

CONSOLIDATED DISCLOSURE TO PURCHASERS

Prairie Point Community Authority Board
Prairie Point Metropolitan District No. 1
Prairie Point Metropolitan District No. 2
Prairie Point Metropolitan District No. 3

This Disclosure to Purchasers (this “**Disclosure**”) has been prepared by Prairie Point Metropolitan District No. 1 (“**District No. 1**”), Prairie Point Metropolitan District No. 2 (“**District No. 2**”), Prairie Point Metropolitan District No. 3 (“**District No. 3**” and collectively with District No. 1 and District No. 2, the “**Districts**”), and the Prairie Point Community Authority Board (the “**Authority**”).

Each District has its own boundary, which is separate from and generally coterminous with the other Districts. The Authority’s boundary encompasses all of the Districts’ boundaries. The Authority and the Districts, together, comprise the governing bodies of the “**Prairie Point**” community, with each District having jurisdiction only over its respective boundary, and the Authority having jurisdiction over all of Prairie Point.

Additional information and documents can be accessed on the Authority/Districts’ Website: <https://www.prairiepointmdsco.gov/>

You are encouraged to independently confirm the accuracy and completeness of all statements contained herein.

PURPOSE

The purpose of this Disclosure is to provide property owners with general information regarding the Districts and the Authority, as well as their operations. This Disclosure is intended to provide an overview of pertinent information related to the Districts and the Authority and does not purport to be comprehensive or definitive.

The Prairie Point community comprises approximately 683 acres of property located in the City of Aurora (the “**City**”), County of Arapahoe (the “**County**”), State of Colorado (the “**State**”), which is anticipated to be developed with single family and multi-family homes, and other amenities, reaching an estimated 1,700 home sites at full build-out.

Each District is an independent unit of local government, separate and distinct from the City, known as a “quasi-municipal corporation and political subdivision of the State of Colorado” and, except as may otherwise be provided for by State, local law, or the Districts’ respective “**Service Plans**” (explained in more detail below), District activities are subject to review by the City only insofar as they may deviate in a material matter from the requirements of their respective Service Plans.

Each District was organized to plan for, design, acquire, construct, install, relocate, redevelop and finance certain public facilities and services, including, without limitation, street

improvement, traffic and safety, water, sanitation, parks and recreation, transportation, mosquito control, fire protection, security, and television relay and transmission in accordance with each Districts' respective Service Plan (the "**Public Improvements**") for the use and benefit of all anticipated property owners, inhabitants, and taxpayers of the Districts, as well as certain regional improvement needs (the "**Regional Improvements**") to which the Districts contribute in association with the Aurora Regional Improvements ("**ARI**"), explained in more detail below.

DISTRICT ORGANIZATION

District No. 1: Prairie Point Metropolitan District No. 1 (formerly known as Kings Point Metropolitan District No. 1) was organized by Order and Decree of the Arapahoe County District Court issued on November 27, 2001, and recorded in the real property records of Arapahoe County, Colorado, on December 10, 2001.

District No. 2: Prairie Point Metropolitan District No. 2 (formerly known as Kings Point Metropolitan District No. 2) was organized by Order and Decree of the Arapahoe County District Court issued on November 27, 2001, and recorded in the real property records of Arapahoe County, Colorado, on December 10, 2001.

District No. 3: Prairie Point Metropolitan District No. 3 (formerly known as Kings Point Metropolitan District No. 3) was organized by Order and Decree of the Arapahoe County District Court issued on January 17, 2006, and recorded in the real property records of Arapahoe County, Colorado, on January 20, 2006.

District Board of Directors

Each District is governed by a Board of Directors ("**Board**") of up to five (5) members, each of whom must be qualified as eligible electors in accordance with Title 32, Article 1, of the Colorado Revised Statutes (the "**Special District Act**"). Each respective Board's regular meeting dates may be obtained from the Manager at the contact information provided below.

District Service Plans

The Districts operate pursuant to their respective "**Service Plans**" and by the powers authorized by the Special District Act.

District No. 1: Prairie Point Metropolitan District No. 1 (formerly known as Kings Point Metropolitan District No. 1) operates pursuant to its Amended and Restated Service Plan for Kings Point Metropolitan District No. 1 as approved by the City on August 22, 2005, by Resolution No. R2005-58 (the "**District No. 1 Service Plan**"). The District No. 1 Service Plan includes a description of Districts No. 1's powers and authority and can be amended from time to time.

District No. 2: Prairie Point Metropolitan District No. 2 (formerly known as Kings Point Metropolitan District No. 2) operates pursuant to its Amended and Restated Service Plan for Kings Point Metropolitan District No. 2 approved by the City on August 22, 2005, by Resolution No. R2005-58 (the "**District No. 2 Service Plan**"). The District No. 2 Service Plan includes a description of Districts No. 1's powers and authority and can be amended from time to time.

District No. 3: Prairie Point Metropolitan District No. 3 (formerly known as Kings Point Metropolitan District No. 3) operates pursuant to its Service Plan for Kings Point Metropolitan District No. 3 approved by the City on August 22, 2005, by Resolution No. R2005-56 (the “**District No. 3 Service Plan**”). The District No. 3 Service Plan includes a description of Districts No. 1’s powers and authority and can be amended from time to time.

Copies of the Service Plans are available from the Division of Local Government in the State Department of Local Affairs (the “**Division**”), <https://dola.colorado.gov/lgis/>, or from the Manager at the contact information provided below.

PRAIRIE POINT COMMUNITY AUTHORITY BOARD

The Service Plans disclose and establish the necessity for, and anticipate, one or more intergovernmental agreements between and/or among two or more of the Districts concerning the financing, construction, operation, and maintenance of Public Improvements contemplated in the Service Plans and concerning the provision of services in the community to be served by the Districts.

Pursuant to the Colorado Constitution, Article XIV, Sections 18(2)(a) and (b), and Section 29-1-203, C.R.S., the Districts may cooperate or contract with each other to provide any function, service or facility lawfully authorized to each, and any such contract may provide for the sharing of costs, the imposition of taxes, and the incurring of debt.

Pursuant to Section 29-1-203.5, C.R.S., the Districts may contract with one another for the joint exercise of any function, service or facility lawfully authorized to each, including the establishment of a separate legal entity to do so as a political subdivision and public corporation of the State of Colorado.

The Districts have entered into that certain Amended and Restated Prairie Point Community Authority Board Establishment Agreement dated June 6, 2022, having an original effective date of September 16, 2021 (the “**CABEA**”), for the purpose of creating the Prairie Point Community Authority Board (the “**Authority**”) in order to achieve efficiencies in coordinating the designing, planning, construction, acquisition, financing, operating, and maintaining of the Public Improvements and the provision of certain services. The CABEA may be subject to additional amendments.

The CABEA binds the Districts concerning capital expenditures and operation and maintenance expenses, with the intent that the cost of providing facilities and services to the Prairie Point community will be shared by the current and future residents, occupants, taxpayers, fee payers, and property owners throughout the Districts, both presently and under various circumstances which may occur in the future.

Pursuant to the CABEA, the Districts agree that the Authority coordinates the planning, design, and construction of certain of the Public Improvements. The Authority generally may, to the extent provided by contract (such as the CABEA), exercise any general power of a special district specified in the Special District Act, other than levying a tax or exercising the power of eminent domain, and may additionally issue bonds payable solely from revenue derived from one or more of the functions, services, systems, or facilities of the Authority, from money

received under contracts entered into by the Authority, or from other available money of the Authority.

It is the intent that the Authority will provide for residents and property owners the opportunity to participate in the Prairie Point community governance through representation on the Authority's Board of Directors (the "**Authority Board**"), as the Prairie Point community ultimately transitions from construction and development needs, to operations and maintenance of Public Improvements.

The Districts intend to cooperate with one another and with the Authority to effectuate the financing of, and operation and maintenance of, the Public Improvements, and effectuate the provision of services, in a manner that is equitably allocated among the Districts and the residents and taxpayers of the Districts.

Pursuant to the CABEA, the Districts have agreed that: (i) the Authority shall own, operate, maintain, finance and construct the Public Improvements throughout the Districts pursuant to a Long-Term Capital Improvements Plan (as defined in the CABEA) benefiting the Districts; and (ii) each of the Districts shall transfer certain revenues received by it in order to fund the costs of construction, operation, and maintenance of such Public Improvements from its taxes and fees. Additionally, the CABEA provides that the Authority will facilitate the planning, design, acquisition, construction, installation, relocation, redevelopment, financing, and operation and maintenance of the Public Improvements, and provide certain services contemplated by the Service Plans of the Districts on behalf of the Districts, including covenant enforcement and design review services, to benefit the taxpayers, property owners, and residents in the Development.

A copy of the CABEA is available from the Manager, CliftonLarsonAllen, 8390 East Crescent Parkway, Suite 300, Greenwood Village, Colorado, 80111; (303) 779-5710.

Authority Board of Directors

To be eligible to be appointed as a member of the Authority Board, a candidate must be serving on a District's Board of Directors and then be appointed to represent that District on the Authority Board. The CABEA includes provisions regarding alternate board members, the voting process, appointment of vacancies, the process by which additional special districts may join the Authority, and the process of additional appointments to the Authority Board under such circumstances.

Each of the Districts may appoint one (1) member of the Authority Board; however, until such time as the aggregate assessed valuation of all the Districts combined equals or exceeds fifty percent (50%) or more of the debt, District No. 3 may appoint up to three (3) members of the Authority Board.

DEBT AUTHORIZATION

The Authority is authorized pursuant to the CABEA to issue bonds for payment and/or reimbursement of the costs of the design, planning, acquisition, construction, installation, relocation, redevelopment and/or completion of the Public Improvements with respect to the

Prairie Point community and to secure payment of the principal of and interest on such bonds with certain property tax revenues, among other things, transferred to it by the Districts.

In accordance with the Service Plans, the Districts, at special elections of the qualified electors for each District, duly called and held in accordance with law and pursuant to due notice, voted in favor of, among other matters, the issuance of indebtedness and the imposition of taxes for the payment thereof, for the purpose of providing the Public Improvements as follows:

District	Total Service Plan/ Voted Debt Authorization
District No. 1	\$250,000,000
District No. 2	\$250,000,000
District No. 3	\$250,000,000

The Authority anticipates multiple bond issuances, and/or bond refundings, throughout the process of development of the Prairie Point community for the purpose of paying and/or reimbursing the costs of the design, planning, acquisition, construction, installation, relocation, redevelopment and/or completion of Public Improvements.

TAXES AND FEES IMPOSED ON PROPERTIES WITHIN THE DISTRICT

Ad Valorem Property Taxes

The Districts’ primary source of revenue is from property taxes (“**Mill Levies**”) each District imposes on property within its boundary. Along with other taxing entities, each District must certify their respective Mill Levies no later than December 15th of each year for payment and collection in the following year. The Mill Levies each District imposes, along with the other taxing entities, determines the taxes a property owner pays within each District.

Debt Mill Levy

The Service Plans provide the “**Maximum Debt Mill Levy**” each District is permitted to impose upon the taxable property within each District to generate revenues for the repayment of debt. The Maximum Debt Mill Levy is calculated as follows:

For the portion of any aggregate District’s debt exceeding fifty percent (50%) of the District’s assessed valuation, the Maximum Debt Mill Levy for such portion of debt shall be fifty (50) mills less the number of mills necessary to pay unlimited mill levy debt. The Maximum Debt Mill Levy may be adjusted due to changes in the statutory or constitutional method of assessing property tax or in the assessment ratio (“**Mill Levy Adjustment**”). The purpose of such Mill Levy Adjustment is to assure, to the extent possible, that the actual tax revenues generated by the mill levy are neither decreased nor increased, as described in more detail below.

For the portion of any aggregate District’s debt which is equal to or less than fifty percent (50%) of the District’s assessed valuation, either on the date of issuance or at any time thereafter, the debt mill levy imposed to repay such portion of debt shall not be subject to the fifty (50) mill

limitation discussed above, and, as a result, the debt mill levy may be such amount as is necessary to pay the debt service on such debt, without limitation of rate.

The Districts shall not impose a debt mill levy (or use the proceeds of any mill levy for repayment of debt) on any single property developed for residential uses for any period which exceeds forty (40) years after the year of the initial imposition of such debt mill levy unless a majority of the members of the Board of Directors of the District are residents of the District and have voted in favor of a refunding of a part or all of the debt and such refunding will result in a net present value savings as set forth in Section 11-56-101, C.R.S., et seq.

Operations and Maintenance Mill Levy

In addition to imposing a debt mill levy, the Districts are also authorized by their respective Service Plans to impose a separate mill levy to generate revenues for the provision of administrative, operations and maintenance services (the “**Operations and Maintenance Mill Levy**”). The amount of the Operations and Maintenance Mill Levy may be increased as necessary, separate, and apart from the Maximum Debt Mill Levy.

ARI Mill Levy

The Service Plans require the Districts under certain circumstances to impose an Aurora Regional Improvements Mill Levy (the “**ARI Mill Levy**”) for the payment of the costs of the planning, design, permitting, construction, acquisition, and financing of certain regional improvements. A District must begin imposing the ARI Mill Levy upon imposing a mill levy for the payment of Public Improvements debt. For the first twenty (20) years of ARI Mill Levy Imposition, the ARI Mill Levy will be equal to one (1) mill. For the following twenty (20) years, the ARI Mill Levy will be equal to five (5) mills unless all Public Improvements debt (excluding debt related to regional improvements) is paid off sooner. Lastly, for the following ten (10) years, the ARI Mill Levy imposed will be equal to the average debt service mill levy imposed during the ten years prior to the date of repayment of debt incurred for Public Improvements (other than regional improvements). The imposition of the ARI Mill Levy as described here may be altered by intergovernmental agreement, as more specifically described in the Service Plan. The amount of the ARI Mill Levy may be adjusted as described below.

Mill Levy Adjustment

State ad valorem property taxes are imposed on the assessed value of property, and not the “actual” market value of property. As of the date of this Disclosure, for tax collection year 2023, the assessment rate for residential property (“**Residential Property**”) has been changed to reflect newly created subclasses. Under the newly created subclasses, single family residential property is assessed at 6.95% of the actual value and multifamily residential property is assessed at 6.80% of actual value.

In tax collection year 2024, assessment rates will again change. Residential Property assessment rates will decrease to 6.765%. Currently, assessment rates are set to return to prior levels for tax collection year 2025. Without further action by the Colorado General Assembly, Residential Property will be assessed at 7.15% in tax collection year 2025.

The Service Plans provide that if, on or after January 1, 2004, there are changes in the method of calculating assessed valuation or any constitutionally mandated tax credit, cut or abatement; the mill levy limitations or mill levy imposition amounts set forth in the Service Plans may be increased or decreased to reflect such changes, such increases or decreases to be determined by each of the Districts' Boards in good faith (such determination to be binding and final) so that to the extent possible, the actual tax revenues generated by the mill levy, as adjusted for changes occurring after January 1, 2004, are neither diminished nor enhanced as a result of such changes. For purposes of the foregoing, a change in the ratio of assessed valuation shall be deemed to be a change in the method of calculating assessed valuation.

Any decrease in the assessment ratios will reduce the assessed valuation of Residential Property (assuming the actual value of such property remains static) and will result in a decrease in revenues generated from the imposition of ad valorem property taxes on such properties, absent an increase in the number of mills imposed to make up for such loss in revenues.

THE FOLLOWING EXAMPLE IS PROVIDED SOLELY FOR THE PURPOSE OF ILLUSTRATION AND IS NOT TO BE INTERPRETED AS A REPRESENTATION OF ANY ACTUAL CURRENT OR FUTURE VALUE INCLUDING, BUT NOT LIMITED TO, ANY ACTUAL VALUE, ASSESSMENT RATIO, OR MILL LEVY.

District Property Tax Calculation Example – Reduction in Residential Assessment Ratio

Tax Collection Year	Actual Value (V)	Assessment Ratio (R)	Assessed Value (AV) [V x R = AV]	Mill Levy¹/Rate² (M)	Amount of District Tax Due [AV x M]
2022	\$800,000	7.15%	\$57,200	82.776 (0.08276)	\$4,734.79
2023	\$800,000	6.95% (single family)	\$55,600	82.776 (0.082776)	\$4,602.35
		6.8% (multi-family)	\$54,400	82.776 (0.082776)	\$4,503.01

¹ Based on a project actual value, not a representation of any actual current or future actual value

² Based on a projected mill levy, not a representation of any actual current or future mill levy

³ Each mill is equal to 1/1000th of a dollar

⁴ Not a representation of any actual or current amount of District tax due

(a) If in 2022 the Actual Value of a property were \$800,000, the Residential Assessment Ratio established by the State Legislature for that year was 7.15% and therefore the Assessed Value of such property would have been \$57,200 (i.e., \$800,000 x 0.0715 = \$57,200). The District had certified a total mill levy of 82.776 mills, therefore such property would have generated approximately \$4,734.79 in revenue for the District (i.e., \$57,200 x 0.082776 = \$4,734.79).

(a) For 2023, the State Legislature established different Residential Assessment Ratios for single family residential property and multi-family residential property.

(i) If in the year 2023 the Actual Value of a *single*-family property were \$800,000, the applicable Residential Assessment Ratio established by the State Legislature for that year was 6.95% and therefore the Assessed Value of such property would have been \$55,600 (i.e., \$800,000 x 0.0695 = \$55,600). The District had certified a total mill levy of 82.776 mills, therefore such property would have generated approximately \$4,602.35 in revenue for the District (i.e., \$55,600 x 0.082776 = \$4,602.35).

(ii) If in the year 2023 the Actual Value of a *multi*-family property were \$800,000, the applicable Residential Assessment Ratio established by the State Legislature for that year was 6.80% and therefore the Assessed Value of such property would have been \$54,400 (i.e., \$800,000 x 0.0680 = \$54,400). The District had certified a total mill levy of 82.776 mills, therefore such property would have generated approximately \$4,503.01 in revenue for the District (i.e., \$54,400 x 0.082776 = \$4,503.01).

Actual District Mill Levies Imposed in 2022 for Collection in 2023

District	Operations and Maintenance Mill Levy	Debt Service Mill Levy	ARI Mill Levy	Total District Mill Levy
District No. 1	82.776 mills	0.000 mills	0.000 mills	82.776 mills
District No. 2	82.776 mills	0.000 mills	0.000 mills	82.776 mills
District No. 3	82.776 mills	0.000 mills	0.000 mills	82.776 mills

Overlapping Mill Levies

In addition to the Mill Levies imposed by each District as described above, the property located within each District is also subject to additional “overlapping” Mill Levies from other taxing authorities (the “**Overlapping Mill Levies**”). Current information regarding all Mill Levies being imposed on property within each of the Districts can be obtained from the Arapahoe County Treasurer.

The following chart provides the Overlapping Mill Levies imposed by additional taxing authorities that overlap the boundaries of the Districts for tax collection year 2023.

Taxing Authority	Mill Levy
Cherry Creek School District No. 5	49.863
Arapahoe County	12.750
Developmental Disability	01.000
City of Aurora	07.816

Cherry Creek Basin Authority	00.500
Prairie Point Metropolitan District No. (1 or 2 or 3)	82.776
Regional Transportation	00.000
Urban Drainage and Flood	00.900
Urban Drainage and Flood (South Platte)	00.100
West Arapahoe Conservation District	00.000
TOTAL OVERLAPPING MILL LEVY (2023)	155.705

Fees

In addition to property taxes, the Districts and/or through the Authority may also rely upon various other revenue sources authorized by law to offset the expenses of capital construction and District/Authority management, operations, and maintenance. Pursuant to the Service Plans and the CABEA, the Districts and/or through the Authority have the power to assess fees, rates, tolls, penalties, or charges as provided in the Special District Act.

The Authority anticipates imposing recurring fees to support the provision of services and maintenance of facilities and such fees will be adjusted from time to time.

To obtain a current schedule of fees payable before the issuance of a building permit contact the Authority Manager.

A current schedule of fees payable after the issuance of a building permit can be obtained from the Authority/Districts’ Website: <https://www.prairiepointmdsco.gov/>

COVENANT ENFORCEMENT AND DESIGN REVIEW

In accordance with Section 32-1-1004(8), C.R.S., each District has the power to provide covenant enforcement and design review services within the boundaries of its respective District if the declaration, rules and regulations, or any similar document containing the covenants to be enforced for the area with the District name(s) the District as the enforcement or design review entity. The Districts shall have the power to provide covenant enforcement and design review services only if revenues used to provide such services are derived from the area in which the services are furnished. The Districts shall have the ability to impose fees and charges for purposes identified in the covenants, including operations and maintenance of streets, landscaping, and other common areas, for the purpose of enforcing the covenants.

Pursuant to the CABEA, the Districts assigned to the Authority any and all duties, rights, and obligations delegated to the Districts by any Master Declaration of Covenants, Conditions and Restrictions for Prairie Point, or similar instrument (such document, the “**Declaration**”).

During the term of the CABEA, the Authority is authorized to undertake the applicable Covenant Enforcement Services (as defined in the CABEA) within the boundaries of the Districts to the extent that the real property within such boundaries is subject to the Declaration, as well as any related rules and regulations, and/or design guidelines, adopted by the Authority and/or the Districts, that apply to the property that is subject to the Declaration; provided, however, that any and all revenues used to furnish the Covenant Enforcement Services must be

derived from within the boundaries of the District in which the Covenant Enforcement Services are furnished.

BOUNDARIES OF THE DISTRICTS

This Disclosure shall apply to the property within the boundaries of each District, which property is described on **Exhibits A-1 through A-3** and **Exhibits B-1 through B-3**, all of which are attached hereto and incorporated herein by this reference.

CONTACT INFORMATION

Should you have any questions regarding this Disclosure, please contact:

Manager:

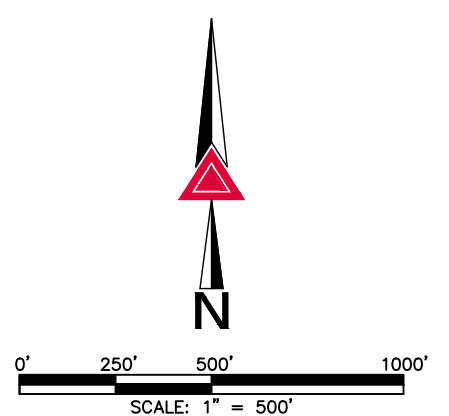
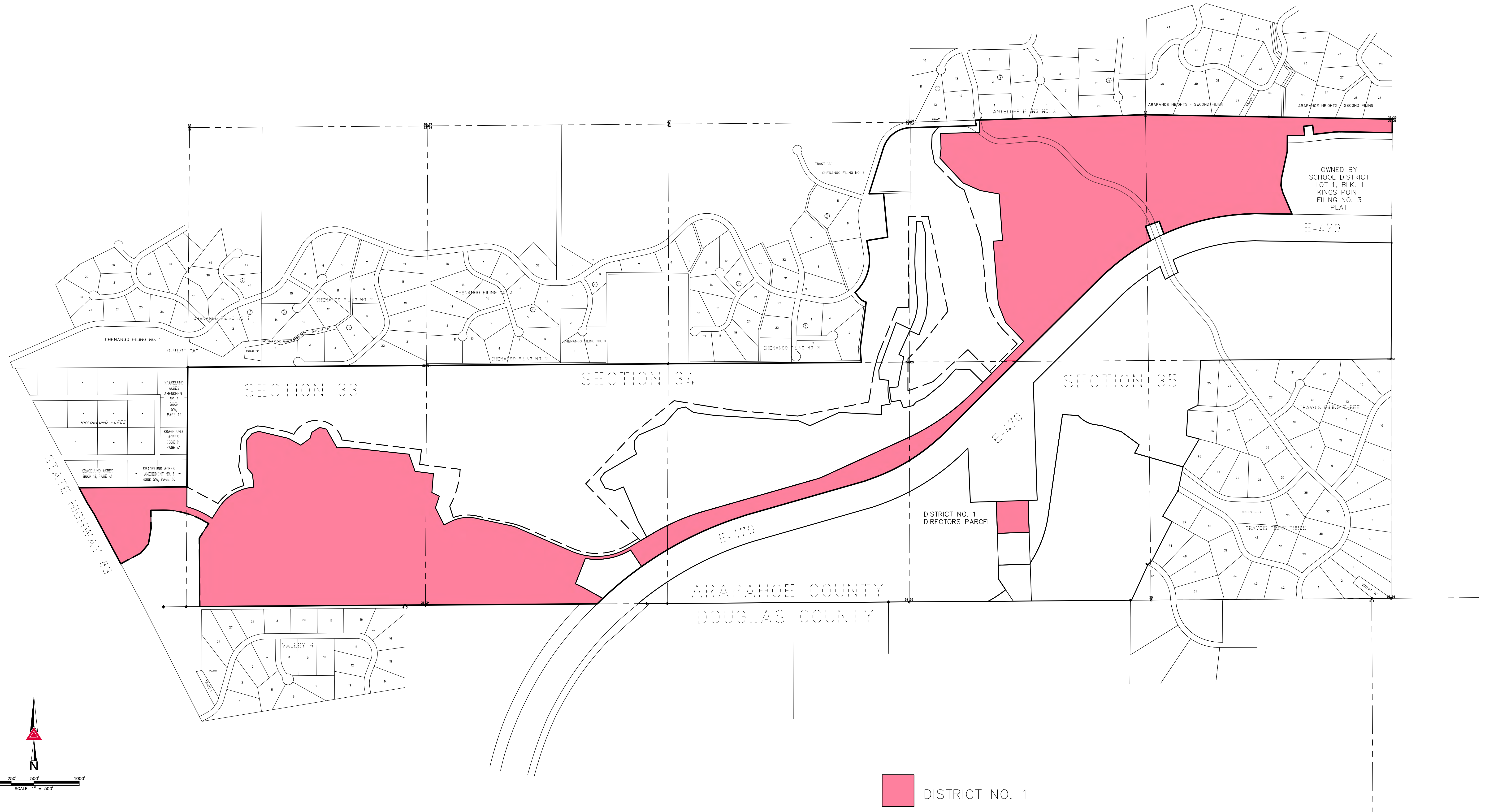
Lisa Johnson
CliftonLarsonAllen LLP
8390 East Crescent Parkway, Suite 300
Greenwood Village, CO
Phone: (303) 779-5710
Email: Lisa.Johnson@claconnect.com

Dated this 7th day of September 2023.

EXHIBIT A-1

District No. 1 Boundary Map

KINGS POINT METROPOLITAN DISTRICT 1 BOUNDARY MAP

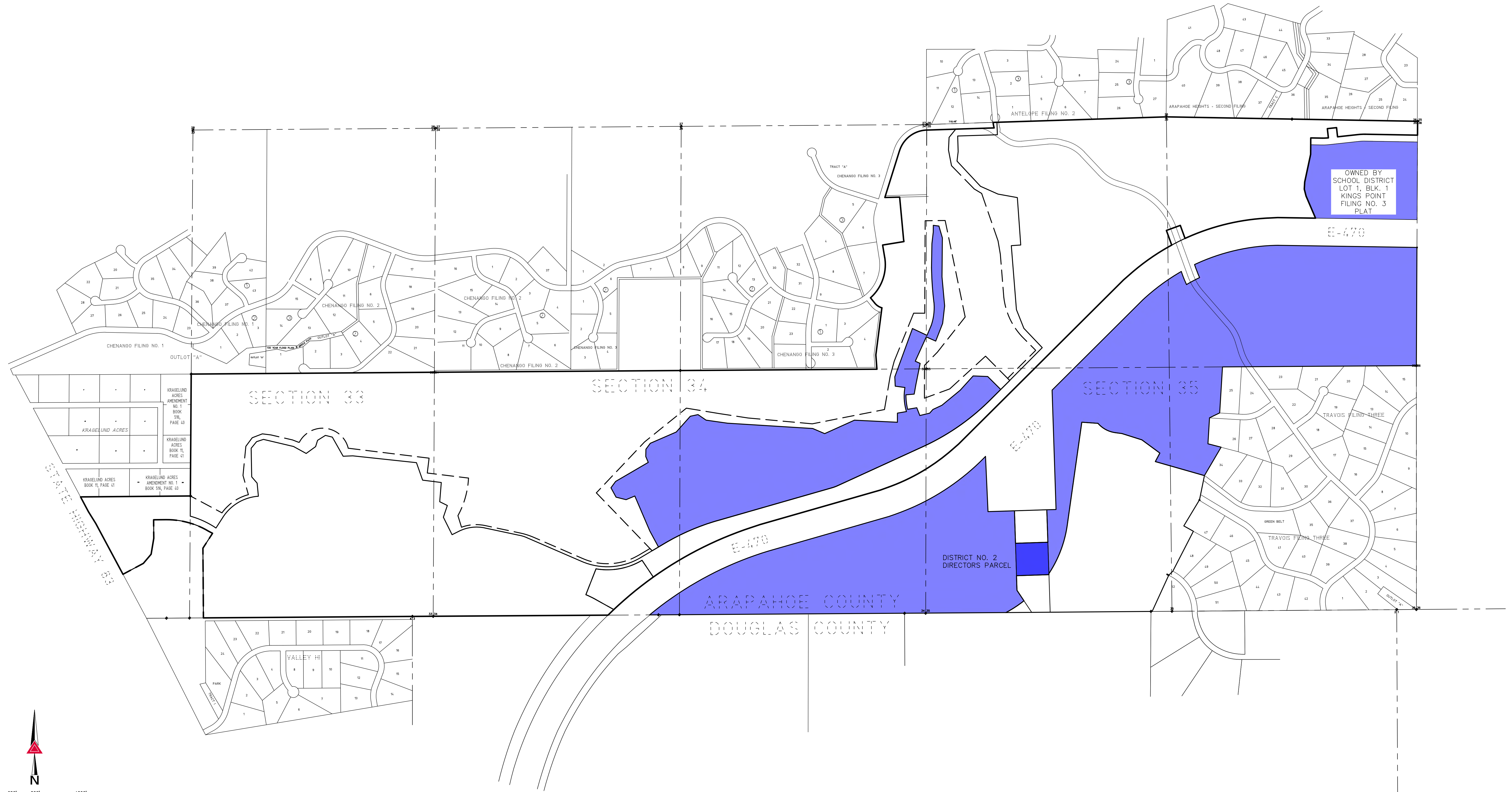


 DISTRICT NO. 1

EXHIBIT A-2

District No. 2 Boundary Map

KINGS POINT METROPOLITAN DISTRICT 2 BOUNDARY MAP

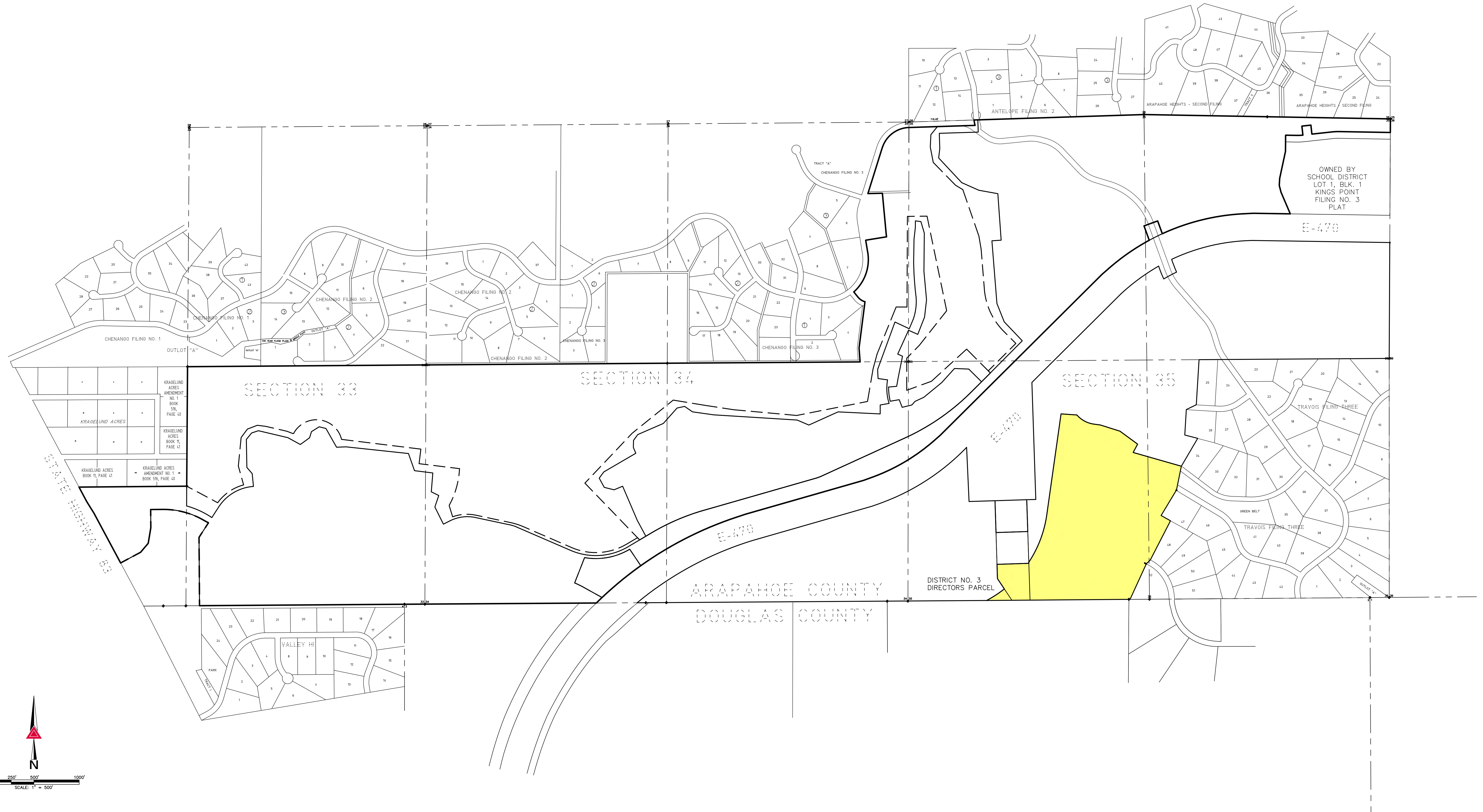


 DISTRICT NO. 2

EXHIBIT A-3

District No. 3 Boundary Map

KINGS POINT METROPOLITAN DISTRICT 3 BOUNDARY MAP



 DISTRICT NO. 3

EXHIBIT B-1

Legal Description of District No. 1 Boundaries

DISTRICT 1 BOUNDARY

PARCEL 1

A PARCEL OF LAND LOCATED IN SECTION 35, THE SOUTH HALF OF SECTION 34 AND THE SOUTH HALF OF SECTION 33, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, WAS ASSUMED TO BEAR SOUTH 00°17'32" WEST AND IS MONUMENTED AT THE NORTHEAST CORNER AND THE EAST QUARTER CORNER OF SAID SECTION 35 BY A NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "RLS 10377 1988 JR ENGINEERING".

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 35;

THENCE ALONG THE EASTERLY LINE OF THE NORTHEAST QUARTER OF SAID SECTION 35, SOUTH 00°17'32" WEST, A DISTANCE OF 150.00 FEET TO THE NORTHERLY RIGHT-OF-WAY OF EAST DRY CREEK ROAD AS DESCRIBED UNDER RECEPTION NO. B2073829 IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER;

THENCE DEPARTING SAID EASTERLY LINE AND ALONG SAID NORTHERLY RIGHT-OF-WAY THE FOLLOWING THREE (3) COURSES;

1. NORTH 89°00'03" WEST, A DISTANCE OF 567.68 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 574.00 FEET;
2. WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°15'25", AN ARC LENGTH OF 72.70 FEET;
3. TANGENT TO SAID CURVE, SOUTH 83°44'32" WEST, A DISTANCE OF 226.62 FEET;

THENCE DEPARTING SAID NORTHERLY RIGHT-OF-WAY, NORTH 06°15'28" WEST, A DISTANCE OF 100.00 FEET;

THENCE SOUTH 83°44'32" WEST, A DISTANCE OF 100.00 FEET;

THENCE SOUTH 06°15'28" EAST, A DISTANCE OF 100.00 FEET TO SAID NORTHERLY RIGHT-OF-WAY;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY, THE FOLLOWING THREE (3) COURSES:

1. SOUTH 83°44'32" WEST, A DISTANCE OF 1.08 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 500.00 FEET;
2. WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°15'25", AN ARC LENGTH OF 63.33 FEET;
3. TANGENT TO SAID CURVE, NORTH 89°00'03" WEST, A DISTANCE OF 126.58 FEET;

THENCE DEPARTING SAID NORTHERLY RIGHT-OF-WAY, SOUTH 00°17'32" WEST, A DISTANCE OF 74.01 FEET TO THE NORTHWEST CORNER OF KINGS POINT SUBDIVISION FILING NO. 3 AS RECORDED UNDER RECEPTION NO. B2187150 OF SAID ARAPAHOE COUNTY RECORDS;

THENCE ALONG THE WESTERLY BOUNDARY OF SAID KINGS POINT SUBDIVISION FILING NO. 3 THE FOLLOWING FIVE (5) COURSES:

1. CONTINUING SOUTH 00°17'32" WEST, A DISTANCE OF 103.72 FEET;

2. SOUTH 12°07'45" WEST, A DISTANCE OF 305.87 FEET;
3. SOUTH 03°18'26" WEST, A DISTANCE OF 77.78 FEET;
4. SOUTH 14°20'10" EAST, A DISTANCE OF 77.01 FEET;
5. SOUTH 23°09'28" EAST, A DISTANCE OF 260.00 FEET TO THE NORTHERLY RIGHT-OF-WAY OF THE E-470 PUBLIC HIGHWAY AUTHORITY AS DESCRIBED UNDER RECEPTION NO. A9166936 IN SAID ARAPAHOE COUNTY RECORDS;

THENCE DEPARTING SAID WESTERLY BOUNDARY AND ALONG SAID NORTHERLY RIGHT-OF-WAY THE FOLLOWING FIFTEEN (15) COURSES:

1. NORTH 89°08'11" WEST, A DISTANCE OF 409.91 FEET;
2. SOUTH 87°06'49" WEST, A DISTANCE OF 104.95 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 2,441.83 FEET;
3. WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°48'32", AN ARC LENGTH OF 929.45 FEET;
4. NON-TANGENT TO SAID CURVE, NORTH 19°55'22" WEST, A DISTANCE OF 150.00 FEET;
5. SOUTH 70°04'38" WEST, A DISTANCE OF 160.00 FEET;
6. SOUTH 19°55'22" EAST, A DISTANCE OF 168.69 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 2,441.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 28°28'33" EAST;
7. SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°37'34", AN ARC LENGTH OF 538.10 FEET;
8. TANGENT TO SAID CURVE, SOUTH 48°53'53" WEST, A DISTANCE OF 104.94 FEET;
9. SOUTH 45°08'54" WEST, A DISTANCE OF 2,520.85 FEET;
10. SOUTH 48°53'54" WEST, A DISTANCE OF 95.13 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 2,141.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 41°06'42" WEST;
11. SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°21'35", AN ARC LENGTH OF 798.47 FEET;
12. SOUTH 70°15'05" WEST, A DISTANCE OF 95.13 FEET;
13. SOUTH 74°00'05" WEST, A DISTANCE OF 1,352.59 FEET;
14. SOUTH 71°45'05" WEST, A DISTANCE OF 102.96 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 3,969.72 FEET;
15. THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 17°11'52", AN ARC LENGTH OF 1,191.54 FEET;

THENCE DEPARTING SAID NORTHERLY RIGHT-OF-WAY, NORTH 33°49'08" WEST, A DISTANCE OF 218.45 FEET;

THENCE SOUTH 59°24'09" WEST, A DISTANCE OF 1.86 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 733.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 40°18'14", AN ARC LENGTH OF 515.62 FEET;

THENCE NON-TANGENT TO SAID CURVE, SOUTH 21°25'01" WEST, A DISTANCE OF 300.38 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 1,044.21 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 22°44'44" WEST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 06°17'45", AN ARC LENGTH OF 114.74 FEET;

THENCE SOUTH 60°57'31" EAST, A DISTANCE OF 227.89 FEET TO SAID NORTHERLY RIGHT-OF-WAY AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 3,969.72 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 43°26'08" EAST;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY, SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01°15'40", AN ARC LENGTH OF 87.38 FEET TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 34;

THENCE NON-TANGENT WITH SAID CURVE ALONG SAID SOUTH LINE, SOUTH 89°38'25" WEST, A DISTANCE OF 1,891.72 FEET TO THE SOUTHEAST CORNER OF SAID SECTION 33;

THENCE ALONG THE SOUTH LINE OF SAID SECTION 33, SOUTH 89°35'36" WEST, A DISTANCE OF 2,486.58 FEET;

THENCE DEPARTING SAID SOUTH LINE, NORTH 00°24'24" WEST, A DISTANCE OF 754.43 FEET;

THENCE NORTH 32°55'00" EAST, A DISTANCE OF 191.53 FEET;

THENCE NORTH 62°21'16" WEST, A DISTANCE OF 49.36 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 883.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 30°48'04" WEST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 31°16'53", AN ARC LENGTH OF 482.09 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 89°31'11" WEST, A DISTANCE OF 134.40 FEET;

THENCE SOUTH 00°28'49" EAST, A DISTANCE OF 200.00 FEET;

THENCE SOUTH 09°25'50" WEST, A DISTANCE OF 175.00 FEET;

THENCE SOUTH 40°17'15" WEST, A DISTANCE OF 130.00 FEET;

THENCE SOUTH 61°49'45" WEST, A DISTANCE OF 250.00 FEET TO THE NORTHEASTERLY RIGHT-OF-WAY OF SOUTH PARKER ROAD;

THENCE ALONG SAID NORTHEASTERLY RIGHT-OF-WAY, THE FOLLOWING THREE (3) COURSES:

1. NORTH 28°10'15" WEST, A DISTANCE OF 623.29 FEET;
2. NORTH 31°58'54" WEST, A DISTANCE OF 150.16 FEET;
3. NORTH 28°04'39" WEST, A DISTANCE OF 181.76 FEET TO THE SOUTHWESTERLY CORNER OF KRAGELUND ACRES AS RECORDED IN BOOK 11 AT PAGE 41 OF SAID ARAPAHOE COUNTY RECORDS;

THENCE ALONG THE SOUTHERLY BOUNDARY OF SAID KRAGELUND ACRES AND THE SOUTHERLY BOUNDARY OF KRAGELUND ACRES, AMENDMENT NO. 1 AS RECORDED IN BOOK 516 AT PAGE 40 OF SAID ARAPAHOE COUNTY RECORDS, NORTH 89°31'11" EAST, A DISTANCE OF 1,188.66 FEET;

THENCE DEPARTING SAID SOUTHERLY BOUNDARY, SOUTH 00°23'41" WEST, A DISTANCE OF 218.73 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 955.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 15°27'26" WEST;

THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 17°27'34", AN ARC LENGTH OF 291.01 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 57°05'00" EAST, A DISTANCE OF 16.55 FEET;

THENCE NORTH 32°55'00" EAST, A DISTANCE OF 138.73 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 500.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 51°30'41", AN ARC LENGTH OF 449.52 FEET;

THENCE TANGENT WITH SAID CURVE, NORTH 84°25'41" EAST, A DISTANCE OF 12.83 FEET;

THENCE NORTH 05°34'19" WEST, A DISTANCE OF 142.37 FEET;

THENCE NORTH 40°58'29" WEST, A DISTANCE OF 89.83 FEET;

THENCE NORTH 01°03'15" WEST, A DISTANCE OF 309.80 FEET;

THENCE NORTH 39°31'54" EAST, A DISTANCE OF 92.25 FEET;

THENCE NORTH 71°41'15" EAST, A DISTANCE OF 78.58 FEET;

THENCE SOUTH 76°43'00" EAST, A DISTANCE OF 334.09 FEET;

THENCE SOUTH 61°12'52" EAST, A DISTANCE OF 156.30 FEET;

THENCE NORTH 54°02'46" EAST, A DISTANCE OF 125.92 FEET;

THENCE NORTH 17°27'03" EAST, A DISTANCE OF 71.13 FEET;

THENCE NORTH 57°42'22" EAST, A DISTANCE OF 100.37 FEET;

THENCE SOUTH 75°50'09" EAST, A DISTANCE OF 76.92 FEET;

THENCE SOUTH 29°36'29" EAST, A DISTANCE OF 237.65 FEET;

THENCE NORTH 87°47'39" EAST, A DISTANCE OF 104.26 FEET;

THENCE SOUTH 83°54'03" EAST, A DISTANCE OF 692.73 FEET;

THENCE SOUTH 19°29'29" EAST, A DISTANCE OF 200.77 FEET;

THENCE SOUTH 82°46'44" EAST, A DISTANCE OF 203.61 FEET;

THENCE SOUTH 04°43'37" WEST, A DISTANCE OF 208.65 FEET;

THENCE SOUTH 63°39'45" EAST, A DISTANCE OF 91.93 FEET;

THENCE SOUTH 18°38'56" WEST, A DISTANCE OF 133.61 FEET;

THENCE SOUTH 26°26'23" EAST, A DISTANCE OF 211.11 FEET;

THENCE NORTH 63°33'37" EAST, A DISTANCE OF 84.65 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 425.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 38°26'36", AN ARC LENGTH OF 285.16 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 77°59'47" EAST, A DISTANCE OF 383.95 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 425.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°23'05", AN ARC LENGTH OF 84.45 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 66°36'42" EAST, A DISTANCE OF 647.24 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 700.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 53°59'09", AN ARC LENGTH OF 659.56 FEET;

THENCE TANGENT WITH SAID CURVE, NORTH 59°24'09" EAST, A DISTANCE OF 297.47 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 2,455.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 30°45'37" EAST;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°41'46", AN ARC LENGTH OF 629.91 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 74°00'05" EAST, A DISTANCE OF 1,291.74 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 425.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 08°35'07", AN ARC LENGTH OF 63.68 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 65°24'58" EAST, A DISTANCE OF 1,017.32 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 2,500.00 FEET;

THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 20°16'04", AN ARC LENGTH OF 884.35 FEET;

THENCE TANGENT TO SAID CURVE, NORTH 45°08'54" EAST, A DISTANCE OF 303.52 FEET;

THENCE NORTH 44°51'06" WEST, A DISTANCE OF 0.82 FEET;

THENCE NORTH 44°48'31" EAST, A DISTANCE OF 499.91 FEET;

THENCE NORTH 43°34'18" WEST, A DISTANCE OF 288.85 FEET;

THENCE NORTH 21°41'19" WEST, A DISTANCE OF 217.57 FEET;

THENCE NORTH 04°34'55" WEST, A DISTANCE OF 694.04 FEET;

THENCE NORTH 85°58'27" EAST, A DISTANCE OF 102.40 FEET;

THENCE NORTH 04°04'36" WEST, A DISTANCE OF 514.49 FEET;

THENCE NORTH 79°45'36" WEST, A DISTANCE OF 212.99 FEET;

THENCE NORTH 66°06'49" WEST, A DISTANCE OF 207.12 FEET;

THENCE NORTH 42°58'20" WEST, A DISTANCE OF 372.45 FEET;

THENCE NORTH 06°45'50" EAST, A DISTANCE OF 103.85 FEET;

THENCE NORTH 01°48'58" WEST, A DISTANCE OF 168.61 FEET;

THENCE NORTH 88°10'56" EAST, A DISTANCE OF 429.67 FEET;

THENCE NORTH 01°49'53" WEST, A DISTANCE OF 135.10 FEET TO THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 35;

THENCE ALONG SAID NORTH LINE, NORTH 88°10'07" EAST, A DISTANCE OF 1,834.40 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 35;

THENCE ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 35, SOUTH 88°58'46" EAST, A DISTANCE OF 1,359.65 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER;

THENCE ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER, SOUTH 89°00'03" EAST, A DISTANCE OF 1,359.23 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 289.636 ACRES, (12,616,554 SQUARE FEET), MORE OR LESS.

ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

EXHIBIT B-2

Legal Description of District No. 2 Boundaries

DISTRICT 2 BOUNDARY

PARCEL 2

A PARCEL OF LAND LOCATED IN SECTION 34 AND THE WEST HALF OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 66 WEST, WAS ASSUMED TO BEAR NORTH 00°07'16" EAST AND IS MONUMENTED AT THE EAST QUARTER CORNER OF SAID SECTION 34 AND AT THE NORTHEAST CORNER OF SAID SECTION 34 BY A NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "PLS 13155 1993".

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 34;

THENCE NORTH 48°05'45" WEST, A DISTANCE OF 87.82 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 11°24'22" WEST, A DISTANCE OF 233.52 FEET;

THENCE SOUTH 10°08'51" WEST, A DISTANCE OF 104.57 FEET;

THENCE SOUTH 84°52'48" WEST, A DISTANCE OF 90.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 699.82 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 89°48'06" EAST;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°56'25", AN ARC LENGTH OF 158.05 FEET;

THENCE NON-TANGENT WITH SAID CURVE, NORTH 80°10'10" EAST, A DISTANCE OF 100.72 FEET;

THENCE SOUTH 21°31'20" EAST, A DISTANCE OF 90.59 FEET;

THENCE NORTH 76°23'19" EAST, A DISTANCE OF 109.69 FEET;

THENCE NORTH 41°20'20" EAST, A DISTANCE OF 53.04 FEET;

THENCE NORTH 65°08'12" EAST, A DISTANCE OF 107.23 FEET;

THENCE NORTH 50°29'15" EAST, A DISTANCE OF 255.93 FEET;

THENCE NORTH 42°15'37" EAST, A DISTANCE OF 209.31 FEET;

THENCE SOUTH 87°42'04" EAST, A DISTANCE OF 157.25 FEET;

THENCE SOUTH 45°11'29" EAST, A DISTANCE OF 199.11 FEET;

THENCE SOUTH 45°08'54" WEST, A DISTANCE OF 165.99 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 2,500.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 44°51'06" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 20°16'04", AN ARC LENGTH OF 884.35 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 65°24'58" WEST, A DISTANCE OF 1,017.32 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 425.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 08°35'07", AN ARC LENGTH OF 63.68 FEET;

THENCE TANGENT WITH SAID CURVE, SOUTH 74°00'04" WEST, A DISTANCE OF 1,293.70 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 2,455.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 16°06'36" EAST;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°39'01", AN ARC LENGTH OF 627.95 FEET;

THENCE NON-TANGENT WITH SAID CURVE, SOUTH 59°24'09" WEST, A DISTANCE OF 69.66 FEET;

THENCE NORTH 28°20'57" WEST, A DISTANCE OF 197.78 FEET;

THENCE NORTH 23°14'08" WEST, A DISTANCE OF 411.41 FEET;

THENCE SOUTH 67°08'42" WEST, A DISTANCE OF 102.44 FEET;

THENCE NORTH 75°59'59" WEST, A DISTANCE OF 111.69 FEET;

THENCE NORTH 28°33'21" WEST, A DISTANCE OF 115.69 FEET;

THENCE NORTH 36°26'08" EAST, A DISTANCE OF 85.62 FEET;

THENCE NORTH 59°44'05" EAST, A DISTANCE OF 408.39 FEET;

THENCE NORTH 22°51'18" WEST, A DISTANCE OF 69.27 FEET;

THENCE NORTH 01°12'16" EAST, A DISTANCE OF 78.29 FEET;

THENCE NORTH 36°09'18" EAST, A DISTANCE OF 80.10 FEET;

THENCE NORTH 66°35'32" EAST, A DISTANCE OF 306.71 FEET;

THENCE NORTH 41°38'53" EAST, A DISTANCE OF 228.41 FEET;

THENCE NORTH 77°58'19" EAST, A DISTANCE OF 85.18 FEET;

THENCE SOUTH 55°26'08" EAST, A DISTANCE OF 105.92 FEET;
THENCE SOUTH 81°53'10" EAST, A DISTANCE OF 233.87 FEET;
THENCE SOUTH 86°26'28" EAST, A DISTANCE OF 924.63 FEET;
THENCE SOUTH 66°45'07" EAST, A DISTANCE OF 140.34 FEET;
THENCE NORTH 65°42'53" EAST, A DISTANCE OF 353.30 FEET;
THENCE SOUTH 87°16'23" EAST, A DISTANCE OF 465.55 FEET;
THENCE NORTH 00°00'00" EAST, A DISTANCE OF 98.46 FEET;
THENCE NORTH 80°02'58" EAST, A DISTANCE OF 99.68 FEET TO THE BEGINNING OF A
NON-TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 554.58 FEET, THE
RADIUS POINT OF SAID CURVE BEARS NORTH 72°43'31" EAST;
THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 27°09'46",
AN ARC LENGTH OF 262.92 FEET;
THENCE NON-TANGENT WITH SAID CURVE, NORTH 82°05'39" WEST, A DISTANCE OF
105.97 FEET;
THENCE NORTH 02°38'46" WEST, A DISTANCE OF 100.83 FEET;
THENCE NORTH 20°05'15" EAST, A DISTANCE OF 556.89 FEET;
THENCE SOUTH 64°51'12" EAST, A DISTANCE OF 173.90 FEET;
THENCE NORTH 22°55'48" EAST, A DISTANCE OF 114.49 FEET TO THE BEGINNING OF A
NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 600.00 FEET, THE
RADIUS POINT OF SAID CURVE BEARS NORTH 71°01'57" WEST;
THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 24°29'00",
AN ARC LENGTH OF 256.39 FEET TO THE BEGINNING OF A NON-TANGENT CURVE
CONCAVE EASTERLY HAVING A RADIUS OF 3,583.27 FEET, THE RADIUS POINT OF SAID
CURVE BEARS NORTH 83°01'26" EAST;
THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 04°02'03",
AN ARC LENGTH OF 252.29 FEET;
THENCE NON-TANGENT WITH SAID CURVE, NORTH 01°58'15" WEST, A DISTANCE OF
121.15 FEET;
THENCE NORTH 01°00'22" EAST, A DISTANCE OF 261.27 FEET;
THENCE NORTH 06°35'09" EAST, A DISTANCE OF 126.87 FEET;
THENCE NORTH 00°14'22" EAST, A DISTANCE OF 72.36 FEET;

THENCE SOUTH 82°31'02" EAST, A DISTANCE OF 61.30 FEET;
THENCE SOUTH 16°21'35" EAST, A DISTANCE OF 133.01 FEET;
THENCE SOUTH 00°33'58" WEST, A DISTANCE OF 421.24 FEET;
THENCE SOUTH 05°13'09" EAST, A DISTANCE OF 315.80 FEET;
THENCE SOUTH 06°24'50" WEST, A DISTANCE OF 190.54 FEET;
THENCE SOUTH 21°26'12" WEST, A DISTANCE OF 206.11 FEET;
THENCE NORTH 65°56'46" WEST, A DISTANCE OF 111.80 FEET;
THENCE SOUTH 24°23'02" WEST, A DISTANCE OF 288.53 FEET;
THENCE SOUTH 65°35'44" EAST, A DISTANCE OF 58.26 FEET TO THE **POINT OF BEGINNING.**
CONTAINING AN AREA OF 70.631 ACRES, (3,076,687 SQUARE FEET), MORE OR LESS.

ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

DISTRICT 2 BOUNDARY

PARCEL 3

A PARCEL OF LAND LOCATED IN THE SOUTH HALF OF SECTION 34 AND THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 66 WEST, WAS ASSUMED TO BEAR SOUTH 89°38'32" WEST AND IS MONUMENTED AT THE SOUTHEAST CORNER OF SAID SECTION 34 AND AT THE SOUTH QUARTER CORNER OF SAID SECTION 34 BY A NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "PLS 13155".

BEGINNING AT THE SOUTH QUARTER CORNER OF SAID SECTION 34;

THENCE ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 34, SOUTH 89°38'25" WEST, A DISTANCE OF 323.36 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF THE E-470 PUBLIC HIGHWAY AUTHORITY AS RECORDED UNDER RECEPTION NO. A9166936 OF THE ARAPAHOE COUNTY RECORDS AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 3,669.72 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 39°40'17" EAST;

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY, THE FOLLOWING NINE (9) COURSES;

1. NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°25'22", AN ARC LENGTH OF 1,372.10 FEET;
2. TANGENT TO SAID CURVE, NORTH 71°45'05" EAST, A DISTANCE OF 97.07 FEET;
3. NORTH 74°00'05" EAST, A DISTANCE OF 1,356.52 FEET;
4. NORTH 70°15'05" EAST, A DISTANCE OF 104.97 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 2,441.83 FEET;
5. NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°21'23", AN ARC LENGTH OF 910.17 FEET;
6. NON-TANGENT TO SAID CURVE, NORTH 48°53'54" EAST, A DISTANCE OF 105.03 FEET;
7. NORTH 45°08'54" EAST, A DISTANCE OF 123.63 FEET;
8. SOUTH 02°34'59" EAST, A DISTANCE OF 598.20 FEET;
9. NORTH 88°11'56" EAST, A DISTANCE OF 286.47 FEET;

THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY, SOUTH 01°48'04" EAST, A DISTANCE OF 860.42 FEET;

THENCE SOUTH 33°44'21" EAST, A DISTANCE OF 136.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 1,271.94 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 38°27'26" WEST;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°29'15", AN ARC LENGTH OF 232.82 FEET TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35;

THENCE NON-TANGENT TO SAID CURVE, ALONG SAID SOUTH LINE, SOUTH 89°33'26" WEST, A DISTANCE OF 868.97 FEET TO THE SOUTHEAST CORNER OF SAID SECTION 34;

THENCE ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, SOUTH 89°38'32" WEST, A DISTANCE OF 2,664.95 FEET TO THE **POINT OF BEGINNING.**

CONTAINING AN AREA OF 77.621 ACRES, (3,381,180 SQUARE FEET), MORE OR LESS.



ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1
LITTLETON, CO 80122

DISTRICT 2 BOUNDARY

PARCEL 4

A PARCEL OF LAND LOCATED IN SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, WAS ASSUMED TO BEAR NORTH 00°17'32" EAST AND IS MONUMENTED AT THE EAST QUARTER CORNER OF SAID SECTION 35 AND AT THE NORTHEAST CORNER OF SAID SECTION 35 BY A NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "JR ENGINEERING 1988 PLS 10377"

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 35, SAID POINT ALSO BEING THE NORTHEAST CORNER OF TRAVOIS FILING THREE AS RECORDED UNDER RECEPTION NO. 1670342 IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER;

THENCE ALONG THE SOUTHERLY LINE OF THE NORTHEAST QUARTER OF SAID SECTION 35 AND THE NORTHERLY BOUNDARY OF SAID TRAVOIS FILING THREE, SOUTH 89°37'31" WEST 2097.96 FEET TO THE NORTHWEST CORNER OF SAID TRAVOIS FILING THREE;

THENCE ALONG THE WESTERLY BOUNDARY OF SAID TRAVOIS FILING THREE, THE FOLLOWING FIVE (5) COURSES:

1. SOUTH 03°28'53" WEST, A DISTANCE OF 498.23 FEET;
2. SOUTH 64°09'41" WEST, A DISTANCE OF 122.53 FEET;
3. SOUTH 03°28'53" WEST, A DISTANCE OF 281.38 FEET;
4. SOUTH 75°32'58" EAST, A DISTANCE OF 147.45 FEET;
5. SOUTH 30°26'14" WEST, A DISTANCE OF 356.37 FEET;

THENCE DEPARTING SAID WESTERLY BOUNDARY, NORTH 74°04'29" WEST, A DISTANCE OF 552.94 FEET;

THENCE NORTH 28°09'54" EAST, A DISTANCE OF 104.07 FEET;

THENCE NORTH 53°38'49" WEST, A DISTANCE OF 241.51 FEET;

THENCE NORTH 72°29'35" WEST, A DISTANCE OF 226.60 FEET;

THENCE NORTH 82°22'41" WEST, A DISTANCE OF 73.24 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 300.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 41°28'09", AN ARC LENGTH OF 217.13 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 86°01'25" WEST, A DISTANCE OF 174.83 FEET;

THENCE SOUTH 08°02'25" WEST, A DISTANCE OF 1,124.76 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1,272.00 FEET;

THENCE SOUTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 25°26'48", AN ARC LENGTH OF 564.93 FEET;

THENCE NON-TANGENT TO SAID CURVE, NORTH 01°53'33" WEST, A DISTANCE OF 690.63 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF THE E-470 PUBLIC HIGHWAY AUTHORITY AS RECORDED UNDER RECEPTION NO. A9166936 OF SAID ARAPAHOE COUNTY RECORDS;

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY, THE FOLLOWING FIFTEEN (15) COURSES:

1. NORTH 88°11'56" EAST, A DISTANCE OF 100.00 FEET;
2. NORTH 01°53'33" WEST, A DISTANCE OF 1,291.83 FEET;
3. NORTH 45°08'54" EAST, A DISTANCE OF 1,381.04 FEET;
4. NORTH 48°53'53" EAST, A DISTANCE OF 95.12 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 2,141.83 FEET;
5. NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°24'57", AN ARC LENGTH OF 426.74 FEET;
6. NON-TANGENT TO SAID CURVE, SOUTH 19°55'07" EAST, A DISTANCE OF 71.16 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 680.12 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 70°03'26" EAST;
7. SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 06°48'47", AN ARC LENGTH OF 80.87 FEET;
8. NON-TANGENT TO SAID CURVE, NORTH 60°26'12" EAST, A DISTANCE OF 50.19 FEET;
9. NORTH 61°48'23" EAST, A DISTANCE OF 60.03 FEET;
10. NORTH 63°35'41" EAST, A DISTANCE OF 50.11 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 520.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 63°38'33" EAST;
11. NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 06°25'53", AN ARC LENGTH OF 58.37 FEET;
12. TANGENT TO SAID CURVE, NORTH 19°55'35" WEST, A DISTANCE OF 92.28 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 2,141.83 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 25°21'41" EAST;
13. EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 22°28'30", AN ARC LENGTH OF 840.16 FEET;
14. TANGENT TO SAID CURVE, NORTH 87°06'49" EAST, A DISTANCE OF 95.13 FEET;
15. SOUTH 89°08'11" EAST, A DISTANCE OF 1,502.59 FEET TO SAID EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35;

THENCE ALONG SAID EAST LINE, SOUTH 00°17'32" WEST, A DISTANCE OF 1,279.05 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 128.629 ACRES, (5,603,080 SQUARE FEET), MORE OR LESS.



ANTHONY K. PEALL, PLS 38636
 COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
 FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
 300 E. MINERAL AVENUE, SUITE 1
 LITTLETON, CO 80122

EXHIBIT B-3

Legal Description of District No. 3 Boundaries

EXHIBIT A
LEGAL DESCRIPTION
DISTRICT 3 DIRECTORS PARCEL

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE SOUTHERLY LINE OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST, WAS ASSUMED TO BEAR NORTH 89°33'26" EAST.

COMMENCING AT THE SOUTHWEST QUARTER CORNER OF SAID SECTION 35;

THENCE ALONG SAID SOUTHERLY LINE, NORTH 89°33'26" EAST, A DISTANCE OF 1147.11 FEET TO THE **POINT OF BEGINNING**;

THENCE DEPARTING SAID SOUTHERLY LINE, NORTH 33°44'21" WEST, A DISTANCE OF 287.06 FEET;

THENCE NORTH 01°48'04" WEST, A DISTANCE OF 158.01 FEET;

THENCE NORTH 88°11'56" EAST, A DISTANCE OF 351.12 FEET;

THENCE SOUTH 01°53'33" EAST, A DISTANCE OF 406.35 FEET TO SAID SOUTHERLY LINE;

THENCE ALONG SAID SOUTHERLY LINE, SOUTH 89°33'26" WEST, A DISTANCE OF 199.97 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 2.826 ACRES (123,119 SQ. FT.), MORE OR LESS.

EXHIBIT ATTACHED AND MADE A PART HEREOF.

ALL LINEAL DISTANCES ARE REPRESENTED IN U.S. SURVEY FEET.

ANTHONY K. PEALL, PLS 38636
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 EAST MINERAL AVE., SUITE 1, LITTLETON, CO 80122
303-713-1898

