

EXHIBIT A
Legal Description of State Parcel

The parcels of land located in the Northeast Quarter of Section 33, Township 3 South, Range 70 West, of the 6th P.M., City of Golden, County of Jefferson, State of Colorado, being all of the land described in the following documents, recorded at the office of the Jefferson County Clerk & Recorder: Book 976, Page 212 recorded on January 30, 1956; Book 120, Page 72 recorded on January 6, 1902; Book 679, Page 325 recorded on July 8, 1950; Book 2950, Page 479 recorded on February 9, 1977; Book 324, Page 166 recorded on May 24, 1930.



EXHIBIT C
PARCEL DESCRIPTION
(SHEET 2 OF 5)

- (22) thence North 88°52'06" East, a distance of 39.11 feet;
- (23) thence South 84°07'03" East, a distance of 37.45 feet;
- (24) thence South 17°20'26" East, a distance of 27.65 feet;
- (25) thence South 20°33'45" East, a distance of 57.49 feet;
- (26) thence North 73°01'12" East, a distance of 150.93 feet;
- (27) thence South 17°34'04" East, a distance of 36.37 feet;
- (28) thence South 68°33'32" West, a distance of 64.90 feet;
- (29) thence South 69°47'06" West, a distance of 80.76 feet;
- (30) thence South 72°08'21" West, a distance of 61.62 feet;
- (31) thence South 74°39'36" West, a distance of 26.88 feet;
- (32) thence South 80°26'40" West, a distance of 57.27 feet;
- (33) thence South 66°19'56" West, a distance of 77.35 feet;
- (34) thence South 69°35'38" West, a distance of 16.26 feet;
- (35) thence South 64°24'28" West, a distance of 49.86 feet;
- (36) thence South 00°54'57" East, a distance of 159.38 feet;
- (37) thence South 83°25'51" West, a distance of 14.55 feet;
- (38) thence South 53°51'10" West, a distance of 136.91 feet;
- (39) thence North 35°50'11" West, a distance of 16.20 feet;
- (40) thence South 54°09'56" West, a distance of 71.19 feet;

thence along the line of a previously existing fence as it was surveyed and existed on November 19, 2002 the following five (5) courses and distances:

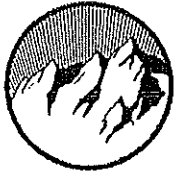
- (41) thence South 41°24'05" East, a distance of 11.62 feet;
- (42) thence South 54°25'17" West, a distance of 120.92 feet;
- (43) thence North 36°14'38" West, a distance of 12.11 feet;
- (44) thence South 52°44'49" West, a distance of 15.19 feet;
- (45) thence South 33°19'46" East, a distance of 139.23 feet;

thence along the line of a fence as it was surveyed and existed in November 2007 the following three (3) courses and distances:

- (46) thence South 88°40'16" West, a distance of 63.37 feet;
- (47) thence North 33°41'09" West, a distance of 120.97 feet;
- (48) thence North 30°30'02" West, a distance of 85.16 feet;

thence along the line of a fence as it was surveyed and existed on November 19, 2002 the following six (6) courses and distances:

- (49) thence North 80°24'11" West, a distance of 104.58 feet;
- (50) thence South 82°26'03" West, a distance of 109.97 feet;
- (51) thence South 85°19'19" West, a distance of 116.22 feet;
- (52) thence South 83°29'00" West, a distance of 30.25 feet;
- (53) thence South 80°15'16" West, a distance of 38.41 feet;
- (54) thence South 72°43'11" West, a distance of 104.30 feet;



Flatirons, Inc.
Surveying, Engineering & Geomatics
3825 Iris Avenue Suite# 100
Boulder, CO 80301
www.flatsurv.com

EXHIBIT C
PARCEL DESCRIPTION
(SHEET 3 OF 5)

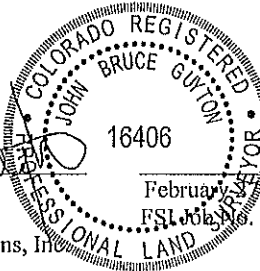
thence along the line of a fence as it was surveyed and existed in November 2007 the following four (4) courses and distances:

- (55) thence North 09°37'46" West, a distance of 57.96 feet;
- (56) thence North 81°08'34" East, a distance of 104.75 feet;
- (57) thence North 61°48'26" East, a distance of 54.07 feet;
- (58) thence North 60°47'19" East, a distance of 56.86 feet to the POINT OF BEGINNING.

Said parcel containing 324,554 square feet, or 7.45 acres, more or less.

I, John B. Guyton, a licensed Land Surveyor in the State of Colorado, do hereby state for and on behalf of Flatirons, Inc., that this parcel description and attached exhibit, being made a part thereof, were prepared by me or under my responsible charge at the request of the client and is not intended to represent a monumented Land Survey or subdivide land in violation of State Statute.

John B. Guyton
Colorado P.L.S.#16406
Chairman & CEO, Flatirons, Inc.



16406

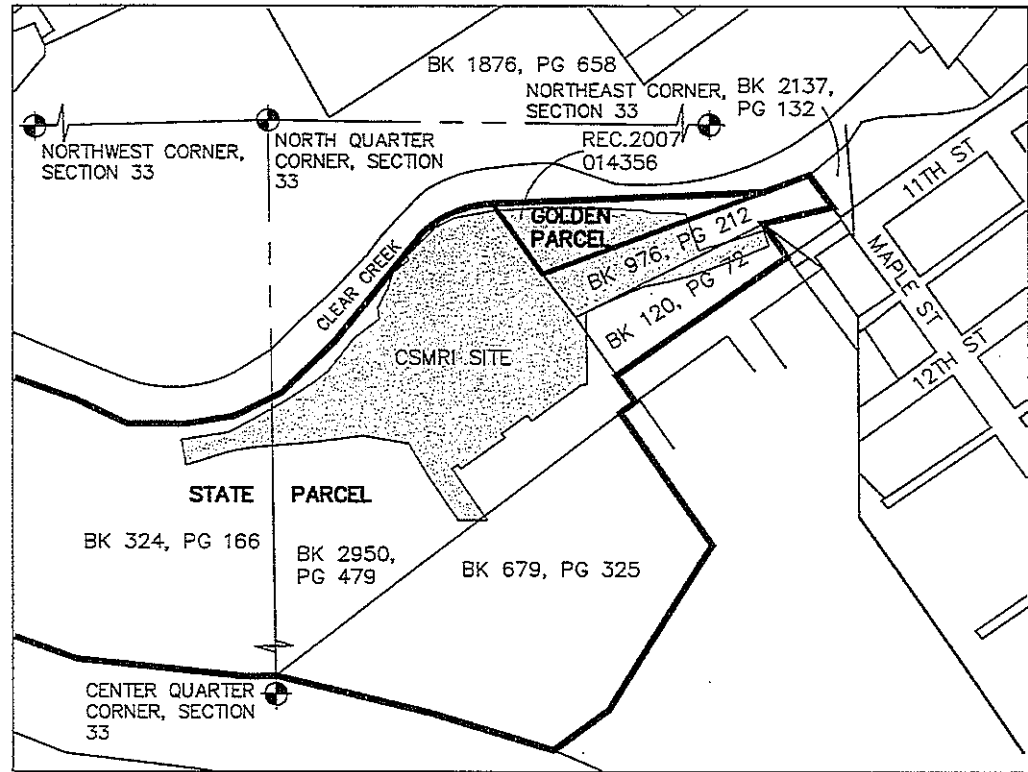
February 27, 2008
FSL Job No. 07-53,653.1

2/27/08

EXHIBIT C

A PARCEL OF LAND LOCATED IN THE NORTH HALF OF SECTION 33, TOWNSHIP 3 SOUTH,
RANGE 70 WEST OF THE 6TH P.M., CITY OF GOLDEN, COUNTY OF JEFFERSON, STATE OF COLORADO
SHEET 4 OF 5

L1	N60°47'19"E 24.33'	L31	S74°39'36"W 26.88'
L2	N56°48'17"E 89.32'	L32	S80°26'40"W 57.27'
L3	N51°49'12"E 38.77'	L33	S66°19'56"W 77.35'
L4	N38°56'19"E 92.64'	L34	S69°35'38"W 16.26'
L5	N52°32'33"E 69.22'	L35	S64°24'28"W 49.86'
L6	N06°35'50"W 26.00'	L36	S00°54'57"E 159.38'
L7	N33°34'09"E 12.94'	L37	S83°25'51"W 14.55'
L8	N20°36'36"E 13.02'	L38	S53°51'10"W 136.91'
L9	N32°49'46"E 20.55'	L39	N35°50'11"W 16.20'
L10	N17°03'55"E 36.89'	L40	S54°09'56"W 71.19'
L11	N53°30'31"E 19.59'	L41	S41°24'05"E 11.62'
L12	N48°03'28"E 25.52'	L42	S54°25'17"W 120.92'
L13	N14°33'50"W 9.36'	L43	N36°14'38"W 12.11'
L14	N45°18'10"E 88.25'	L44	S52°44'49"W 15.19'
L15	N62°48'21"E 46.12'	L45	S33°19'46"E 139.23'
L16	N79°41'15"E 95.08'	L46	S89°40'16"W 63.37'
L17	N86°52'49"E 100.79'	L47	N33°41'09"W 120.97'
L18	N89°53'56"E 70.08'	L48	N30°30'02"W 85.16'
L19	S88°27'55"E 69.87'	L49	N80°24'11"W 104.58'
L20	S87°36'31"E 85.15'	L50	S82°26'03"W 109.97'
L21	S74°13'19"E 24.61'	L51	S85°19'19"W 116.22'
L22	N88°52'06"E 39.11'	L52	S83°29'00"W 30.25'
L23	S84°07'03"E 37.45'	L53	S80°15'16"W 38.41'
L24	S17°20'26"E 27.65'	L54	S72°43'11"W 104.30'
L25	S20°33'45"E 57.49'	L55	N09°37'46"W 57.96'
L26	N73°01'12"E 150.93'	L56	N81°08'34"E 104.75'
L27	S17°34'04"E 36.37'	L57	N61°48'26"E 54.07'
L28	S68°33'32"W 64.90'	L58	N60°47'19"E 56.86'
L29	S69°47'06"W 80.76'		
L30	S72°08'21"W 61.62'		



VICINITY MAP

Not to Scale

THIS IS NOT A "LAND SURVEY PLAT" OR "IMPROVEMENT SURVEY PLAT" AND THIS EXHIBIT IS NOT INTENDED FOR PURPOSES OF TRANSFER OF TITLE OR SUBDIVISIONS OF LAND. THIS EXHIBIT IS INTENDED TO DEPICT THE ACCOMPANYING PARCEL DESCRIPTIONS. RECORD INFORMATION SHOWN HEREON IS BASED ON DOCUMENTS PROVIDED BY CLIENT.

FSI JOB NO. 07-53,653.1

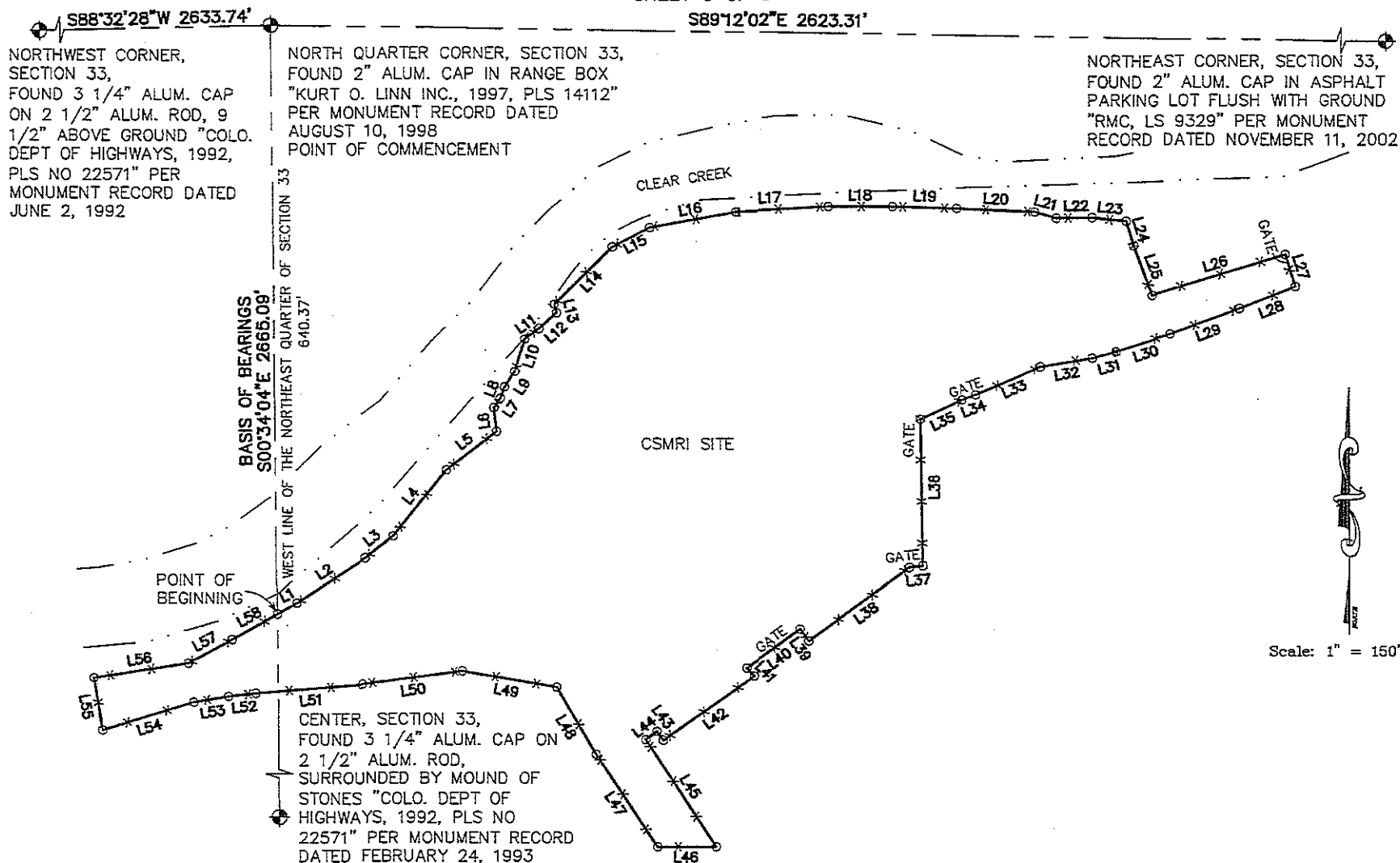


Flatirons, Inc.
3825 IRIS AVENUE, SUITE 100
BOULDER, CO 80301
PHONE: (303) 443-7001
FAX: (303) 443-9830
www.flatirons.com

EXHIBIT C

A PARCEL OF LAND LOCATED IN THE NORTH HALF OF SECTION 33, TOWNSHIP 3 SOUTH,
RANGE 70 WEST OF THE 6TH P.M., CITY OF GOLDEN, COUNTY OF JEFFERSON, STATE OF COLORADO

SHEET 5 OF 5



Scale: 1" = 150'

THIS IS NOT A "LAND SURVEY PLAT" OR "IMPROVEMENT SURVEY PLAT" AND THIS EXHIBIT IS NOT INTENDED FOR PURPOSES OF TRANSFER OF TITLE OR SUBDIVISIONS OF LAND. THIS EXHIBIT IS INTENDED TO DEPICT THE ACCOMPANYING PARCEL DESCRIPTIONS. RECORD INFORMATION SHOWN HEREON IS BASED ON DOCUMENTS PROVIDED BY CLIENT.

FSI JOB NO. 07-53,653.1



Flatirons, Inc.
 3825 IRIS AVENUE, SUITE 100
 BOULDER, CO 80301
 PHONE: (303) 443-7001
 FAX: (303) 443-9830
www.flatirons.com