

## EXHIBIT B

### LEGAL DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER CORNER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN AND CONSIDERING THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 5, BEING MONUMENTED AS SHOWN ON THE ATTACHED EXHIBIT, TO BEAR SOUTH 00°28'40" EAST, 2647.66 FEET WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO;

THENCE SOUTH 01°10'30" WEST, A DISTANCE OF 854.84 FEET TO A POINT BEING THE **POINT OF BEGINNING**;

THENCE SOUTH 00°28'40" EAST, A DISTANCE OF 130.36 FEET;

THENCE SOUTH 66°10'01" WEST, A DISTANCE OF 14.64 FEET TO A POINT OF NON-TANGENT CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 465.00 FEET, A CENTRAL ANGLE OF 20°18'54", AN ARC LENGTH OF 164.87 FEET, THE CHORD OF WHICH BEARS NORTH 33°59'26" WEST, 164.01 FEET TO A POINT OF NON-TANGENCY;

THENCE NORTH 89°50'23" EAST, A DISTANCE OF 104.00 FEET TO THE **POINT OF BEGINNING**,

SAID PARCEL OF LAND B CONTAINING A CALCULATED AREA OF 7,163 SQUARE FEET OR 0.164 ACRE, MORE OR LESS.

THE LINEAL UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.

I, KEVIN J. KUCHARCZYK, A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING.

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KEVIN J. KUCHARCZYK, PLS 34591  
FOR AND ON BEHALF OF  
CVL CONSULTANTS OF COLORADO, INC.  
10333 E. DRY CREEK ROAD, SUITE 240  
ENGLEWOOD, CO 80112



# ILLUSTRATION FOR EXHIBIT B

**POINT OF COMMENCEMENT**  
E 1/4 COR SECTION 5  
FOUND 1-1/2" DIAMETER  
IRON PIPE WITH  
3-1/4" ALUMINUM CAP  
LS "23521 2007"

PROPOSED  
JAG LOGISTICS  
CENTER AT DIA  
SUBDIVISION FIL. NO. 1

UNPLATTED

S01°10'30"W  
854.84'(TIE)

SE1/4  
SEC. 5

**POINT OF  
BEGINNING**  
104.00'  
N89°50'23"E

**PARCEL OF LAND**  
7,163 S.F.  
0.164 AC.

PROPOSED  
JAG LOGISTICS  
CENTER AT DIA  
SUBDIVISION  
FIL. NO. 1



**CURVE TABLE**

CURVE NO.	RADIUS	DELTA	LENGTH	CHORD DIRECTION	CHORD LENGTH
C1	465.00'	20°18'54"	164.87'	N33°59'26"W	164.01'

S1/4 COR. SEC 5  
3.25" ALUM. CAP  
LS 14630

S. LINE, SE 1/4 SEC. 5  
S89°45'31"E 2665.63'

S66°10'01"W  
14.64'

SE COR. SEC 5  
FOUND 2-3/8" ALUMINUM POST  
WITH 3-1/4" ALUMINUM CAP  
LS 19607 (1993)

**OWNER:**  
GREEN INDUSTRIAL DEVELOPMENT  
GROUP SOUTH, LLC.  
10 GLENVILLE ST.  
GREENWICH, CT 06831  
PROPERTY ADDRESS: VACANT LAND

100 50 0 100 200

SCALE: 1" = 100'

THE ABOVE DESCRIBED PARCEL CONTAINS 7,163 SQUARE FEET OR (0.164 ACRE) MORE OR LESS.

This illustration does not represent a monumented survey. It is intended only to depict the attached legal description.

CITY OF AURORA, COLORADO

A PARCEL OF LAND SITUATED IN THE SOUTHEAST  
QUARTER OF SECTION 5, T3S, R65W, 6TH P.M.  
CITY OF AURORA, ADAMS COUNTY, COLORADO.

DRAWN BY:

MJP

SCALE:

1" = 100'

R.O.W. FILE NUMBER

CHECKED BY:

WFH

DATE:

04/02/2019

JOB NUMBER:

8130297201