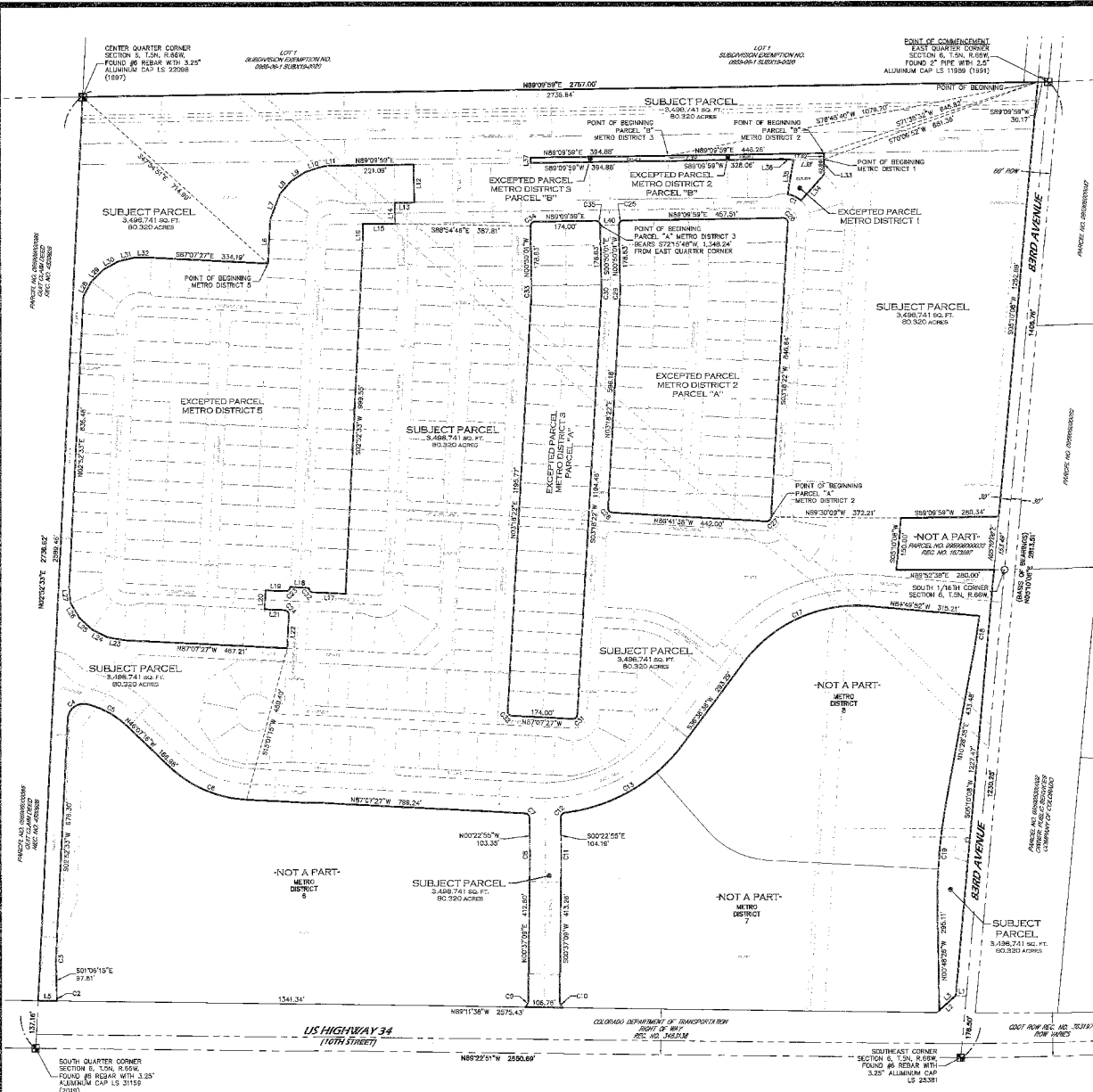


# EXHIBIT A

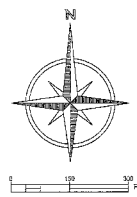
## DISTRICT 4

### SE 1/4 SECTION 6, T.5N, R.66W



CURVE TABLE					
CURVE LENGTH	RADIUS	DELTA	CHORD	CH BEARING	
C1	42.72	76.00	3212.33	42.43	N64°32'27"W
C2	2.44	30.90	1746.36	6.43	S89°56'53"E
C3	28.13	405.00	3387.45	28.13	S90°53'09"W
C4	80.84	48.50	10132.54	70.49	S53°38'55"W
C5	131.07	255.00	2927.27	129.83	N63°01'00"W
C6	245.00	345.00	4190.11	241.65	S66°37'22"W
C7	19.89	13.00	864.32	17.80	N43°15'11"W
C8	7.09	405.00	1300.03	7.06	N00°07'07"E
C9	22.65	29.00	4445.33	22.08	N21°59'58"E
C10	23.32	29.00	4128.21	21.96	S21°43'58"E
C11	8.65	495.00	1000.03	8.65	S00°07'07"W
C12	18.83	13.00	8328.59	17.30	S41°20'55"W
C13	401.03	495.00	4628.00	380.15	S59°51'11"W
C14	291.17	495.00	3747.00	298.98	S55°12'34"W
C15	109.35	495.00	12142.98	109.83	S43°00'00"W
C16	199.87	280.00	4765.43	194.41	N61°02'58"W
C17	413.69	405.00	5831.30	395.84	S65°54'22"W
C18	101.42	1470.00	3371.11	101.40	N26°30'02"E
C19	313.13	1690.00	11177.01	312.62	N34°50'05"E
C20	202.12	1590.00	7177.91	201.64	N26°50'05"E
C21	111.60	1590.00	4900.00	110.98	N01°11'34"E
C22	20.42	13.00	8000.00	18.38	N42°07'27"W
C23	20.42	13.00	8000.00	18.38	S47°52'33"W
C24	20.42	13.00	8000.00	18.38	S47°07'27"E
C25	20.42	13.00	8000.00	18.38	N44°09'58"E
C26	21.35	13.00	8408.23	19.04	S43°45'50"E
C27	20.42	13.00	8000.00	18.38	S48°18'22"W
C28	20.42	13.00	8000.00	18.38	N41°41'58"W
C29	38.37	501.32	4198.23	38.36	N07°14'10"E
C30	34.46	477.00	4788.23	34.46	S01°14'10"W
C31	22.32	13.00	8923.47	18.32	S48°03'27"W
C32	20.52	13.00	8028.14	18.45	N41°54'33"W
C33	20.01	277.00	4398.37	20.01	N01°14'10"E
C34	20.42	13.00	8000.00	18.38	N44°09'58"E
C35	20.42	13.00	8000.00	18.38	S48°50'10"E

LINE TABLE		
LINE	BEARING	LENGTH
L1	S84°49'20"E	30.00
L2	S47°59'14"W	73.35
L3	N47°59'14"E	64.52
L4	S47°59'14"W	8.84
L5	N89°11'38"W	54.90
L6	N02°32'38"E	123.00
L7	N20°24'12"E	80.25
L8	N44°05'40"E	47.95
L9	N56°45'41"E	47.95
L10	N74°00'21"E	57.56
L11	N87°42'35"E	34.83
L12	S00°50'01"E	109.00
L13	S59°59'59"W	55.35
L14	S00°50'01"E	50.00
L15	S09°59'59"W	52.97
L16	S00°50'01"E	53.82
L17	N67°07'37"W	60.00
L18	N87°07'37"W	54.00
L19	N87°07'27"W	57.00
L20	S02°32'33"E	54.00
L21	S87°07'27"E	57.00
L22	S02°32'33"E	96.00
L23	N78°45'00"W	49.00
L24	N48°28'51"W	49.00
L25	N47°17'32"W	49.33
L26	N30°49'49"W	49.33
L27	N05°50'55"W	45.66
L28	N26°50'05"E	46.73
L29	N45°16'25"E	48.22
L30	N61°22'58"E	49.22
L31	N67°14'56"E	47.83
L32	S89°54'52"E	47.73
L33	S00°50'01"E	50.60
L34	S41°30'51"W	100.87
L35	N09°23'15"E	100.18
L36	N88°53'01"W	30.37
L37	N00°50'01"W	15.00
L38	N88°09'59"E	87.84
L39	N00°50'01"W	15.00
L40	N89°09'58"E	54.00



Matthew A. Kramer, PLS 38844  
On behalf of Majestic Surveying, LLC

Notice: According to Colorado law you cannot commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date the certificate shows hereto. (CRS 13-80-105)

Note: This drawing does not represent a measured land survey. Its sole purpose is a graphic representation of the accompanying written description.



PROJECT NO: 2022194	NAME: UNION COLONY WEST	REVISIONS:	DATE:
DATE: 9-4-2024	CLIENT: JOURNEY		
DRAWN BY: MAK	FILE NAME: 2022194METRO_DIST		
CHECKED BY: MAK	SCALE: 1" = 150'		

**EXHIBIT A**  
**Metropolitan District No. 4**

A parcel of land situate in the Southeast Quarter (SE1/4) of Section Six (6), Township Five North (T.5N.), Range Sixty-six West (R.66W.) of the Sixth Principal Meridian (6th P.M.), County of Weld, State of Colorado and being more particularly described as follows:

COMMENCING at the East Quarter Corner of said Section 6, monumented by a 2" steel pipe with a 2.5" aluminum cap stamped LS 11989, and assuming the east line of said SE1/4 as bearing North 05°10'08" East, being a Grid Bearing of the Colorado State Plane, North Zone, North American Datum 1983/2011, a distance of 2,813.51 feet, monumented at the Southeast Corner by a #6 rebar with a 3.25" aluminum cap stamped LS 25381 and with and with all other bearings contained herein relative thereto;

THENCE South 89°09'59" West, along the north line of the Southeast Quarter, a distance of 30.17 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue, and the POINT OF BEGINNING;

THENCE South 05°10'08" West, along said west line, a distance of 1,252.89 feet to the north line of that parcel described in Joint Tenancy Warranty Deed recorded November 3, 1975 as reception number 1673697 of the records of the Weld County Clerk and Recorder (WCCR);

THENCE along the north, west and south lines of said reception number 1673697 the following three courses;

THENCE South 89°09'59" West a distance of 280.34 feet;

THENCE South 05°10'08" West a distance of 150.00 feet;

THENCE North 89°52'38" East a distance of 280.00 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue;

THENCE South 05°10'08" West, along said west line, a distance of 1,227.47 feet to the northerly line of that parcel described in Warranty Deed recorded June 13, 2007 as reception number 3483138 of the records of the (WCCR);

THENCE South 47°59'14" West, along said northerly line, a distance of 64.52 feet;

THENCE North 00°48'26" West a distance of 295.11 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the east a distance of 313.13 feet, having a Radius of 1,590.00 feet, a Delta of 11°17'01" and is subtended by a chord that bears North 04°50'05" East a distance of 312.62 feet to a Point of Tangency (PT);

THENCE North 10°28'35" East a distance of 433.48 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the west a distance of 101.42 feet, having a Radius of 1,470.00 feet, a Delta of 03°57'11" and is subtended by a chord that bears North 08°30'00" East a distance of 101.40 feet;

THENCE North 84°49'52" West along a line non-tangent to the aforesaid curve a distance of 315.21 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the southeast a distance of 413.69 feet, having a Radius of 405.00 feet, a Delta of 58°31'30" and is subtended by a chord that bears South 65°54'23" West a distance of 395.94 feet to a Point of Tangency (PT);

THENCE South 36°38'38" West a distance of 293.29 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the northwest a distance of 401.03 feet, having a Radius of 495.00 feet, a Delta of 46°25'06" and is subtended by a chord that bears South 59°51'11" West a distance of 390.15 feet to a Point of Reverse Curve (PRC);

THENCE along the arc of a curve concave to the southeast a distance of 18.93 feet, having a Radius of 13.00 feet, a Delta of 83°26'39" and is subtended by a chord that bears South 41°20'25" West a distance of 17.30 feet to a Point of Tangency (PT);

THENCE South 00°22'55" East a distance of 104.19 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the west a distance of 8.65 feet, having a Radius of 495.00 feet, a Delta of 01°00'03" and is subtended by a chord that bears South 00°07'07" West a distance of 8.65 feet to a Point of Tangency (PT);

THENCE South 00°37'09" West a distance of 413.26 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the east a distance of 22.52 feet, having a Radius of 29.00 feet, a Delta of 44°29'21" and is subtended by a chord that bears South 21°43'58" East a distance of 21.96 feet to the north line of reception number 3483138 of the records of the (WCCR);

THENCE North 89°11'38" West, along said north line, a distance of 106.76 feet to the beginning point of a curve, non-tangent to the aforesaid line;

THENCE along the arc of a curve concave to the west a distance of 22.65 feet, having a Radius of 29.00 feet, a Delta of 44°45'35" and is subtended by a chord that bears North 22°59'56" East a distance of 22.08 feet to a Point of Tangency (PT);

THENCE North 00°37'09" East a distance of 412.80 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the west a distance of 7.08 feet, having a Radius of 405.00 feet, a Delta of 01°00'03" and is subtended by a chord that bears North 00°07'07" East a distance of 7.08 feet to a Point of Tangency (PT);  
THENCE North 00°22'55" West a distance of 103.35 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southwest a distance of 19.68 feet, having a Radius of 13.00 feet, a Delta of 86°44'32" and is subtended by a chord that bears North 43°45'11" West a distance of 17.85 feet to a Point of Tangency (PT);  
THENCE North 87°07'27" West a distance of 799.24 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the north a distance of 246.90 feet, having a Radius of 345.00 feet, a Delta of 41°00'11" and is subtended by a chord that bears North 66°37'22" West a distance of 241.66 feet to a Point of Tangency (PT);  
THENCE North 46°07'16" West a distance of 166.98 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southwest a distance of 131.10 feet, having a Radius of 255.00 feet, a Delta of 29°27'27" and is subtended by a chord that bears North 60°51'00" West a distance of 129.66 feet to a Point of Compound Curve (PCC);  
THENCE along the arc of a curve concave to the southeast a distance of 80.64 feet, having a Radius of 45.50 feet, a Delta of 101°32'44" and is subtended by a chord that bears South 53°38'55" West a distance of 70.49 feet to a Point of Tangency (PT);  
THENCE South 02°52'33" West a distance of 676.30 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the east a distance of 28.13 feet, having a Radius of 405.00 feet, a Delta of 03°58'48" and is subtended by a chord that bears South 00°53'09" West a distance of 28.13 feet to a Point of Tangency (PT);  
THENCE South 01°06'15" East a distance of 97.81 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the east a distance of 9.46 feet, having a Radius of 30.50 feet, a Delta of 17°46'36" and is subtended by a chord that bears South 09°59'33" East a distance of 9.43 feet to the north line of reception number 3483138 of the WCCR;  
THENCE North 89°11'38" West, along said north line, a distance of 54.90 feet to the west line of the Southeast Quarter of Section 6;  
THENCE North 02°52'33" East a distance of 2,599.46 feet to the Center Quarter Corner of Section 6;  
THENCE North 89°09'59" East, along the north line of the Southeast Quarter, a distance of 2,736.84 feet to the POINT OF BEGINNING.

**EXCEPTING THEREFROM;**

**Metropolitan District No. 1**

COMMENCING at the East Quarter Corner of said Section 6;  
THENCE South 89°09'59" West, along the north line of the Southeast Quarter, a distance of 30.17 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue;  
THENCE South 70°06'52" West a distance of 651.36 feet to the POINT OF BEGINNING;  
THENCE South 00°50'01" East a distance of 42.98 feet;  
THENCE South 41°35'51" West a distance of 100.67 feet to the beginning point of a curve, non-tangent to the aforesaid line;  
THENCE along the arc of a curve concave to the south a distance of 42.72 feet, having a Radius of 76.00 feet, a Delta of 32°12'35" and is subtended by a chord that bears North 64°30'27" West a distance of 42.16 feet;  
THENCE North 09°23'15" East a distance of 100.18 feet;  
THENCE North 89°09'59" East a distance of 87.94 feet to the POINT OF BEGINNING.

ALSO KNOWN AS:

Outlot "F", Union Colony West Subdivision, as recorded May 31, 2024, as Reception No. 4963341 of the records of the Weld County Clerk and Recorder, City of Greeley, County of Weld, State of Colorado.

**ALSO EXCEPTING;**

**(Parcel "A") Metropolitan District No. 2**

COMMENCING at the East Quarter Corner of said Section 6;  
THENCE South 89°09'59" West, along the north line of the Southeast Quarter, a distance of 30.17 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue;

THENCE South 05°10'08" West, along said west line, a distance of 1,252.89 feet to the north line of that parcel described in Joint Tenancy Warranty Deed recorded November 3, 1975 as reception number 1673697 of the records of the Weld County Clerk and Recorder (WCCR);  
THENCE South 89°09'59" West, along the north line of said reception number 1673697, a distance of 280.34 feet;  
THENCE North 89°30'09" West a distance of 372.21 feet to the POINT OF BEGINNING;

THENCE along the arc of a curve concave to the northwest a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears South 48°18'22" West a distance of 18.38 feet to a Point of Tangency (PT);  
THENCE North 86°41'38" West a distance of 442.00 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the northeast a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears North 41°41'38" West a distance of 18.38 feet to a Point of Tangency (PT);  
THENCE North 03°18'22" East a distance of 596.18 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the west a distance of 38.37 feet, having a Radius of 531.00 feet, a Delta of 04°08'23" and is subtended by a chord that bears North 01°14'10" East a distance of 38.36 feet to a Point of Tangency (PT);  
THENCE North 00°50'01" West a distance of 178.63 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southeast a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears North 44°09'59" East a distance of 18.38 feet to a Point of Tangency (PT);  
THENCE North 89°09'59" East a distance of 457.51 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southwest a distance of 21.36 feet, having a Radius of 13.00 feet, a Delta of 94°08'23" and is subtended by a chord that bears South 43°45'50" East a distance of 19.04 feet to a Point of Tangency (PT);  
THENCE South 03°18'22" West a distance of 846.64 feet to the POINT OF BEGINNING.

#### **ALSO EXCEPTING**

##### **(Parcel "B") Metropolitan District No. 2**

COMMENCING at aforementioned East Quarter Corner of said Section 6;  
THENCE South 89°09'59" West, along the north line of the Southeast Quarter, a distance of 30.17 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue;  
THENCE South 71°35'32" West a distance of 645.82 feet to the POINT OF BEGINNING;  
THENCE South 00°50'01" East a distance of 17.62 feet;  
THENCE South 89°09'59" West a distance of 87.94 feet;  
THENCE North 85°53'01" West a distance of 30.37 feet;  
THENCE South 89°09'59" West a distance of 328.06 feet;  
THENCE North 00°50'01" West a distance of 15.00 feet;  
THENCE North 89°09'59" East a distance of 446.26 feet to the POINT OF BEGINNING.

##### ALSO KNOWN AS:

Outlot "G", Union Colony West Subdivision, as recorded May 31, 2024, as Reception No. 4963341 of the records of the Weld County Clerk and Recorder, City of Greeley, County of Weld, State of Colorado.

#### **ALSO EXCEPTING;**

##### **(Parcel "A") Metropolitan District No. 3**

COMMENCING at the East Quarter Corner of said Section 6;  
THENCE South 72°15'48" West a distance of 1,348.24 feet to the POINT OF BEGINNING;  
THENCE South 00°50'01" East a distance of 178.63 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the west a distance of 34.46 feet, having a Radius of 477.00 feet, a Delta of 04°08'23" and is subtended by a chord that bears South 01°14'10" West a distance of 34.46 feet to a Point of Tangency (PT);  
THENCE South 03°18'22" West a distance of 1,194.46 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the northwest a distance of 20.32 feet, having a Radius of 13.00 feet, a Delta of 89°34'12" and is subtended by a chord that bears South 48°05'27" West a distance of 18.32 feet to a Point of Tangency (PT);  
THENCE North 87°07'27" West a distance of 174.00 feet to a Point of Curvature (PC);

THENCE along the arc of a curve concave to the northeast a distance of 20.52 feet, having a Radius of 13.00 feet, a Delta of 90°25'48" and is subtended by a chord that bears North 41°54'33" West a distance of 18.45 feet to a Point of Tangency (PT);  
THENCE North 03°18'22" East a distance of 1,195.77 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the west a distance of 20.01 feet, having a Radius of 277.00 feet, a Delta of 04°08'23" and is subtended by a chord that bears North 01°14'10" East a distance of 20.01 feet to a Point of Tangency (PT);  
THENCE North 00°50'01" West a distance of 178.63 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southeast a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears North 44°09'59" East a distance of 18.38 feet to a Point of Tangency (PT);  
THENCE North 89°09'59" East a distance of 174.00 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southwest a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears South 45°50'01" East a distance of 18.38 feet the POINT OF BEGINNING;

**ALSO EXCEPTING**

**(Parcel "B") Metropolitan District No. 3**

COMMENCING at aforementioned East Quarter Corner of said Section 6;  
THENCE South 89°09'59" West, along the north line of the Southeast Quarter, a distance of 30.17 feet to the west Right-of-Way line of 83<sup>rd</sup> Avenue;  
THENCE South 78°45'40" West a distance of 1,079.70 feet to the POINT OF BEGINNING;  
THENCE South 00°50'01" East a distance of 15.00 feet;  
THENCE South 89°09'59" West a distance of 394.88 feet;  
THENCE North 00°50'01" West a distance of 15.00 feet;  
THENCE North 89°09'59" East a distance of 394.88 feet to the POINT OF BEGINNING;

ALSO KNOWN AS:

Outlot "H", Union Colony West Subdivision, as recorded May 31, 2024, as Reception No. 4963341 of the records of the Weld County Clerk and Recorder, City of Greeley, County of Weld, State of Colorado.

**ALSO EXCEPTING;**

**Metropolitan District No. 5**

COMMENCING at the East Quarter Corner of said Section 6;  
THENCE South 89°09'59" West, along the north line of said Southeast Quarter, a distance of 2,767.00 feet to the Center Quarter Corner of Section 6;  
THENCE South 47°54'51" East a distance of 714.99 feet to the POINT OF BEGINNING;  
THENCE North 02°52'38" East a distance of 125.00 feet;  
THENCE North 20°24'12" East a distance of 80.26 feet;  
THENCE North 41°05'40" East a distance of 47.98 feet;  
THENCE North 56°45'41" East a distance of 47.98 feet;  
THENCE North 74°00'21" East a distance of 57.56 feet;  
THENCE North 87°42'35" East a distance of 34.83 feet;  
THENCE North 89°09'59" East a distance of 221.09 feet;  
THENCE South 00°50'01" East a distance of 109.00 feet;  
THENCE South 89°09'59" West a distance of 55.36 feet;  
THENCE South 00°50'01" East a distance of 60.00 feet;  
THENCE South 89°09'59" West a distance of 92.97 feet;  
THENCE South 00°27'08" West a distance of 63.83 feet;  
THENCE South 02°52'33" West a distance of 999.55 feet;  
THENCE North 87°07'27" West a distance of 92.00 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the northeast a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears North 42°07'27" West a distance of 18.38 feet;  
THENCE North 87°07'27" West along a line non-tangent to the aforesaid curve, a distance of 54.00 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve, non-tangent to aforesaid line, concave to the northwest, a distance of 20.42 feet, having a Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears South 47°52'33" West a distance of 18.38 feet to a Point of Tangency (PT);

THENCE South 87°07'27" East a distance of 57.00 feet to a Point of Curvature (PC);  
THENCE along the arc of a curve concave to the southwest a distance of 20.42 feet, having a  
Radius of 13.00 feet, a Delta of 90°00'00" and is subtended by a chord that bears South 42°07'27"  
East a distance of 18.38 feet to a Point of Tangency (PT);  
THENCE South 02°52'33" West a distance of 96.00 feet;  
THENCE North 87°07'27" West a distance of 467.21 feet;  
THENCE North 79°45'00" West a distance of 49.09 feet;  
THENCE North 63°28'51" West a distance of 49.09 feet;  
THENCE North 47°10'32" West a distance of 49.33 feet;  
THENCE North 30°49'49" West a distance of 49.33 feet;  
THENCE North 05°50'55" West a distance of 45.68 feet;  
THENCE North 02°52'33" East a distance of 836.48 feet;  
THENCE North 28°06'05" East a distance of 48.73 feet;  
THENCE North 45°18'25" East a distance of 49.22 feet;  
THENCE North 61°22'56" East a distance of 49.22 feet;  
THENCE North 77°14'46" East a distance of 47.93 feet;  
THENCE South 89°04'52" East a distance of 47.73 feet;  
THENCE South 87°07'27" East a distance of 334.19 feet to the POINT OF BEGINNING.

Said described parcel of land contains 3,498,741 Square Feet or 80.320 Acres, more or less (±).

### SURVEYORS STATEMENT

I, Matthew A. Kramer, a Colorado Licensed Professional Land Surveyor, do hereby state that this Parcel Description was prepared under my personal supervision and checking, and that it is true and correct to the best of my knowledge and belief.



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Matthew A. Kramer - on behalf of Majestic Surveying, LLC  
Colorado Licensed Professional Land Surveyor #38844

