

PETITION FOR ANNEXATION

The undersigned Petitioner, in accordance with The Municipal Annexation Act of 1965, Article 12, Title 31, C.R.S., as amended, hereby petition the Town Council of the Town of Gypsum, Colorado, for annexation to the Town of Gypsum of the unincorporated territory (the "Property") more particularly described in Exhibit A attached hereto and made a part hereof by reference. In support of this Petition, the Petitioner alleges that:

1. Petitioner is Global Asset Recovery, LLC, an Indiana limited liability company. The purpose of this Petition is to enable Petitioner to obtain municipal services within the municipal boundaries of the Town of Gypsum.
2. Petitioner is the record owner of 100% the Property as of the date of this Petition.
3. It is desirable and necessary that the Property be annexed to the Town of Gypsum, Colorado.
4. The requirements of C.R.S. §31-12-104 and §31-12-105, as amended, exist or have been met as set forth and shown herein.
5. As provided in C.R.S. §§ 31-12-104(1) and (2), not less than one-sixth (1/6) of the perimeter of the area proposed to be annexed is contiguous with the Town of Gypsum, Colorado.
6. A community of interest exists between the Property proposed to be annexed and the Town of Gypsum, Colorado.
7. The Property proposed to be annexed is urban or will be urbanized in the near future.
8. The Property proposed to be annexed is integrated with or is capable of being integrated with the Town of Gypsum, Colorado.
9. No land in the Property sought to be annexed which is held in identical ownership, whether consisting of one tract or parcel of real estate or two or more contiguous tracts or parcels of real estate, has been or shall be divided into separate parcels without the written consent of the landowner(s).
10. No land in the Property sought to be annexed which is held in identical ownership and comprising twenty (20) or more acres and having an assessed valuation for ad valorem tax purposes in excess of \$200,000.00 has been included in the area without the written consent of the landowner(s).
11. The entire width of any portion of a platted street or alley to be annexed within the Property is included.

12. The proposed annexation will not result in detachment of the Property from any school district or attachment to another district.

13. The Property to be annexed is not presently a part of any incorporated city, city and county, or town; nor have any proceedings been commenced for annexation of part or all of the Property to any other municipality; nor has any election for annexation of such Property or substantially the same Property to the Town of Gypsum been held within the twelve (12) months immediately preceding the filing of this Petition.

14. The annexation of the Property proposed to be annexed will not have the effect of extending the boundary of the Town of Gypsum more than three (3) miles in any direction from any point of the Town of Gypsum municipal boundary in any one (1) year.

15. The signers of this Petition comprise more than fifty percent of the landowners and own more than fifty percent of the Property, exclusive of public streets and alleys and any land owned by the Town of Gypsum.

16. Attached hereto and incorporated herein by reference are four (4) copies of an annexation map in the form required by C.R.S. §31-12-107(1)(d) and containing:

- a) a written legal description of the boundaries of the area proposed to be annexed;
- b) a map showing the boundary of the area proposed to be annexed;
- c) within the annexation boundary map, a showing of the location of each ownership tract in unplatted land and, if part or all of the area is platted, the boundaries and the plat numbers of plots or lots and blocks; and
- d) next to the boundary of the area proposed to be annexed, a drawing of the contiguous boundary of the annexing municipality and the contiguous boundary of any other municipality abutting the area proposed to be annexed.

17. Each person signing this Petition for Annexation represents that they have full authorization to execute this Petition on behalf of the Petitioner.

18. The notary executing this Petition states that each signature herein is the signature of the person whose name it purports to be.

19. The mailing addresses of the Petitioners are as follows:

6530 Constitution Drive
Fort Wayne, Indiana 46804

WHEREFORE, Petitioners request that the Town of Gypsum approve the annexation of the Property into the Town.

PETITIONER

Dated: 8/1/2017

Robert A. Baker
Bill Smith, Robert A. Baker, Manager (title)
Global Asset Recovery, LLC

STATE OF INDIANA)
) ss.
COUNTY OF Allen)

The foregoing Petition for Annexation was subscribed and sworn to before me this 1 day of August, 2017, by Bill Smith, Manager (title) of Global Asset Recovery, LLC.
Robert A. Baker

Witness my hand and official seal.

My commission expires 11/18/2021.

Michael S Hollis
Notary Public

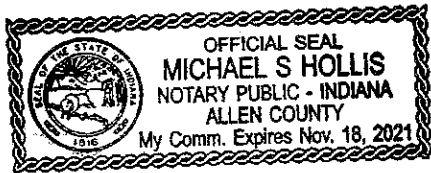


EXHIBIT A

The property that is the subject of Global Asset Recovery, LLC's Petition for Annexation to the Town of Gypsum, Colorado, is legally described as follows:

Parcel 1:

A parcel of land being a part of tract 37A, Section 2, Township 5 South, Range 86 West of the 6th Principal Meridian lying Southerly of the right-of-way of Interstate 70, more particularly described as follows:

Beginning at a point on the Southerly line of said Tract 37A whence angle point 3 bears North 89°55'50" West 3405.45 feet;

Thence North 53°48' 13" West 624.24 feet;

Thence North 73°15'03" West 258.38 feet;

Thence North 02°04'24" West, 166.67 feet to said Southerly right-of-way line of Interstate 70;

Thence North 88°51'00" East, 1072.97 feet along said right-of-way

Thence North 80°01'00" East, 202.40 feet along said right-of-way;

Thence North 88°39'21" East, 300.00 feet along said right-of-way;

Thence South 81°23'30" East, 510.20 feet along said right-of-way;

Thence along said right-of-way along a non-tangent curve to the left having a radius of 3174.80 feet, a central angle of 11°04'40", an arc length of 613.83, and long chord of 612.88 feet bearing North 80°18'29" East to the easterly line of said Tract 37A;

Thence South 04°24'56" East, 705.11 feet along said Easterly line to Angle Point 4 of said Tract 37A;

Thence' South 89°55'00" West 1977.67 feet along the Southerly line of said Tract 37A to the Point of Beginning, containing 35.100 acres, more or less.

County of Eagle, State of Colorado.

Parcel 2:

A parcel of land being a part of Tract 37A, Section 2 and 3, Township 5 South, Range 86 West of the 6th Principal Meridian lying southerly of the right-of-way of interstate 70, more particularly described as follows:

Beginning at Angle point 3 of said Tract 37A;

Thence N.00°25'12" East feet along the westerly line of said Tract 37A to said southerly right-of-way of Interstate 70;

Thence N.70°0'00" E. 540.12 feet along said right-of-way;

Thence N.70°30'30" E. 195.40 feet along said right-of-way;

Thence along said right-of-way along a curve to the right having a radius of 3645.00 feet, a central angle of 15°56'02", an arc length of 1013.66, and a long chord of 1010.40 feet bearing N.79°29'00" E.;

Thence N.88°27'00" E. 202.60 feet along said right-of-way;

Thence N.89°02'35" E. 31.52 feet along said right-of-way;

Thence S. 81°2'30" E. 203.00 feet along said right-of-way;

Thence N.88°51'00"E. 527.03 feet along said right-of-way;

Thence S.02°04'24" E. 166.67 feet;

Thence S. 73°15'03" E. 258.3 feet;

Thence S.53°48'13"E. 624.24 feet to the southerly line of said Tract 37A;

Thence N .89°55'00"W. 1167.57 feet along said southerly line, to the railroad right-of-way line;

Thence along said railroad right-of-way line along a non-tangent curve to the left having a radius of 996.75 feet, a central angle of $35^{\circ}17'20''$, an arc length of 613.90 feet and a long chord of 604.25 feet bearing $N.89^{\circ}55'00''W.$ to the said southerly line of Tract 37 A;
Thence $N.89^{\circ}55'00'' W.$ 1633.63 feet along said southerly line of Tract 37A to the point of beginning, containing 35.057 acres, more or less.

County of Eagle, State of Colorado.