reverse curve;
- 14) Southeasterly 20.48 Feet along the arc of a curve to the right, having a radius of 50.00 Feet and a central angle of  $23^{\circ}28'17''$ , subtended by a chord which bears South  $45^{\circ}08'37''$  East, a distance of 20.34 Feet;
- 15) South  $33^{\circ}24'29''$  East, a distance of 11.82 Feet to a point of tangent curve;
- 16) Southerly 11.45 Feet along the arc of a curve to the right, having a radius of 29.00 Feet and a central angle of  $22^{\circ}37'16''$ , subtended by a chord which bears South  $22^{\circ}05'50''$  East, a



distance of 11.38 Feet, to a point of tangent reverse curve;

17) Southeasterly 53.15 Feet along the arc of a curve to the left, having a radius of 101.00 Feet and a central angle of  $30^{\circ}09'06''$ , subtended by a chord which bears South  $25^{\circ}51'45''$  East, a distance of 52.54 Feet, to a point of tangent reverse curve;

Thence continuing along said Southerly Right of Way Line of Kendall Parkway and its Southerly extension, Southeasterly 35.52 Feet along the arc of a curve to the right, having a radius of 177.00 Feet and a central angle of  $11^{\circ}29'54''$ , subtended by a chord which bears South  $35^{\circ}11'21''$  East, a distance of 35.46 Feet, to a point of tangent compound curve;

Thence Southeasterly 29.79 Feet along the arc of a curve to the right, having a radius of 477.00 Feet and a central angle of  $3^{\circ}34'43''$ , subtended by a chord which bears South  $27^{\circ}39'03''$  East, a distance of 29.79 Feet to said North Line of the Northwest One Quarter of the Southwest One Quarter of Section 4;

Thence North  $89^{\circ}18'02''$  West along said North Line of the Northwest One Quarter of the Southwest One Quarter of Section 4, a distance of 1079.14 Feet to the POINT OF BEGINNING (P.O.B.).

The above described parcel description contains 475,371 Square Feet (10.913 Acres) more or less.

ALSO:

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, Larimer County, Colorado being more particularly described as follows:

Considering the North line of the Northwest Quarter of said Section 10 as bearing North  $89^{\circ}02'24''$  East and with all bearings contained herein relative thereto:

Commencing at the Northwest Corner of said Section 10; thence along said North line, North  $89^{\circ}02'24''$  East, 1073.90 feet; thence, South  $01^{\circ}00'33''$  East, 73.03 feet to the POINT OF BEGINNING; thence, North  $88^{\circ}53'15''$  East, 1290.29 feet; thence along a curve concaved to the Southwest having a central angle of  $50^{\circ}43'17''$  with a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears South  $65^{\circ}45'06''$  East, 42.83 feet; thence, South  $00^{\circ}01'55''$  West, 1325.62 feet to a point on the North line of Parcel 2, Cloverleaf Kennel Club MLD# 98-S1326; thence along said North line, North  $89^{\circ}22'05''$  West, 1305.48 feet; thence along the East line of said Parcel 2, North  $01^{\circ}00'33''$  West, 1303.96 feet to the Point of Beginning.

(Contains 1,743,714 square feet or 40.030 acres)

ALSO:

A tract of land located in the Northeast Quarter of Section 10 and in the West Half of Section 11, Township 5 North, Range 68 West of the 6<sup>th</sup> Principal Meridian, City of Loveland, County of

Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing South  $89^{\circ}11'17''$  West and with all bearings contained herein relative thereto;

Commencing at the South Quarter corner of said Section 11; thence, along the East line of the Southwest Quarter of said Section 11, North  $00^{\circ}20'46''$  East, 875.72 feet to the POINT OF BEGINNING, said point also being a point on the Southwest line of the tract of land described at Reception No. 2004-0096015 on file at the Office of the Clerk and Recorder of said Larimer County; thence, along said Southwest line by the following five (5) courses and distance, North  $68^{\circ}06'08''$  West, 477.61 feet; thence along a non tangent curve concave to the northeast having a central angle of  $28^{\circ}44'01''$  with a radius of 3,769.83 feet, an arc length of 1,890.56 feet and the chord of which bears North  $53^{\circ}46'19''$  West, 1,870.81 feet; thence, North  $39^{\circ}25'53''$  West, 614.93 feet; thence, North  $39^{\circ}23'07''$  West, 385.34 feet; thence, North  $39^{\circ}24'51''$  West, 696.74 feet; thence, North  $40^{\circ}35'09''$  East, 235.77 feet; thence, along a curve concave to the west having a central angle of  $40^{\circ}14'17''$  with a radius of 1,075.00 feet, an arc length of 754.96 feet and the chord of which bears North  $20^{\circ}28'00''$  East, 739.54 feet to a point on the West line of the Northwest Quarter of said Section 11; thence, along said West line, North  $00^{\circ}20'51''$  East, 555.72 feet; thence, North  $72^{\circ}19'56''$  East, 299.20 feet; thence along a non tangent curve concave to the southwest having a central angle of  $85^{\circ}10'47''$  with a radius of 859.61 feet, an arc length of 1,277.95 feet and the chord of which bears South  $65^{\circ}01'12''$  East, 1,163.47 feet; thence, South  $22^{\circ}34'33''$  East, 1,118.45 feet; thence along a non tangent curve concave to the northeast having a central angle of  $49^{\circ}39'49''$  with a radius of 1,384.76 feet, an arc length of 1,200.30 feet and the chord of which bears South  $47^{\circ}24'11''$  East, 1,163.07 feet to a point on the East line of the Northwest Quarter of said Section 11; thence, along said East line and the East line of the Southwest Quarter of said Section 11, South  $00^{\circ}20'47''$  West, 1802.01 feet to the Point of Beginning.

(Contains 6,637,192 square feet or 152.369 acres)

ALSO:

A tract of land located in the Southwest Quarter of Section 11, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the South line of the Southwest Quarter of said Section 11 as bearing North  $89^{\circ}11'17''$  East and with all bearings contained herein relative thereto:

Commencing at the South Quarter corner of said Section 11; thence along the East line of said Southwest Quarter, North  $00^{\circ}20'30''$  East, 131.31 feet to a point on the North right-of-way line of East Eisenhower Blvd. (U.S. Highway No. 34), said point being the POINT OF BEGINNING; thence, along said North line, and along a curve concave to the north having a central angle of  $00^{\circ}11'45''$ , a radius of 28,557.90 feet, an arc length of 97.61 feet and the chord of which bears South  $89^{\circ}03'54''$  West, 97.61 feet; thence, continuing along said North line, South  $89^{\circ}09'47''$  West, 386.50 feet to a point on the Northerly line of Millennium East First Subdivision; thence,

along said North line by the following five courses and distances, North 00°20'28" East, 23.11 feet; thence, North 89°03'44" West, 23.49 feet; thence, North 00°50'13" West, 76.16 feet; thence, North 88°14'04" West, 528.37 feet; thence, North 00°20'30" East, 938.15 feet to a point on the Southerly right-of-way line of the Union Pacific Railroad; thence, along said Southerly line along a non-tangent curve concave to the northeast having a central angle of 08°44'52", a radius of 3,919.83 feet, an arc length of 598.47 feet and the chord of which bears South 63°46'12" East, 597.89 feet; thence, continuing along said Southerly line, South 68°08'38" East, 536.80 feet to a point on the East line of said Southwest Quarter; thence, along said East line, South 00°20'30" West, 582.75 feet to the Point of Beginning.

(Contains 776,597 square feet or 17.828 acres)

ALSO:

Tract A of the Millennium Northwest Fourth Subdivision recorded January 15, 2014 at Reception No. 20140002625 of the Records of Larimer County situated in the Southwest Quarter of Section 4 and in the North Half of Section 9, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado.

(Contains 584,224 square feet or 13.412 acres)

ALSO:

A tract of land located in Section 34, Township 6 North, Range 68 West of the 6th Principal Meridian and in Section 3, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the Center Section line of Section 34 as bearing North 00°00'26" East and with all bearings contained herein relative thereto:

BEGINNING at the South Quarter corner of said Section 34; thence, South 72°23'38" West, 469.20 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line, North 51°26'18" West, 108.50 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'18" West, 900.00 feet; thence, North 65°41'48" West, 109.70 feet; thence, North 00°04'42" East, 60.00 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line the following 4 courses and distances: North 65°51'12" East, 109.70 feet; thence, South 89°55'18" East, 326.73 feet; thence, South 89°54'40" East, 40.00 feet; thence, South 89°55'19" East, 533.35 feet to the West right-of-way line of Interstate 25; thence along said West right-of-way line the following 3 courses and distances: thence, North 46°51'41" East, 120.35 feet; thence, North 10°04'11" East, 608.30 feet; thence, North 06°53'11" East, 704.20 feet; thence North 72°09'04" East, 315.81 feet to the East right-of-way line of Interstate 25; thence along said East right-of-way line the following 3 courses and distances: South 08°09'08" East, 809.43 feet; thence, South 09°46'48" East, 610.00 feet; thence, South 34°30'18" East, 92.13 feet to the North right-of-way line of Crossroads Boulevard; thence along said North right-of-way line, South 89°55'18" East, 150.00 feet; thence, South 65°41'31" East, 109.73 feet; thence, South 00°04'41" West, 60.02 feet;

thence, South 65°51'11" West, 109.67 feet to the South right-of-way line of Crossroads Boulevard; thence along said South right-of-way line, North 89°55'19" West, 150.00 feet; thence. North 76°38'29" West, 326.73 feet to the Point of Beginning.

(Contains 1,020,926 square feet or 23.437 acres)

ALSO:

Boyd Lake Avenue Right of Way, located in the West Half of Section 4, East Half of Section 5, East Half of Section 8 and the West Half of Section 9, all in Township 5 North, Range 68 West of the 6th P.M., Larimer County, Colorado, described as follows:

Commencing at the northwest corner of the Southwest Quarter of said Section 4, monumented with a 2 ½" Aluminum cap on a ¾" rebar stamped LS 32829, 2012;  
 Thence North 01° 08' 42" East for 40.00 feet on the west line of the Northwest Quarter of said Section 4 to the True Point of Beginning;  
 Thence South 89° 18' 02" East for 50.00 feet;  
 Thence South 01° 08' 42" West for 40.00 feet parallel with and 50.00 feet east of the west line of the Northwest Quarter of said Section 4 to the north line of the Southwest Quarter of said Section 4;  
 Thence South 01° 03' 12" West for 266.96 feet parallel with and 50.00 feet east of the west line of said Southwest Quarter of Section 4;  
 Thence South 06° 00' 20" West for 231.68 feet;  
 Thence South 01° 03' 12" West for 2144.42 feet parallel with and 30.00 feet east of the west line of said Southwest Quarter of Section 4 to the south line thereof;  
 Thence South 00° 24' 07" West for 723.87 feet parallel with and 30.00 feet east of the west line of the Northwest Quarter of said Section 9 to the north right of way line of Long Pine Lake Drive;  
 Thence South 89° 35' 57" East for 30.00 feet on said north right of way line;  
 Thence South 00° 24' 07" West for 218.26 feet to the south right of way line of Long Pine Lake Drive;  
 Thence along a curve to the left (having a radius of 48.00 feet and a long chord bearing South 23°24'55" West for 44.34 feet) for an arc length of 46.09 feet on said south right of way line;  
 Thence South 04° 05' 26" East for 160.40 feet;  
 Thence along a curve to the right (having a radius of 1552.50 feet and a long chord bearing South 01°50'40" East for 121.70 feet) for an arc length of 121.72 feet;  
 Thence South 00° 24' 07" West for 989.74 feet parallel with and 60.00 feet east of the west line of said Northwest Quarter of Section 9;  
 Thence South 04° 26' 33" East for 184.67 feet;  
 Thence along a curve to the left (having a radius of 500.00 feet and a long chord bearing South 13°29'58" East for 115.38 feet) for an arc length of 115.64 feet;  
 Thence South 57° 50' 52" East for 106.76 feet to the north right of way line of Lost Creek Drive;  
 Thence South 89° 16' 50" East for 0.83 feet on said north right of way line;  
 Thence South 00° 43' 14" West for 64.01 feet to the south right of way line of

Lost Creek Drive;

Thence South  $48^{\circ} 26' 23''$  West for 14.03 feet;

Thence along a curve to the left (having a radius of 95.00 feet and a long chord bearing South  $48^{\circ} 26' 23''$  West for 127.04 feet) for an arc length of 139.15 feet;

Thence South  $06^{\circ} 28' 38''$  West for 327.73 feet;

Thence South  $00^{\circ} 24' 07''$  West for 506.74 feet parallel with and 30.00 feet east of the west line of the Southwest Quarter of said Section 9;

Thence South  $89^{\circ} 36' 48''$  East for 15.00 feet;

Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South  $44^{\circ} 35' 51''$  East for 21.21 feet) for an arc length of 23.56 feet;

Thence South  $00^{\circ} 24' 12''$  West for 32.00 feet;

Thence along a curve to the left (having a radius of 15.00 feet and a long chord bearing South  $45^{\circ} 24' 10''$  West for 21.21 feet) for an arc length of 23.56 feet;

Thence North  $89^{\circ} 35' 48''$  West for 15.00 feet;

Thence South  $00^{\circ} 24' 07''$  West for 589.18 feet parallel with and 55.00 feet east of the west line of said Southwest Quarter of Section 9 to the north line of the Greeley-Loveland Irrigation Canal;

Thence South  $87^{\circ} 40' 38''$  West for 25.03 feet on said north line;

Thence South  $00^{\circ} 24' 07''$  West for 52.47 feet to the south line of the Greeley-Loveland Irrigation Canal;

Thence South  $89^{\circ} 29' 56''$  West for 29.99 feet to the west line of said Northwest Quarter of Section 9;

Thence North  $89^{\circ} 35' 53''$  West for 50.00 feet;

Thence North  $00^{\circ} 24' 07''$  East for 38.05 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of Section 8;

Thence South  $86^{\circ} 36' 15''$  East for 20.03 feet;

Thence North  $00^{\circ} 24' 07''$  East for 1628.35 feet parallel with and 30.00 feet west of the east line of said Southeast Quarter of Section 8 to the north line thereof;

Thence North  $00^{\circ} 24' 07''$  East for 1888.85 feet parallel with and 30.00 feet west of the east line of the Northeast Quarter of said Section 8 to the north right of way line of Frank Road;

Thence North  $88^{\circ} 04' 40''$  West for 20.01 feet on said north right of way line;

Thence North  $00^{\circ} 24' 07''$  East for 748.44 feet parallel with and 50.00 feet west of the east line of said Northeast Quarter of Section 8 to the north line thereof;

Thence North  $01^{\circ} 03' 12''$  East 2641.97 feet parallel with and 50.00 feet west of the east line of the Southeast Quarter of said Section 5 to the north line thereof;

Thence North  $01^{\circ} 08' 42''$  East for 40.00 feet parallel with and 50.00 feet west of the east line of Northeast Quarter of said Section 5;

Thence South  $89^{\circ} 18' 02''$  East for 50.00 feet to the Point of Beginning;

Thence South  $89^{\circ} 18' 02''$  East for 50.00 feet on the north line of said Southeast Quarter of Section 5 to the Point of Beginning.

(Contains 623,611 Square feet or 14.316 acres.)

ALSO:

A tract of land located in the Northwest Quarter of Section 10, Township 5 North, Range 68 West of the 6th Principal Meridian, City of Loveland, County of Larimer, State of Colorado being more particularly described as follows:

Considering the East line of the Northwest Quarter of said Section 10 as bearing North  $00^{\circ}21'14''$  East and with all bearings contained herein relative thereto:

Commencing at the North Quarter corner of said Section 10; thence, South  $81^{\circ}10'16''$  West 225.65 feet to the POINT OF BEGINNING, said point being a point on the West right-of-way line of Interstate Highway No. 25; thence, along said West right-of-way line. South  $00^{\circ}04'38''$  East, 1383.69 feet to a point on the North line of Lot 1, Block 1, Twin Peaks First Subdivision; thence, along said North line, South  $89^{\circ}48'11''$  West, 10.00 feet; thence, continuing along said North line, North  $89^{\circ}35'49''$  West, 2.83 feet; thence, North  $00^{\circ}04'38''$  West, 1325.54 feet; thence along a curve concave to the Southwest having a central angle of  $50^{\circ}43'17''$ , a radius of 50.00 feet, an arc length of 44.26 feet and the chord of which bears North  $65^{\circ}51'39''$  West 42.83 feet; thence, South  $88^{\circ}46'42''$  West 1290.29 feet to a point on the East line of Outlot B, Twin Peaks First Subdivision; thence along said East line, North  $01^{\circ}14'19''$  West 40.30 feet to a point on the South right-of-way line of East 29th Street; thence along said South line, North  $88^{\circ}48'40''$  East 1342.99 feet to the Point of Beginning.

(Contains 70,916 Square feet or 1.628 acres more or less)

ALSO:

A parcel of land, being a portion of that parcel of land as described in Special Warranty Deed recorded March 5, 2007 at Reception Number 20070016551 of the Records of Larimer County, situate in the Northeast Quarter (NE1/4) of Section Sixteen (16), Township Five North (T.5N.), Range Sixty-eight West (R.68W.) of the Sixth Principal Meridian (6th P.M.), City of Loveland, County of Larimer, State of Colorado, being more particularly described as follows:

COMMENCING at the East Quarter corner of said Section 16 as monumented by a #6 rebar with a 2.5" aluminum cap LS illegible and assuming the East line of the NE1/4 of said Section 16 as monumented on the North end by a 3.25" brass cap LS 16415 as bearing North  $00^{\circ}18'43''$  East, being a grid bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983, a distance of 2634.51 feet with all other bearings contained herein being relative thereto;

The lineal dimensions as contained herein are based upon the "U.S. Survey Foot."

THENCE North  $00^{\circ}18'43''$  East along the East line of the NE1/4 of said Section 16 a distance of 103.32 feet to a point on the North line of that parcel of land as described in Warranty Deed recorded August 4, 1902 in Book 168 at Page 311 and to the POINT OF BEGINNING;

Thence along the North line of said Warranty Deed the following Three (3) courses and distances: THENCE South  $89^{\circ}55'06''$  West a distance of 10.24 feet;

THENCE South  $89^{\circ}48'54''$  West a distance of 645.84 feet;  
 THENCE South  $89^{\circ}39'49''$  West a distance of 9.80 feet;  
 THENCE North  $00^{\circ}18'43''$  East a distance of 872.88 feet;  
 THENCE North  $89^{\circ}49'03''$  East a distance of 665.88 feet to a point on the East line of the NE1/4 of said Section 16;  
 THENCE South  $00^{\circ}18'43''$  West along the East line of the NE1/4 of said Section 16 a distance of 872.84 feet to the POINT OF BEGINNING.

(Contains 581,185 square feet or 13.34 acres more or less)

ALSO:

A tract of land located in the Northeast Quarter of Section 16 and the Southeast Quarter of Section 9, Township 5 North, Range 68 West of the 6th Principal Meridian, County of Larimer, State of Colorado being more particularly described as follows:

Considering the North line of the Northeast Quarter of said Section 16 as bearing South  $89^{\circ}24'51''$  East and with all bearings contained herein relative thereto:

BEGINNING at the Northeast Corner of said Section 16; thence along the East line of the Northeast Quarter of said Section 16, South  $00^{\circ}18'41''$  West, 50.00 feet to the South right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said South right-of-way line, North  $89^{\circ}24'51''$  West, 2628.49 feet to the West line of said Northeast Quarter; thence along said West line North  $00^{\circ}27'25''$  East, 50.00 feet to a point being the North Quarter corner of said Section 16; thence, North  $00^{\circ}19'12''$  East, 105.23 feet to a point on the North right-of-way line of East Eisenhower Blvd. (US Highway No. 34); thence, along said North right-of-way line by the following six (6) courses and distances, North  $88^{\circ}10'48''$  East, 236.55 feet; thence, South  $89^{\circ}21'11''$  East, 910.55 feet; thence, South  $89^{\circ}21'35''$  East, 100.04 feet; thence, North  $00^{\circ}57'28''$  West, 9.19 feet; thence, South  $89^{\circ}21'55''$  East, 1219.64 feet; thence, North  $87^{\circ}22'04''$  East, 159.57 feet; thence, South  $05^{\circ}36'06''$  West, 18.19 feet; thence, South  $01^{\circ}53'21''$  East, 113.19 feet to the Point of Beginning.

(Contains 443,117 square feet or 10.173 acres)

The above described tracts of land contain 85,999,768 feet or 1,974.283 acres more or less and are subject to all easements and rights-of-way now on recorded or existing.