

WARE MALCOMB

ARCHITECTURE | PLANNING | INTERIORS
BRANDING | CIVIL ENGINEERING

Dated: February 27, 2019

COATES - LEGAL DESCRIPTION:

E1/2 NE1/4 EXCLUDING ROADS SECTION 2, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH P.M., COUNTY OF ARAPAHOE, STATE OF COLORADO EXCEPTING THEREFROM THOSE PORTIONS THEREOF CONVEYED IN DEEDS RECORDED DECEMBER 23, 1929 IN BOOK 292 AT PAGE 314, FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 459, FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 461, JULY 18, 1956 IN BOOK 976 AT PAGE 239, MARCH 12, 1965 IN BOOK 1582 AT PAGE 432 AND APRIL 6, 1965 IN BOOK 1587 AT PAGE 243.

PETRIELLO - LEGAL DESCRIPTION:

PARCEL ONE:

THE WEST HALF (W ½) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION TWO (2), TOWNSHIP FOUR (4) SOUTH, RANGE SIXTY-SIX (66) WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO.

EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE STATE HIGHWAY COMMISSION OF COLORADO IN QUIT CLAIM DEED RECORDED FEBRUARY 28, 1955 IN BOOK 903 AT PAGE 363, ARAPAHOE COUNTY RECORDS.

EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE STATE HIGHWAY COMMISSION OF COLORADO IN RIGHT-OF-WAY DEED RECORDED FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 465, ARAPAHOE COUNTY RECORDS.

EXCEPT THAT PORTION DESCRIBED IN WARRANTY DEED RECORDED AUGUST 6, 2001 AT RECEPTION NO. B1129385, ARAPAHOE COUNTY RECORDS.

EXCEPT THAT PORTION DESCRIBED IN QUIT CLAIM DEED RECORDED OCTOBER 21, 2005 AT RECEPTION NO. B5158711, ARAPAHOE COUNTY RECORDS.

EXCEPT THAT PORTION DESCRIBED IN WARRANTY DEED RECORDED JANUARY 8, 2018 AT RECEPTION NO. D8002516, ARAPAHOE COUNTY RECORDS.

EXCEPT ANY PORTION OF SUBJECT PROPERTY LYING WITHIN PUBLIC ROADS.

(FOR INFORMATIONAL PURPOSES ONLY: APN: 1975-02-2-00-010)

PARCEL TWO:

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(FOR INFORMATIONAL PURPOSES ONLY: APN: 1975-02-1-00-002)

PARCEL THREE:

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(FOR INFORMATIONAL PURPOSES ONLY: APN: 1975-02-2-00-006)

PARCEL FOUR:

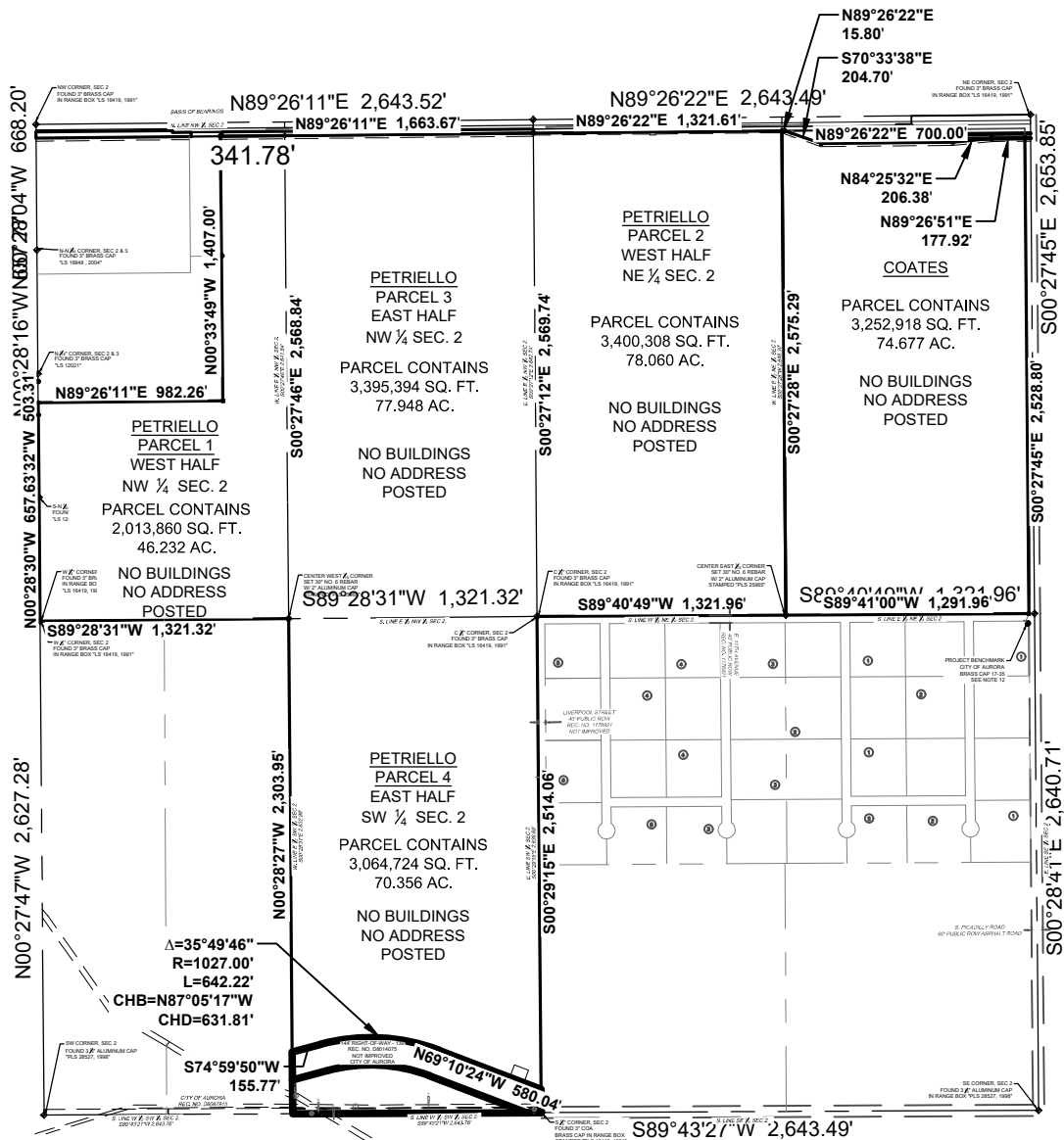
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EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE CITY OF AURORA, COLORADO, IN WARRANTY DEED RECORDED FEBRUARY 12, 2018 AT RECEPTION NO. D8014075, ARAPAHOE COUNTY RECORDS.

EXCEPT ANY PORTION OF SUBJECT PROPERTY LYING WITHIN PUBLIC ROADS.

(FOR INFORMATIONAL PURPOSES ONLY: APN: 1975-02-3-00-003)

STAFORD LOGISTICS CENTER



0 500 1000
SCALE: 1" = 1000'
ORIGINAL GRAPHIC SCALE

990 south broadway
suite 230
denver, co 80209
p 303.561.3333
waremalcomb.com



CIVIL ENGINEERING & SURVEYING

PROJECT NAME: STAFORD LOGISTICS CENTER

JOB NO.: DCS18-4121

DATE: 2/27/2019

DRAWN: AM

PA/PM: PG

SCALE: 1" = 1000'

SHEET

P-EX



LAND SERVICES
OIL AND GAS TITLE

P.O. Box 336337
Greeley, CO 80633

Phone (970) 351-0733
Fax (970) 351-0867

LIST OF MINERAL OWNERS AND MINERAL LESSEES for NOTIFICATION

(Sherrilyn I. Coakes Living Trust, Shaunda R. Ruckman Family Trust, Tanya Sue Relander, Petriello Revocable Trust, Barry B. Bounds, Brennen B. Bounds Trust, Monica I. Sell, Kristine L. Sell Delagnes, Misty D. Sell, Tyron K. Sell Property)

Subject Property:

Township 4 South, Range 66 West, 6th P.M., Arapahoe County, CO

Section 2: Those tracts of land being more particularly described on Exhibit A, being a part of the N $\frac{1}{2}$ and E $\frac{1}{2}$ SW $\frac{1}{4}$

Zeren Land Services, an oil and gas title research company, states that to the best of its knowledge the following is a true and accurate list of the names and addresses of the mineral owners and mineral leasehold owners entitled to notice under the Surface Development Notification Act, Colorado Revised Statutes §24-65.5-101, et seq. in the Subject Property based upon the records of the Arapahoe County Assessor and Clerk Recorder as of February 25, 2019 at 7:45 a.m.:

Mineral Owners:

None (entitled to notice)

Mineral Leasehold Owners:

None (entitled to notice)

Dated this 27th day of February, 2019.

ZEREN LAND SERVICES


By: Cynthia A. E. Zeren, CPL
Certified Professional Landman #4044

At the request of **LAI Design Group** ("Client"), Zeren Land Services, an independent land consulting firm, has prepared the foregoing list of mineral estate owners entitled to notice under the Surface Development Notification Act, Colorado Revised Statutes §24-65.5-101, et seq.

Zeren Land Services, searched (i) the records of the Arapahoe County Assessor relating to the Subject Property for persons identified therein as mineral estate owners, and (ii) the records of the Arapahoe County Clerk and Recorder relating to the Subject Property for recorded requests for notification in the form specified in the Surface Development Notification Act. The results of these searches are set forth above in this List of Mineral Owners Entitled to Notice. At the date of the search, the records of the Assessor and the Clerk and Recorder were posted through February 25, 2019 at 7:45 A.M.

Zeren Land Services, agreed to prepare this listing for the Client only if the Client agreed that the liability of Zeren Land Services, would be strictly limited to the amount paid by the Client for such services. Zeren Land Services, makes no warranty, express, implied or statutory, in connection with the accuracy, completeness or sufficiency of such listing of mineral estate owners. In the event the listing proves to be inaccurate, incomplete, insufficient or otherwise defective in any way whatsoever or for any reason whatsoever, **the liability of Zeren Land Services, shall never exceed the actual amount paid by Client to Zeren Land Services, for the listing.**

In order to induce Zeren Land Services, to provide such services, **Client further agreed to indemnify and hold Zeren Land Services, its managers, members and employees, harmless from and against all claims by all persons (including, but not limited to Client) of whatever kind or character arising out of the preparation and use of each such listing of mineral estate owners, to the extent that such claims exceed the actual amount paid to Client by Zeren Land Services, for such listing.** Client specifically intends that both the foregoing limitation on liability and foregoing indemnification shall be binding and effective without regard to the cause of the claim, inaccuracy or defect, including, but not limited to, breach of representation, warranty or duty, any theory of tort or of breach of contract, or the fault or negligence of any party (including Zeren Land Services) of any kind or character (regardless of whether the fault or negligence is sole, joint, concurrent, simple or gross). **Client's use of this listing evidences Client's acceptance of, and agreement with, this limitation on liability and the indemnification.**

Date: February 27, 2019

ZEREN LAND SERVICES

By: 

Cynthia A. E. Zeren, as President

EXHIBIT A

TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH P.M.

SECTION 2: E½NE¼, EXCLUDING ROADS, EXCEPTING THEREFROM THOSE PORTIONS THEREOF CONVEYED IN DEEDS RECORDED DECEMBER 23, 1929 IN BOOK 292 AT PAGE 314, FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 459, FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 461, JULY 18, 1956 IN BOOK 976 AT PAGE 239, MARCH 12, 1965 IN BOOK 1582 AT PAGE 432 AND APRIL 6, 1965 IN BOOK 1587 AT PAGE 243.

PARCEL ONE:

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SECTION 2: W½NW¼; EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE STATE HIGHWAY COMMISSION OF COLORADO IN QUIT CLAIM DEED RECORDED FEBRUARY 28, 1955 IN BOOK 903 AT PAGE 363, ARAPAHOE COUNTY RECORDS; EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE STATE HIGHWAY COMMISSION OF COLORADO IN RIGHT-OF-WAY DEED RECORDED FEBRUARY 16, 1955 IN BOOK 901 AT PAGE 465, ARAPAHOE COUNTY RECORDS. EXCEPT THAT PORTION DESCRIBED IN WARRANTY DEED RECORDED AUGUST 6, 2001 UNDER RECEPTION NO. B1129385, ARAPAHOE COUNTY RECORDS; EXCEPT THAT PORTION DESCRIBED IN QUIT CLAIM DEED RECORDED OCTOBER 21, 2005 UNDER RECEPTION NO. B5158711, ARAPAHOE COUNTY RECORDS; EXCEPT THAT PORTION DESCRIBED IN WARRANTY DEED RECORDED JANUARY 8, 2018 UNDER RECEPTION NO. D8002516, ARAPAHOE COUNTY RECORDS; EXCEPT ANY PORTION OF SUBJECT PROPERTY LYING WITHIN PUBLIC ROADS.

PARCEL TWO:

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SECTION 2: E $\frac{1}{2}$ SW $\frac{1}{4}$; EXCEPT THAT PORTION OF SUBJECT PROPERTY CONVEYED TO THE CITY OF AURORA, COLORADO, IN WARRANTY DEED RECORDED FEBRUARY 12, 2018 UNDER RECEPTION NO. D8014075, ARAPAHOE COUNTY RECORDS; EXCEPT ANY PORTION OF SUBJECT PROPERTY LYING WITHIN PUBLIC ROADS.

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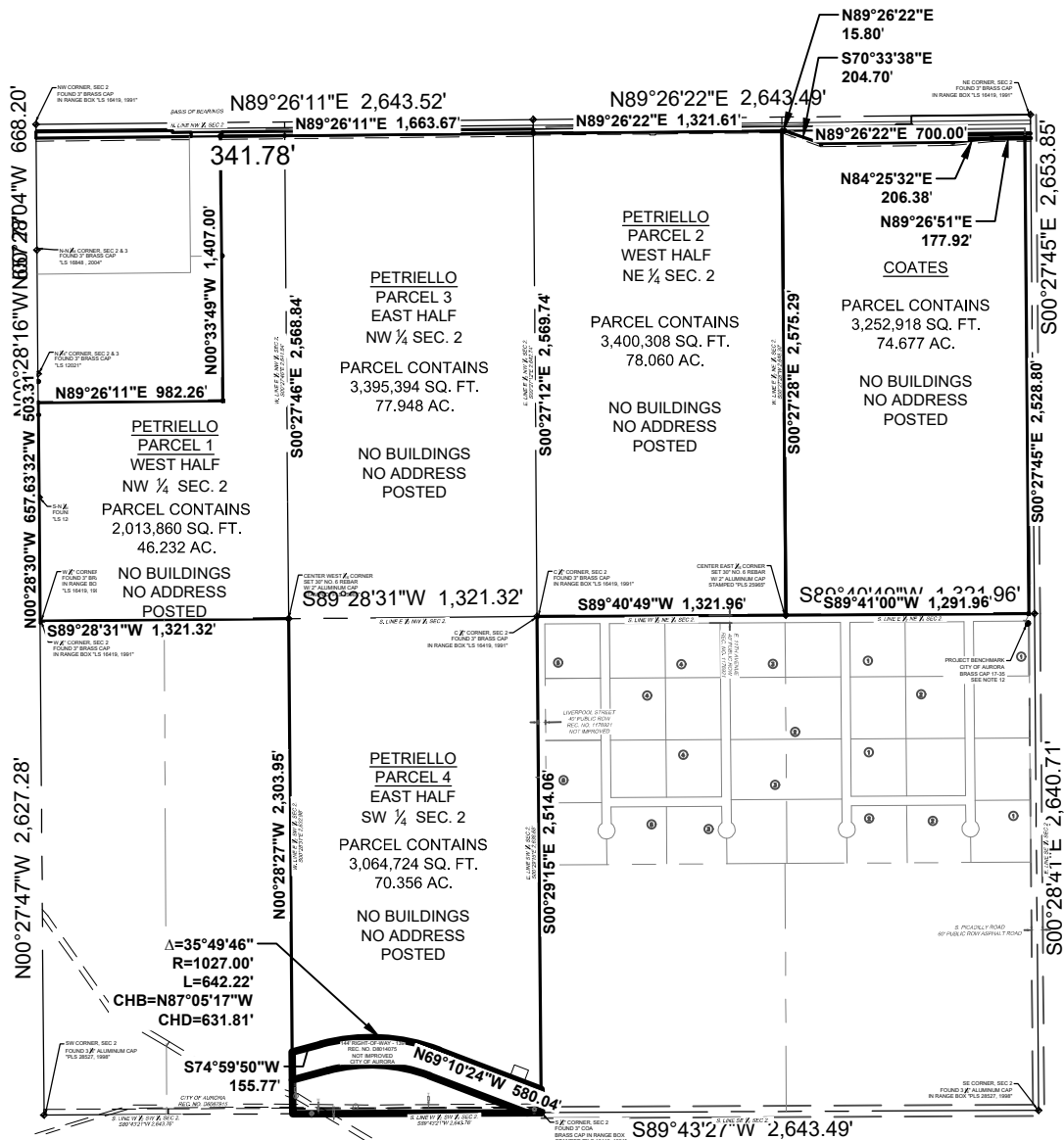
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STAFORD LOGISTICS CENTER



990 south broadway
suite 230
denver, co 80209
p 303.561.3333
waremalcomb.com



CIVIL ENGINEERING & SURVEYING

PROJECT NAME: STAFORD LOGISTICS CENTER

JOB NO.: DCS18-4121

DATE: 2/27/2019

DRAWN: AM

PA/PM: PG

SCALE: 1" = 1000'

SHEET

P-EX



LAND SERVICES
OIL AND GAS TITLE

P.O. Box 336337
Greeley, CO 80633

Phone (970) 351-0733
Fax (970) 351-0867

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ZEREN LAND SERVICES


By: Cynthia A. E. Zeren, CPL
Certified Professional Landman #4044

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ZEREN LAND SERVICES

By: 

Cynthia A. E. Zeren, as President

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