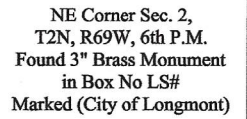


24



Northwest Corner, Lot 1,
Trinity Subdivision
(Point of Commencement)

Point of Beginning

S88°58'24"W 198.00'

Lot 1
Trinity Subdivision

West line Lot 1, Trinity Subdivision

N01°01'36"W
5.00'

S88°58'24"W 607.00'

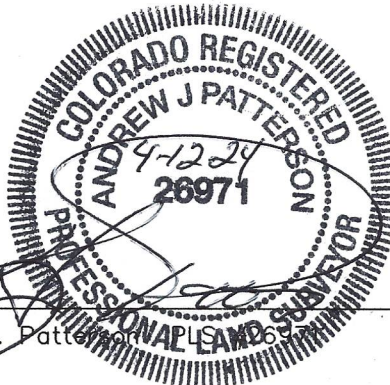
40 00'

N01°01'36"W

S88°58'24"W
5.00'

501°01'36"E
20.00'

East line Lot 1, Trinity Subdivision



Andrew J. Patterson

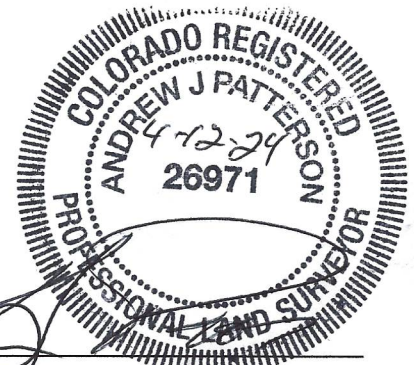
Project: Trinity Subdivision
Utility Easement Vacation
Date: 4/12/2024
Sheet 1 of 2

Exhibit A

Legal Description

A UTILITY EASEMENT SITUATED IN THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 2 NORTH, RANGE 69 WEST OF THE 6TH P.M., COUNTY OF BOULDER, STATE OF COLORADO, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF LOT 1, TRINITY SUBDIVISION; THENCE N88°58'24"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 5.00' TO THE POINT OF BEGINNING; THENCE CONTINUING N88°58'24"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 203.00' TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE S01°01'36"E ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 20.00'; THENCE S88°58'24"W A DISTANCE OF 5.00'; THENCE N01°01'36"W A DISTANCE OF 15.00'; THENCE S88°58'24"W A DISTANCE OF 198.00'; THENCE N01°01'36"W A DISTANCE OF 5.00' TO THE POINT OF BEGINNING.

CONTAINING 1090 SQUARE FEET OR 0.025 ACRES MORE OR LESS



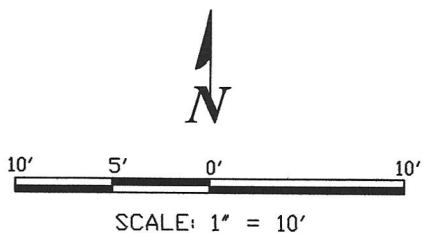
Andrew J. Patterson PLS #26971

Patterson Partners

9176 Aljan Drive, Longmont, Co. 80503
Ph 303-678-7072

Project: Trinity Subdivision
Utility Easement Vacation
Date: 4/12/2024
Sheet 2 of 2

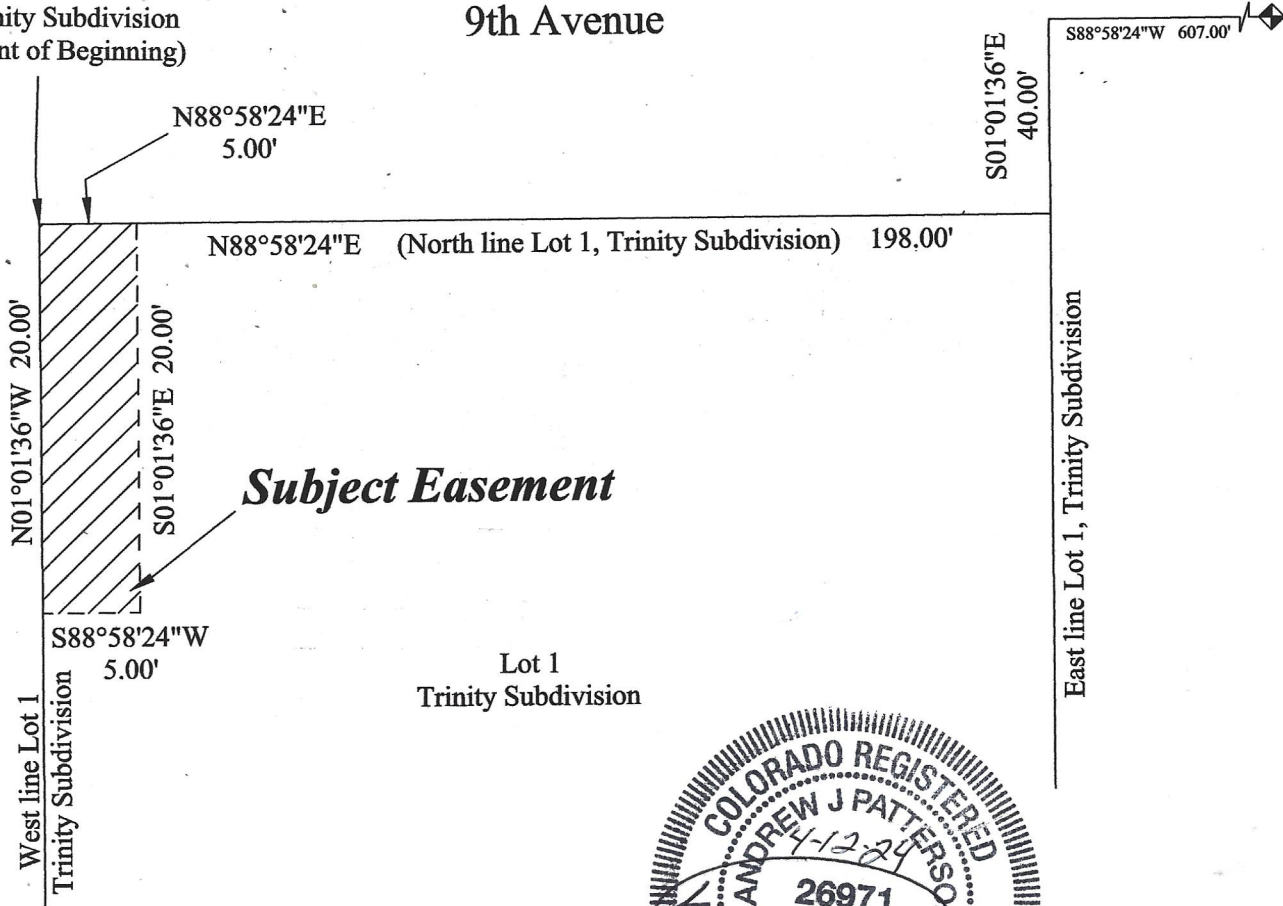
Exhibit A



NE Corner Sec. 2,
T2N, R69W, 6th P.M.
Found 3" Brass Monument
in Box No LS#
Marked (City of Longmont)

Northwest Corner, Lot 1,
Trinity Subdivision
(Point of Beginning)

9th Avenue



Lot 1
Trinity Subdivision

Andrew J. Patterson



Patterson Partners

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Ph 303-678-7072

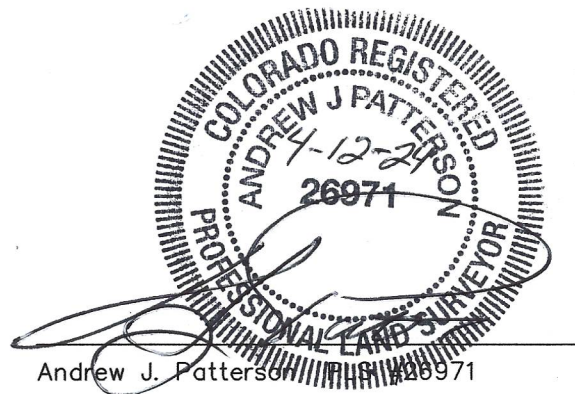
Project: Trinity Subdivision
LPC Easement Vacation
Date: 4/12/2024
Sheet 1 of 2

Exhibit A

Legal Description

AN LPC EASEMENT SITUATED IN THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 2 NORTH, RANGE 69 WEST OF THE 6TH P.M., COUNTY OF BOULDER, STATE OF COLORADO, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 1, TRINITY SUBDIVISION; THENCE N88°58'24"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 5.00'; THENCE S01°01'36"E, A DISTANCE OF 20.00'; THENCE S88°58'24"W A DISTANCE OF 5.00' TO A POINT ON THE WEST LINE OF SAID LOT 1; THENCE N01°01'36"W ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 20.00' TO THE POINT OF BEGINNING.

CONTAINING 100 SQUARE FEET OR 0.002 ACRES MORE OR LESS



Andrew J. Patterson, PLS #26971

Patterson Partners

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Project: Trinity Subdivision
LPC Easement Vacation
Date: 4/12/2024
Sheet 2 of 2