

**EXHIBIT "A"**  
**RIGHT-OF-WAY NUMBER: RW-273**  
**PROJECT NUMBER: IMP-3056-1603**  
**SECTION 25, TOWNSHIP 2 SOUTH, RANGE 68 WEST**  
**SIXTH PRINCIPAL MERIDIAN**  
**ADAMS COUNTY**

**DESCRIPTION**

A tract or parcel of land No. RW-273 of Adams County Project Number IMP-3056-1603, containing 363 square feet, more or less, being a portion of Lot 1, Devonshire Square Third Filing, a subdivision recorded on January 10, 2000, at File 18, Map 162, of the records of the Adams County Clerk and Recorders Office, situated in the Northwest Quarter of Section 25 Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado, being more particularly described as follows:

**COMMENCING** at the Northwest corner of Section 25 whence the West Line of the Northwest quarter of Section 25 bears S01°03'26"E a distance of 2637.47 feet;

Thence S87°09'36"E, a distance of 1019.98 feet to the Northwest corner of said Lot 1, Devonshire Square Third Filing and the

**POINT OF BEGINNING PARCEL RW-273;**

Thence S89°29'27"E along the northerly boundary of said parcel, a distance of 20.07 feet to a point on the easterly boundary of said Lot 1;

Thence S30°41'04"W, a distance of 41.90 feet to a point on the westerly boundary of said Lot 1;

Thence N02°04'33"E along the westerly boundary of said parcel, a distance of 36.23 feet to the

**POINT OF BEGINNING PARCEL RW-273.**

**Containing 363 sq. ft. +/-**

I, Jerry R. Johnson, Colorado Professional Surveyor in the State of Colorado, do hereby certify that this easement description and the field survey on the ground upon which it is based were performed by me or under my direct supervision.

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Jerry R. Johnson, PLS 29417

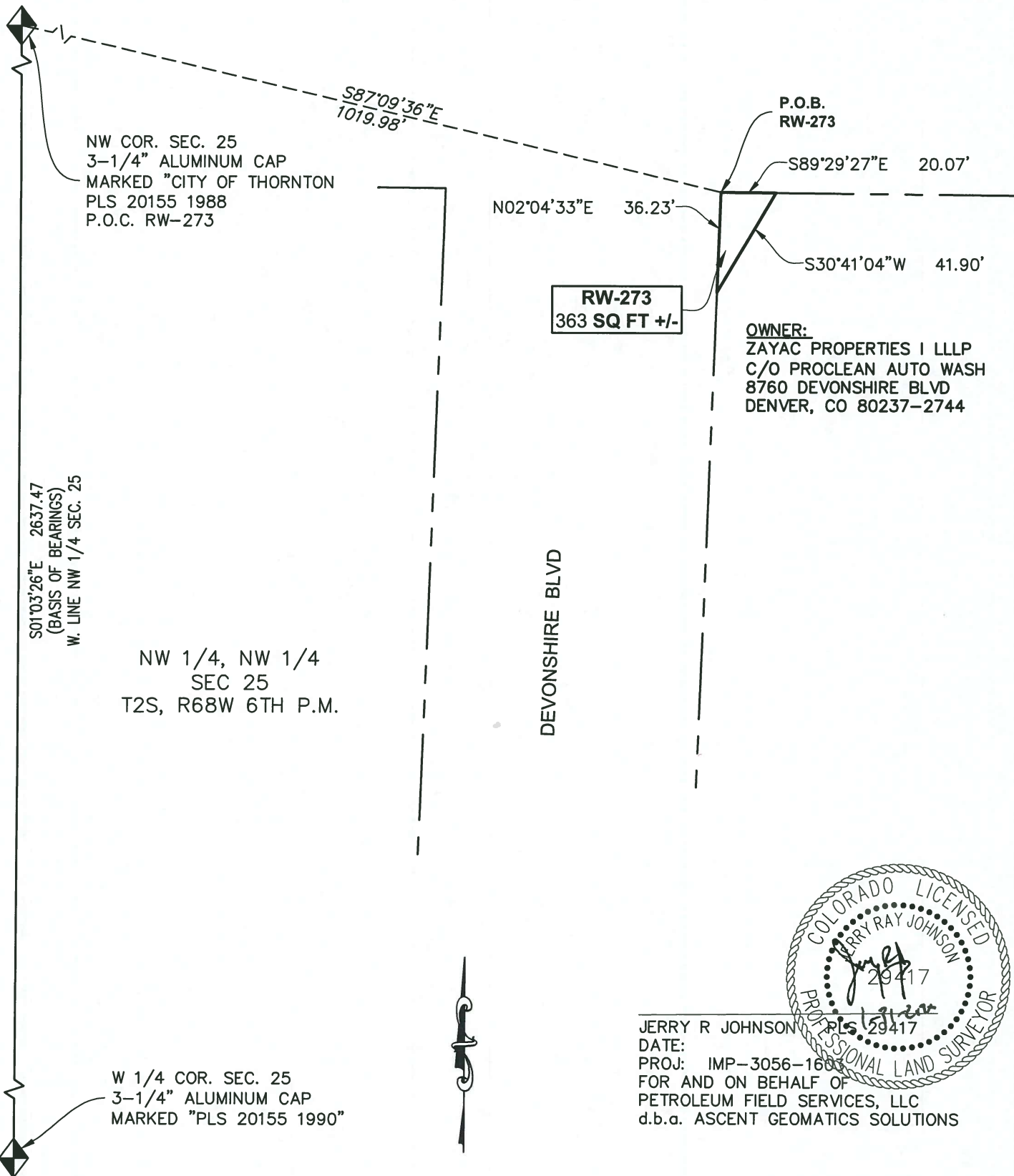
Date:

For and on Behalf of

Petroleum Field Services, LLC

d.b.a. Ascent Geomatics Solutions





**ASCENT**  
GEOMATICS SOLUTIONS  
Ascent Geomatics Solutions  
8620 Wolff Court  
Westminster, CO 80031  
(303) 928-7128

**EXHIBIT "B"**  
**YORK ST - 78TH AVE TO 88TH AVE**  
**RockSol**  
Consulting Group, Inc.  
12076 Grant Street  
Thornton, CO 80241  
Ph: (303) 962-9300  
Fax: (303) 962-9350

**RW-273**  
ZAYAC PROPERTIES I LLLP  
C/O PROCLEAN AUTO WASH  
File Name: RCG\_B180001-RW-273  
Project No. IMP-3056-1603  
Print Date: 01-20-2020 Sheet: 2 of 2

**EXHIBIT "A"**

**PROJECT NUMBER: IMP-3056-1603  
TEMPORARY EASEMENT NUMBER: TE-273  
SECTION 25 TOWNSHIP 2 SOUTH, RANGE 68 WEST  
SIXTH PRINCIPAL MERIDIAN  
ADAMS COUNTY**

**LEGAL DESCRIPTION**

A Temporary Easement No. TE-273 of Adams County, Project Number IMP-3056-1603, containing 1,335 square feet, more or less, being a portion of LOT 1, DEVONSHIRE SQUARE THIRD FILING as described in File 18, Map 162 of the Adams County Clerk and Records Office, situated in the Northwest Quarter of Section 25 Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado, being more particularly described as follows:

**COMMENCING** at the Northwest corner of Section 25 whence the West quarter corner of Section 25 bears S01°03'26"E a distance of 2,637.47 feet;  
THENCE S85°07'36"E a distance of 1,021.11 feet to a **POINT OF BEGINNING PARCEL TE-273;**

Thence departing said westerly boundary of said LOT 1, DEVONSHIRE SQUARE THIRD FILING N30°41'04"E, a distance of 41.90 feet to a point on the northerly boundary of said LOT 1, DEVONSHIRE SQUARE THIRD FILING;

Thence S89°29'27"E along said northerly boundary, a distance of 37.42 feet;

Thence departing said northerly boundary S45°30'33"W, a distance of 83.58 feet to a point on the westerly boundary of said LOT 1, DEVONSHIRE SQUARE THIRD FILING;

Thence N02°04'33"E along said westerly boundary, a distance of 22.89 feet to the **POINT OF BEGINNING PARCEL TE-273.**

**Containing 1,335 sq. ft. +/-**

I, Scott M. Kimble, a Professional Land Surveyor in the State of Colorado, do hereby certify that this Legal Description and the accompanying Graphic Representation are accurate to the best of my knowledge and belief.

Scott M. Kimble, PLS 25740

Date: 1-27-2020

For and on Behalf of

RockSol Consulting Group Inc.

Sheet 1 of 2



NW COR. SEC. 25  
3-1/4" ALUMINUM CAP  
MARKED "CITY OF THORNTON"  
PLS 20155 1998"  
P.O.C. TE-273

NW 1/4, NW 1/4  
SEC 25  
T2S, R68W 6TH P.M.

88TH AVE

S85°07'36"E 1021.11'

S89°29'27"E  
37.42'

N30°41'04"E  
41.90'

TE-273  
1,335 SQ FT +/-

**OWNER:**  
ZAYAC PROPERTIES I LLLP  
C/O PROCLEAN CAR WASH  
8760 DEVONSHIRE BLVD  
DENVER, CO

S01°03'26"E 2637.47'  
(BASIS OF BEARINGS)  
W. LINE NW 1/4 SEC. 25

P.O.B. TE-273

N02°04'33"E  
22.89'

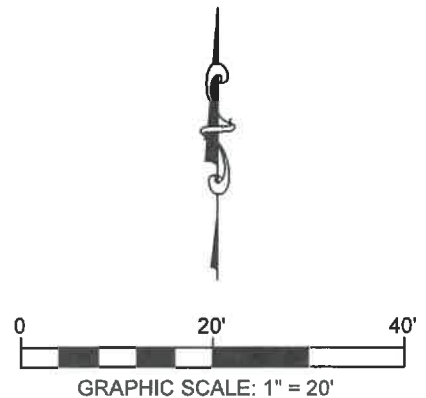
S45°30'33"W  
83.58'

DEVONSHIRE BLVD

WEST QUARTER COR. SEC. 25  
3-1/4" ALUMINUM CAP  
MARKED "PLS 20155 1990"



SCOTT M KIMBLE PLS 25740  
DATE: 1-27-2020  
PROJ: IMP-3056-1603  
FOR AND ON BEHALF OF  
ROCKSOL CONSULTING GROUP INC.



NOTE: THIS IS NOT A MONUMENTED SURVEY.  
IT IS INTENDED ONLY TO BE A GRAPHIC  
DEPICTION OF THE ATTACHED DESCRIPTION.



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EXHIBIT "B"  
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